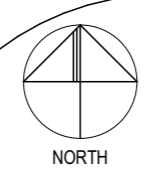




BAL ASSESSMENT:	VARIABLES (AS3959-2018)
SITE AREA:	13,169m <sup>2</sup>
NEW FOOTPRINTS:	541m <sup>2</sup>
SITE COVERAGE:	4.10%
SOME ITEMS LISTED BELOW MAY NOT BE APPLICABLE	
REFER MATERIALS & FINISHES SCHEDULE FOR FURTHER DETAIL	
BOL:	BOLLARD
EX:	EXISTING
FH:	FIRE HYDRANT
FL:	FLOOR LEVEL
MH:	MANHOLE
RL:	RELATIVE LEVEL
SH:	SHED / OUTBUILDING
ST1:	SEPTIC TANK, MINIMUM 4500L
ST2:	SEPTIC TANK, MINIMUM 5000L PUMP WELL
WHT:	WATER HARVESTING TANK
AG:	AG-DRAIN
COM:	COMMS LINE
G:	GAS LINE
HV:	HV POWER LINE
LV:	LV POWER LINE
S:	SEWER LINE
SW:	STORMWATER
W:	WATER LINE
LEVELS AND DIMENSIONS TO BE CONFIRMED ON SITE	
UTILITY CONNECTION LOCATIONS TO BE CONFIRMED ON SITE	
SITE ACCESS TO BE PROVIDED WITH APPLICABLE TURNING AND TRANSITION REQUIREMENTS	
VEHICLES TO ONLY BE PARKED IN DESIGNATED AREAS	
CUT-OFF AND AG-DRAINS TO BE INSTALLED PRIOR TO EXCAVATION OF FOOTINGS	
EXCAVATED MATERIAL TO BE PLACED UP-SLOPE OF DRAINS AND SEDIMENT FENCES INSTALLED DOWN-SLOPE OF MATERIAL	
EXCAVATED MATERIAL TO BE USED WHERE SITE WORKS REQUIRE FILL, BEFORE EXCESS MATERIAL IS PROPERLY REMOVED FROM SITE	
DOWNPIPES TO BE CONNECTED TO RELEVANT SYSTEM AS SOON AS ROOF IS INSTALLED	
PRODUCTS AND SYSTEMS TO BE INSTALLED AND / OR USED AS PER MANUFACTURER'S INSTRUCTIONS	
<b>IMPORTANT</b> WORKS ARE TO BE IN ACCORDANCE WITH THE APPLICABLE AUSTRALIAN STANDARDS, CONSTRUCTION CODES (NCC) & REQUIREMENTS OF ANY RELEVANT LOCAL AUTHORITIES	

**PROPOSED SITE PLAN**  
1:750

CBM Sustainable Design  
 LTN: 51 York Street, PO Box 1971, Launceston TAS 7250  
 HBT: 1 Kyeema Place, Cambridge TAS 7170  
 VIC: Level 14, 390 St Kilda Road, Melbourne VIC 3004  
 NSW: Impact Centre, 19 Chetwynd Road, Erina NSW 2250  
 P: +613 6332 6988 E: info@cbmgroup.com.au A: CC1113Z



**FIAAI 2-BED AND 3-BED HOUSING**  
 13-15 BARR STREET LADY BARRON  
 FLINDERS ISLAND TAS 7255  
 FLINDERS ISLAND ABORIGINAL ASSOCIATION INC. (FIAAI) SCALE: 1:750 (A3)

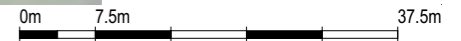
REV	AMENDMENT	DATE
01	SKETCH DESIGN	18/09/2023
02	DEVELOPMENT APPLICATION - DRAFT ONLY	5/10/2023
03	DEVELOPMENT APPLICATION	13/12/2023

ISSUED BY:  
dstanford  
 DRAWN BY:  
jdingemane,  
dstanford  
 APPROVED BY:  
jdingemane

**DEVELOPMENT APPLICATION**

**PROPOSED SITE PLAN**  
 DWG: **A103**  
 PROJECT: **P23030 / 04**

REV: **03**





BAL ASSESSMENT: (AS3959-2018)	VARIABLES
SITE AREA:	13,169m <sup>2</sup>
NEW FOOTPRINTS:	541m <sup>2</sup>
SITE COVERAGE:	4.10%

SOME ITEMS LISTED BELOW MAY NOT BE APPLICABLE

REFER MATERIALS & FINISHES SCHEDULE FOR FURTHER DETAIL

- BOL: BOLLARD
- EX: EXISTING
- FH: FIRE HYDRANT
- FL: FLOOR LEVEL
- MH: MANHOLE
- RL: RELATIVE LEVEL
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- ST1: SEPTIC TANK, MINIMUM 4500L
- ST2: SEPTIC TANK, MINIMUM 5000L PUMP WELL
- WHT: WATER HARVESTING TANK

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- COM: COMMS LINE
- G: GAS LINE
- HV: HV POWER LINE
- LV: LV POWER LINE
- S: SEWER LINE
- SW: STORMWATER
- W: WATER LINE

LEVELS AND DIMENSIONS TO BE CONFIRMED ON SITE

UTILITY CONNECTION LOCATIONS TO BE CONFIRMED ON SITE

SITE ACCESS TO BE PROVIDED WITH APPLICABLE TURNING AND TRANSITION REQUIREMENTS

VEHICLES TO ONLY BE PARKED IN DESIGNATED AREAS

CUT-OFF AND AG-DRAINS TO BE INSTALLED PRIOR TO EXCAVATION OF FOOTINGS

EXCAVATED MATERIAL TO BE PLACED UP-SLOPE OF DRAINS AND SEDIMENT FENCES INSTALLED DOWN-SLOPE OF MATERIAL

EXCAVATED MATERIAL TO BE USED WHERE SITE WORKS REQUIRE FILL, BEFORE EXCESS MATERIAL IS PROPERLY REMOVED FROM SITE

DOWNPIPES TO BE CONNECTED TO RELEVANT SYSTEM AS SOON AS ROOF IS INSTALLED

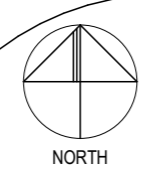
PRODUCTS AND SYSTEMS TO BE INSTALLED AND / OR USED AS PER MANUFACTURER'S INSTRUCTIONS

