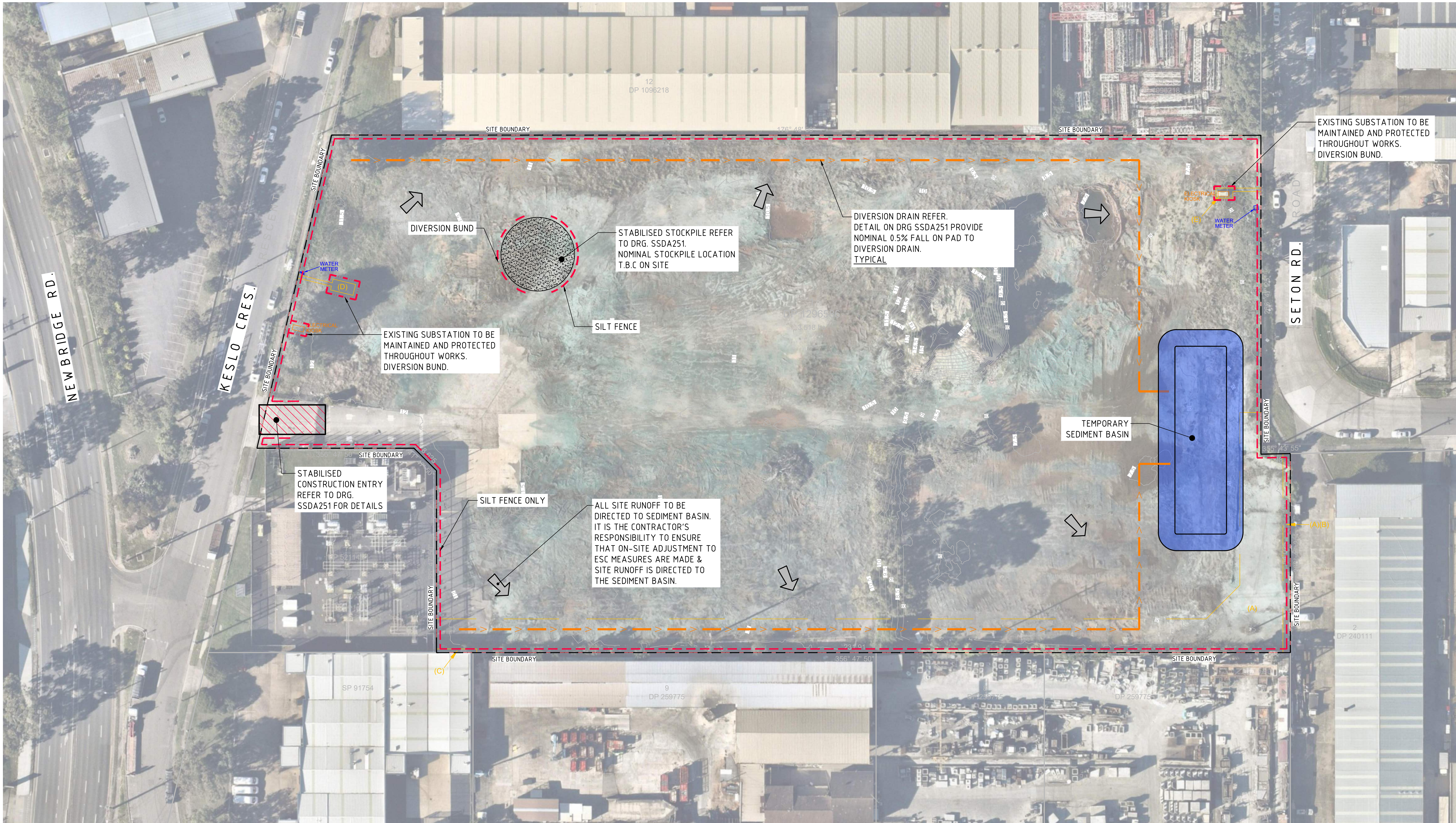


CIVIL DRAWINGS FOR STATE SIGNIFICANT DEVELOPMENT APPLICATION

[illegible]



EROSION CONTROL NOTES:

