

Retaining Wall in Lot 350 Max Height: 2.23m Min Height: 2.10m

Average Height: 2.17m

EMTO

INSPIRE STREET

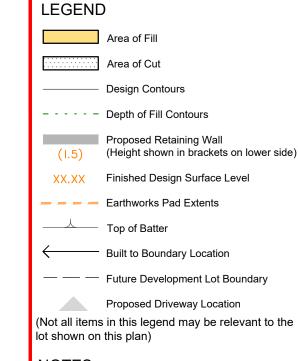
22

Retaining Wall in Lot 350

Average Height: 0.81m

0.21m

Max Height : Min Height :



NOTES

This plan has been prepared from preliminary survey plan (SP344902) and engineering plans provided on the 27/10/23 by Colliers Engineering & Design.

The current development approval (Minor Alteration) was granted for this subdivision (9332/2019/PDA) by the Ipswich City Council (20/01/2023).

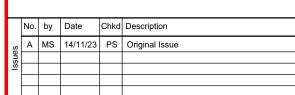
The relevant authorities have not yet granted operational works approval for the proposed lot.

Lot 350 is restricted to a depth of 30.48m from the surface as defined by plan S3173.

The purchaser should refer to the applicable development approvals for building and/or other requirements that may be applicable to the lot.

Retaining wall locations and thickness shown on this plan are diagrammatic. For detailed design information refer to the relevant earthworks drawings from Colliers Engineering & Design.

All fill shall be placed and compacted in a controlled manner under Level 1 supervision and certification in accordance with AS3798-2007.





the Disclosure requirements of the Land Sales Act and SHOULD NOT be used for any other purpose, particularly as-constructed purposes. This information is compiled from Design plans only, unless otherwise stated, and therefore is subject to final survey and construction of operational works.

SUNNY CRESCENT

Disclosure Plan for Proposed Lot 350 (Restricted) on SP344902

Described as part of Lot 1 (Restricted) on RP196152
Existing Title Reference: 16786116, 16786117 & 16786118

Lev	∕el Datı	um:	ΑН	D de	r.
Ori	gin of L	evels	s: F	PSM	4 989
RL	of Orig	jin:	(32.35	50
Col	ntour Ir	nterva	al· (25n	า

Scale @A3 1: 200

Dwg No. 9780 S 50 DP A_350



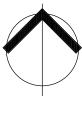
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Brisbane Springfield Rockhampton
head office 9 Thompson St Bowen Hills Q 4006
phone I300 I23 SHG web www.saundershavill.com

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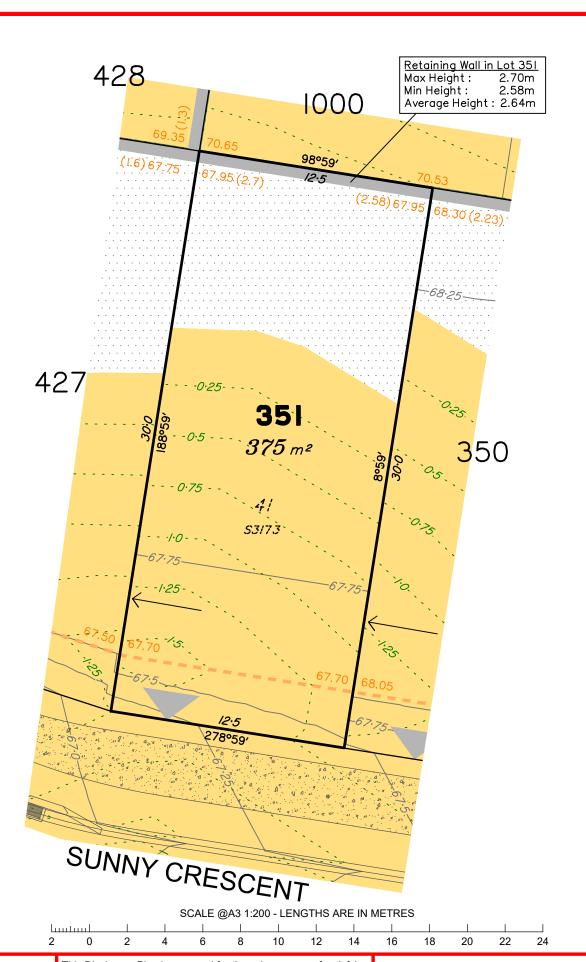
Locality of Ripley (Ipswich City Council)

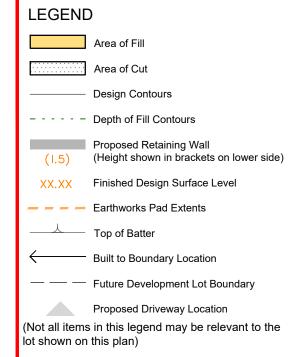












NOTES

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The current development approval (Minor Alteration) was granted for this subdivision (9332/2019/PDA) by the Ipswich City Council (20/01/2023).

The relevant authorities have not yet granted operational works approval for the proposed lot.

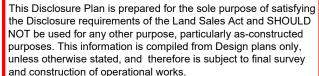
Lot 351 is restricted to a depth of 30.48m from the surface as defined by plan S3173.

The purchaser should refer to the applicable development approvals for building and/or other requirements that may be applicable to the lot.

Retaining wall locations and thickness shown on this plan are diagrammatic. For detailed design information refer to the relevant earthworks drawings from Colliers Engineering & Design.

All fill shall be placed and compacted in a controlled manner under Level 1 supervision and certification in accordance with AS3798-2007.

	No.	by	Date	Chkd	Description
S	Α	MS	14/11/23	PS	Original Issue
Issues					
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Disclosure Plan for Proposed Lot 351 (Restricted) on SP344902

Described as part of Lot 1 (Restricted) on RP196152 Existing Title Reference: 16786116, 16786117 & 16786118

Level Datum: AHD der. Origin of Levels: PSM 49894 RL of Origin: 62.350 Contour Interval: 0.25m Scale @A3 1: 200

Dwg No. 9780 S 50 DP A 351



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Locality of Ripley (Ipswich City Council)





LEGEND

Area of Cut

- - - - Depth of Fill Contours

Top of Batter

lot shown on this plan)

NOTES

Design Contours

Proposed Retaining Wall

(Height shown in brackets on lower side)

Finished Design Surface Level

Earthworks Pad Extents

Built to Boundary Location

 Future Development Lot Boundary Proposed Driveway Location (Not all items in this legend may be relevant to the

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The current development approval (Minor Alteration)

was granted for this subdivision (9332/2019/PDA) by

the Ipswich City Council (20/01/2023).

surface as defined by plan S3173.

The relevant authorities have not yet granted operational works approval for the proposed lot.

The purchaser should refer to the applicable development approvals for building and/or other requirements that may be applicable to the lot.

plan are diagrammatic. For detailed design

from Colliers Engineering & Design.

accordance with AS3798-2007.

0.25m in depth.

No. by Date

Lot 364 is restricted to a depth of 30.48m from the

Retaining wall locations and thickness shown on this

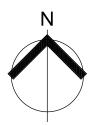
information refer to the relevant earthworks drawings

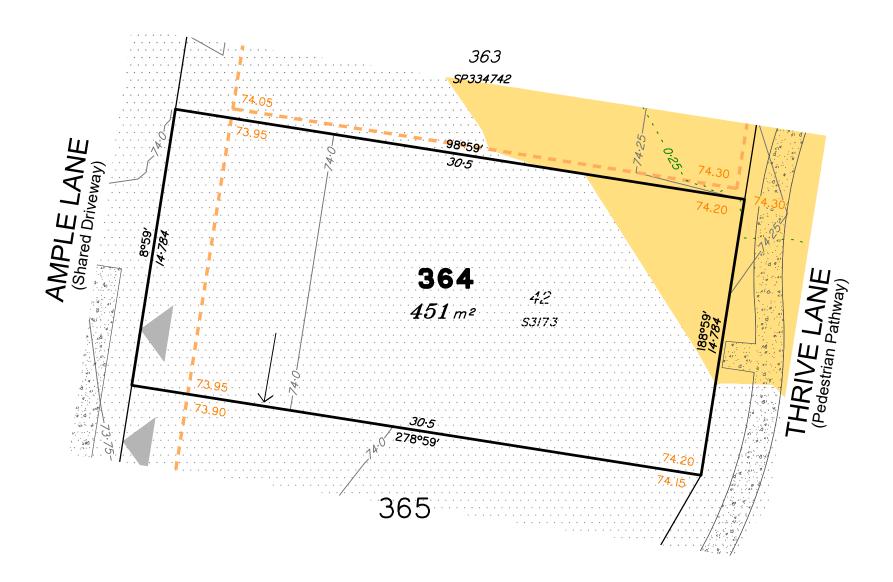
All fill shall be placed and compacted in a controlled manner under Level 1 supervision and certification in

Parts of Lot 364 are subject to areas of fill less than

Chkd Description

A MS 14/11/23 PS Original Issue





SCALE @A3 1:200 - LENGTHS ARE IN METRES 22 18 20

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Disclosure Plan for Proposed Lot 364 (Restricted) on SP344902

Described as part of Lot 3420 (Restricted) on SP334742 Existing Title Reference: 51333769

Locality of Ripley (Ipswich City Council)

Level Datum: AHD der. Origin of Levels: PSM 49894 RL of Origin: 62.350

Contour Interval: 0.25m

Scale @A3 1: 200

B MS 29/11/23 TG Update to rear path as per previous stage

Dwg No. 9780 S 50 DP B 364

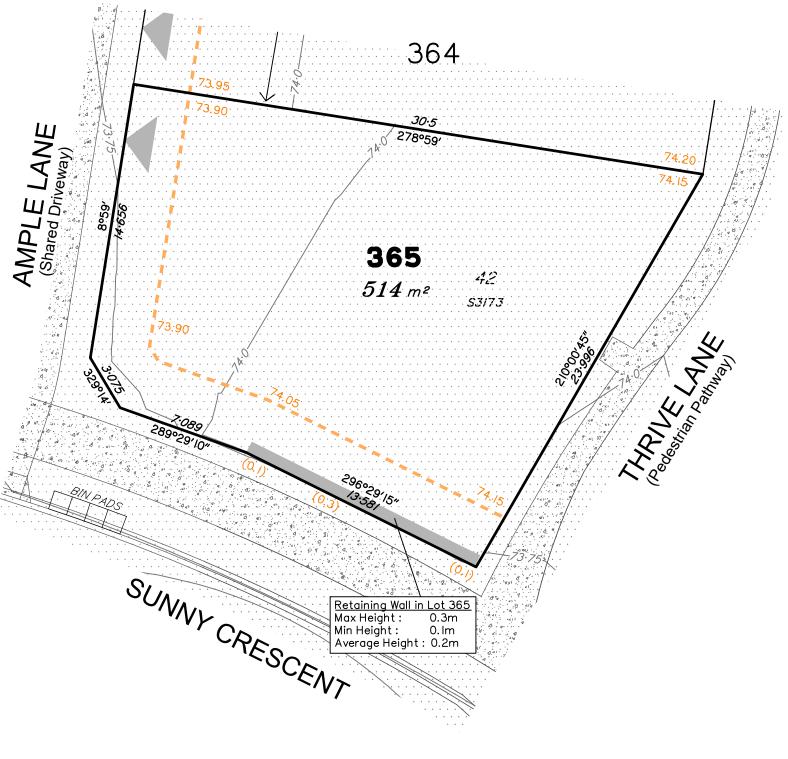


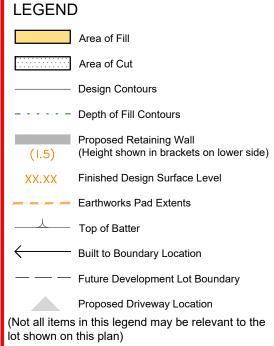
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The current development approval (Minor Alteration) was granted for this subdivision (9332/2019/PDA) by the Ipswich City Council (20/01/2023).

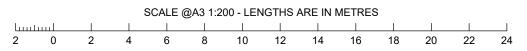
The relevant authorities have not yet granted operational works approval for the proposed lot.

Lot 365 is restricted to a depth of 30.48m from the surface as defined by plan S3173.

The purchaser should refer to the applicable development approvals for building and/or other requirements that may be applicable to the lot.

Retaining wall locations and thickness shown on this plan are diagrammatic. For detailed design information refer to the relevant earthworks drawings from Colliers Engineering & Design.





Chkd Description No. by Date A MS 14/11/23 PS Original Issue B MS 29/11/23 TG Path & EW update as per previous stage



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Disclosure Plan for Proposed Lot 365 (Restricted) on SP344902

Described as part of Lot 3420 (Restricted) on SP334742 Existing Title Reference: 51333769

Locality of Ripley (Ipswich City Council)

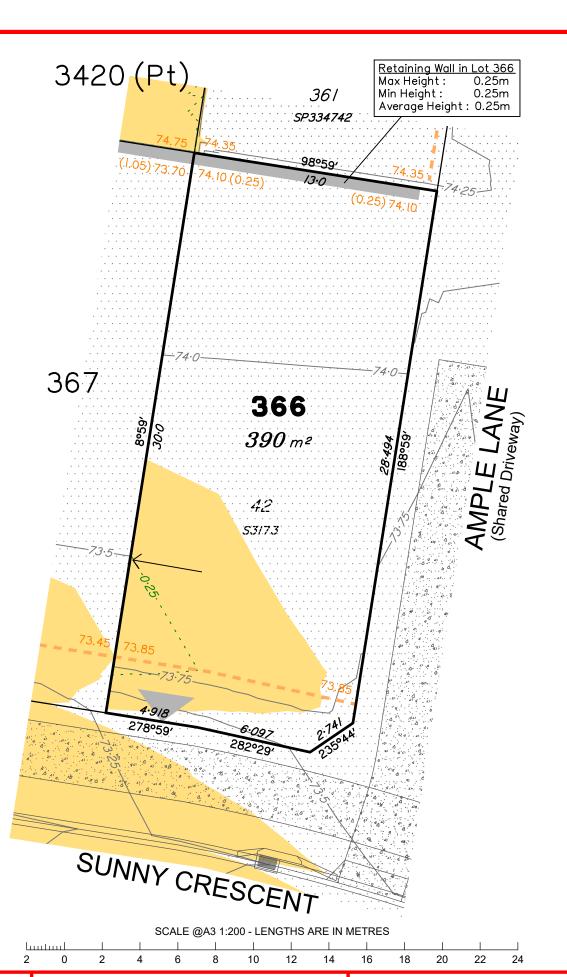
Level Datum: AHD der. Origin of Levels: PSM 49894 RL of Origin: 62.350 Contour Interval: 0.25m

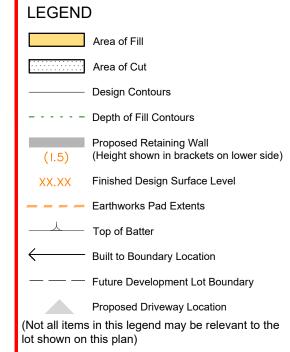
Scale @A3 1: 200











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The current development approval (Minor Alteration) was granted for this subdivision (9332/2019/PDA) by the Ipswich City Council (20/01/2023).

The relevant authorities have not yet granted operational works approval for the proposed lot.

Lot 366 is restricted to a depth of 30.48m from the surface as defined by plan S3173.

The purchaser should refer to the applicable development approvals for building and/or other requirements that may be applicable to the lot.

Retaining wall locations and thickness shown on this plan are diagrammatic. For detailed design information refer to the relevant earthworks drawings from Colliers Engineering & Design.

All fill shall be placed and compacted in a controlled manner under Level 1 supervision and certification in accordance with AS3798-2007.