**IMPORTANT**  
WORKS ARE TO BE IN ACCORDANCE WITH THE APPLICABLE AUSTRALIAN STANDARDS, CONSTRUCTION CODES (NCC) & REQUIREMENTS OF ANY RELEVANT LOCAL AUTHORITIES

**PROPOSED SITE PLAN: CAR PARK**  
1:750

CBM Sustainable Design  
 LTN: 51 York Street, PO Box 1971, Launceston TAS 7250  
 HBT: 1 Kyeema Place, Cambridge TAS 7170  
 VIC: Level 14, 390 St Kilda Road, Melbourne VIC 3004  
 NSW: Impact Centre, 19 Chetwynd Road, Erina NSW 2250

P: +613 6332 6988 E: info@cbmgroup.com.au A: CC1113Z



**FIAAI 2-BED AND 3-BED HOUSING**  
 13 -15 BARR STREET LADY BARRON  
 FLINDERS ISLAND TAS 7255  
 FLINDERS ISLAND ABORIGINAL ASSOCIATION INC. (FIAAI) SCALE: 1:750 (A3)

**DEVELOPMENT APPLICATION**

REV	AMENDMENT	DATE
01	DEVELOPMENT APPLICATION	2/02/2024

ISSUED BY:  
dstanford  
  
 DRAWN BY:  
jdingemane,  
dstanford  
  
 APPROVED BY:  
Daniel Stanford

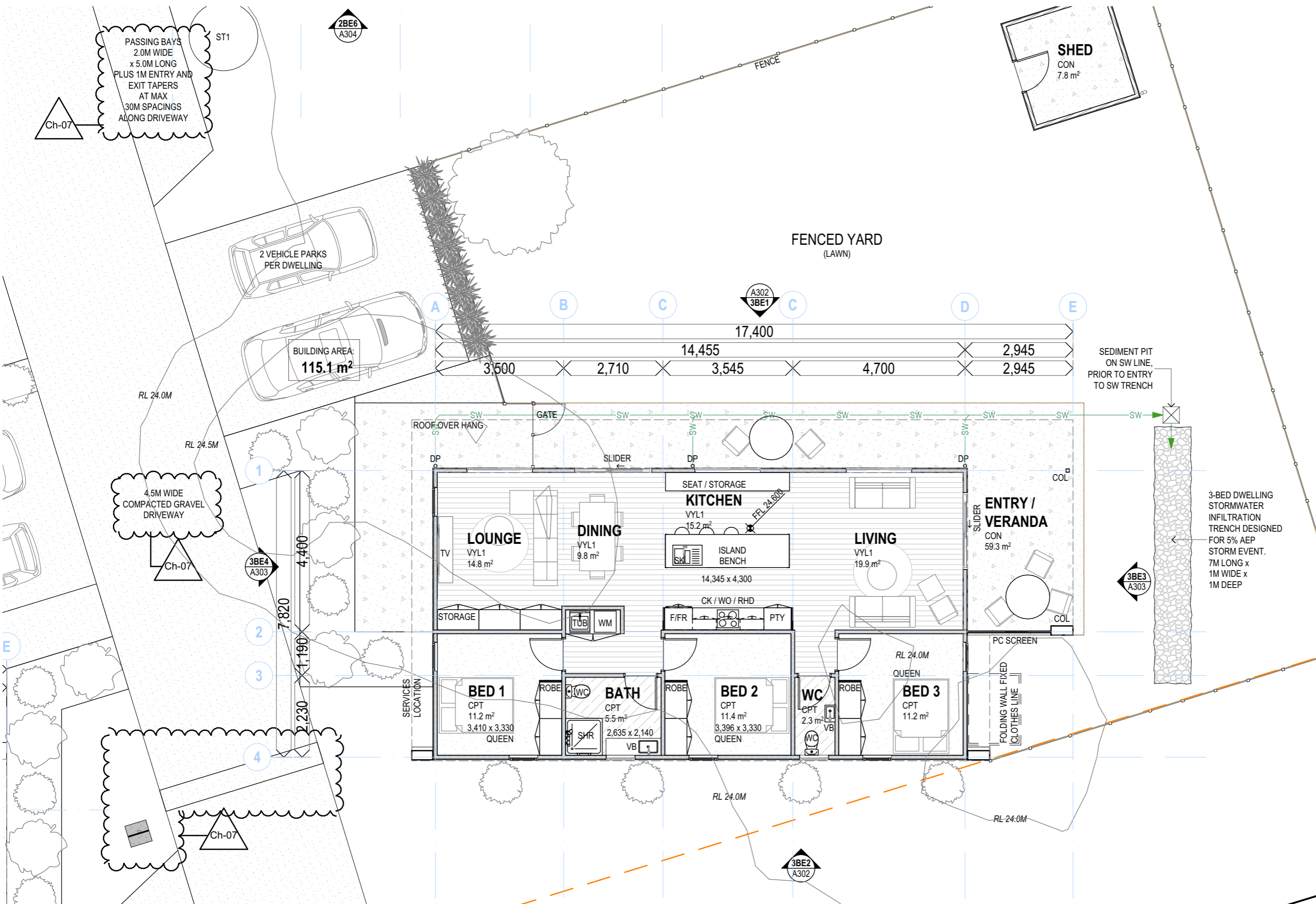
**DRIVEWAY PLAN**  
  
 DWG: **A104**  
 PROJECT: **P23030 / 04**

REV: **01**



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BAL ASSESSMENT: VARIES (AS3959-2018)