- ALL CONTROL WORK INCLUDING DIVERSION BANKS AND CATCH DRAINS, V-DRAINS AND SILT FENCES SHALL BE COMPLETED DIRECTLY FOLLOWING THE COMPLETION OF THE EARTHWORKS.
1. SILT FENCES AND SILT FENCE RETURNS SHALL BE ERECTED CONVEX TO THE CONTOUR TO POND WATER.
 2. HAY BALE BARRIERS AND GEOTEXTILE FENCES ARE TO BE CONSTRUCTED TO TOE OF BATTER, PRIOR TO COMMENCEMENT OF EARTHWORKS, IMMEDIATELY AFTER CLEARING OF VEGETATION AND BEFORE REMOVAL OF TOP SOIL.
 3. ALL TEMPORARY EARTH BERM, DIVERSION AND SILT DAM EMBANKMENTS ARE TO BE MACHINE COMPACTED, SEEDED AND MULCHED FOR TEMPORARY VEGETATION COVER AS SOON AS THEY HAVE BEEN FORMED.
 4. CLEAR WATER IS TO BE DIVERTED AWAY FROM DISTURBED GROUND AND INTO THE DRAINAGE SYSTEM.
 5. THE CONTRACTOR IS RESPONSIBLE FOR MAINTAINING AND PROVIDING ON GOING ADJUSTMENT TO EROSION CONTROL MEASURES AS REQUIRED DURING CONSTRUCTION.
 6. ALL SEDIMENT TRAPPING STRUCTURES AND DEVICES ARE TO BE INSPECTED AFTER STORMS FOR STRUCTURAL DAMAGE OR CLOGGING, TRAPPED MATERIAL IS TO BE REMOVED TO A SAFE, APPROVED LOCATION.
 7. ALL FINAL EROSION PREVENTION MEASURES INCLUDING THE ESTABLISHMENT OF GRASSING ARE TO BE MAINTAINED UNTIL THE END OF THE DEFECTS LIABILITY PERIOD.
 8. ALL EARTHWORKS AREAS SHALL BE ROLLED ON A REGULAR BASIS TO SEAL THE EARTHWORKS.
 9. ALL FILL AREAS ARE TO BE LEFT WITH A BUND AT THE TOP OF THE SLOPE AT THE END OF EACH DAYS EARTHWORKS. THE HEIGHT OF THE BUND SHALL BE A MINIMUM OF 200mm.
 10. ALL CUT AND FILL SLOPES ARE TO BE SEEDED AND HYDROMULCHED WITHIN 10 DAYS OF COMPLETION OF FORMATION.
 11. AFTER REVEGETATION OF THE SITE IS COMPLETE AND THE SITE IS STABLE IN THE OPINION OF A SUITABLY QUALIFIED PERSON ALL TEMPORARY WORK SUCH AS SILT FENCE, DIVERSION DRAINS ETC SHALL BE REMOVED.
 12. ALL TOPSOIL STOCKPILES ARE TO BE SUITABLY COVERED TO THE SATISFACTION OF THE SITE MANAGER TO PREVENT WIND AND WATER EROSION.
 13. ANY AREA THAT IS NOT APPROVED BY THE CONTRACT ADMINISTRATOR FOR CLEARING OR DISTURBANCE BY THE CONTRACTOR'S ACTIVITIES SHALL BE CLEARLY MARKED AND SIGN POSTED, FENCED OFF OR OTHERWISE APPROPRIATELY PROTECTED AGAINST ANY SUCH DISTURBANCE.
 14. ALL STOCKPILE SITES SHALL BE SITUATED IN AREAS APPROVED FOR SUCH USE BY THE SITE MANAGER. A 6m BUFFER ZONE SHALL EXIST BETWEEN STOCKPILE SITES AND ANY STREAM OR FLOW PATH. ALL STOCKPILES SHALL BE ADEQUATELY PROTECTED FROM EROSION AND CONTAMINATION OF THE SURROUNDING AREA BY USE OF THE MEASURES APPROVED IN THE EROSION AND SEDIMENTATION CONTROL PLAN.
 15. ACCESS AND EXIT AREAS SHALL INCLUDE SHAKE-DOWN OR OTHER METHODS APPROVED BY THE SITE MANAGER FOR THE REMOVAL OF SOIL MATERIALS FROM MOTOR VEHICLES.
 16. THE CONTRACTOR IS TO ENSURE RUNOFF FROM ALL AREAS WHERE THE NATURAL SURFACE IS DISTURBED BY CONSTRUCTION, INCLUDING ACCESS ROADS, DEPOT AND STOCKPILE SITES, SHALL BE FREE OF POLLUTANTS BEFORE IT IS EITHER DISPERSED TO STABLE AREAS OR DIRECTED TO NATURAL WATERCOURSES.
 17. THE CONTRACTOR SHALL PROVIDE AND MAINTAIN SLOPES, CROWNS AND DRAINS ON ALL EXCAVATIONS AND EMBANKMENTS TO ENSURE SATISFACTORY DRAINAGE AT ALL TIMES. WATER SHALL NOT BE ALLOWED TO POND ON THE WORKS UNLESS SUCH PONDING IS PART OF AN APPROVED ESCP / SWMP.

DUST CONTROL NOTES:

1. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO ENSURE DUST CONTROL MEASURES ARE APPLIED AND MAINTAINED IN ACCORDANCE WITH THE CONSTRUCTION ENVIRONMENTAL MANAGEMENT PLAN.
2. THE APPLICATION OF LIQUID BASED DUST SUPPRESSION MEASURES MUST BE SUCH THAT SEDIMENT LADEN RUNOFF RESULTING FROM SUCH MEASURES DOES NOT CREATE A TRAFFIC OR ENVIRONMENTAL HAZARD. (EG USING HAY BALES)
3. DUST GENERATION ASSOCIATED WITH WIND EROSION TO BE CONTROLLED USING WATER TRUCKS, DUST SUPPRESSING FOG, MIST GENERATORS, SEALANT PLACED OVER THE SOIL, SURFACE ROUGHENING OR RE-VEGETATION.
4. THE FOLLOWING ACTIVITIES SHALL BE ADOPTED, IF NECESSARY, TO MANAGE DUST CONTROL ON SITE:
 - LIMITING THE AREA OF SOIL DISTURBANCE AT ANY GIVEN TIME
 - REPLACING TOPSOIL AFTER COMPLETION OF EARTHWORKS.
 - PROGRAMMING WORK TO MINIMISE THE LIFE OF STOCKPILES.
 - TEMPORARILY STABILISING LONG-TERM STOCKPILES.
 - GRAVELLING UNSEALED ACCESS AND HAUL ROADS.
 - MINIMISING TRAFFIC MOVEMENT ON EXPOSED SURFACES.
 - LIMITING VEHICULAR TRAFFIC TO 15km/h.
 - RETAINING EXISTING VEGETATION AS WIND BREAKS.
5. OIL, LANDFILL GAS CONDENSATE OR ANY CONTAMINATED LEACHATE OR STORMWATER IS NOT TO BE USED FOR DUST SUPPRESSION.

LEGEND:

PROVIDE 1m RETURNS TO SILT FENCE AT 30m MAX. INTERVALS.
TYPICAL (N.S.O.P.)

- DENOTES DIVERSION DRAIN
- DENOTES SILT FENCE WITH CATCH DRAIN
- DENOTES SILT FENCE ONLY
- DENOTES CONSTRUCTION ENTRY
- DENOTES OVERLAND FLOW PATH
- DENOTES EXISTING POND TO BE DEWATERED



EROSION & SEDIMENT CONTROL PLAN
SCALE 1:500



**Department of Planning,
Housing and Infrastructure**

Issued under the Environmental Planning and Assessment Act 1979

Approved Application No: SSD-58978472

Approved on: 19 August 2026

Signed: JF

Sheet No: 2 of 28

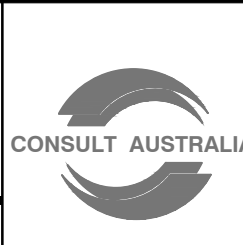
FOR STATE SIGNIFICANT DEVELOPMENT APPLICATION

ISSUED FOR STATE SIGNIFICANT DEVELOPMENT APPLICATION	14.10.25	B			
ISSUED FOR INFORMATION	16.09.25	A			
AMENDMENTS	DATE	ISSUE	AMENDMENTS	DATE	ISSUE