ı		No.	by	Date	Chkd	Description
	S	Α	MS	14/11/23	PS	Original Issue
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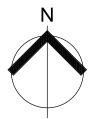
Disclosure Plan for Proposed Lot 366 (Restricted) on SP344902

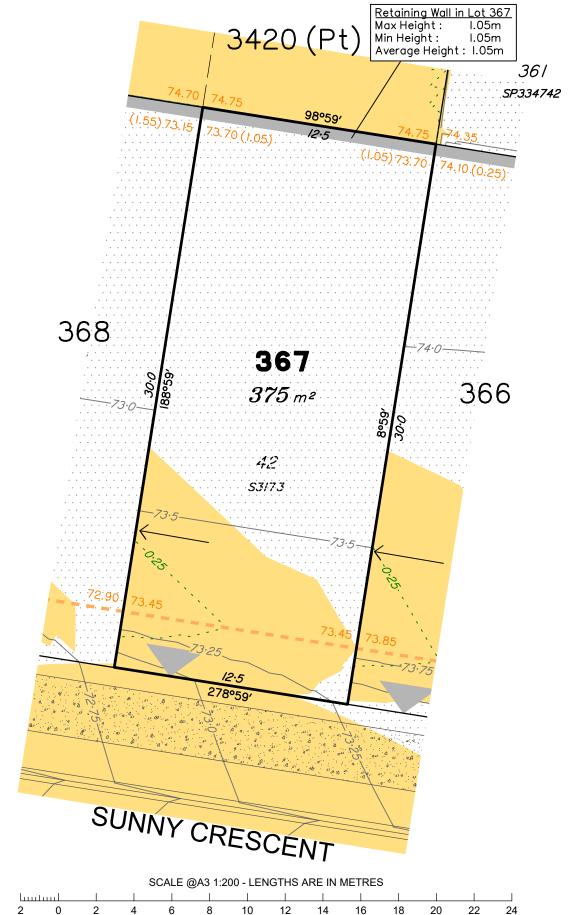
Described as part of Lot 3420 (Restricted) on SP334742 Existing Title Reference: 51333769

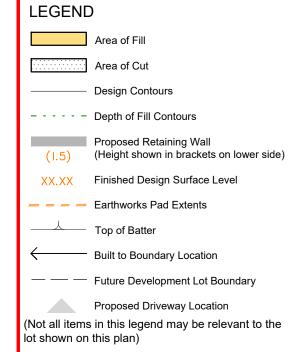
Locality of Ripley (Ipswich City Council)

Level Datum: AHD der. Origin of Levels: PSM 49894 RL of Origin: 62.350 Contour Interval: 0.25m Scale @A3 1: 200









NOTES

This plan has been prepared from preliminary survey plan (SP344902) and engineering plans provided on the 27/10/23 by Colliers Engineering & Design.

The current development approval (Minor Alteration) was granted for this subdivision (9332/2019/PDA) by the Ipswich City Council (20/01/2023).

The relevant authorities have not yet granted operational works approval for the proposed lot.

Lot 367 is restricted to a depth of 30.48m from the surface as defined by plan S3173.

The purchaser should refer to the applicable development approvals for building and/or other requirements that may be applicable to the lot.

Retaining wall locations and thickness shown on this plan are diagrammatic. For detailed design information refer to the relevant earthworks drawings from Colliers Engineering & Design.

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		No.	by	Date	Chkd	Description
	S	Α	MS	14/11/23	PS	Original Issue
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Disclosure Plan for Proposed Lot 367 (Restricted) on SP344902

Described as part of Lot 3420 (Restricted) on SP334742 Existing Title Reference: 51333769

Locality of Ripley (Ipswich City Council)

Level Datum: AHD der.
Origin of Levels: PSM 49894
RL of Origin: 62.350
Contour Interval: 0.25m
Scale @A3 1: 200

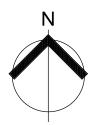
Dwg No. 9780 S 50 DP A_367

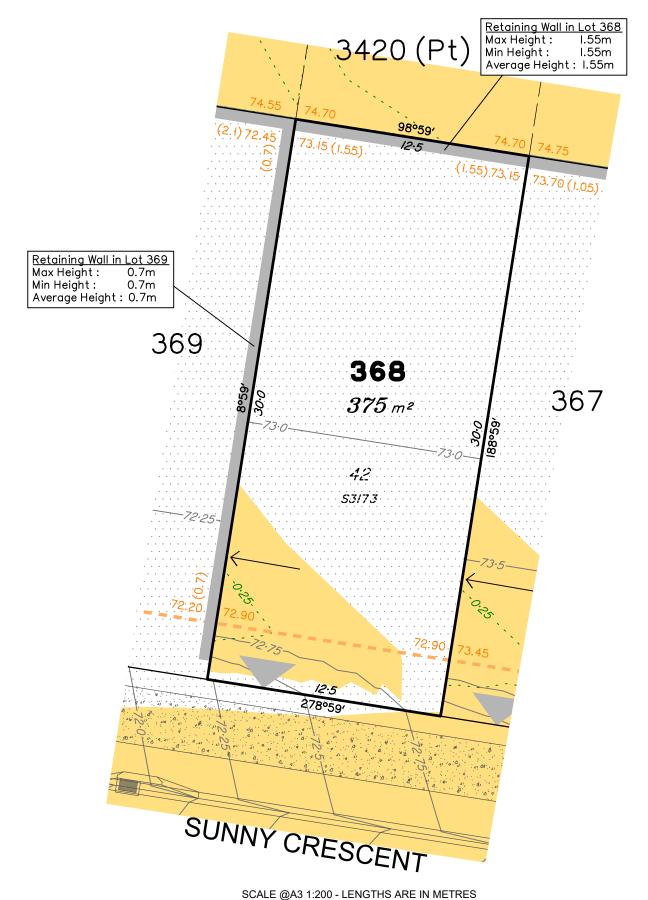


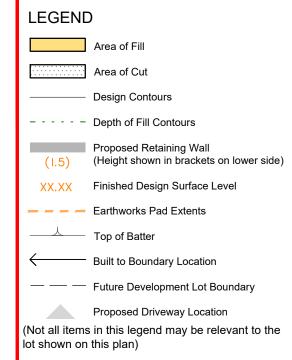
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The current development approval (Minor Alteration) was granted for this subdivision (9332/2019/PDA) by the Ipswich City Council (20/01/2023).

The relevant authorities have not yet granted operational works approval for the proposed lot.

Lot 368 is restricted to a depth of 30.48m from the surface as defined by plan S3173.

The purchaser should refer to the applicable development approvals for building and/or other requirements that may be applicable to the lot.

Retaining wall locations and thickness shown on this plan are diagrammatic. For detailed design information refer to the relevant earthworks drawings from Colliers Engineering & Design.

All fill shall be placed and compacted in a controlled manner under Level 1 supervision and certification in accordance with AS3798-2007.

	No.	by	Date	Chkd	Description
	Α	MS	14/11/23	PS	Original Issue
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Disclosure Plan for Proposed Lot 368 (Restricted) on SP344902

22

Described as part of Lot 3420 (Restricted) on SP334742
Existing Title Reference: 51333769

Locality of Ripley (Ipswich City Council)

Level Datum: AHD der.
Origin of Levels: PSM 49894
RL of Origin: 62.350
Contour Interval: 0.25m

Scale @A3 1: 200

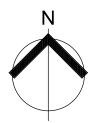
Dwg No. 9780 S 50 DP A_368

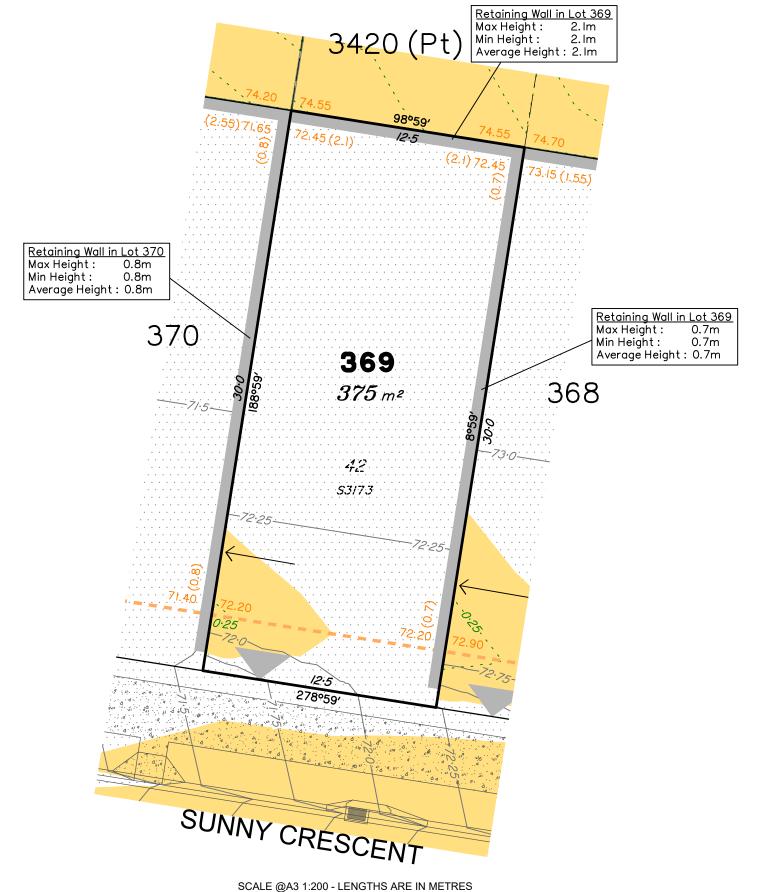


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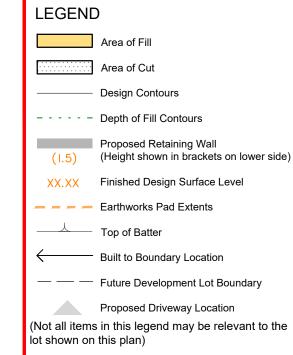


18

20

22





NOTES

This plan has been prepared from preliminary survey plan (SP344902) and engineering plans provided on the 27/10/23 by Colliers Engineering & Design.

The current development approval (Minor Alteration) was granted for this subdivision (9332/2019/PDA) by the Ipswich City Council (20/01/2023).

The relevant authorities have not yet granted operational works approval for the proposed lot.

Lot 369 is restricted to a depth of 30.48m from the surface as defined by plan S3173.

The purchaser should refer to the applicable development approvals for building and/or other requirements that may be applicable to the lot.

Retaining wall locations and thickness shown on this plan are diagrammatic. For detailed design information refer to the relevant earthworks drawings from Colliers Engineering & Design.

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		No.	by	Date	Chkd	Description
	S	Α	MS	14/11/23	PS	Original Issue
	Issues					



0 2 4 6 8 10 12 14 16

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Disclosure Plan for Proposed Lot 369 (Restricted) on SP344902

Described as part of Lot 3420 (Restricted) on SP334742
Existing Title Reference: 51333769

Locality of Ripley (Ipswich City Council)

Level Datum: AHD der.
Origin of Levels: PSM 49894
RL of Origin: 62.350
Contour Interval: 0.25m

Scale @A3 1: 200

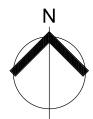
Dwg No. 9780 S 50 DP A_369

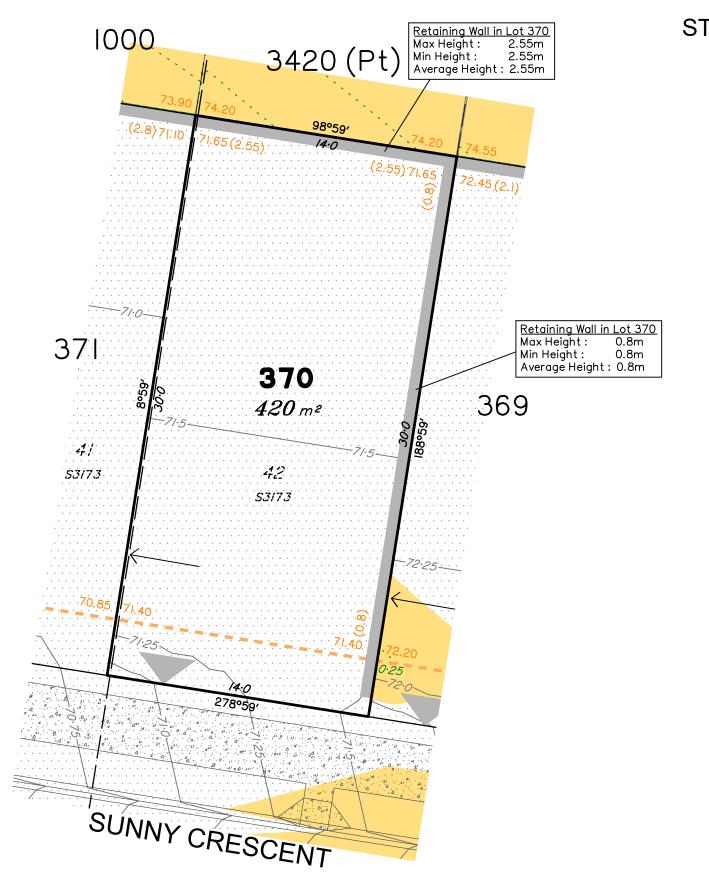


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phone I300 I23 SHG web www.saundershavill.com

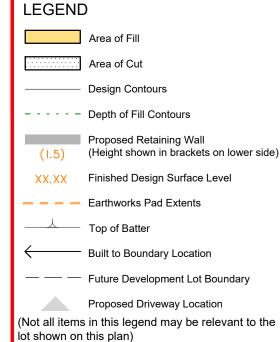
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NOTES

This plan has been prepared from preliminary survey plan (SP344902) and engineering plans provided on the 27/10/23 by Colliers Engineering & Design.

The current development approval (Minor Alteration) was granted for this subdivision (9332/2019/PDA) by the Ipswich City Council (20/01/2023).

The relevant authorities have not yet granted operational works approval for the proposed lot.

Lot 370 is restricted to a depth of 30.48m from the surface as defined by plan S3173.

The purchaser should refer to the applicable development approvals for building and/or other requirements that may be applicable to the lot.

Retaining wall locations and thickness shown on this plan are diagrammatic. For detailed design information refer to the relevant earthworks drawings from Colliers Engineering & Design.



SCALE @A3 1:200 - LENGTHS ARE IN METRES

0 2 4 6 8 10 12 14 16 18 20 22 24

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Disclosure Plan for Proposed Lot 370 (Restricted) on SP344902

Described as part of Lot 1 (Restricted) on RP196152 & Lot 3420 (Restricted) on SP334742

Existing Title Reference: 16786116, 16786117, 16786118 & 51333769

Locality of Ripley (Ipswich City Council)

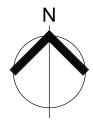
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	Issues	Α	MS	14/11/23	PS	Original Issue

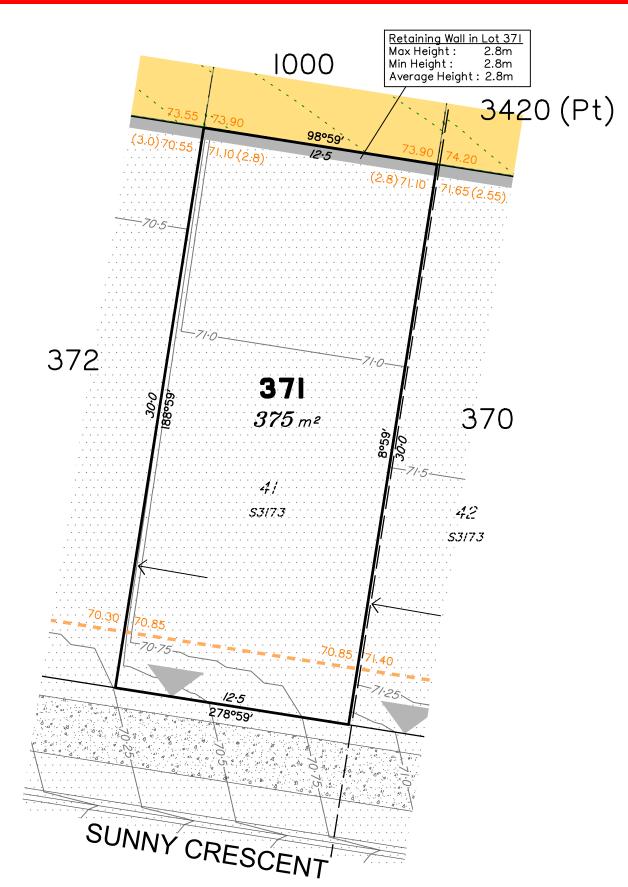


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Level Datum: AHD der.
Origin of Levels: PSM 49894
RL of Origin: 62.350
Contour Interval: 0.25m
Scale @A3 1: 200







Area of Fill Area of Cut Design Contours Depth of Fill Contours Proposed Retaining Wall (I.5) KX.XX Finished Design Surface Level Earthworks Pad Extents Top of Batter Built to Boundary Location Future Development Lot Boundary Proposed Driveway Location

NOTES

lot shown on this plan)

This plan has been prepared from preliminary survey plan (SP344902) and engineering plans provided on the 27/10/23 by Colliers Engineering & Design.

(Not all items in this legend may be relevant to the

The current development approval (Minor Alteration) was granted for this subdivision (9332/2019/PDA) by the Ipswich City Council (20/01/2023).