**3-BED DWELLING:**  
 FLOOR AREA: 115.1m²  
 DECK AREA: 59.3m²

SOME ITEMS LISTED BELOW MAY NOT BE APPLICABLE

REFER MATERIALS & FINISHES SCHEDULE FOR FURTHER DETAIL

AIR/C: AIR-CONDITIONING UNIT  
 B: BENCH  
 BH: BULKHEAD  
 BL: BLOCKWORK  
 BR: BRICKWORK  
 CUPB: CUPBOARD  
 CK: COOK-TOP / COOKER  
 COL: COLUMN  
 (REFER STRUCTURAL DWGS)  
 CON: EXPOSED CONCRETE  
 CPT: CARPET  
 D: DOOR  
 DP: DOWNPIPE  
 (REFER PLUMBING PLAN)  
 DY: DRYER  
 DW: DISHWASHER  
 EX: EXISTING  
 F/FR: FRIDGE / FREEZER  
 FC: FIBRE CEMENT SHEET  
 FFL: FINISHED FLOOR LEVEL  
 FW: FLOOR WASTE  
 HR: HANDRAIL / GRAB-RAIL  
 HWC: HOT WATER CYLINDER  
 OH: OVERHEAD (STORAGE)  
 PLY: PLYWOOD SHEET  
 PTY: PANTRY  
 RL: RELATIVE LEVEL  
 SHF: SHELF / SHELVING  
 SHR: SHOWER  
 SK: SINK  
 TBR: TIMBER  
 TLE: TILE  
 VB: VANITY BASIN  
 VYL: VINYL  
 W: WINDOW  
 WC: TOILET  
 WM: WASHING MACHINE  
 WO: WALL-OVEN  
 WT: WALL TYPE  
 WHT: WATER HARVESTING TANK

ADJACENT SURFACES TO BE FALLING AWAY FROM BUILDING

PRODUCTS AND SYSTEMS TO BE INSTALLED AND / OR USED AS PER MANUFACTURER'S INSTRUCTIONS

**IMPORTANT**  
 WORKS ARE TO BE IN ACCORDANCE WITH THE APPLICABLE AUSTRALIAN STANDARDS, CONSTRUCTION CODES (NCC) & REQUIREMENTS OF ANY RELEVANT LOCAL AUTHORITIES

GROUND FLOOR PLAN: TYPICAL 3-BED DWELLING 1:100

DEVELOPMENT APPLICATION



CBM Sustainable Design  
 LTN: 51 York Street, PO Box 1971, Launceston TAS 7250  
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 VIC: Level 14, 390 St Kilda Road, Melbourne VIC 3004  
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 P: +613 6332 6988 E: info@cbmgroup.com.au A: CC1113Z

**FIAAI 2-BED AND 3-BED HOUSING**  
 13-15 BARR STREET LADY BARRON  
 FLINDERS ISLAND TAS 7255  
 FLINDERS ISLAND ABORIGINAL ASSOCIATION INC. (FIAAI) SCALE: 1:100 (A3)

REV	AMENDMENT	DATE
01	DEVELOPMENT APPLICATION - DRAFT ONLY	5/10/2023
02	DEVELOPMENT APPLICATION	13/12/2023
03	DEVELOPMENT APPLICATION	2/02/2024

ISSUED BY: dstanford  
 DRAWN BY: jdingemansse, dstanford  
 APPROVED BY: Daniel Stanford

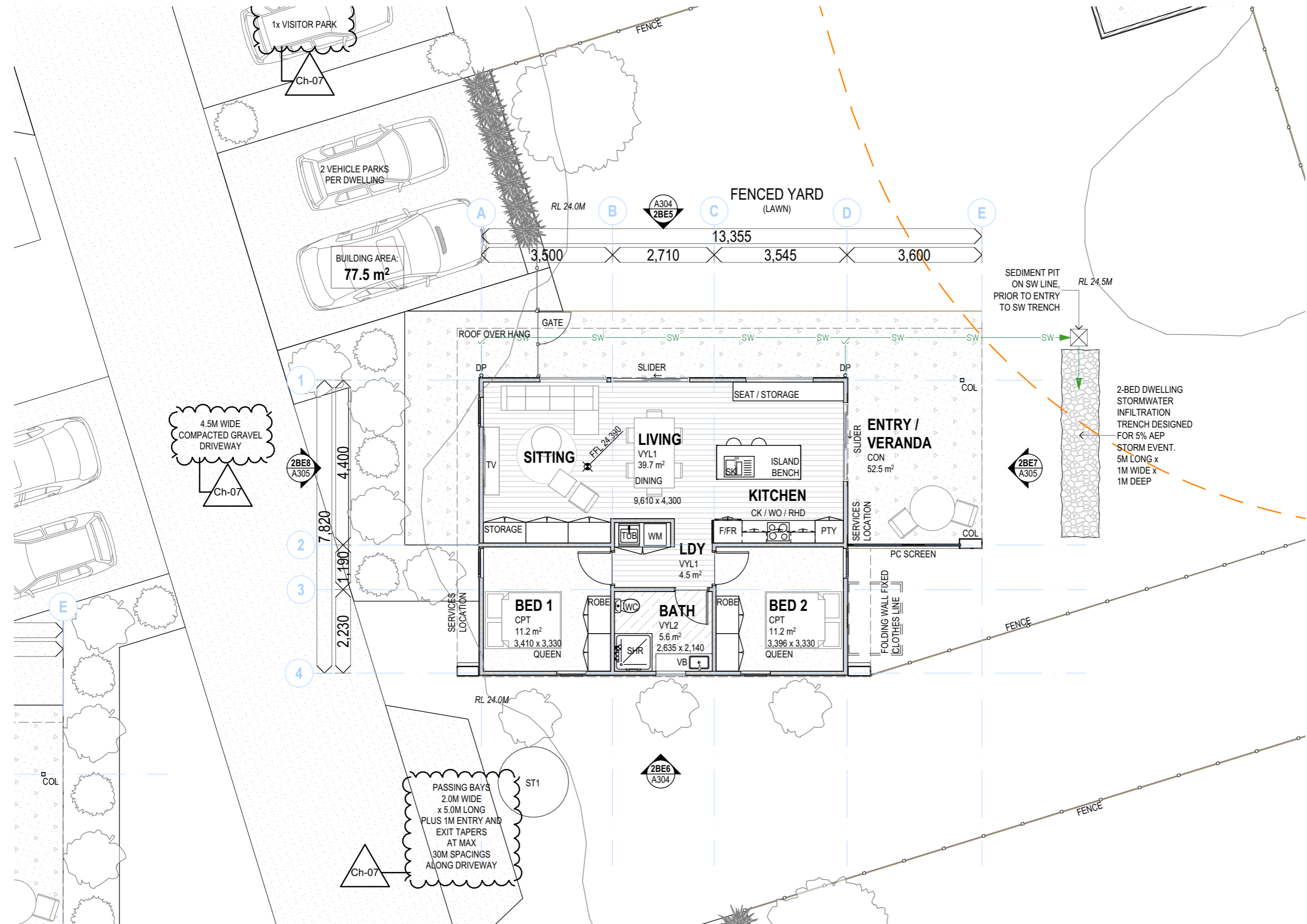
**GROUND FLOOR PLAN: TYPICAL 3-BED DWELLING**  
 DWG: A202  
 PROJECT: P23030 / 04  
 REV: 03