PROJECT
MARVEL MOOREBANK
20 KESLO CRESCENT, MOOREBANK
NSW 2170

DESIGNED	DRAWN	DATE	CHECKED	SIZE	SCALE	CAD REF:
HC	QP	DATE	XC	B1	AS SHOWN	C014972.02-SSDA200



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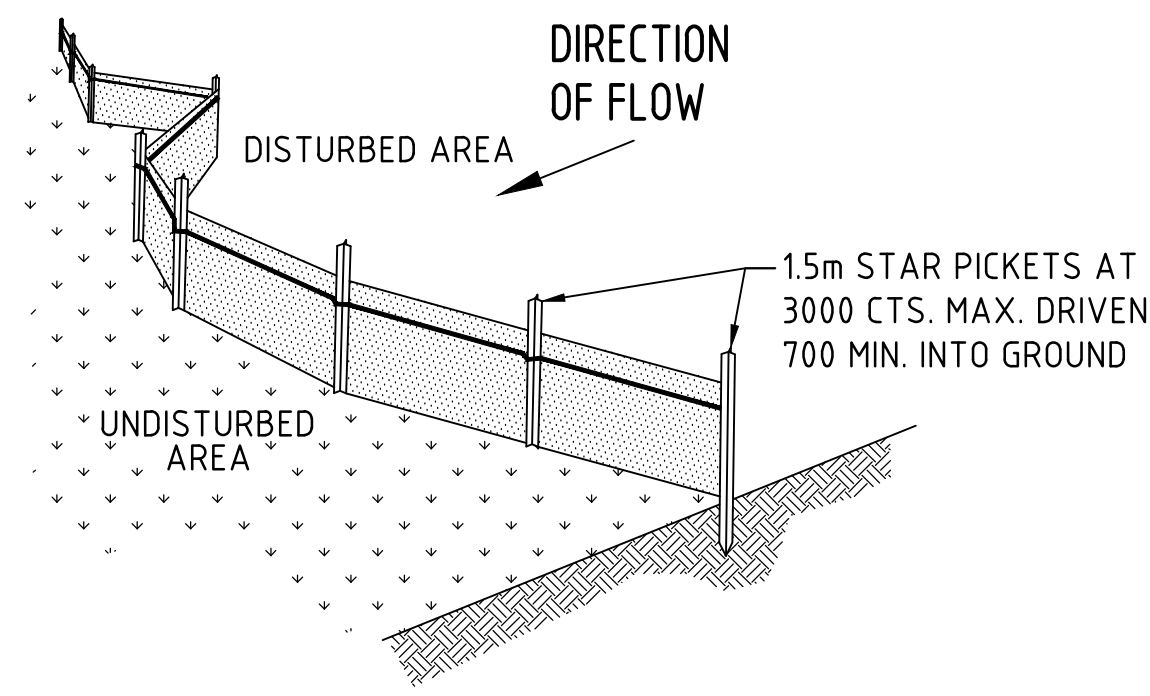