The relevant authorities have not yet granted operational works approval for the proposed lot.

Lot 371 is restricted to a depth of 30.48m from the surface as defined by plan S3173.

The purchaser should refer to the applicable development approvals for building and/or other requirements that may be applicable to the lot.

Retaining wall locations and thickness shown on this plan are diagrammatic. For detailed design information refer to the relevant earthworks drawings from Colliers Engineering & Design.



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and construction of operational works.

Disclosure Plan for Proposed Lot 371 (Restricted) on SP344902

Described as part of Lot 1 (Restricted) on RP196152 Existing Title Reference: 16786116, 16786117 & 16786118

Locality of Ripley (Ipswich City Council)

		No.	by	Date	Chkd	Description
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Level Datum: AHD der.
Origin of Levels: PSM 49894
RL of Origin: 62.350
Contour Interval: 0.25m
Scale @A3 1: 200





Retaining Wall in Lot 372 Max Height: 3.0m

Average Height: 3.0m

371

3.0m

Min Height:

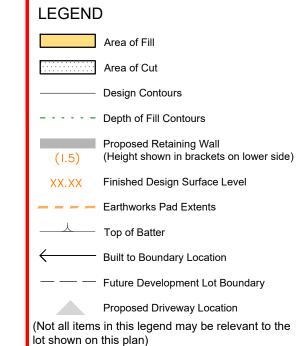
1000

372

375 m2

4/

S3/73.



NOTES

This plan has been prepared from preliminary survey plan (SP344902) and engineering plans provided on the 27/10/23 by Colliers Engineering & Design.

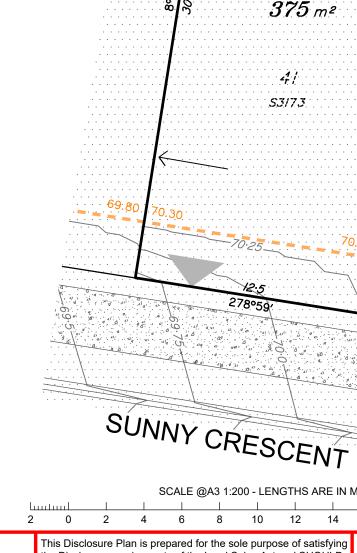
The current development approval (Minor Alteration) was granted for this subdivision (9332/2019/PDA) by the Ipswich City Council (20/01/2023).

The relevant authorities have not yet granted operational works approval for the proposed lot.

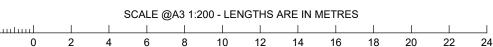
Lot 372 is restricted to a depth of 30.48m from the surface as defined by plan S3173.

The purchaser should refer to the applicable development approvals for building and/or other requirements that may be applicable to the lot.

Retaining wall locations and thickness shown on this plan are diagrammatic. For detailed design information refer to the relevant earthworks drawings from Colliers Engineering & Design.



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Chkd Description No. by Date A MS 14/11/23 PS Original Issue



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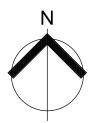
Disclosure Plan for Proposed Lot 372 (Restricted) on SP344902

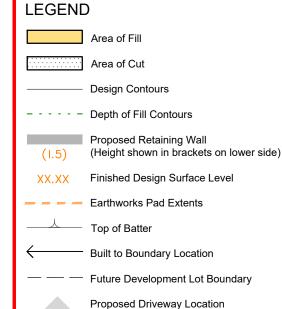
Described as part of Lot 1 (Restricted) on RP196152 Existing Title Reference: 16786116, 16786117 & 16786118

Locality of Ripley (Ipswich City Council)

Level Datum: AHD der. Origin of Levels: PSM 49894 RL of Origin: 62.350 Contour Interval: 0.25m Scale @A3 1: 200







(Not all items in this legend may be relevant to the lot shown on this plan)

NOTES

This plan has been prepared from preliminary survey plan (SP344902) and engineering plans provided on the 27/10/23 by Colliers Engineering & Design.

The current development approval (Minor Alteration) was granted for this subdivision (9332/2019/PDA) by the Ipswich City Council (20/01/2023).

The relevant authorities have not yet granted operational works approval for the proposed lot.

Lot 373 is restricted to a depth of 30.48m from the surface as defined by plan S3173.

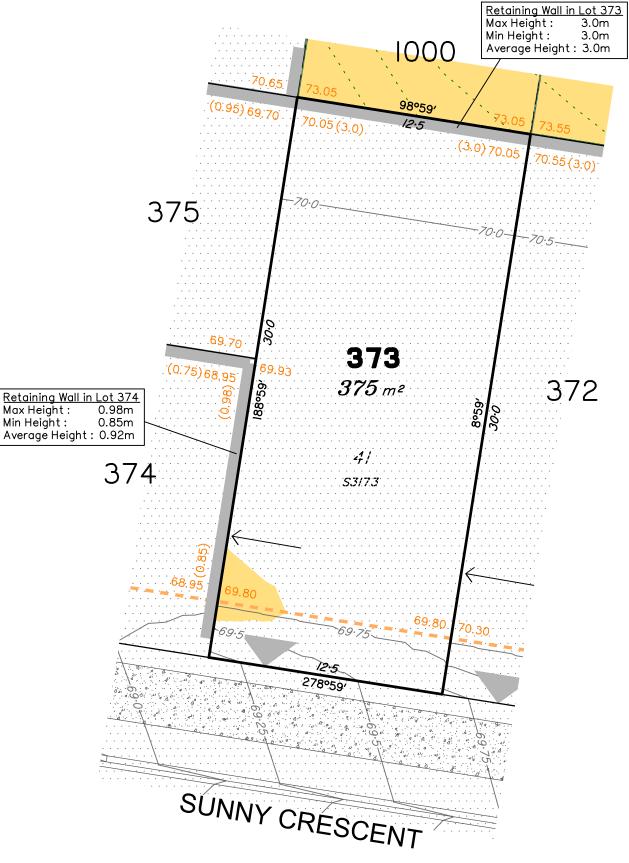
The purchaser should refer to the applicable development approvals for building and/or other requirements that may be applicable to the lot.

Retaining wall locations and thickness shown on this plan are diagrammatic. For detailed design information refer to the relevant earthworks drawings from Colliers Engineering & Design.

All fill shall be placed and compacted in a controlled manner under Level 1 supervision and certification in accordance with AS3798-2007.

Parts of Lot 373 are subject to areas of fill less than 0.25m in depth.

	No.	by	Date	Chkd	Description
S	Α	MS	14/11/23	PS	Original Issue
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SCALE @A3 1:200 - LENGTHS ARE IN METRES 22 18 20

This Disclosure Plan is prepared for the sole purpose of satisfying

and construction of operational works.

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the Disclosure requirements of the Land Sales Act and SHOULD NOT be used for any other purpose, particularly as-constructed purposes. This information is compiled from Design plans only, unless otherwise stated, and therefore is subject to final survey ø surveying ø town planning ø urban design ø environmental management ø landscape architecture

Disclosure Plan for Proposed Lot 373 (Restricted) on SP344902

Described as part of Lot 1 (Restricted) on RP196152 Existing Title Reference: 16786116, 16786117 & 16786118

Locality of Ripley (Ipswich City Council)

Level Datum: AHD der. Origin of Levels: PSM 49894 RL of Origin: 62.350 Contour Interval: 0.25m Scale @A3 1: 200



LEGEND

Area of Fill

Area of Cut

Design Contours - - - Depth of Fill Contours

Proposed Retaining Wall

(Height shown in brackets on lower side)

Finished Design Surface Level

Earthworks Pad Extents

Built to Boundary Location

Future Development Lot Boundary

Proposed Driveway Location (Not all items in this legend may be relevant to the

This plan has been prepared from preliminary survey plan (SP344902) and engineering plans provided on

The current development approval (Minor Alteration)

was granted for this subdivision (9332/2019/PDA) by

the 27/10/23 by Colliers Engineering & Design.

The relevant authorities have not yet granted operational works approval for the proposed lot.

The purchaser should refer to the applicable development approvals for building and/or other requirements that may be applicable to the lot.

plan are diagrammatic. For detailed design

from Colliers Engineering & Design.

accordance with AS3798-2007.

0.25m in depth.

Lot 374 is restricted to a depth of 30.48m from the

Retaining wall locations and thickness shown on this

information refer to the relevant earthworks drawings

All fill shall be placed and compacted in a controlled manner under Level 1 supervision and certification in

Parts of Lot 374 are subject to areas of fill less than

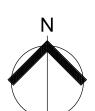
the Ipswich City Council (20/01/2023).

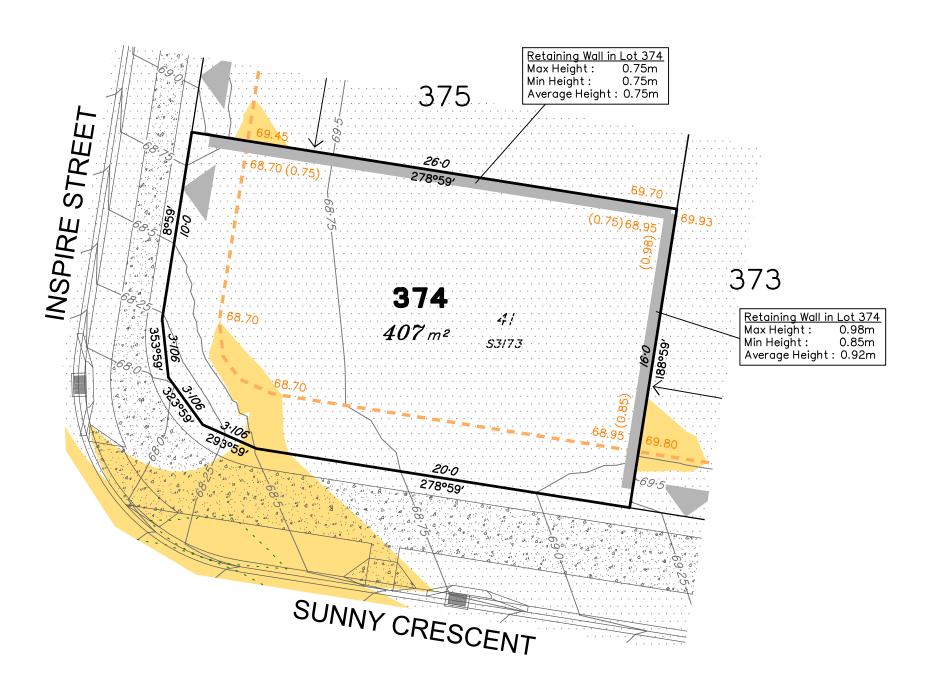
surface as defined by plan S3173.

Top of Batter

lot shown on this plan)

NOTES





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SCALE @A3 1:200 - LENGTHS ARE IN METRES 22 18 20

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Disclosure Plan for Proposed Lot 374 (Restricted) on SP344902

Described as part of Lot 1 (Restricted) on RP196152 Existing Title Reference: 16786116, 16786117 & 16786118

Locality of Ripley (Ipswich City Council)

No. by Date Chkd Description A MS 14/11/23 PS Original Issue

Level Datum: AHD der. Origin of Levels: PSM 49894 RL of Origin: 62.350 Contour Interval: 0.25m

Scale @A3 1: 200









Area of Fill

Area of Cut

Design Contours - - - - - Depth of Fill Contours

Proposed Retaining Wall

(Height shown in brackets on lower side)

Finished Design Surface Level

Earthworks Pad Extents

Top of Batter **Built to Boundary Location**

— Future Development Lot Boundary

Proposed Driveway Location

(Not all items in this legend may be relevant to the lot shown on this plan)

NOTES

This plan has been prepared from preliminary survey plan (SP344902) and engineering plans provided on the 27/10/23 by Colliers Engineering & Design.

The current development approval (Minor Alteration) was granted for this subdivision (9332/2019/PDA) by the Ipswich City Council (20/01/2023).

The relevant authorities have not yet granted operational works approval for the proposed lot.

Lot 375 is restricted to a depth of 30.48m from the surface as defined by plan S3173.

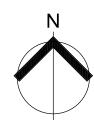
The purchaser should refer to the applicable development approvals for building and/or other requirements that may be applicable to the lot.

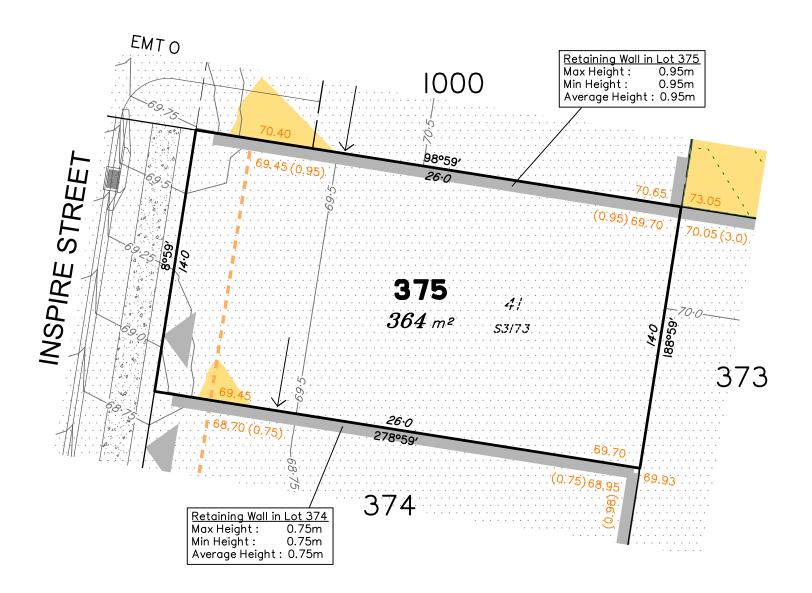
Retaining wall locations and thickness shown on this plan are diagrammatic. For detailed design information refer to the relevant earthworks drawings from Colliers Engineering & Design.

All fill shall be placed and compacted in a controlled manner under Level 1 supervision and certification in accordance with AS3798-2007.

Parts of Lot 375 are subject to areas of fill less than 0.25m in depth.

	No.	by	Date	Chkd	Description
,	Α	MS	14/11/23	PS	Original Issue







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SCALE @A3 1:200 - LENGTHS ARE IN METRES 22 18 20

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Disclosure Plan for Proposed Lot 375 (Restricted) on SP344902

Described as part of Lot 1 (Restricted) on RP196152 Existing Title Reference: 16786116, 16786117 & 16786118

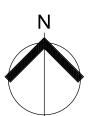
Locality of Ripley (Ipswich City Council)

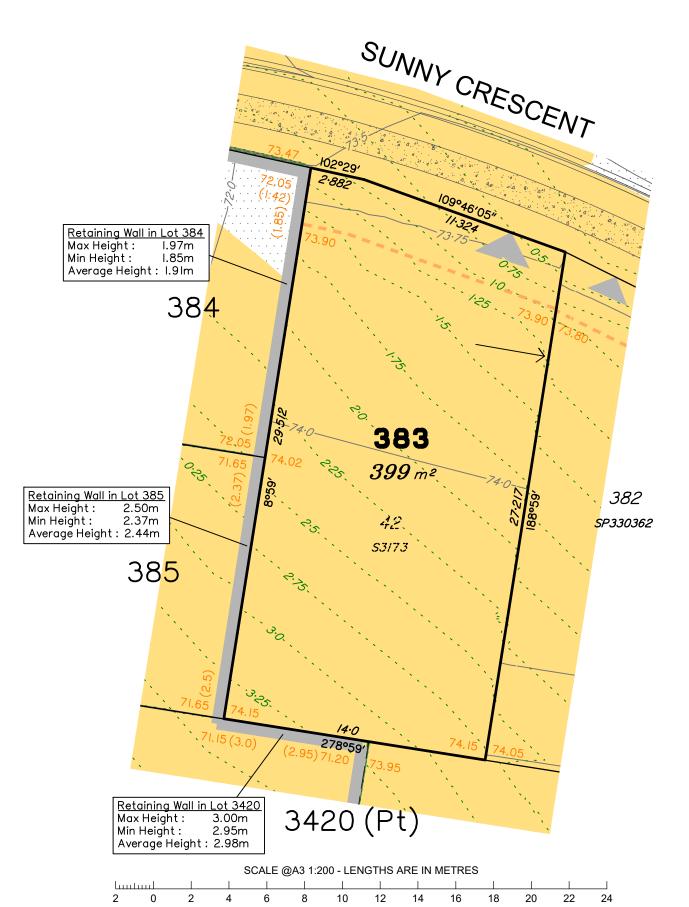
Level Datum: AHD der. Origin of Levels: PSM 49894 RL of Origin: 62.350 Contour Interval: 0.25m Scale @A3 1: 200



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LEGEND Area of Fill **Design Contours** - - - Depth of Fill Contours Proposed Retaining Wall (Height shown in brackets on lower side) Finished Design Surface Level Earthworks Pad Extents Top of Batter **Built to Boundary Location** Future Development Lot Boundary Proposed Driveway Location (Not all items in this legend may be relevant to the

NOTES

lot shown on this plan)

This plan has been prepared from preliminary survey plan (SP344902) and engineering plans provided on the 27/10/23 by Colliers Engineering & Design.