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BAL ASSESSMENT: (AS3959-2018)	VARIABLES
<b>2-BED DWELLING:</b>	
FLOOR AREA:	77.5m <sup>2</sup>
DECK AREA:	52.5m <sup>2</sup>
SOME ITEMS LISTED BELOW MAY NOT BE APPLICABLE	
REFER MATERIALS & FINISHES SCHEDULE FOR FURTHER DETAIL	
AIR/C:	AIR-CONDITIONING UNIT
B:	BENCH
BH:	BULKHEAD
BL:	BLOCKWORK
BR:	BRICKWORK
CUPB:	CUPBOARD
CK:	COOK-TOP / COOKER
COL:	COLUMN
	(REFER STRUCTURAL DWGS)
CON:	EXPOSED CONCRETE
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	(REFER PLUMBING PLAN)
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TBR:	TIMBER
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VB:	VANITY BASIN
VYL:	VINYL
W:	WINDOW
WC:	TOILET
WM:	WASHING MACHINE
WO:	WALL-OVEN
WT:	WALL TYPE
WHT:	WATER HARVESTING TANK
ADJACENT SURFACES TO BE FALLING AWAY FROM BUILDING	
PRODUCTS AND SYSTEMS TO BE INSTALLED AND / OR USED AS PER MANUFACTURER'S INSTRUCTIONS	
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WORKS ARE TO BE IN ACCORDANCE WITH THE APPLICABLE AUSTRALIAN STANDARDS, CONSTRUCTION CODES (NCC) & REQUIREMENTS OF ANY RELEVANT LOCAL AUTHORITIES	

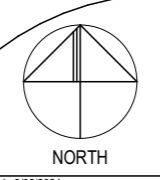


GROUND FLOOR PLAN: TYPICAL 2-BED DWELLING 1:100

DEVELOPMENT APPLICATION



CBM Sustainable Design  
 LTN: 51 York Street, PO Box 1971, Launceston TAS 7250  
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**FIAAI 2-BED AND 3-BED HOUSING**  
 13-15 BARR STREET LADY BARRON  
 FLINDERS ISLAND TAS 7255  
 FLINDERS ISLAND ABORIGINAL ASSOCIATION INC. (FIAAI) SCALE: 1:100 (A3)

REV	AMENDMENT	DATE
01	DEVELOPMENT APPLICATION - DRAFT ONLY	5/10/2023
02	DEVELOPMENT APPLICATION	13/12/2023
03	DEVELOPMENT APPLICATION	2/02/2024

ISSUED BY:  
dstanford  
 DRAWN BY:  
jdjngemans,  
dstanford  
 APPROVED BY:  
Daniel Stanford

**GROUND FLOOR PLAN: TYPICAL 2-BED DWELLING**  
 DWG: **A203**  
 PROJECT: **P23030 / 04**  
 REV: **03**  
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BAL ASSESSMENT: VARIES (AS3959-2018)

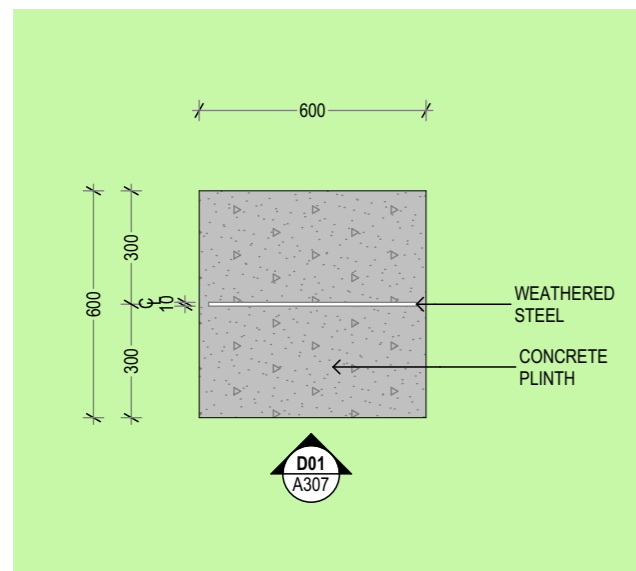
REFER MATERIALS & FINISHES SCHEDULE AND INSULATION SCHEDULE FOR FURTHER DETAIL

SUBSTITUTIONS FOR PRODUCTS WITH MATCHING CHARACTERISTICS MAY BE MADE WITH THE APPROVAL OF SUPERINTENDENT

PRODUCTS AND SYSTEMS TO BE INSTALLED AND / OR USED AS PER MANUFACTURER'S INSTRUCTIONS

**IMPORTANT**

WORKS ARE TO BE IN ACCORDANCE WITH THE APPLICABLE AUSTRALIAN STANDARDS, CONSTRUCTION CODES (NCC) & REQUIREMENTS OF ANY RELEVANT LOCAL AUTHORITIES