**CIVIL &
STRUCTURAL
ENGINEERS**

DRAWING TITLE
EROSION & SEDIMENT CONTROL PLAN

DRAWING No
C014972.02-SSDA200

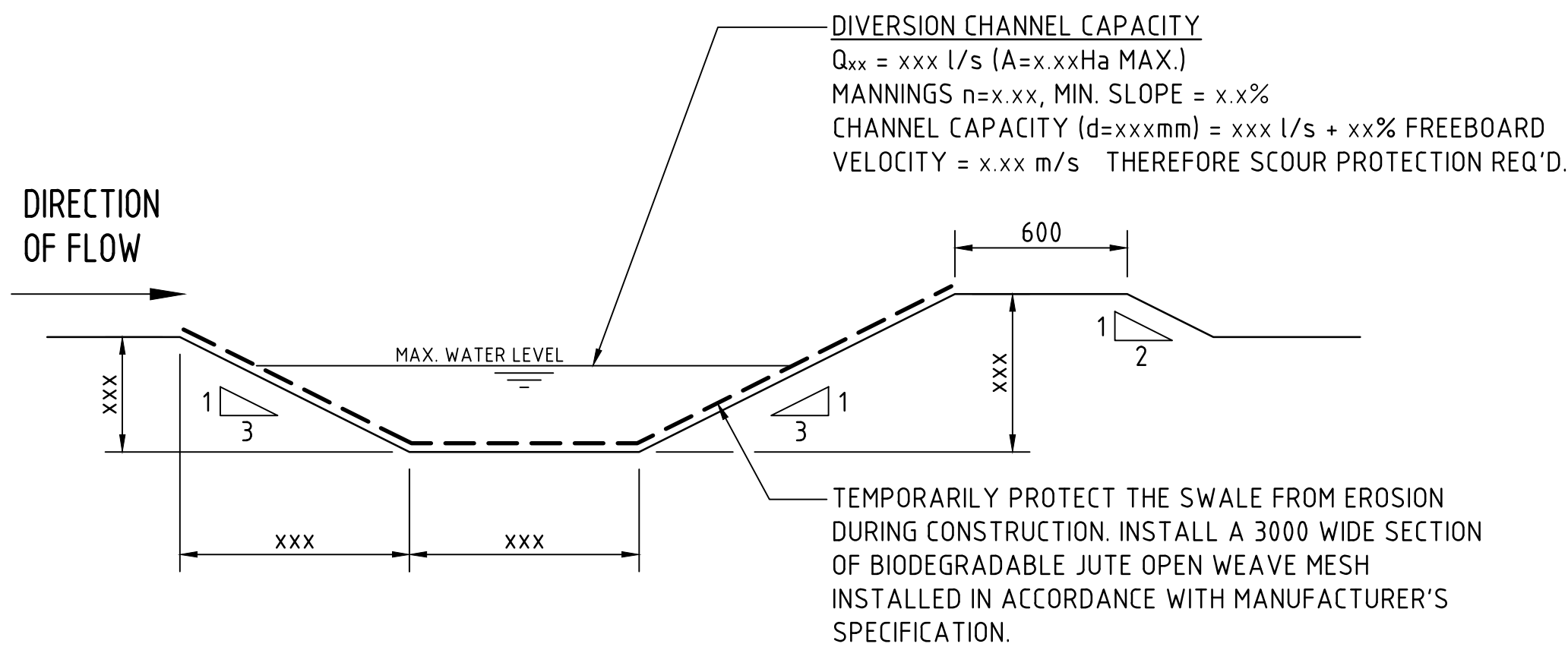
ISSUE
B



TYPICAL SILT FENCE DETAIL

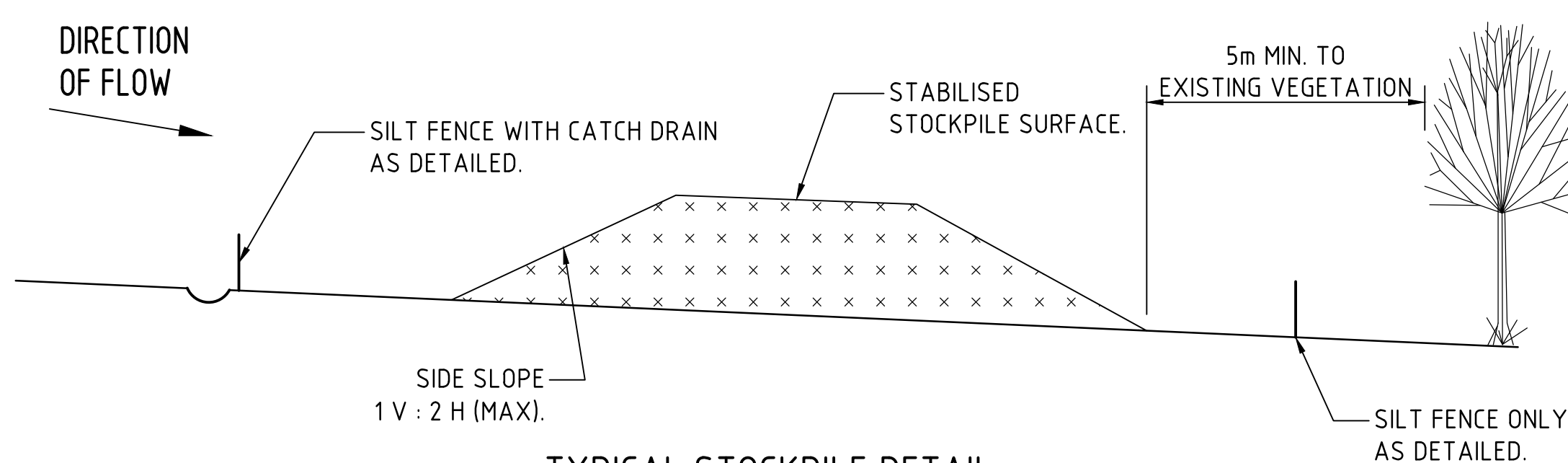
N.T.S

NOTE: PROVIDE 1m RETURNS AT 30m INTERVALS. TYPICAL



DIVERSION DRAIN SECTION

SCALE 1:20

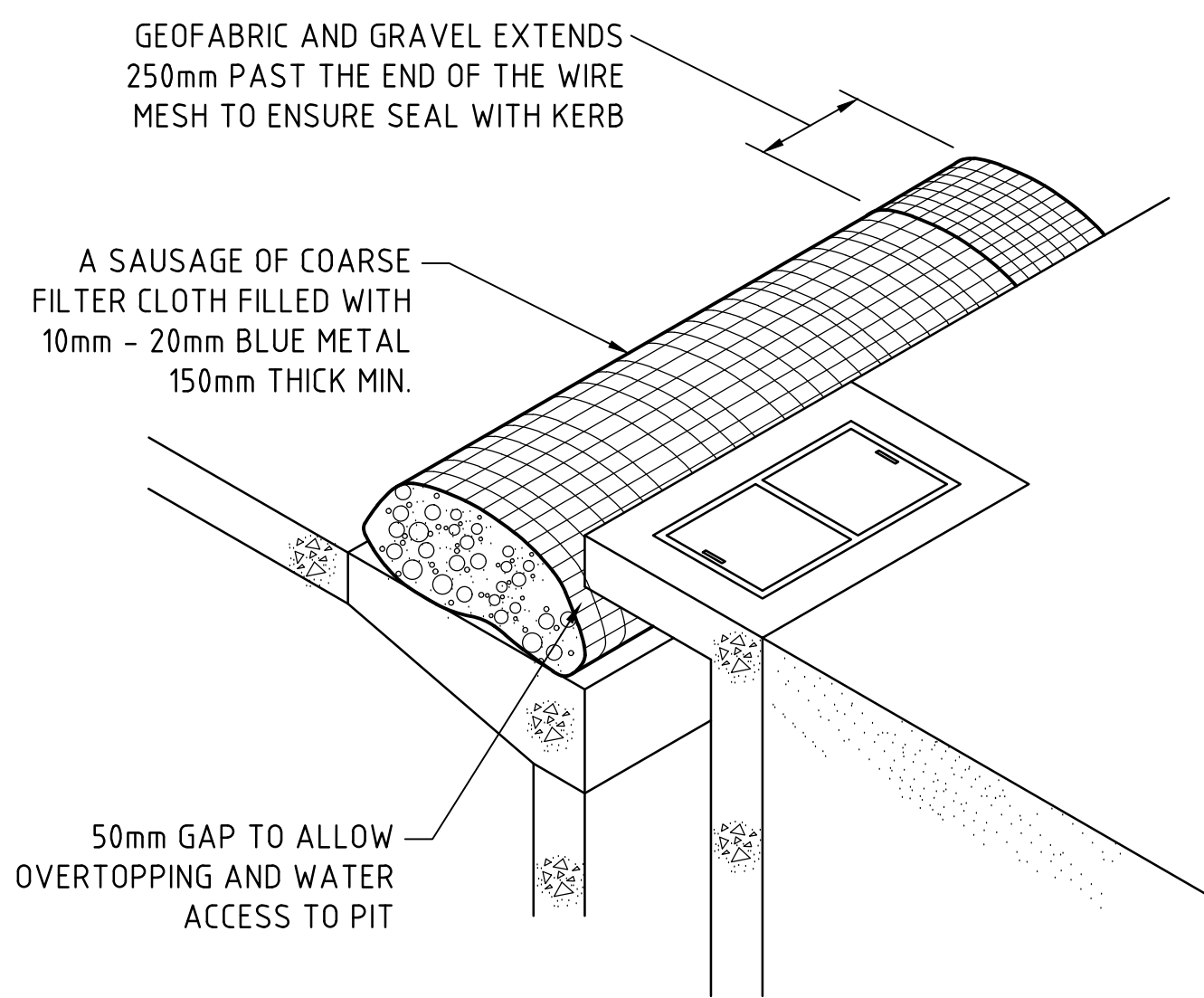


TYPICAL STOCKPILE DETAIL

N.T.S

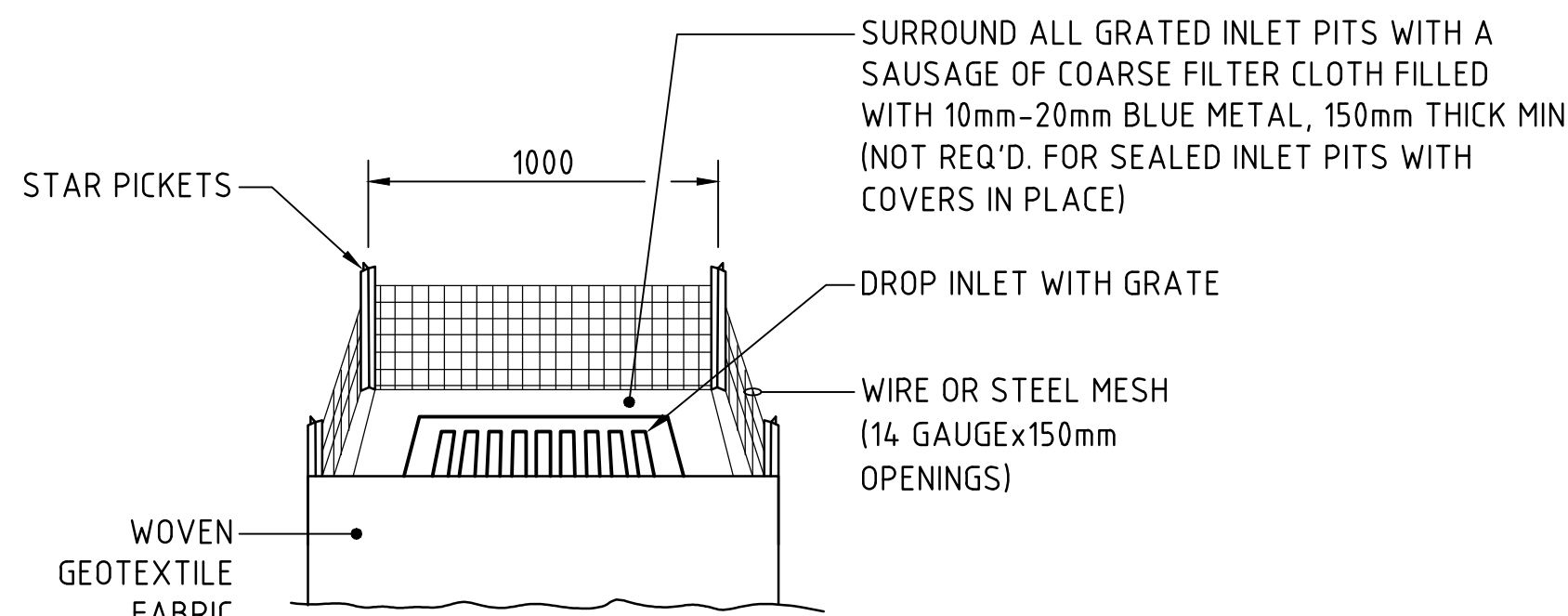
STOCKPILE NOTES

1. PLACE ALL STOCKPILES IN LOCATIONS MORE THAN 5m FROM EXISTING VEGETATION, ROADS & HAZARD AREAS.
2. CONSTRUCT ON THE CONTOUR AS LOW, FLAT ELONGATED MOUNDS. SIDE SLOPE TO BE 1 V: 2 H MAX.
3. WHERE THERE IS SUFFICIENT AREA, TOPSOIL STOCKPILES SHALL BE LESS THAN 2m IN HEIGHT.
4. WHERE STOCKPILES ARE TO BE IN PLACE FOR MORE THAN 10 DAYS, STABILISE USING WOOD CHIP MULCH - 16 TONNE/Ha.
5. CONSTRUCT SILT FENCE WITH CATCH DRAIN ON UPSLOPE SIDE TO DIVERT WATER AROUND STOCKPILES & SILT FENCE ONLY 1 TO 2m DOWNSLOPE AS SHOWN.