The current development approval (Minor Alteration) was granted for this subdivision (9332/2019/PDA) by the Ipswich City Council (20/01/2023).

The relevant authorities have not yet granted operational works approval for the proposed lot.

Lot 383 is restricted to a depth of 30.48m from the surface as defined by plan S3173.

The purchaser should refer to the applicable development approvals for building and/or other requirements that may be applicable to the lot.

Retaining wall locations and thickness shown on this plan are diagrammatic. For detailed design information refer to the relevant earthworks drawings from Colliers Engineering & Design.

All fill shall be placed and compacted in a controlled manner under Level 1 supervision and certification in accordance with AS3798-2007.

	No.	by	Date	Chkd	Description
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Disclosure Plan for Proposed Lot 383 (Restricted) on SP344902

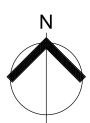
Described as part of Lot 3420 (Restricted) on SP334742 Existing Title Reference: 51333769

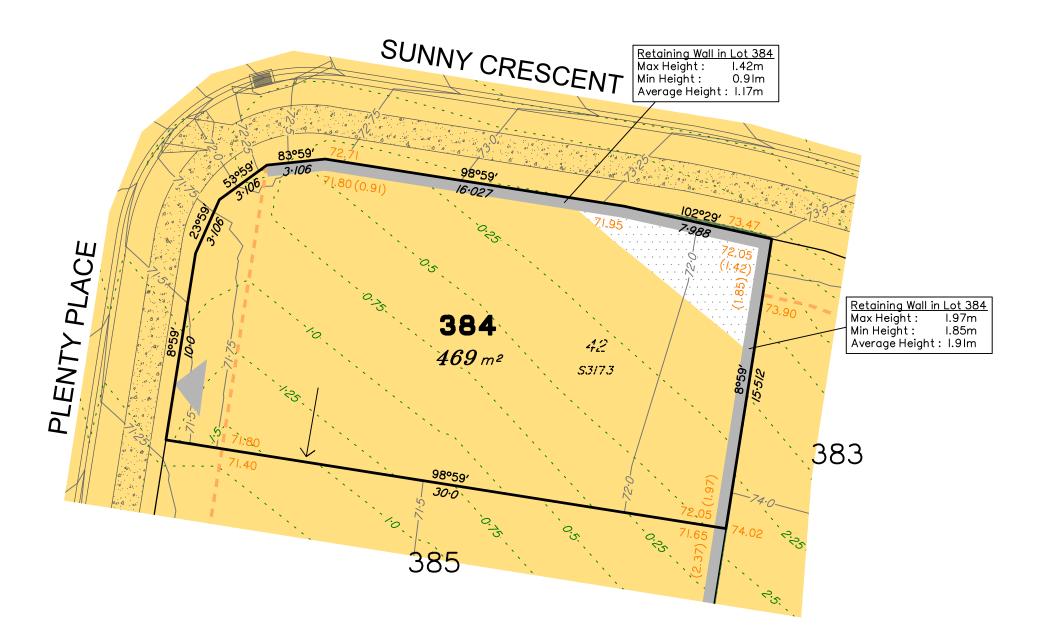
Locality of Ripley (Ipswich City Council)

Level Datum: AHD der. Origin of Levels: PSM 49894 RL of Origin: 62.350 Contour Interval: 0.25m

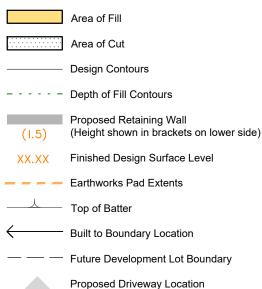
Scale @A3 1: 200







LEGEND



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lot shown on this plan)

This plan has been prepared from preliminary survey plan (SP344902) and engineering plans provided on the 27/10/23 by Colliers Engineering & Design.

(Not all items in this legend may be relevant to the

The current development approval (Minor Alteration) was granted for this subdivision (9332/2019/PDA) by the Ipswich City Council (20/01/2023).

The relevant authorities have not yet granted operational works approval for the proposed lot.

Lot 384 is restricted to a depth of 30.48m from the surface as defined by plan S3173.

The purchaser should refer to the applicable development approvals for building and/or other requirements that may be applicable to the lot.

Retaining wall locations and thickness shown on this plan are diagrammatic. For detailed design information refer to the relevant earthworks drawings from Colliers Engineering & Design.

All fill shall be placed and compacted in a controlled manner under Level 1 supervision and certification in accordance with AS3798-2007.

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SCALE @A3 1:200 - LENGTHS ARE IN METRES 22 20

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Disclosure Plan for Proposed Lot 384 (Restricted) on SP344902

Described as part of Lot 3420 (Restricted) on SP334742 Existing Title Reference: 51333769

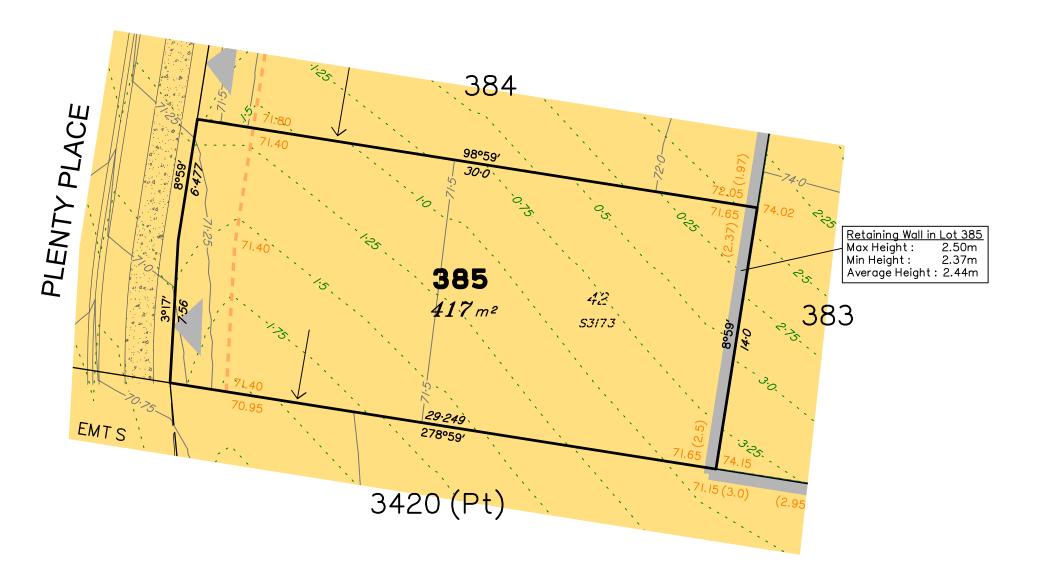
Locality of Ripley (Ipswich City Council)

Level Datum: AHD der. Origin of Levels: PSM 49894 RL of Origin: 62.350 Contour Interval: 0.25m Scale @A3 1: 200

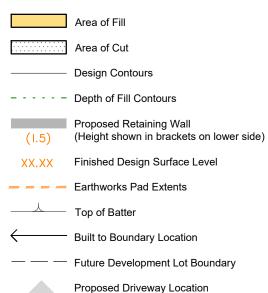








LEGEND



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lot shown on this plan)

This plan has been prepared from preliminary survey plan (SP344902) and engineering plans provided on the 27/10/23 by Colliers Engineering & Design.

(Not all items in this legend may be relevant to the

The current development approval (Minor Alteration) was granted for this subdivision (9332/2019/PDA) by the Ipswich City Council (20/01/2023).

The relevant authorities have not yet granted operational works approval for the proposed lot.

Lot 385 is restricted to a depth of 30.48m from the surface as defined by plan S3173.

The purchaser should refer to the applicable development approvals for building and/or other requirements that may be applicable to the lot.

Retaining wall locations and thickness shown on this plan are diagrammatic. For detailed design information refer to the relevant earthworks drawings from Colliers Engineering & Design.

All fill shall be placed and compacted in a controlled manner under Level 1 supervision and certification in accordance with AS3798-2007.

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Disclosure Plan for Proposed Lot 385 (Restricted) on SP344902

Described as part of Lot 3420 (Restricted) on SP334742 Existing Title Reference: 51333769

Locality of Ripley (Ipswich City Council)

	No.	by	Date	Chkd	Description
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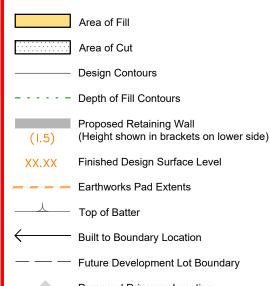
Level Datum: AHD der. Origin of Levels: PSM 49894 RL of Origin: 62.350 Contour Interval: 0.25m Scale @A3 1: 200

Dwg No. 9780 S 50 DP A 385

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Proposed Driveway Location

(Not all items in this legend may be relevant to the lot shown on this plan)

NOTES

LEGEND

This plan has been prepared from preliminary survey plan (SP344902) and engineering plans provided on the 27/11/23 by Colliers Engineering & Design.

The current development approval (Minor Alteration) was granted for this subdivision (9332/2019/PDA) by the Ipswich City Council (20/01/2023).

The relevant authorities have not yet granted operational works approval for the proposed lot.

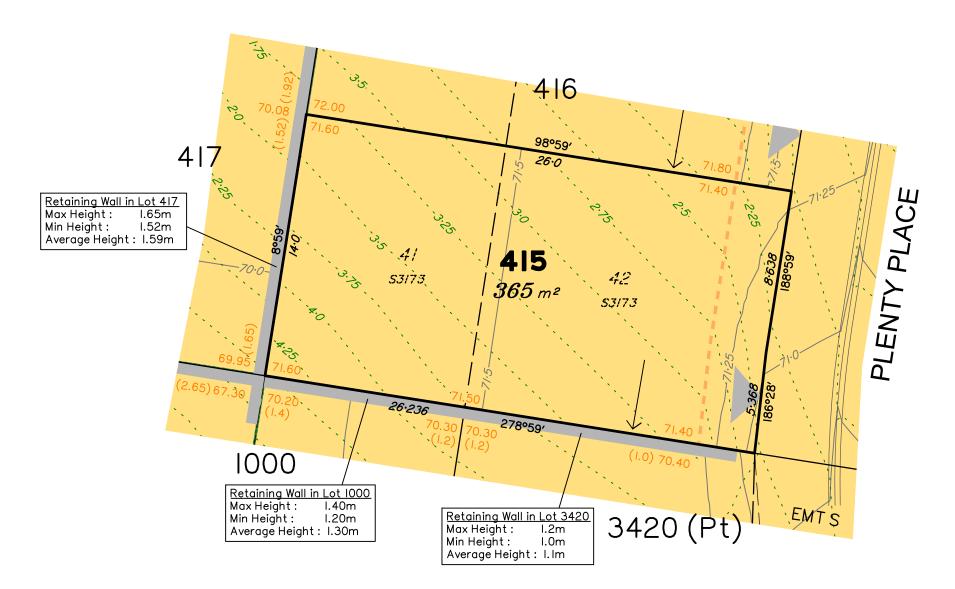
Lot 415 is restricted to a depth of 30.48m from the surface as defined by plan S3173.

The purchaser should refer to the applicable development approvals for building and/or other requirements that may be applicable to the lot.

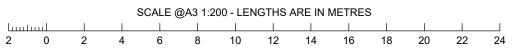
Retaining wall locations and thickness shown on this plan are diagrammatic. For detailed design information refer to the relevant earthworks drawings from Colliers Engineering & Design.

All fill shall be placed and compacted in a controlled manner under Level 1 supervision and certification in accordance with AS3798-2007.

	No.	by	Date	Chkd	Description
ser	Α	MS	14/11/23	PS	Original Issue
Issue	В	MS	29/11/23	TG	Earthworks Update
<u> </u>					







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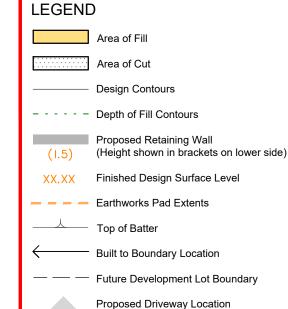
Disclosure Plan for Proposed Lot 415 (Restricted) on SP344902

Described as part of Lot 1 (Restricted) on RP196152 & Lot 3420 (Restricted) on SP334742 Existing Title Reference: 16786116, 16786117, 16786118 & 51333769

Locality of Ripley (Ipswich City Council)

1	Level Datum: AHD der.
ı	Origin of Levels: PSM 49894
ı	RL of Origin: 62.350
ı	Contour Interval: 0.25m
	Scale @A3 1: 200





lot shown on this plan)

NOTES

This plan has been prepared from preliminary survey plan (SP344902) and engineering plans provided on the 27/11/23 by Colliers Engineering & Design.

(Not all items in this legend may be relevant to the

The current development approval (Minor Alteration) was granted for this subdivision (9332/2019/PDA) by the Ipswich City Council (20/01/2023).

The relevant authorities have not yet granted operational works approval for the proposed lot.

Lot 416 is restricted to a depth of 30.48m from the surface as defined by plan S3173.

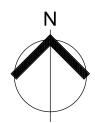
The purchaser should refer to the applicable development approvals for building and/or other requirements that may be applicable to the lot.

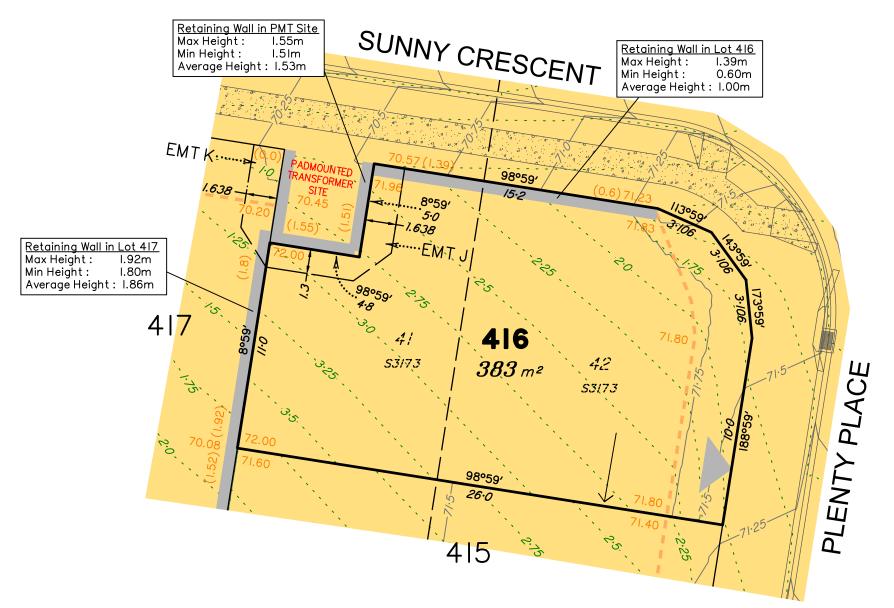
Retaining wall locations and thickness shown on this plan are diagrammatic. For detailed design information refer to the relevant earthworks drawings from Colliers Engineering & Design.

All fill shall be placed and compacted in a controlled manner under Level 1 supervision and certification in accordance with AS3798-2007.

Lot 416 contains Emt J on SP344902 for services benefiting Energex.