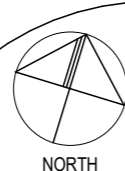
SPEED LIMIT BEACON PLAN 1:20



SPEED LIMIT BEACON DETAIL 1 1:20



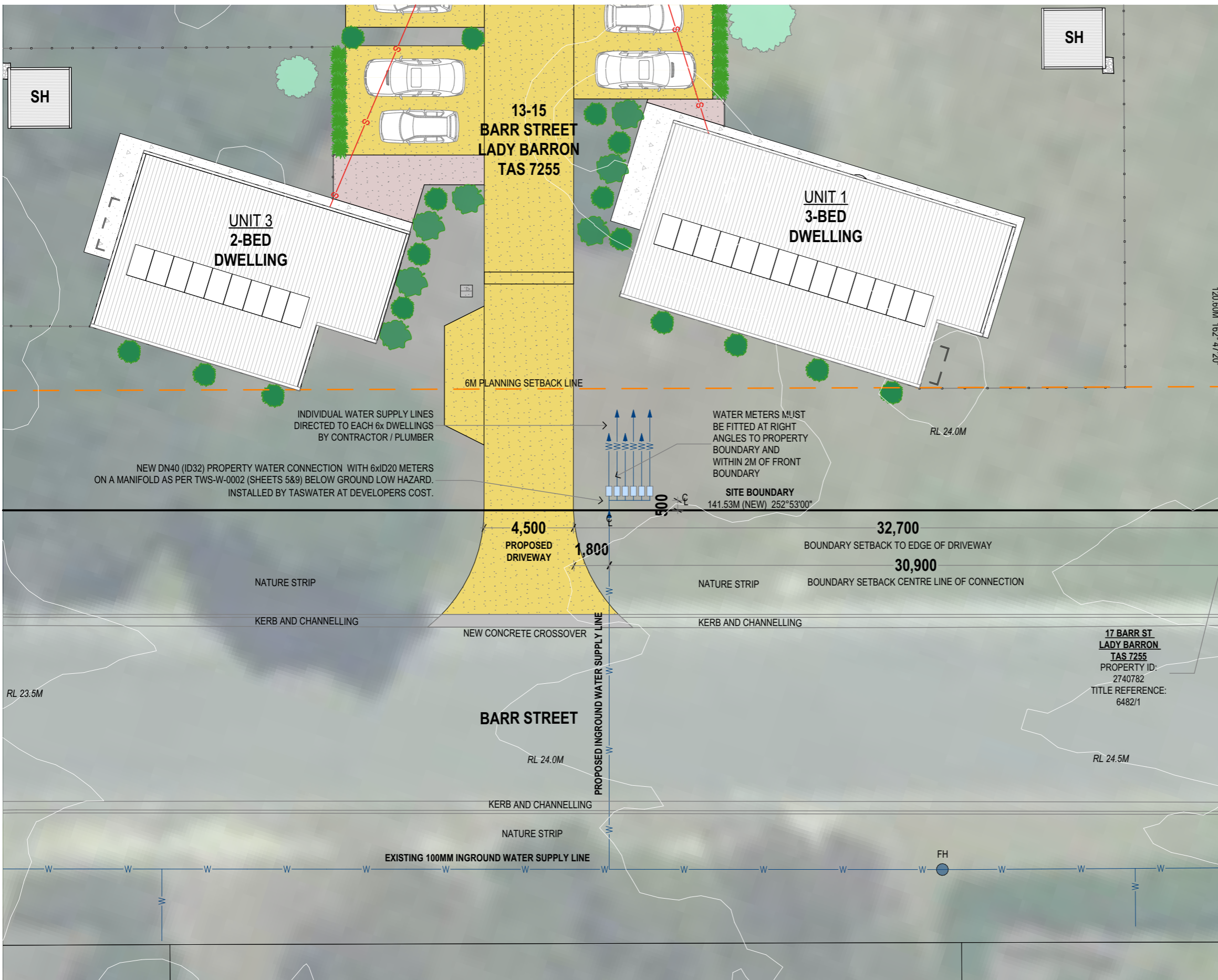
SPEED LIMIT BEACON PERSPECTIVE



REV	AMENDMENT	DATE
01	DEVELOPMENT APPLICATION	2/02/2024

ISSUED BY:  
dstanford  
 DRAWN BY:  
jdingemans,  
dstanford  
 APPROVED BY:  
Daniel Stanford





REFER SITE PLAN FOR CONNECTION LOCATION

WATER CONNECTION TO BE LOCATED NEXT TO DRIVEWAY ENTRANCE

LIGHT TRAFFICABLE AREAS ARE DEFINED AS AREAS WITH CLASS 'B' WHEEL LOADINGS TO AS3996. IN AREAS WITH WHEEL LOADINGS GREATER THAN CLASS 'B' THEN AN ALUMINIUM ALLOY PIT WITH CONCRETE SURROUND OR A TERRA FIRMA PIT LID IS UNSUITABLE

IN RURAL AND SEMI-RURAL SITUATIONS THE CAST IRON MAINS COVER MAY BE REPLACED WITH A DN150 PVC END CONNECTION AND SCREW CAP WHERE APPROVED BY AUTHORISED OFFICER

REFER TO TASWATER'S BOUNDARY BACKFLOW CONTAINMENT GUIDELINES FOR HAZARD RATINGS

ANY PRESSURE LIMITING VALVES INSTALLED UNDER THE REQUIREMENTS OF CLAUSE 3.3.4 OF AS3500.1 ARE TO BE INSTALLED OUTSIDE OF AND DOWNSTREAM OF THE METER BOX

ONLY USE PRODUCTS WITH WATERMARK CERTIFICATION AND APPROVED FOR USE BY TASWATER AND LISTED WITHIN CITY WEST WATER'S APPROVED PRODUCTS CATALOGUE

INSTALLATION MUST COMPLY WITH MANUFACTURER'S WRITTEN INSTRUCTIONS

TPFNR FURRULE COCK, CONNECTORS, TAPPING BAND AND GATE VALVE MUST BE PRESSURE RATED PN16 MINIMUM BODY DEZINCIFICATION BRASS TO AS2345 AND COMPLY WITH POTABLE WATER CONTACT AS4020

ALL VALVES MUST BE RESILIENT SEATED CLOCKWISE CLOSE TO AS1628 WITH 316 STAINLESS STEEL BOLTS AND WASHERS

IN FOOTPATHS AND PAVED AREAS THE POLYETHYLENE METER BOX MUST BE SUPPORTED WITH IN-SITU N25 CONCRETE

UNLESS APPROVED OTHERWISE WATER METERS, TAILS AND METER BOXES ARE TO BE SUPPLIED BY TASWATER

**IMPORTANT**  
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- SOME ITEMS LISTED BELOW MAY NOT BE APPLICABLE
- REFER MATERIALS & FINISHES SCHEDULE FOR FURTHER DETAIL
- DP: DOWNPIPE (SIZED ON PLAN)
  - DW: DISHWASHER
  - EX: EXISTING
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  - FH: FIRE HYDRANT
  - FHR: FIRE HOSE REEL
  - FW: FLOOR WASTE
  - HWC: HOT WATER CYLINDER
  - IO: INSPECTION OPENING
  - MH: MANHOLE
  - ORG: OVERFLOW RELIEF GULLY
  - SHW: SHOWER
  - SK: SINK
  - SH: SHED
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  - VSS: VERTICAL SEWER STACK (SIZED ON PLAN)
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  - WM: WASHING MACHINE
  - WHT: WATER HARVESTING TANK
- AG-DRAIN
  - GAS LINE
  - SEWER LINE
  - STORMWATER
  - WATER LINE