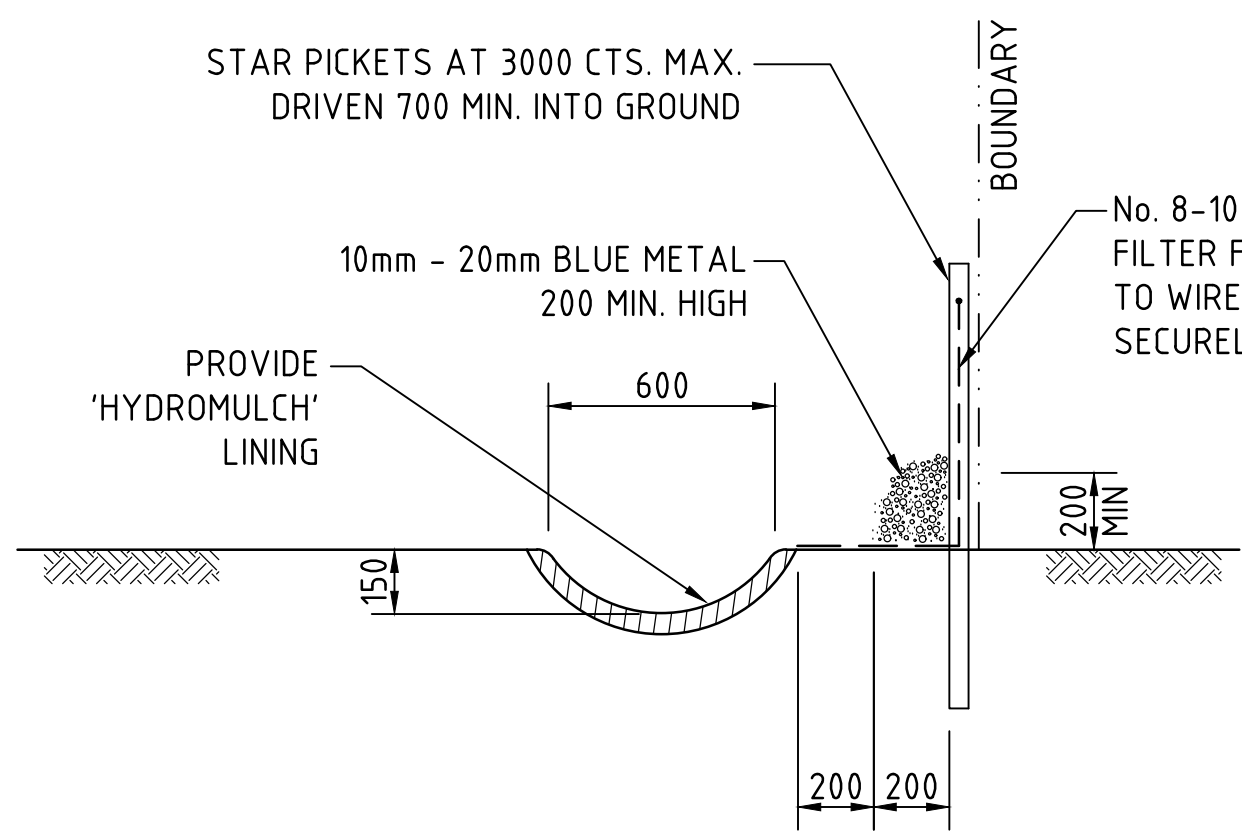
KERB INLET CONTROL

N.T.S



GRATED INLET PIT FILTER DETAIL

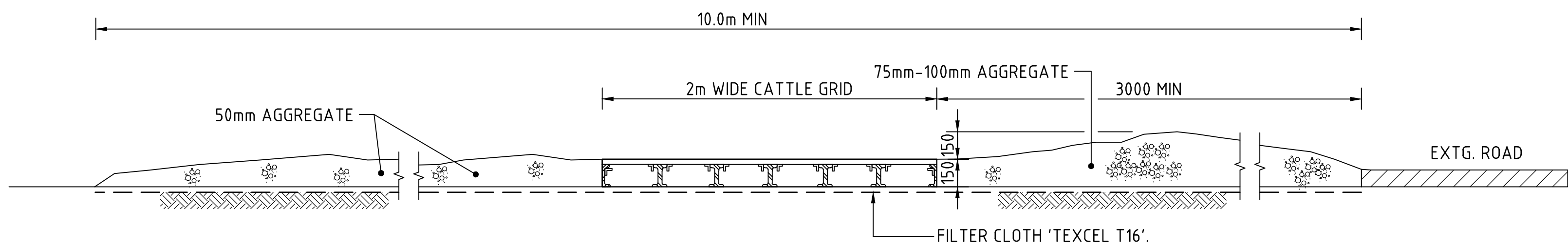
N.T.S



TYPICAL OPEN DRAIN & SILT FENCE

SCALE 1:20

NOTE :
ADOPT ABOVE DETAILS AROUND ALL PITS WITHIN AREA ENCOMPASSED BY SILT FENCE & TO PITS ON THE ROAD ADJACENT TO SITE BOUNDARY.



SECTION 1:20 1 : STABILISED CONSTRUCTION ENTRANCE 'TRUCK SHAKER'



Department of Planning,
Housing and Infrastructure

Issued under the Environmental Planning and Assessment Act 1979

Approved Application No: SSD-58978472

Approved on: 19 August 2026

Signed: JF

Sheet No: 3 of 28

NOTES:

- ALL EROSION & SEDIMENT CONTROL MEASURES TO BE INSPECTED & MAINTAINED DAILY BY SITE MANAGER.
- MINIMISE DISTURBED AREAS.
- ROADS & FOOTPATHS TO BE SWEEPED DAILY.
- 1.2m TURF TO BE PLACED BEHIND KERBS.
- DUST MINIMISATION CONTROL BY WATERING TO BE IMPLEMENTED BY SITE MANAGER AS REQUIRED OR AS DIRECTED BY THE EPA.

200mm 0 500 1000 1500 2000mm
SCALE 1:20 AT B1 SIZE SHEET

FOR STATE SIGNIFICANT DEVELOPMENT APPLICATION

ISSUED FOR STATE SIGNIFICANT DEVELOPMENT APPLICATION	14.10.25	B			
ISSUED FOR INFORMATION	16.09.25	A			
AMENDMENTS	DATE	ISSUE	AMENDMENTS	DATE	ISSUE

PACE
ARCHITECTS

VAUGHAN
CONSTRUCTIONS

PROJECT
MARVEL MOOREBANK
20 KELSO CRESCENT, MOOREBANK
NSW 2170

DESIGNED	DRAWN	DATE	CHECKED	SIZE	SCALE	CAD REF:
HC	QP	DATE	XC	B1	AS SHOWN	[C014972.02-SSDA250]