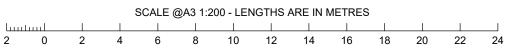
	No.	by	Date	Chkd	Description
S	Α	MS	14/11/23	PS	Original Issue
sanes	В	MS	29/11/23	TG	Earthworks update
<u>8</u>	O	TG	25/03/24	TG	Ret wall in PMT site added







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Disclosure Plan for Proposed Lot 416 (Restricted) on SP344902

Described as part of Lot 1 (Restricted) on RP196152 & Lot 3420 (Restricted) on SP334742 Existing Title Reference: 16786116, 16786117, 16786118 & 51333769

Level Datum: AHD der. Origin of Levels: PSM 49894 RL of Origin: 62.350 Contour Interval: 0.25m

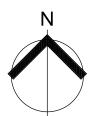
Scale @A3 1: 200

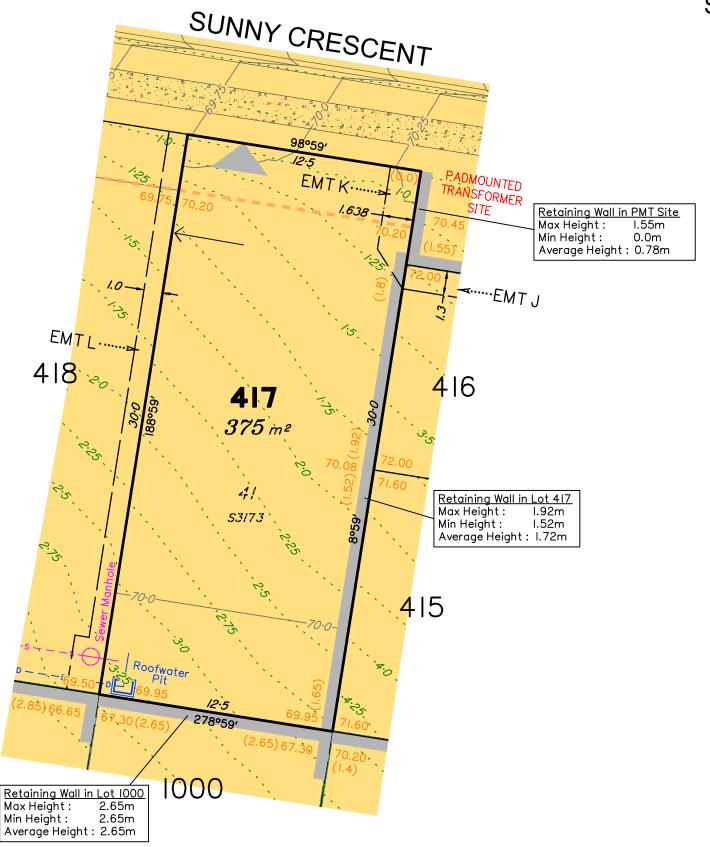
Dwg No. 9780 S 50 DP C 416



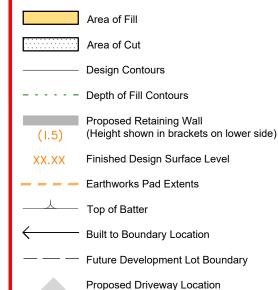
Locality of Ripley (Ipswich City Council)







LEGEND



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lot shown on this plan)

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(Not all items in this legend may be relevant to the

The current development approval (Minor Alteration) was granted for this subdivision (9332/2019/PDA) by the Ipswich City Council (20/01/2023).

The relevant authorities have not yet granted operational works approval for the proposed lot.

Lot 417 is restricted to a depth of 30.48m from the surface as defined by plan S3173.

The purchaser should refer to the applicable development approvals for building and/or other requirements that may be applicable to the lot.

Retaining wall locations and thickness shown on this plan are diagrammatic. For detailed design information refer to the relevant earthworks drawings from Colliers Engineering & Design.

All fill shall be placed and compacted in a controlled manner under Level 1 supervision and certification in accordance with AS3798-2007.

Lot 417 contains Emt K on SP344902 for services benefiting Energex.

ı		No.	by	Date	Chkd	Description
ı	တ္တ	Α	MS	14/11/23	PS	Original Issue
ı	senss	В	MS	29/11/23	TG	Earthworks Update
ı	<u>8</u>	С	TG	25/03/24	TG	Ret Wall added in PMT site
ı						



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Disclosure Plan for Proposed Lot 417 (Restricted) on SP344902

Described as part of Lot 1 (Restricted) on RP196152 Existing Title Reference: 16786116, 16786117 & 16786118

Level Datum: AHD der. Origin of Levels: PSM 49894 RL of Origin: 62.350 Contour Interval: 0.25m Scale @A3 1: 200

Dwg No. 9780 S 50 DP C 417



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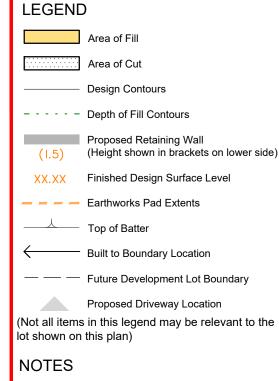
Locality of Ripley (Ipswich City Council)











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The current development approval (Minor Alteration) was granted for this subdivision (9332/2019/PDA) by the Ipswich City Council (20/01/2023).

The relevant authorities have not yet granted operational works approval for the proposed lot.

Lot 418 is restricted to a depth of 30.48m from the surface as defined by plan S3173.

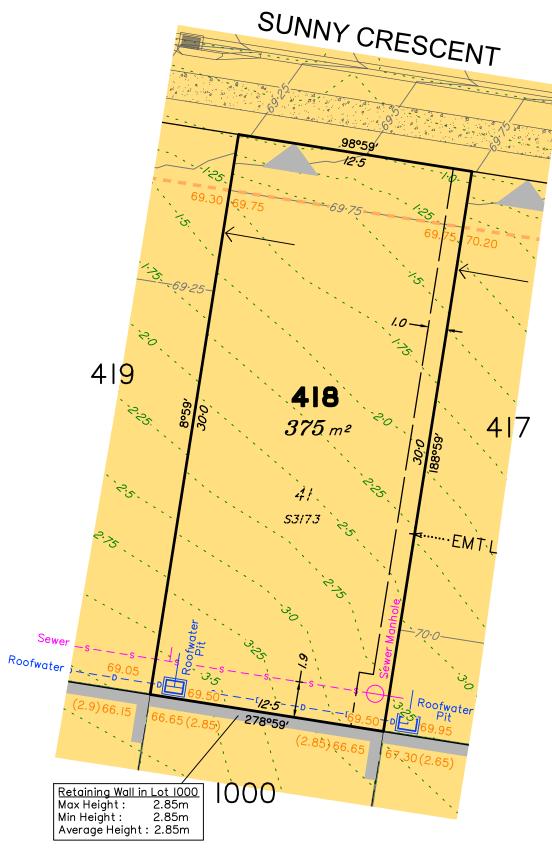
The purchaser should refer to the applicable development approvals for building and/or other requirements that may be applicable to the lot.

Retaining wall locations and thickness shown on this plan are diagrammatic. For detailed design information refer to the relevant earthworks drawings from Colliers Engineering & Design.

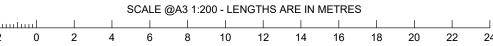
All fill shall be placed and compacted in a controlled manner under Level 1 supervision and certification in accordance with AS3798-2007.

Lot 418 contains Emt L on SP344902 for services benefiting Urban Utilities.

	No.	by	Date	Chkd	Description
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head office 9 Thompson St Bowen Hills Q 4006
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Disclosure Plan for Proposed Lot 418 (Restricted) on SP344902

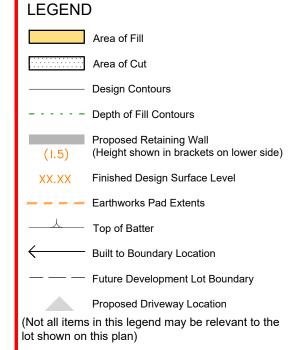
Described as part of Lot 1 (Restricted) on RP196152 Existing Title Reference: 16786116, 16786117 & 16786118

Locality of Ripley (Ipswich City Council)

Level Datum: AHD der.
Origin of Levels: PSM 49894
RL of Origin: 62.350
Contour Interval: 0.25m
Scale @A3 1: 200







NOTES

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The current development approval (Minor Alteration) was granted for this subdivision (9332/2019/PDA) by the Ipswich City Council (20/01/2023).

The relevant authorities have not yet granted operational works approval for the proposed lot.

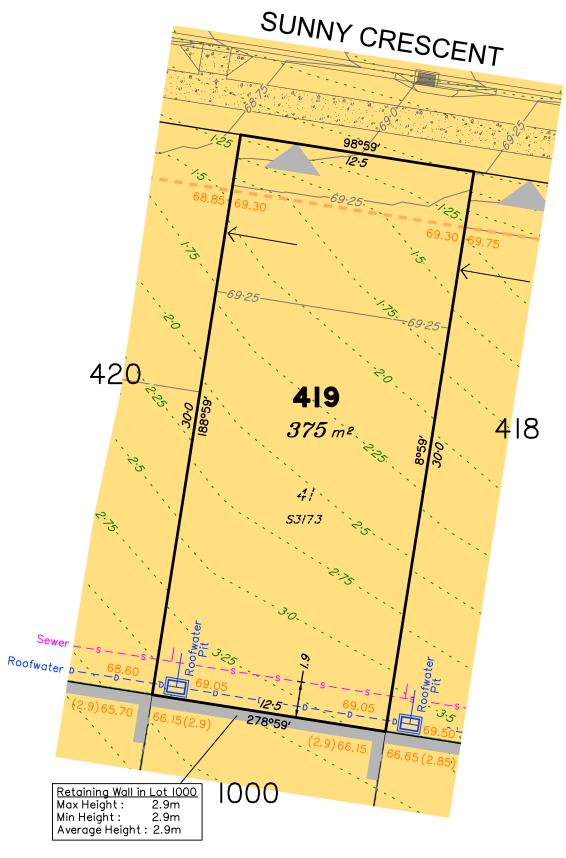
Lot 419 is restricted to a depth of 30.48m from the surface as defined by plan S3173.

The purchaser should refer to the applicable development approvals for building and/or other requirements that may be applicable to the lot.

Retaining wall locations and thickness shown on this plan are diagrammatic. For detailed design information refer to the relevant earthworks drawings from Colliers Engineering & Design.

All fill shall be placed and compacted in a controlled manner under Level 1 supervision and certification in accordance with AS3798-2007.

	No.	by	Date	Chkd	Description
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BELLEVUE

SCALE @A3 1:200 - LENGTHS ARE IN METRES

0 2 4 6 8 10 12 14 16 18 20 22



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Brisbane Springfield Rockhampton
head office 9 Thompson St Bowen Hills Q 4006
phone I300 I23 SHG web www.saundershavill.com

surveying town planning urban design environmental management landscape architecture

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Disclosure Plan for Proposed Lot 419 (Restricted) on SP344902

Described as part of Lot 1 (Restricted) on RP196152

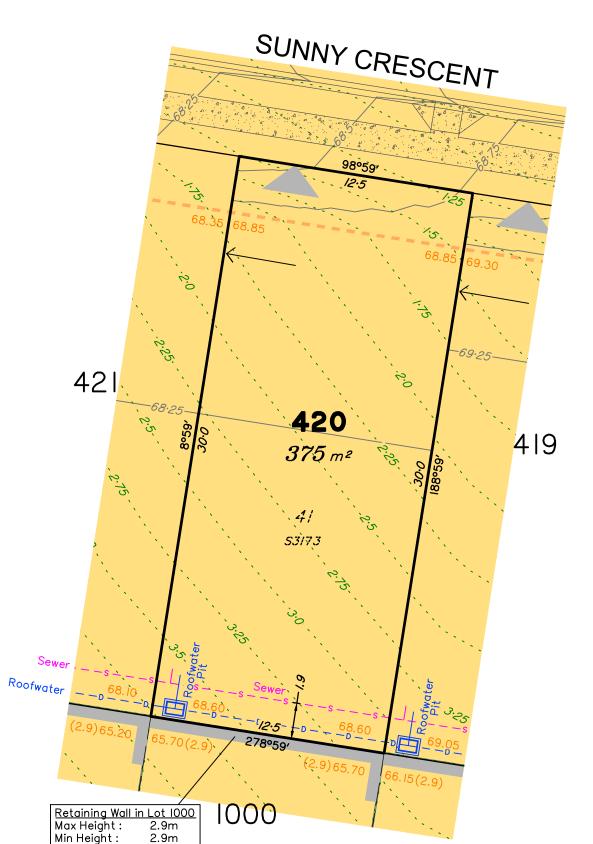
Existing Title Reference: 16786116, 16786117 & 16786118

Locality of Ripley (Ipswich City Council)

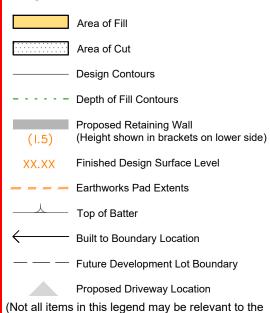
Level Datum: AHD der.
Origin of Levels: PSM 49894
RL of Origin: 62.350
Contour Interval: 0.25m
Scale @A3 1: 200







LEGEND



NOTES

lot shown on this plan)

This plan has been prepared from preliminary survey plan (SP344902) and engineering plans provided on the 27/10/23 by Colliers Engineering & Design.

The current development approval (Minor Alteration) was granted for this subdivision (9332/2019/PDA) by the Ipswich City Council (20/01/2023).

The relevant authorities have not yet granted operational works approval for the proposed lot.

Lot 420 is restricted to a depth of 30.48m from the surface as defined by plan S3173.

The purchaser should refer to the applicable development approvals for building and/or other requirements that may be applicable to the lot.

Retaining wall locations and thickness shown on this plan are diagrammatic. For detailed design information refer to the relevant earthworks drawings from Colliers Engineering & Design.

All fill shall be placed and compacted in a controlled manner under Level 1 supervision and certification in accordance with AS3798-2007.

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Average Height: 2.9m

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Disclosure Plan for Proposed Lot 420 (Restricted) on SP344902

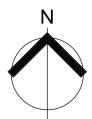
Described as part of Lot 1 (Restricted) on RP196152 Existing Title Reference: 16786116, 16786117 & 16786118

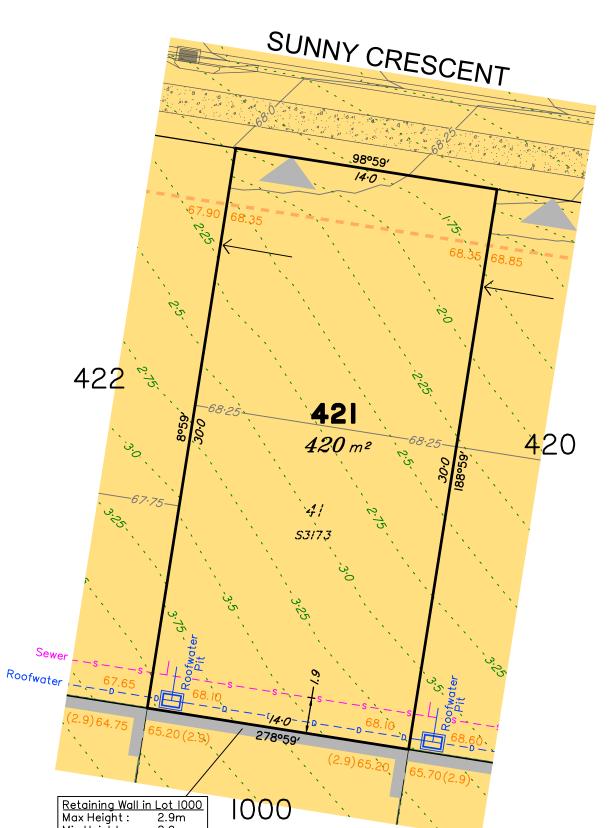
Locality of Ripley (Ipswich City Council)

Level Datum: AHD der. Origin of Levels: PSM 49894 RL of Origin: 62.350 Contour Interval: 0.25m

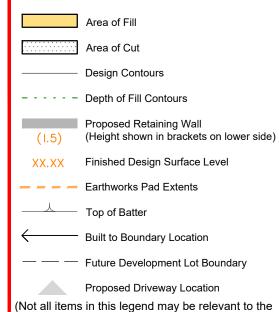
Scale @A3 1: 200







LEGEND



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lot shown on this plan)

This plan has been prepared from preliminary survey plan (SP344902) and engineering plans provided on the 27/10/23 by Colliers Engineering & Design.

The current development approval (Minor Alteration) was granted for this subdivision (9332/2019/PDA) by the Ipswich City Council (20/01/2023).

The relevant authorities have not yet granted operational works approval for the proposed lot.

Lot 421 is restricted to a depth of 30.48m from the surface as defined by plan S3173.

The purchaser should refer to the applicable development approvals for building and/or other requirements that may be applicable to the lot.

Retaining wall locations and thickness shown on this plan are diagrammatic. For detailed design information refer to the relevant earthworks drawings from Colliers Engineering & Design.