ADJACENT SURFACES TO BE FALLING AWAY FROM BUILDING

DOWNPIPES TO BE UPVC (SHROUDED IN FINISH MATERIAL AS REQUIRED)

INSPECTION OPENINGS (IO) TO BE INSTALLED AT MAJOR BENDS IN STORM-WATER LINES AND ALL LOW POINTS IN DOWNPIPES

HEATED WATER PIPING NOT WITHIN A CONDITIONED SPACE TO BE PROPERLY INSULATED

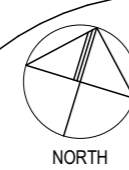
PRODUCTS AND SYSTEMS TO BE INSTALLED AND / OR USED AS PER MANUFACTURER'S INSTRUCTIONS

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TASWATER METRE CONNECTION 1:200

CBM Sustainable Design  
 LTN: 51 York Street, PO Box 1971, Launceston TAS 7250  
 HBT: 1 Kyeema Place, Cambridge TAS 7170  
 VIC: Level 14, 390 St Kilda Road, Melbourne VIC 3004  
 NSW: Impact Centre, 19 Chetwynd Road, Erina NSW 2250

P: +613 6332 6988 E: info@cbmgroup.com.au A: CC1113Z



**FIAAI 2-BED AND 3-BED HOUSING**  
 13 -15 BARR STREET LADY BARRON  
 FLINDERS ISLAND TAS 7255  
 FLINDERS ISLAND ABORIGINAL ASSOCIATION INC. (FIAAI) SCALE: 1:200 (A3)

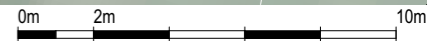
REV	AMENDMENT	DATE
01	DEVELOPMENT APPLICATION	2/02/2024

ISSUED BY:  
dstanford  
 DRAWN BY:  
jdingemans,  
dstanford  
 APPROVED BY:  
Daniel Stanford

DEVELOPMENT APPLICATION

**TASWATER METRE CONNECTION**  
**PLAN**  
 DWG: **A801**  
 PROJECT: **P23030 / 04**

REV: **01**



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# FIAAI 2-BED AND 3-BED HOUSING

13 -15 BARR STREET LADY BARRON FLINDERS ISLAND TAS 7255

FLINDERS ISLAND ABORIGINAL ASSOCIATION INC. (FIAAI)



LTN: 51 York Street, PO Box 1971, Launceston TAS 7250  
 HBT: 1 Kyeema Place, Cambridge TAS 7170  
 VIC: Level 14, 390 St Kilda Road, Melbourne VIC 3004  
 NSW: Impact Centre, 19 Chetwynd Road, Erina NSW 2250

PROJECT: **P23030 / 04**

P: +613 6332 6988 E: info@cbmgroup.com.au A: CC1113Z

## TRANSMITTAL, DRAWING INDEX

**2/02/2024**

DEVELOPMENT APPLICATION

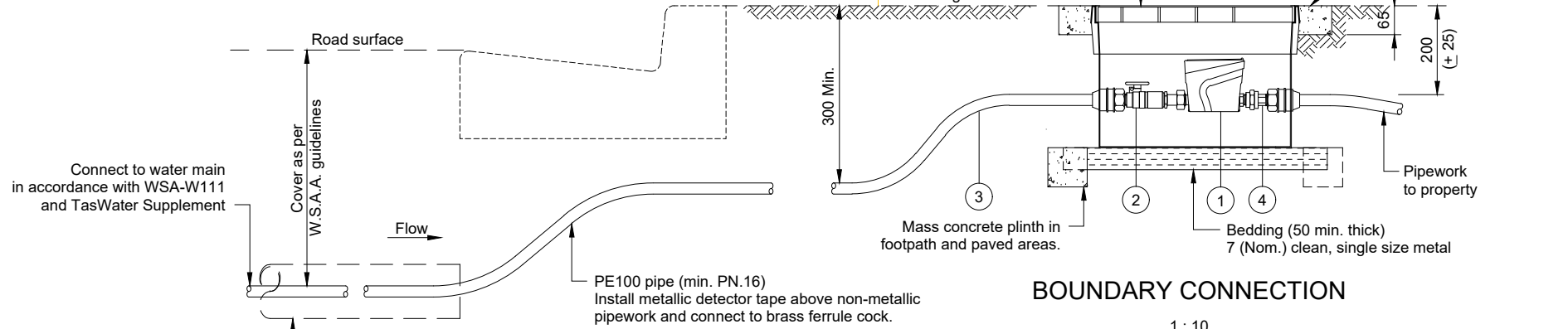
DWG NO.	DRAWING	REV	DATE AND TIME
A103	PROPOSED SITE PLAN	03	13/12/2023 11:22 AM
A104	DRIVEWAY PLAN	01	2/02/2024 10:05 AM
A202	GROUND FLOOR PLAN: TYPICAL 3-BED DWELLING	03	2/02/2024 10:05 AM
A203	GROUND FLOOR PLAN: TYPICAL 2-BED DWELLING	03	2/02/2024 10:05 AM
A307	SPEED LIMIT BEACON	01	2/02/2024 10:05 AM
A801	TASWATER METRE CONNECTION PLAN	01	2/02/2024 10:05 AM

RECIPIENT	DATE / ISSUE FORMAT			
	05/10/2023	21/11/2023	13/12/2023	02/02/2024
<b>CLIENT:</b> FLINDERS ISLAND ABORIGINAL ASSOCIATION INC. (FIAAI)	E	E	E	E
<b>BUILDING CONTRACTOR:</b> B.H. APARTMENTS PTY LTD	-	-	-	-
<b>PRIVATE BUILDING CERTIFIER:</b> TRIDENT BUILDING SURVEYORS	-	-	-	-
<b>STATUTORY AUTHORITY:</b> FLINDERS COUNCIL	E	-	E	E
<b>WATER AUTHORITY:</b> TASWATER	E	-	-	E
<b>ACOUSTIC:</b> -	-	-	-	-
<b>CIVIL:</b> -	-	-	-	-
<b>ELECTRICAL:</b> -	-	-	-	-
<b>ENVIRONMENTAL:</b> -	-	-	-	-
<b>BUSHFIRE:</b> REBECCA GREEN & ASSOCIATES	-	-	-	-
<b>GEOTECHNICAL:</b> STRATA GEOSCIENCE AND ENVIRONMENTAL	-	-	-	-
<b>HERITAGE:</b> -	-	-	-	-
<b>HYDRAULIC:</b> -	-	-	-	-
<b>LAND SURVEYING:</b> -	-	-	-	-
<b>LANDSCAPING:</b> -	-	-	-	-
<b>MECHANICAL:</b> -	-	-	-	-
<b>QUANTITY SURVEYING:</b> -	-	-	-	-
<b>STRUCTURAL:</b> EXCEED ENGINEERING	-	-	-	-
<b>LAND OWNER</b> HOMES TASMANIA	-	E	E	-