CONSULT AUSTRALIA

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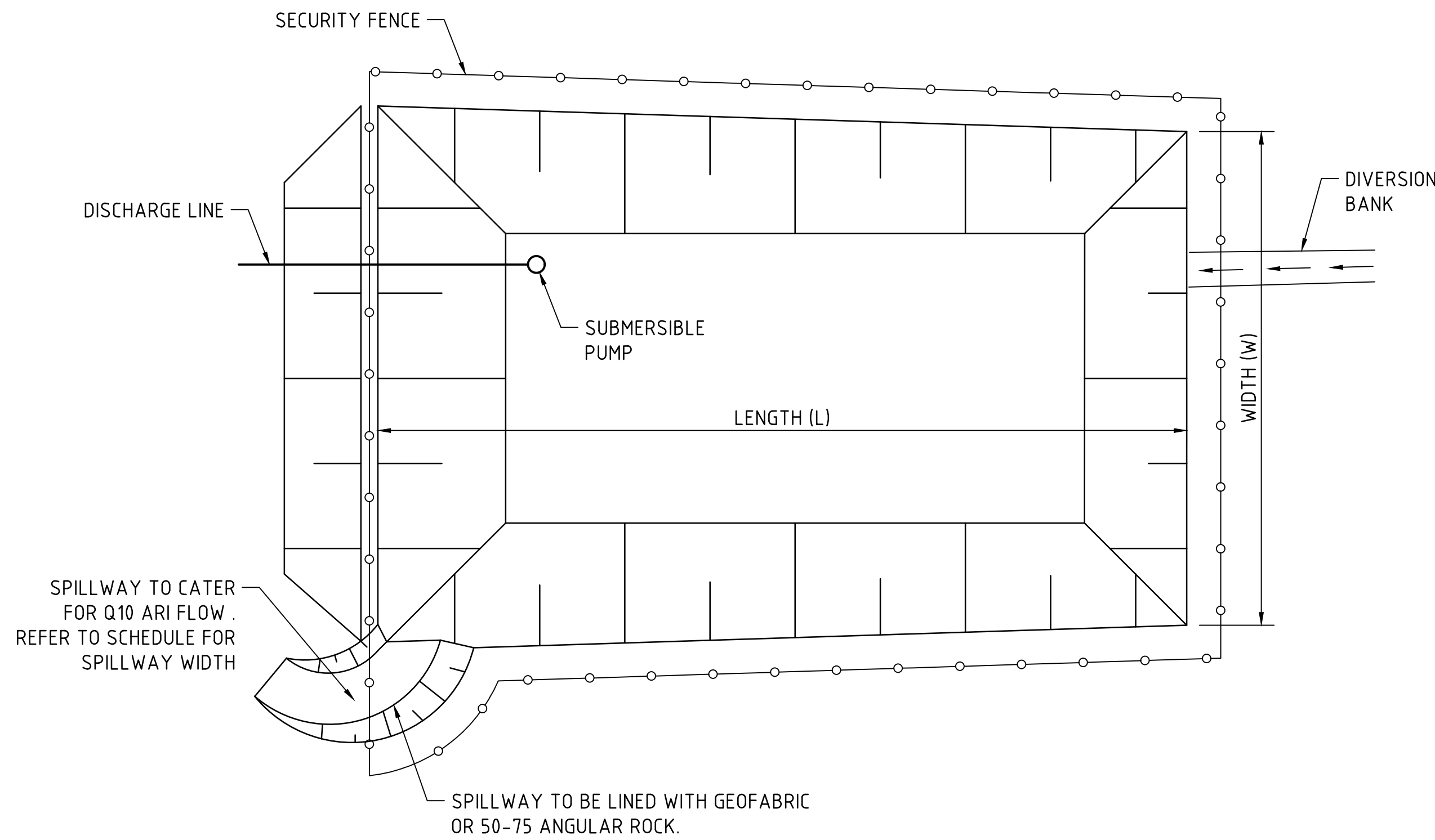
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COSTIN ROE
CONSULTING

CIVIL &
STRUCTURAL
ENGINEERS

DRAWING TITLE
EROSION & SEDIMENT CONTROL DETAILS
SHEET 1

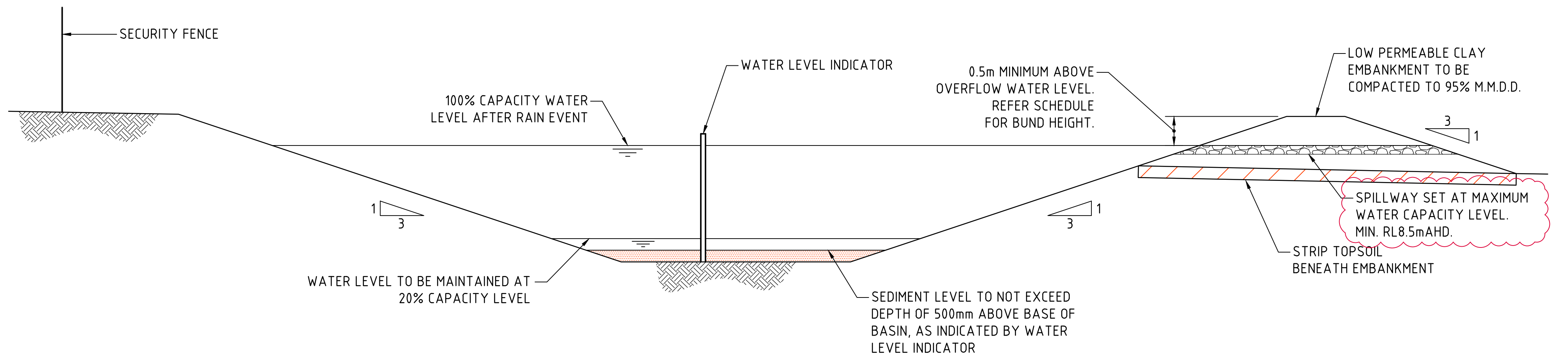
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ISSUE
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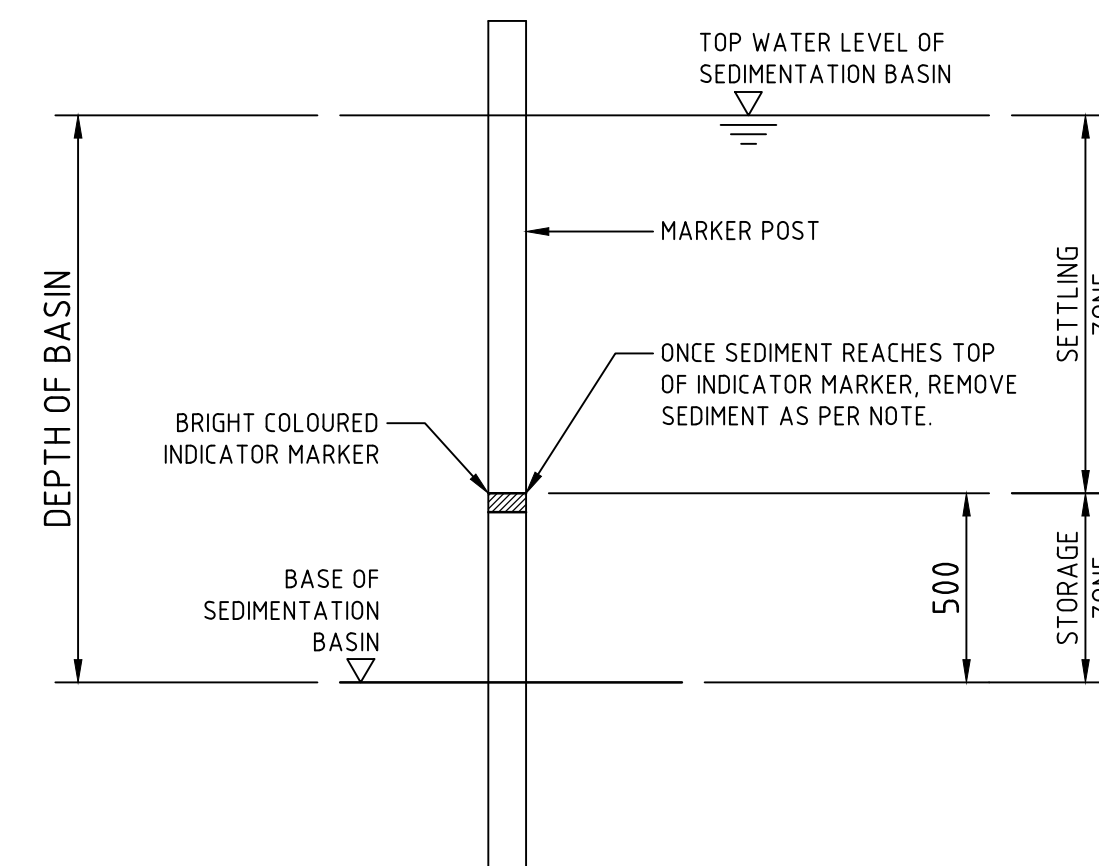