All fill shall be placed and compacted in a controlled manner under Level 1 supervision and certification in accordance with AS3798-2007.

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SCALE @A3 1:200 - LENGTHS ARE IN METRES 22 20

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Min Height:

Average Height: 2.9m

Disclosure Plan for Proposed Lot 421 (Restricted) on SP344902

Described as part of Lot 1 (Restricted) on RP196152 Existing Title Reference: 16786116, 16786117 & 16786118

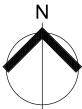
Locality of Ripley (Ipswich City Council)

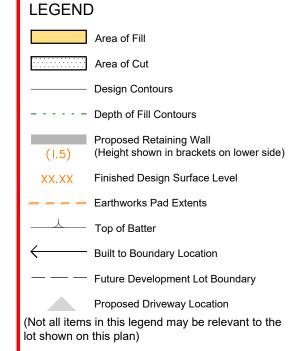
Level Datum: AHD der. Origin of Levels: PSM 49894 RL of Origin: 62.350 Contour Interval: 0.25m

Scale @A3 1: 200









NOTES

This plan has been prepared from preliminary survey plan (SP344902) and engineering plans provided on the 27/10/23 by Colliers Engineering & Design.

The current development approval (Minor Alteration) was granted for this subdivision (9332/2019/PDA) by the Ipswich City Council (20/01/2023).

The relevant authorities have not yet granted operational works approval for the proposed lot.

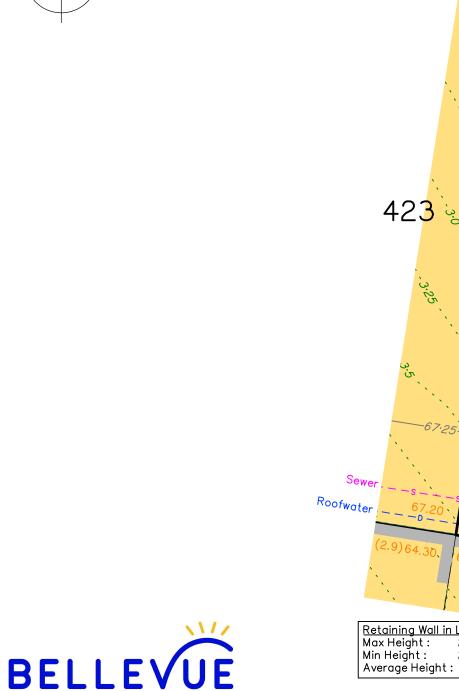
Lot 422 is restricted to a depth of 30.48m from the surface as defined by plan S3173.

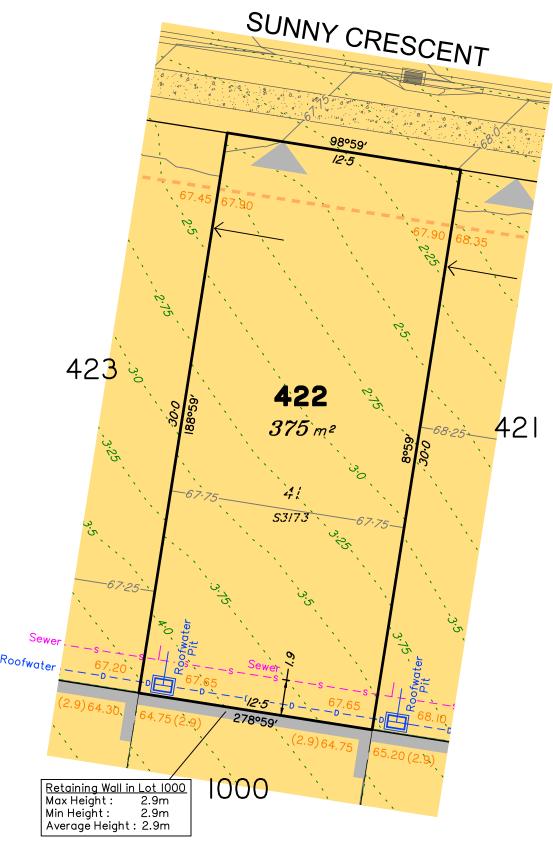
The purchaser should refer to the applicable development approvals for building and/or other requirements that may be applicable to the lot.

Retaining wall locations and thickness shown on this plan are diagrammatic. For detailed design information refer to the relevant earthworks drawings from Colliers Engineering & Design.

All fill shall be placed and compacted in a controlled manner under Level 1 supervision and certification in accordance with AS3798-2007.

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Disclosure Plan for Proposed Lot 422 (Restricted) on SP344902

Described as part of Lot 1 (Restricted) on RP196152 Existing Title Reference: 16786116, 16786117 & 16786118

Level Datum: AHD der. Origin of Levels: PSM 49894 RL of Origin: 62.350 Contour Interval: 0.25m Scale @A3 1: 200

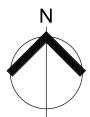
Dwg No. 9780 S 50 DP A 422

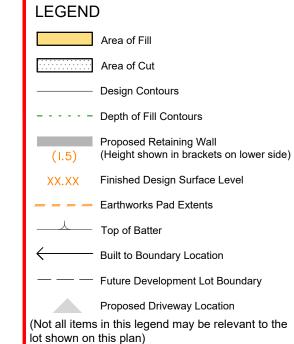


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Locality of Ripley (Ipswich City Council)







NOTES

This plan has been prepared from preliminary survey plan (SP344902) and engineering plans provided on the 27/10/23 by Colliers Engineering & Design.

The current development approval (Minor Alteration) was granted for this subdivision (9332/2019/PDA) by the Ipswich City Council (20/01/2023).

The relevant authorities have not yet granted operational works approval for the proposed lot.

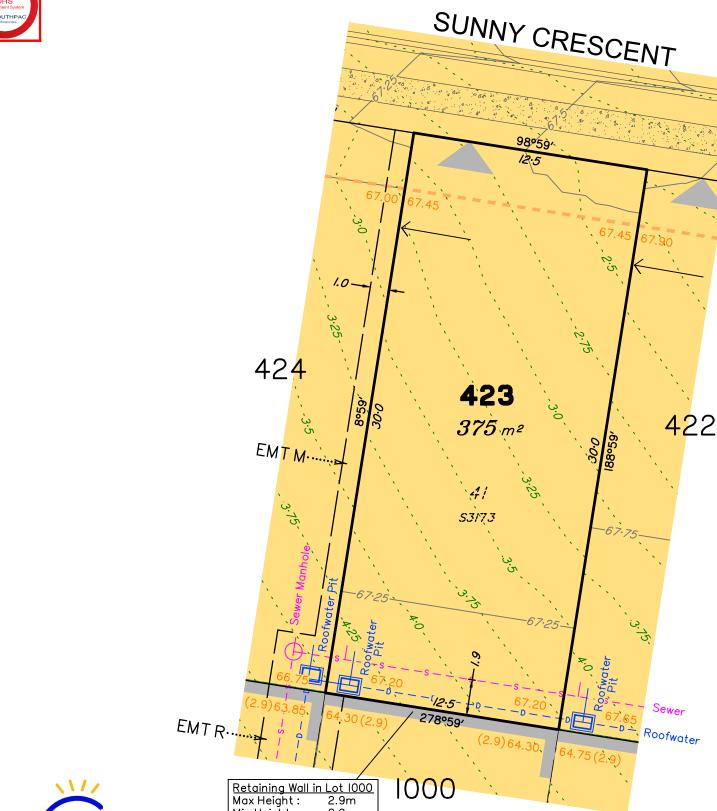
Lot 423 is restricted to a depth of 30.48m from the surface as defined by plan S3173.

The purchaser should refer to the applicable development approvals for building and/or other requirements that may be applicable to the lot.

Retaining wall locations and thickness shown on this plan are diagrammatic. For detailed design information refer to the relevant earthworks drawings from Colliers Engineering & Design.

All fill shall be placed and compacted in a controlled manner under Level 1 supervision and certification in accordance with AS3798-2007.

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SCALE @A3 1:200 - LENGTHS ARE IN METRES 22 20

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Min Height:

Average Height: 2.9m

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Disclosure Plan for Proposed Lot 423 (Restricted) on SP344902

Described as part of Lot 1 (Restricted) on RP196152 Existing Title Reference: 16786116, 16786117 & 16786118

Locality of Ripley (Ipswich City Council)

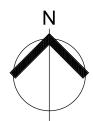
Level Datum: AHD der. Origin of Levels: PSM 49894 RL of Origin: 62.350 Contour Interval: 0.25m Scale @A3 1: 200

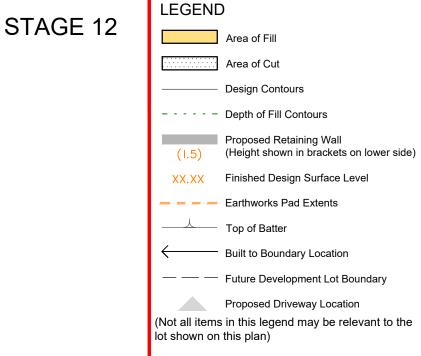
Dwg No. 9780 S 50 DP A 423



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This plan has been prepared from preliminary survey plan (SP344902) and engineering plans provided on the 27/10/23 by Colliers Engineering & Design.

The current development approval (Minor Alteration) was granted for this subdivision (9332/2019/PDA) by the Ipswich City Council (20/01/2023).

The relevant authorities have not yet granted operational works approval for the proposed lot.

Lot 424 is restricted to a depth of 30.48m from the surface as defined by plan S3173.

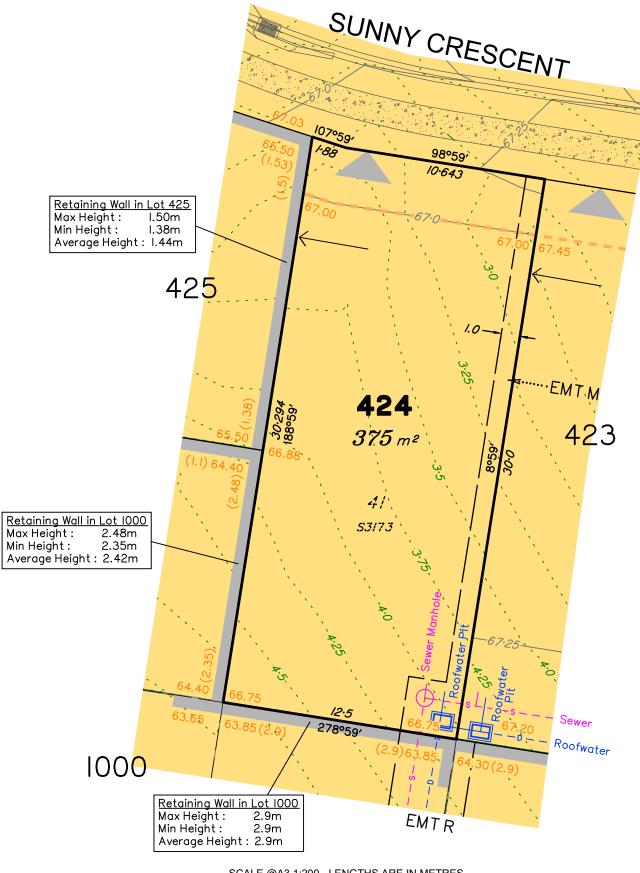
The purchaser should refer to the applicable development approvals for building and/or other requirements that may be applicable to the lot.

Retaining wall locations and thickness shown on this plan are diagrammatic. For detailed design information refer to the relevant earthworks drawings from Colliers Engineering & Design.

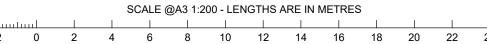
All fill shall be placed and compacted in a controlled manner under Level 1 supervision and certification in accordance with AS3798-2007.

Lot 424 contains Emt M on SP344902 for services benefiting Urban Utilities.

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Disclosure Plan for Proposed Lot 424 (Restricted) on SP344902

Described as part of Lot 1 (Restricted) on RP196152 Existing Title Reference: 16786116, 16786117 & 16786118

Level Datum: AHD der. Origin of Levels: PSM 49894 RL of Origin: 62.350 Contour Interval: 0.25m Scale @A3 1: 200

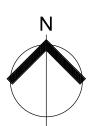
Dwg No. 9780 S 50 DP A 424

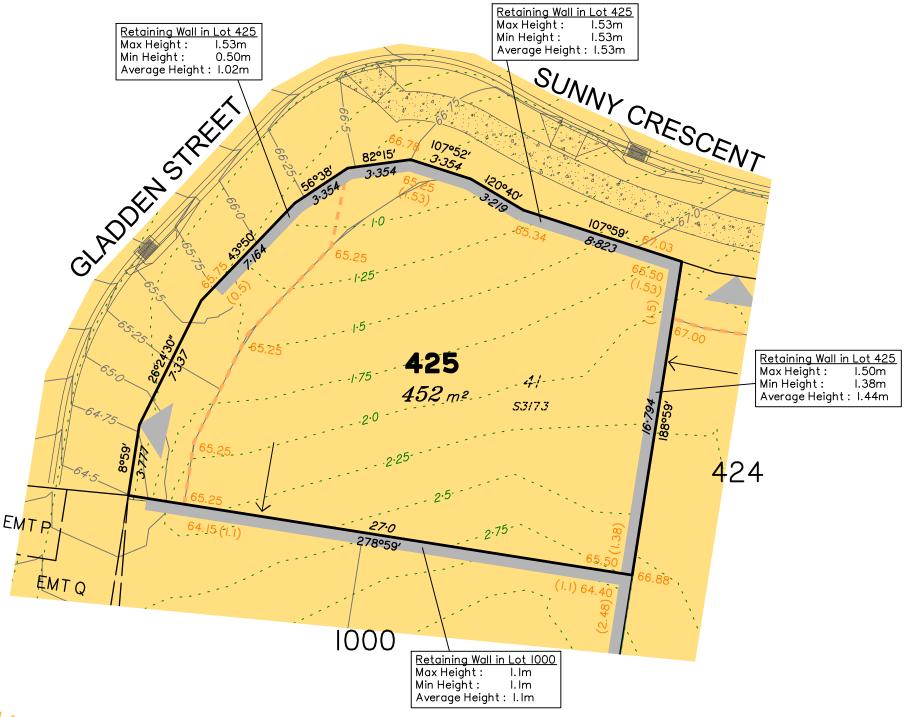


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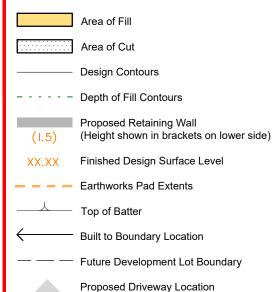
Locality of Ripley (Ipswich City Council)







LEGEND



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lot shown on this plan)

This plan has been prepared from preliminary survey plan (SP344902) and engineering plans provided on the 27/10/23 by Colliers Engineering & Design.

(Not all items in this legend may be relevant to the

The current development approval (Minor Alteration) was granted for this subdivision (9332/2019/PDA) by the Ipswich City Council (20/01/2023).

The relevant authorities have not yet granted operational works approval for the proposed lot.

Lot 425 is restricted to a depth of 30.48m from the surface as defined by plan S3173.

The purchaser should refer to the applicable development approvals for building and/or other requirements that may be applicable to the lot.

Retaining wall locations and thickness shown on this plan are diagrammatic. For detailed design information refer to the relevant earthworks drawings from Colliers Engineering & Design.

All fill shall be placed and compacted in a controlled manner under Level 1 supervision and certification in accordance with AS3798-2007.