FORMATS: D BIMX / DWG / DXF E ELECTRONIC (PDF) H PAPER HARDCOPY

ADDITIONAL ASSOCIATED DOCUMENTS	FORMAT	ISSUED
CERTIFICATE OF TITLE	-	-
SOIL TEST / SITE ASSESSMENT	-	-
ON-SITE WASTEWATER DESIGN	-	-
FORM 35 (BUILDING & PLUMBING DESIGN) CERTIFICATION	-	-
FORM 35 (STRUCTURAL DESIGN) CERTIFICATION	-	-
-	-	-
-	-	-
-	-	-
-	-	-
-	-	-
-	-	-
-	-	-

TABLE 1	
LOCATION	METER BOX TYPE
Non Trafficable (Class A to AS/NZS 3996 - extra light duty)	Standard polyethylene meter box with green non-slip lid (‘Draper’ Model DRA 20/3, or similar approved)
Footpath and Paved areas (Class B to AS/NZS 3996 - light duty)	Alluminium alloy meter box with alloy non-slip lid (‘Bennet & Kingston’ box and lid, or similar approved)



SCHEDULE OF ITEMS		
No.	DESCRIPTION	COMMENTS
①	'Sensus' Water Meter with Dual Check Valve	Supplied by TasWater
②	Ball Valve - W/MRK Lockable Quarter Turn Brass DZR, Resilient Seated with Extendable Nut and Tail	Supplied by TasWater
③	Pipe and Fittings (PN.16 minimum)	
④	Brass Nut and Tail	Supplied by TasWater

### GENERAL NOTES

- All dimensions in millimeters (mm), unless noted otherwise.
- DN refers to the nominal internal diameter of the installation/components.
- Water connection to be located next to driveway entrance.
- Water connection point to be located between driveway entrance and nearest side boundary, unless otherwise approved.
- Light trafficable areas are defined as areas with Class 'B' wheel loadings to AS/NZS 3996. In areas with wheel loadings greater than Class 'B' then an aluminium alloy pit with concrete surround is unsuitable.
- In rural and semi-rural situations the cast iron mains cover may be replaced with a DN.150 PVC end connection and screw cap where approved by authorised officer.
- Refer to TasWater's boundary backflow containment guidelines for hazard ratings.
- Any pressure limiting valves installed under the requirements of clause 3.3.4 of AS.3500.1-2003 are to be installed outside of and downstream of the meter box.
- After installation of meter, TasWater must be notified by returning meter sheet to "Development@taswater.com.au" stating TasWater reference number in subject line.
- Failure to install or contact TasWater after installation will result in non issue of any compliance certificates.

### VALVE & EQUIPMENT SCHEDULE

- Only use products with watermark certification and approved for use by TasWater and listed within TasWater's approved products catalogue.
- Installation must comply with manufacturer's written instructions
- TPFNR ferrule cock, connectors, tapping band and gate valve must be pressure rated PN16 minimum body dezincification brass to AS/NZS 2345 and comply with potable water contact to AS/NZS 4020.
- All valves must be resilient seated, clockwise closing to AS 1628 with 316 stainless steel bolts and washers.
- In footpaths and paved areas the meter box must be supported with insitu N25 concrete.
- Unless approved otherwise the water meter/s, tails and meter boxes are to be supplied by TasWater.

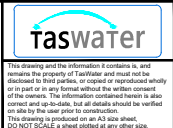


Revision Notes				
5. AMENDMENTS TO SHEETS 7, 12 AND 17				
6. UPDATE GEN NOTES TO SHEETS 1, 2, 3, 5, 6, 8, 9, 10 AND 11				
Rev.	Date	Approved		
6	28/06/2023	G. HENDERSON		



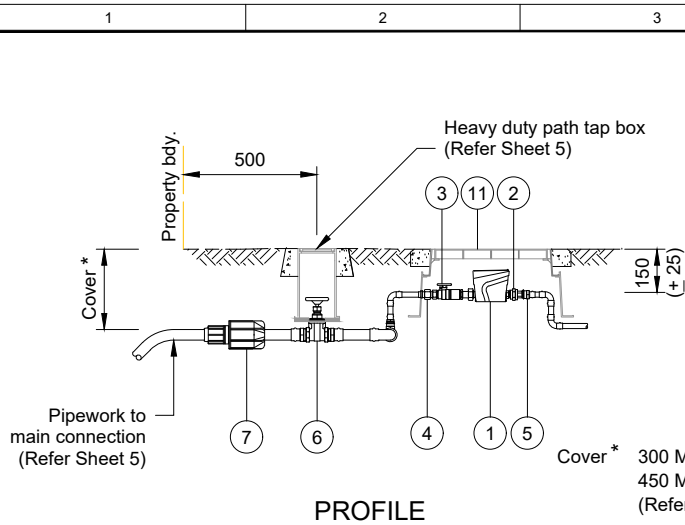
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Drawn	R. HAWLEY	07/02/2017
Designed	R. CAMERON	08/02/2017
Verified	R. JAMES	20/03/2017
Project No.	JR16982-035	Discipline W
Vault Folder	STANDARDS	2018
HPRM File Ref.	T1582-006-0004	

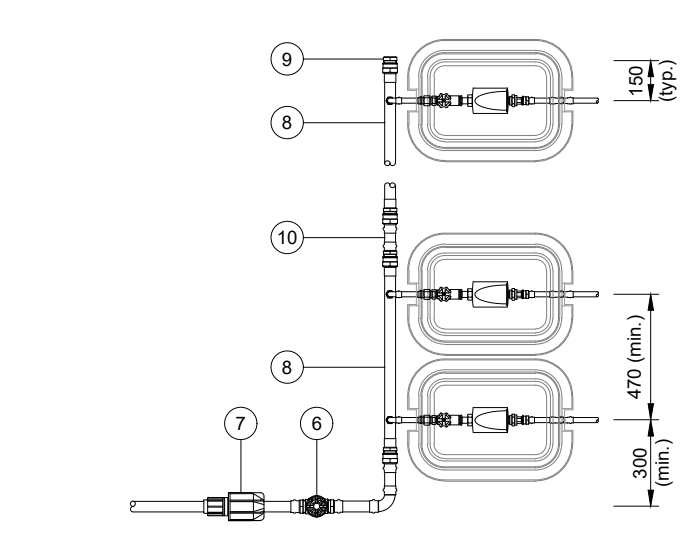


TASWATER STANDARD DRAWING PROPERTY SERVICE CONNECTIONS DN.20 WATER METERS BELOW GROUND (LOW HAZARD)		
TASMANIAN WATER & SEWAGE CORPORATION PTY LTD ABN: 47 162220 653	Sheet Number TWS-W-0002	REVISIONS 05 of 19 6



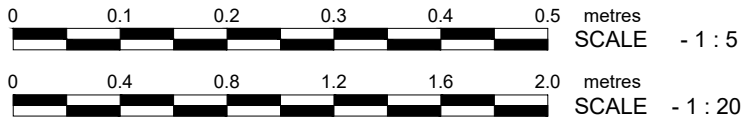


**PROFILE**

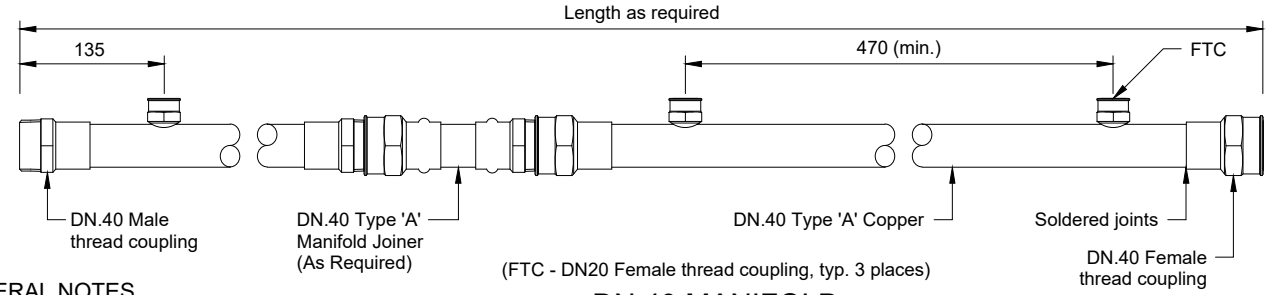


**PLAN VIEW  
BELOW GROUND**

1 : 20



SCHEDULE OF ITEMS		
No.	DESCRIPTION	COMMENTS
①	'Sensus' Water Meter with Dual Check Valve	Supplied by TasWater
②	Brass Nut and Tail	Supplied by TasWater
③	Ball Valve - W/MRK Lockable Quarter Turn Brass DZR, Resilient Seated with Extendable Nut and Tail	
④	'Viega' Pro-press Water Female Line Adaptor	Or Approved Equivalent
⑤	'Viega' Pro-press Water Female Line Adaptor	Or Approved Equivalent
⑥	Gate Valve - Brass DZR, Resilient Seated with Brass Handle	
⑦	Universal Adaptor	
⑧	DN.40 Type 'A' Copper Manifold	Refer Detail
⑨	DN.40 Brass Plug	
⑩	DN.40 Type 'A' Manifold Joiner (As Required)	
⑪	Meter Pit - Non-Trafficable 'Draper' Model Modular DRA 100, or similar	Refer Sheet 5

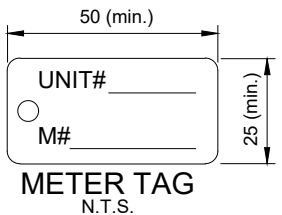


**DN.40 MANIFOLD**

1 : 5

**GENERAL NOTES  
BELOW GROUND**

- All dimensions in millimeters (mm), unless noted otherwise.
- DN refers to the nominal internal diameter of the installation/components.
- Water connection to be located next to driveway entrance.
- Light trafficable areas are defined as areas with a Class 'B' wheel loading to AS/NZS 3996. In areas with a wheel loading greater than Class 'B' then a "Draper" pit is unsuitable.
- All meters shall be tagged with a meter tag that clearly shows the unit # and meter number.
- The meter tag shall have a hole to allow attachment to meter assembly.
- The meter tag needs to be of a material that is water proof and the required information to be in a legible permanent print to identify the meter.



**VALVE & EQUIPMENT SCHEDULE**

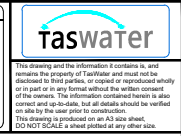
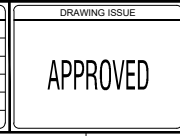
- Only use products with watermark certification and approved for use by TasWater and listed within TasWater's approved products catalogue.
- Installation must comply with manufacturer's written instructions.
- All valves must be resilient seated, clockwise closing to AS 1628 with 316 stainless steel bolts and washers.
- In footpaths and paved areas the meter box must be supported with insitu N25 concrete.
- Unless approved otherwise the water meter/s, tails and meter boxes are to be supplied by TasWater.

Revision Notes				
5. AMENDMENTS TO SHEETS 7, 12 AND 17				
6. UPDATE GEN NOTES TO SHEETS 1, 2, 3, 5, 6, 8, 9, 10 AND 11				
Rev.	6	Date	28/06/2023	Approved
				G. HENDERSON



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Verified	R. JAMES	20/03/2017
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Vault Folder	STANDARDS	© 2018
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TASWATER STANDARD DRAWING PROPERTY SERVICE CONNECTIONS DN.20 WATER METER MANIFOLD BELOW GROUND			
TASMANIAN WATER & SEWAGE CORPORATION PTY LTD		Sheet Number	REVISED
ABR: 47 16220 K53		TWS-W-0002	09 of 19
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