	No.	by	Date	Chkd	Description
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SCALE @A3 1:200 - LENGTHS ARE IN METRES 22 20

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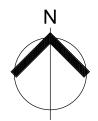
Disclosure Plan for Proposed Lot 425 (Restricted) on SP344902

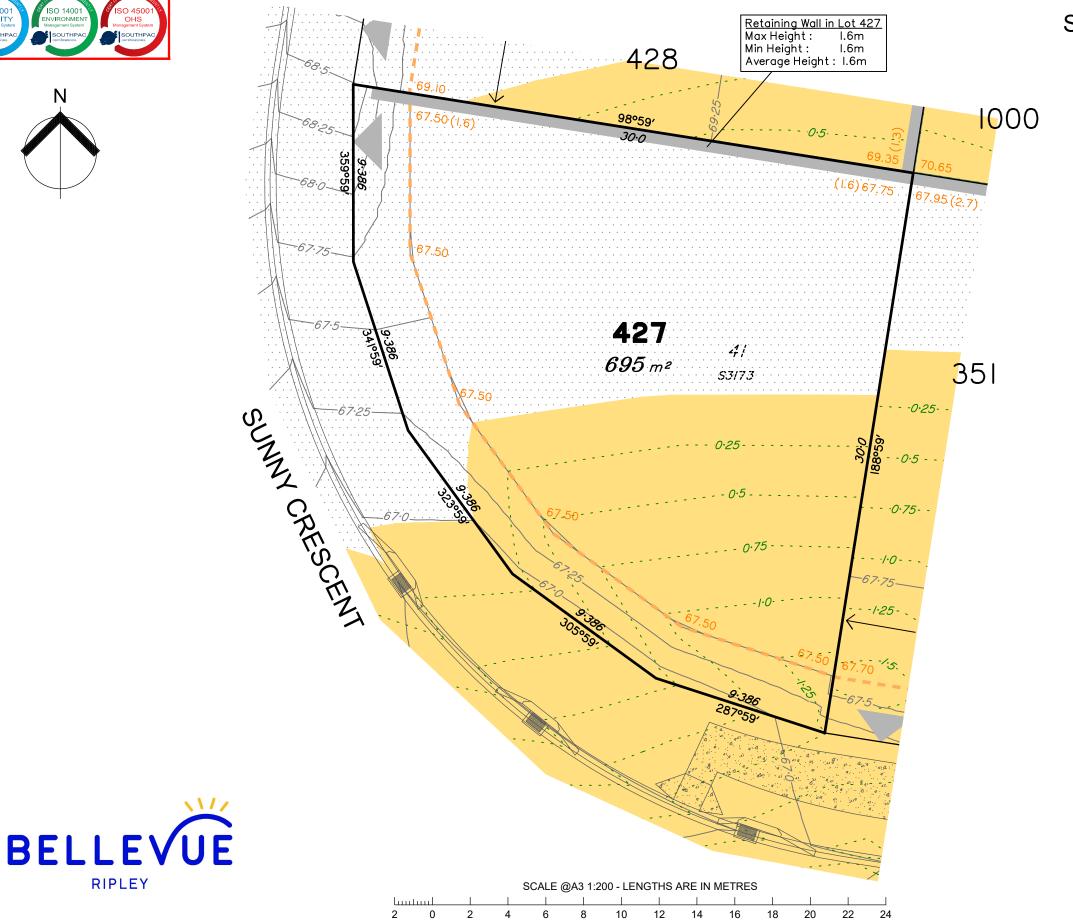
Described as part of Lot 1 (Restricted) on RP196152 Existing Title Reference: 16786116, 16786117 & 16786118

Locality of Ripley (Ipswich City Council)

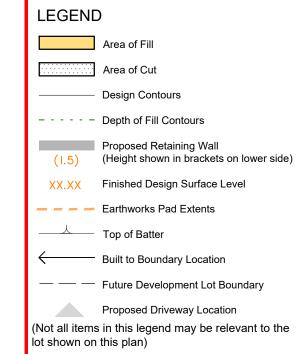
Level Datum: AHD der. Origin of Levels: PSM 49894 RL of Origin: 62.350 Contour Interval: 0.25m Scale @A3 1: 200











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This plan has been prepared from preliminary survey plan (SP344902) and engineering plans provided on the 27/10/23 by Colliers Engineering & Design.

The current development approval (Minor Alteration) was granted for this subdivision (9332/2019/PDA) by the Ipswich City Council (20/01/2023).

The relevant authorities have not yet granted operational works approval for the proposed lot.

Lot 427 is restricted to a depth of 30.48m from the surface as defined by plan S3173.

The purchaser should refer to the applicable development approvals for building and/or other requirements that may be applicable to the lot.

Retaining wall locations and thickness shown on this plan are diagrammatic. For detailed design information refer to the relevant earthworks drawings from Colliers Engineering & Design.

All fill shall be placed and compacted in a controlled manner under Level 1 supervision and certification in accordance with AS3798-2007.

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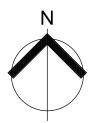
Disclosure Plan for Proposed Lot 427 (Restricted) on SP344902

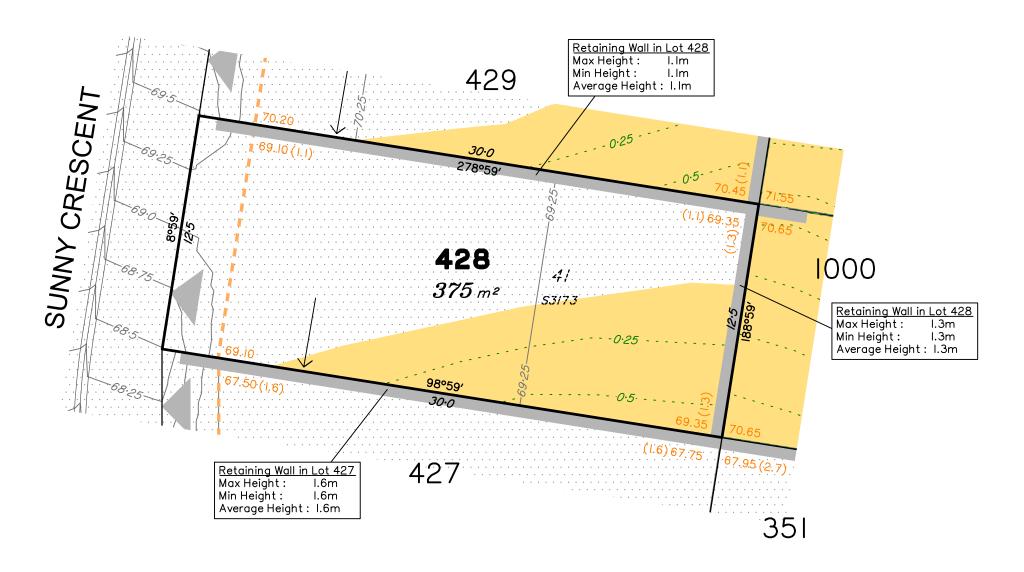
Described as part of Lot 1 (Restricted) on RP196152 Existing Title Reference: 16786116, 16786117 & 16786118

Locality of Ripley (Ipswich City Council)

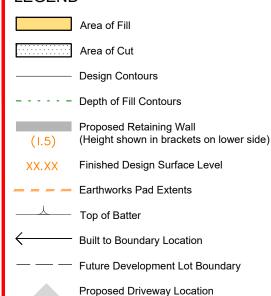
Level Datum: AHD der. Origin of Levels: PSM 49894 RL of Origin: 62.350 Contour Interval: 0.25m Scale @A3 1: 200







LEGEND



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lot shown on this plan)

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(Not all items in this legend may be relevant to the

The current development approval (Minor Alteration) was granted for this subdivision (9332/2019/PDA) by the Ipswich City Council (20/01/2023).

The relevant authorities have not yet granted operational works approval for the proposed lot.

Lot 428 is restricted to a depth of 30.48m from the surface as defined by plan S3173.

The purchaser should refer to the applicable development approvals for building and/or other requirements that may be applicable to the lot.

Retaining wall locations and thickness shown on this plan are diagrammatic. For detailed design information refer to the relevant earthworks drawings from Colliers Engineering & Design.

All fill shall be placed and compacted in a controlled manner under Level 1 supervision and certification in accordance with AS3798-2007.

	No.	by	Date	Chkd	Description
	Α	MS	14/11/23	PS	Original Issue
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SCALE @A3 1:200 - LENGTHS ARE IN METRES

0 2 4 6 8 10 12 14 16 18 20 22 24

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head office 9 Thompson St Bowen Hills Q 4006
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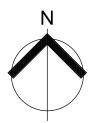
Disclosure Plan for Proposed Lot 428 (Restricted) on SP344902

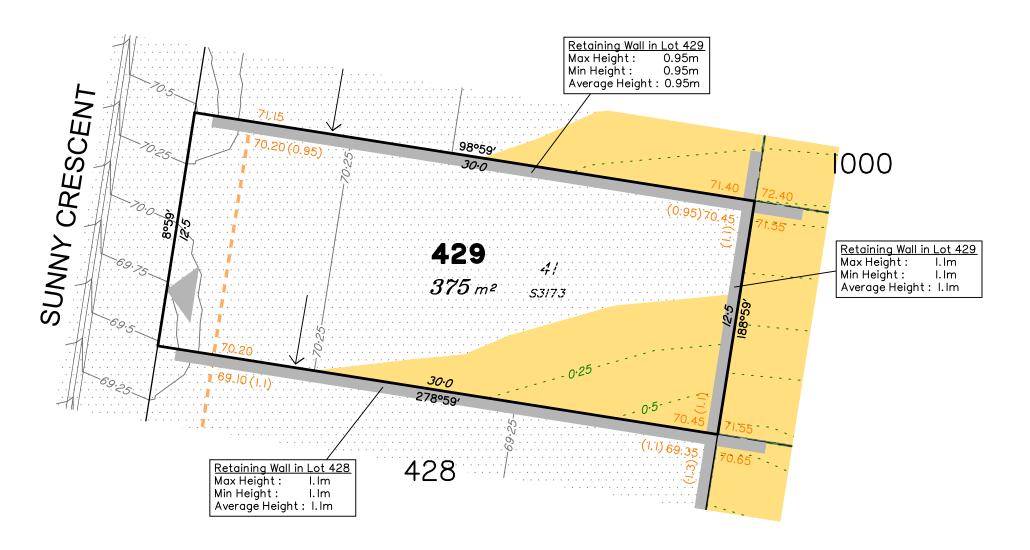
Described as part of Lot 1 (Restricted) on RP196152 Existing Title Reference: 16786116, 16786117 & 16786118

Locality of Ripley (Ipswich City Council)

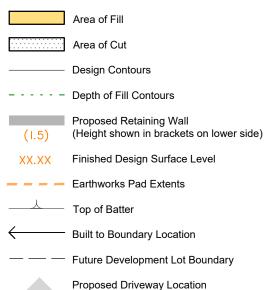
Level Datum: AHD der.
Origin of Levels: PSM 49894
RL of Origin: 62.350
Contour Interval: 0.25m
Scale @A3 1: 200







LEGEND



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lot shown on this plan)

This plan has been prepared from preliminary survey plan (SP344902) and engineering plans provided on the 27/10/23 by Colliers Engineering & Design.

(Not all items in this legend may be relevant to the

The current development approval (Minor Alteration) was granted for this subdivision (9332/2019/PDA) by the Ipswich City Council (20/01/2023).

The relevant authorities have not yet granted operational works approval for the proposed lot.

Lot 429 is restricted to a depth of 30.48m from the surface as defined by plan S3173.

The purchaser should refer to the applicable development approvals for building and/or other requirements that may be applicable to the lot.

Retaining wall locations and thickness shown on this plan are diagrammatic. For detailed design information refer to the relevant earthworks drawings from Colliers Engineering & Design.

All fill shall be placed and compacted in a controlled manner under Level 1 supervision and certification in accordance with AS3798-2007.

	No.	by	Date	Chkd	Description
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SCALE @A3 1:200 - LENGTHS ARE IN METRES 22 18 20

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Disclosure Plan for Proposed Lot 429 (Restricted) on SP344902

Described as part of Lot 1 (Restricted) on RP196152 Existing Title Reference: 16786116, 16786117 & 16786118

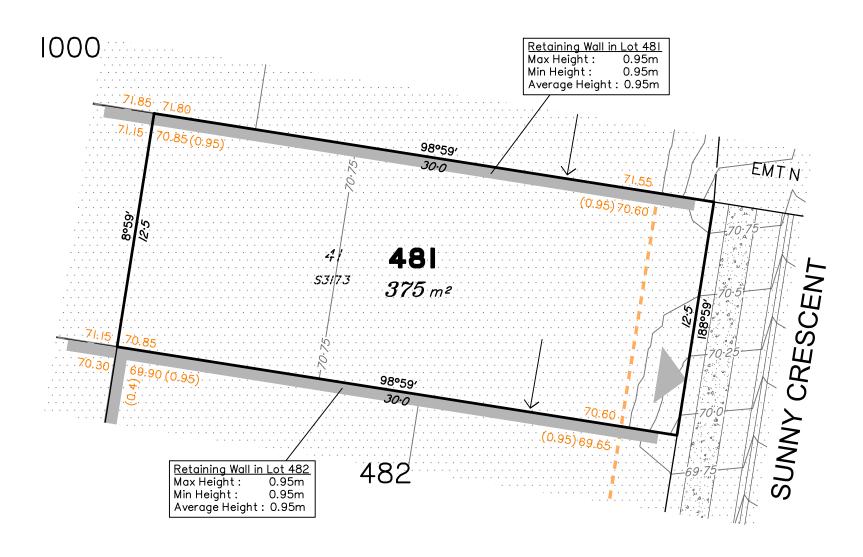
Locality of Ripley (Ipswich City Council)

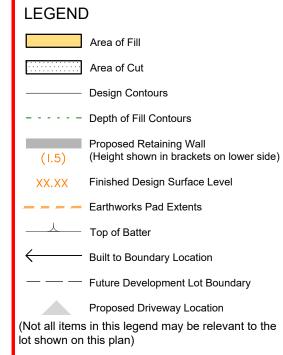
Level Datum: AHD der. Origin of Levels: PSM 49894 RL of Origin: 62.350 Contour Interval: 0.25m Scale @A3 1: 200











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This plan has been prepared from preliminary survey plan (SP344902) and engineering plans provided on the 27/11/23 by Colliers Engineering & Design.

The current development approval (Minor Alteration) was granted for this subdivision (9332/2019/PDA) by the Ipswich City Council (20/01/2023).

The relevant authorities have not yet granted operational works approval for the proposed lot.

Lot 481 is restricted to a depth of 30.48m from the surface as defined by plan S3173.

The purchaser should refer to the applicable development approvals for building and/or other requirements that may be applicable to the lot.

Retaining wall locations and thickness shown on this plan are diagrammatic. For detailed design information refer to the relevant earthworks drawings from Colliers Engineering & Design.



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Chkd Description No. by Date A MS 14/11/23 PS Original Issue B MS 29/11/23 TG Earthworks Update



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Disclosure Plan for Proposed Lot 481 (Restricted) on SP344902

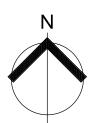
Described as part of Lot 1 (Restricted) on RP196152 Existing Title Reference: 16786116, 16786117 & 16786118

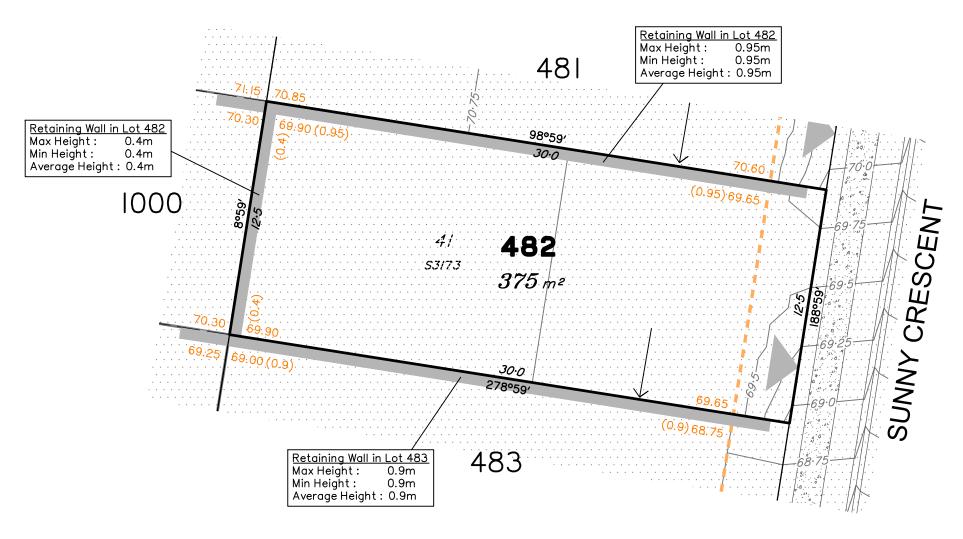
Locality of Ripley (Ipswich City Council)

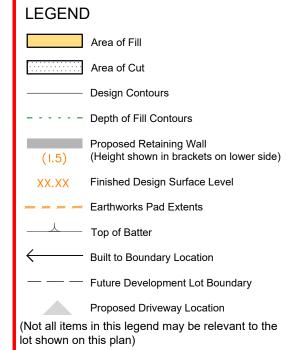
Level Datum: AHD der. Origin of Levels: PSM 49894 RL of Origin: 62.350 Contour Interval: 0.25m

Scale @A3 1: 200









NOTES

This plan has been prepared from preliminary survey plan (SP344902) and engineering plans provided on the 27/11/23 by Colliers Engineering & Design.

The current development approval (Minor Alteration) was granted for this subdivision (9332/2019/PDA) by the Ipswich City Council (20/01/2023).

The relevant authorities have not yet granted operational works approval for the proposed lot.

Lot 482 is restricted to a depth of 30.48m from the surface as defined by plan S3173.

The purchaser should refer to the applicable development approvals for building and/or other requirements that may be applicable to the lot.

Retaining wall locations and thickness shown on this plan are diagrammatic. For detailed design information refer to the relevant earthworks drawings from Colliers Engineering & Design.



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Chkd Description No. by Date A MS 14/11/23 PS Original Issue B MS 29/11/23 TG Earthworks Update



Saunders Havill Group Pty Ltd ABN 24 144 972 949 Brisbane Springfield Rockhampton head office 9 Thompson St Bowen Hills Q 4006 phone 1300 123 SHG web www.saundershavill.com

This Disclosure Plan is prepared for the sole purpose of satisfying the Disclosure requirements of the Land Sales Act and SHOULD NOT be used for any other purpose, particularly as-constructed purposes. This information is compiled from Design plans only, unless otherwise stated, and therefore is subject to final survey and construction of operational works.

Disclosure Plan for Proposed Lot 482 (Restricted) on SP344902

Described as part of Lot 1 (Restricted) on RP196152 Existing Title Reference: 16786116, 16786117 & 16786118

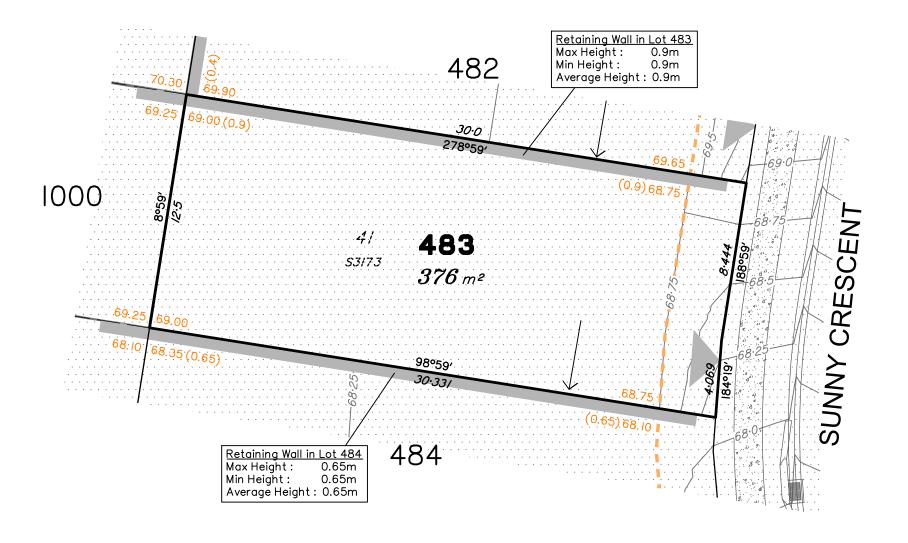
Locality of Ripley (Ipswich City Council)

Level Datum: AHD der. Origin of Levels: PSM 49894 RL of Origin: 62.350 Contour Interval: 0.25m Scale @A3 1: 200









LEGEND Area of Fill Area of Cut **Design Contours** - - - - Depth of Fill Contours Proposed Retaining Wall (Height shown in brackets on lower side) Finished Design Surface Level Earthworks Pad Extents Top of Batter Built to Boundary Location — Future Development Lot Boundary Proposed Driveway Location

NOTES

lot shown on this plan)

This plan has been prepared from preliminary survey plan (SP344902) and engineering plans provided on the 27/11/23 by Colliers Engineering & Design.

(Not all items in this legend may be relevant to the

The current development approval (Minor Alteration) was granted for this subdivision (9332/2019/PDA) by the Ipswich City Council (20/01/2023).

The relevant authorities have not yet granted operational works approval for the proposed lot.

Lot 483 is restricted to a depth of 30.48m from the surface as defined by plan S3173.

The purchaser should refer to the applicable development approvals for building and/or other requirements that may be applicable to the lot.

Retaining wall locations and thickness shown on this plan are diagrammatic. For detailed design information refer to the relevant earthworks drawings from Colliers Engineering & Design.



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2	0	2	4	6	8	10	12	14	16	18	20	22	24

No. by Date Chkd Description A MS 14/11/23 PS Original Issue B MS 29/11/23 TG Earthworks Update



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Brisbane Springfield Rockhampton and construction of operational works. ■ surveying ■ town planning ■ urban design ■ environmental management ■ landscape architecture

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Disclosure Plan for Proposed Lot 483 (Restricted) on SP344902

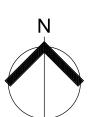
Described as part of Lot 1 (Restricted) on RP196152 Existing Title Reference: 16786116, 16786117 & 16786118

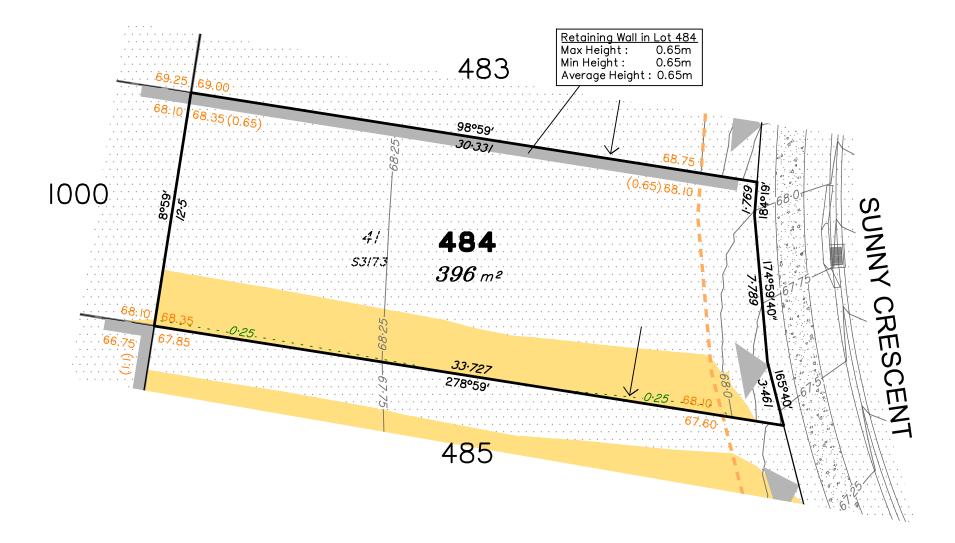
Locality of Ripley (Ipswich City Council)

Level Datum: AHD der. Origin of Levels: PSM 49894 RL of Origin: 62.350 Contour Interval: 0.25m

Scale @A3 1: 200









NOTES

This plan has been prepared from preliminary survey plan (SP344902) and engineering plans provided on the 27/11/23 by Colliers Engineering & Design.

The current development approval (Minor Alteration) was granted for this subdivision (9332/2019/PDA) by the Ipswich City Council (20/01/2023).

The relevant authorities have not yet granted operational works approval for the proposed lot.

Lot 484 is restricted to a depth of 30.48m from the surface as defined by plan S3173.

The purchaser should refer to the applicable development approvals for building and/or other requirements that may be applicable to the lot.

Retaining wall locations and thickness shown on this plan are diagrammatic. For detailed design information refer to the relevant earthworks drawings from Colliers Engineering & Design.

All fill shall be placed and compacted in a controlled manner under Level 1 supervision and certification in accordance with AS3798-2007.

	No.	by	Date	Chkd	Description
S	Α	MS	14/11/23	PS	Original Issue
senss	В	MS	29/11/23	TG	Earthworks Update
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🏿 surveying 🎜 town planning 🗗 urban design 🗗 environmental management 🗗 landscape architecture

SCALE @A3 1:200 - LENGTHS ARE IN METRES 20 22 18

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Saunders Havill Group Pty Ltd ABN 24 144 972 949 Brisbane Springfield Rockhampton head office 9 Thompson St Bowen Hills Q 4006 phone 1300 123 SHG web www.saundershavill.com This Disclosure Plan is prepared for the sole purpose of satisfying the Disclosure requirements of the Land Sales Act and SHOULD NOT be used for any other purpose, particularly as-constructed purposes. This information is compiled from Design plans only, unless otherwise stated, and therefore is subject to final survey and construction of operational works.

Disclosure Plan for Proposed Lot 484 (Restricted) on SP344902

Described as part of Lot 1 (Restricted) on RP196152 Existing Title Reference: 16786116, 16786117 & 16786118

Locality of Ripley (Ipswich City Council)

Level Datum: AHD der. Origin of Levels: PSM 49894 RL of Origin: 62.350 Contour Interval: 0.25m

Scale @A3 1: 200







LEGEND

Area of Cut

Design Contours - - - Depth of Fill Contours

> Proposed Retaining Wall (Height shown in brackets on lower side)

Finished Design Surface Level

Earthworks Pad Extents Top of Batter

Built to Boundary Location

 Future Development Lot Boundary Proposed Driveway Location

(Not all items in this legend may be relevant to the lot shown on this plan)

NOTES

This plan has been prepared from preliminary survey plan (SP344902) and engineering plans provided on the 27/11/23 by Colliers Engineering & Design.

The current development approval (Minor Alteration) was granted for this subdivision (9332/2019/PDA) by the Ipswich City Council (20/01/2023).

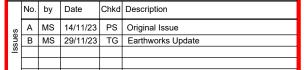
The relevant authorities have not yet granted operational works approval for the proposed lot.

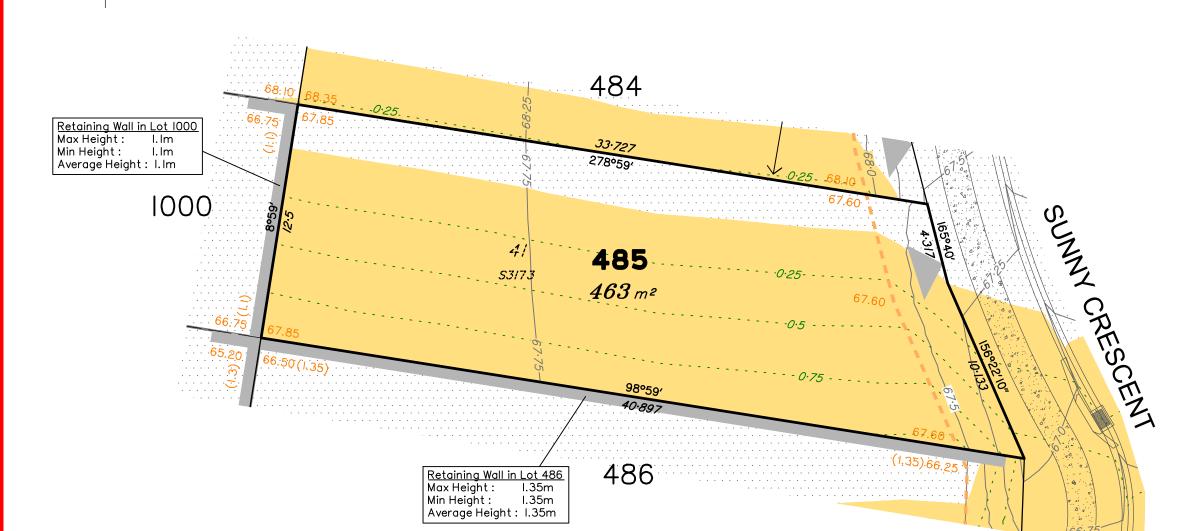
Lot 485 is restricted to a depth of 30.48m from the surface as defined by plan S3173.

The purchaser should refer to the applicable development approvals for building and/or other requirements that may be applicable to the lot.

Retaining wall locations and thickness shown on this plan are diagrammatic. For detailed design information refer to the relevant earthworks drawings from Colliers Engineering & Design.

All fill shall be placed and compacted in a controlled manner under Level 1 supervision and certification in accordance with AS3798-2007.







SCALE @A3 1:200 - LENGTHS ARE IN METRES 22 18 20

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Disclosure Plan for Proposed Lot 485 (Restricted) on SP344902

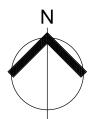
Described as part of Lot 1 (Restricted) on RP196152 Existing Title Reference: 16786116, 16786117 & 16786118

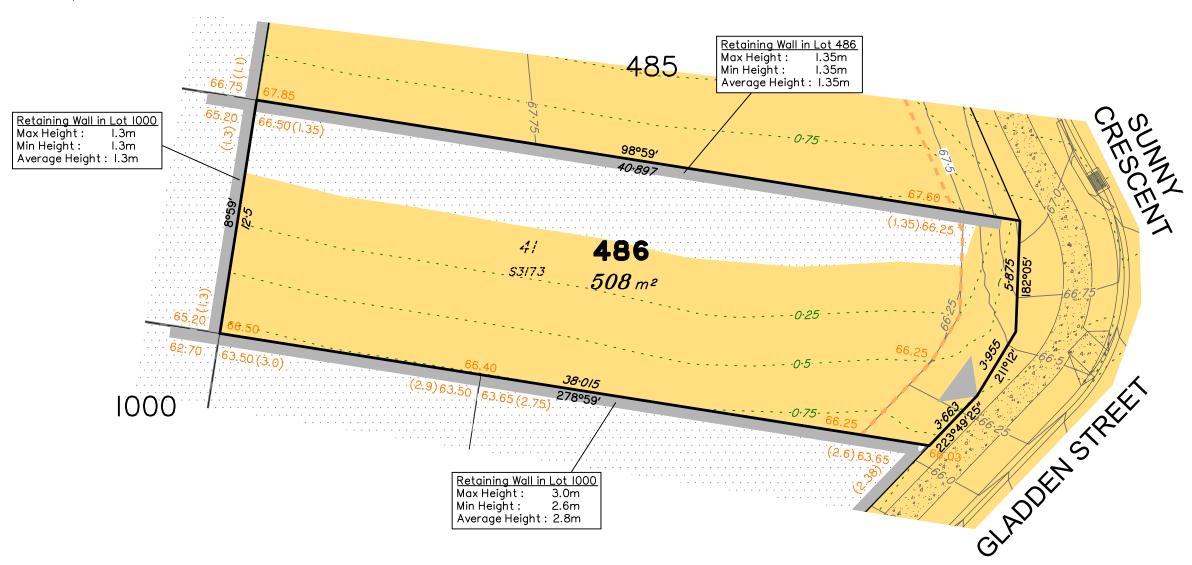
Locality of Ripley (Ipswich City Council)

Level Datum: AHD der. Origin of Levels: PSM 49894 RL of Origin: 62.350 Contour Interval: 0.25m

Scale @A3 1: 200







LEGEND

Area of Fill

Area of Cut

Design Contours

Proposed Retaining Wall
(I.5) (Height shown in brackets on lower side)

XX.XX Finished Design Surface Level

Earthworks Pad Extents

Top of Batter

Built to Boundary Location

Future Development Lot Boundary

Proposed Driveway Location

(Not all items in this legend may be relevant to the lot shown on this plan)

NOTES

This plan has been prepared from preliminary survey plan (SP344902) and engineering plans provided on the 27/11/23 by Colliers Engineering & Design.

The current development approval (Minor Alteration) was granted for this subdivision (9332/2019/PDA) by the Ipswich City Council (20/01/2023).

The relevant authorities have not yet granted operational works approval for the proposed lot.

Lot 486 is restricted to a depth of 30.48m from the surface as defined by plan S3173.

The purchaser should refer to the applicable development approvals for building and/or other requirements that may be applicable to the lot.

Retaining wall locations and thickness shown on this plan are diagrammatic. For detailed design information refer to the relevant earthworks drawings from Colliers Engineering & Design.

All fill shall be placed and compacted in a controlled manner under Level 1 supervision and certification in accordance with AS3798-2007.

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RIPLEY

Disclosure Plan for Proposed Lot 486 (Restricted) on SP344902

Described as part of Lot 1 (Restricted) on RP196152
Existing Title Reference: 16786116, 16786117 & 16786118

Locality of Ripley (Ipswich City Council)

		No.	by	Date	Chkd	Description
	S	Α	MS	14/11/23	PS	Original Issue
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Level Datum: AHD der.
Origin of Levels: PSM 49894
RL of Origin: 62.350
Contour Interval: 0.25m

Scale @A3 1: 200