TYPICAL SEDIMENT CONTROL POND PLAN
SCALE 1:250

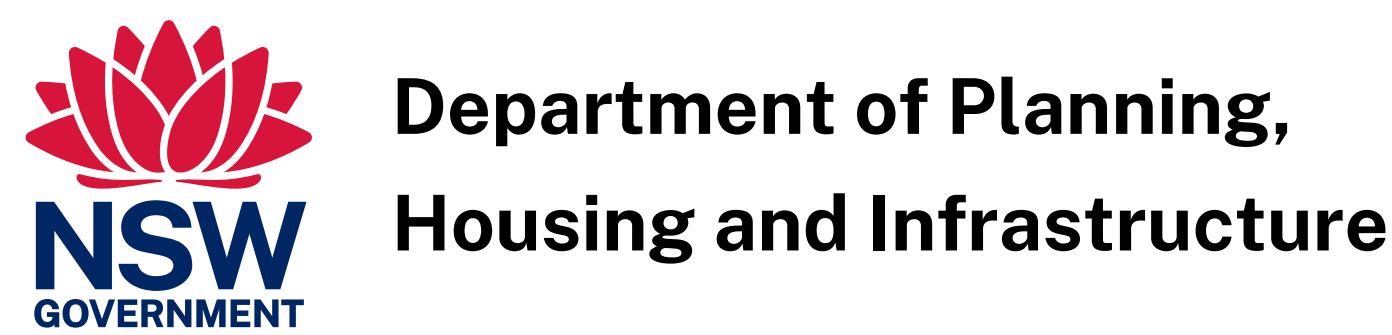
SPILLWAY DETAIL & SCHEDULE					
CATCHMENT (Ha)	FLOW (m³/s)	WIDTH (mm)	FLOW DEPTH (mm)	ROCK SIZE (mm)	BUND HEIGHT ABOVE SPILLWAY (mm)
0.20	0.14	1000	200	-	600
0.5	0.2	2000	200	-	600
1	0.3	2000	200	-	700
2	0.6	4000	200	-	700
5	1.4	5000	300	200	800
10	2.8	8000	350	200	850
20	5.5	14000	400	250	900
40	11.0	20000	500	250	1000



TYPICAL SEDIMENT CONTROL BASIN SECTION
SCALE 1:50



SEDIMENT STORAGE MARKER
SCALE 1:20



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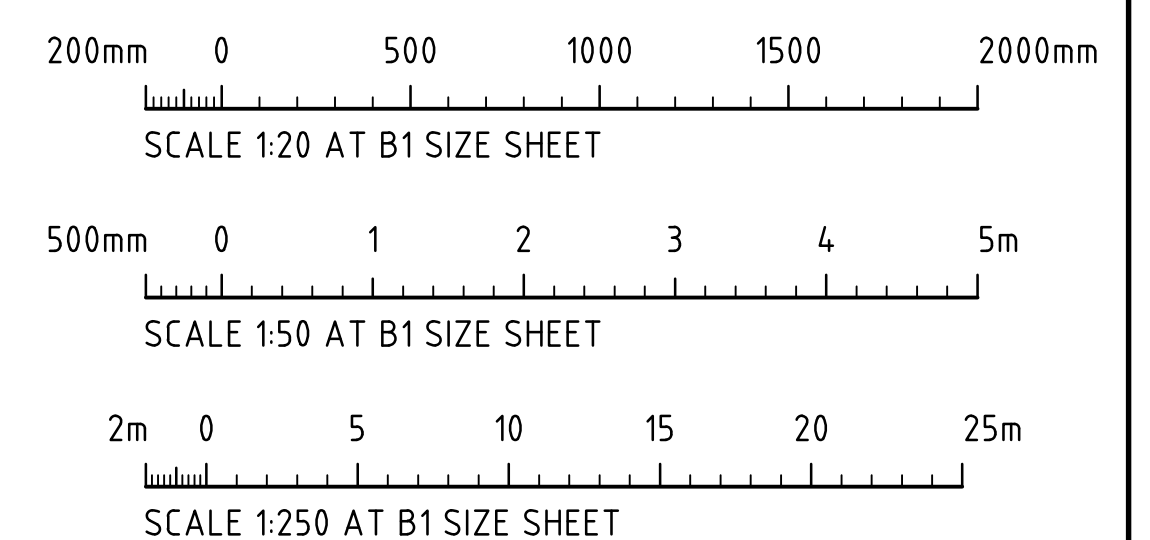
Approved Application No: SSD-58978472

Approved on: 19 August 2026

Signed: JF

Sheet No: 4 of 28

FOR STATE SIGNIFICANT DEVELOPMENT APPLICATION



AMENDMENTS	DATE	ISSUE	AMENDMENTS	DATE	ISSUE
REVISED AS CLOUDED	18.12.25	C			
ISSUED FOR STATE SIGNIFICANT DEVELOPMENT APPLICATION	14.10.25	B			
ISSUED FOR INFORMATION	16.09.25	A			



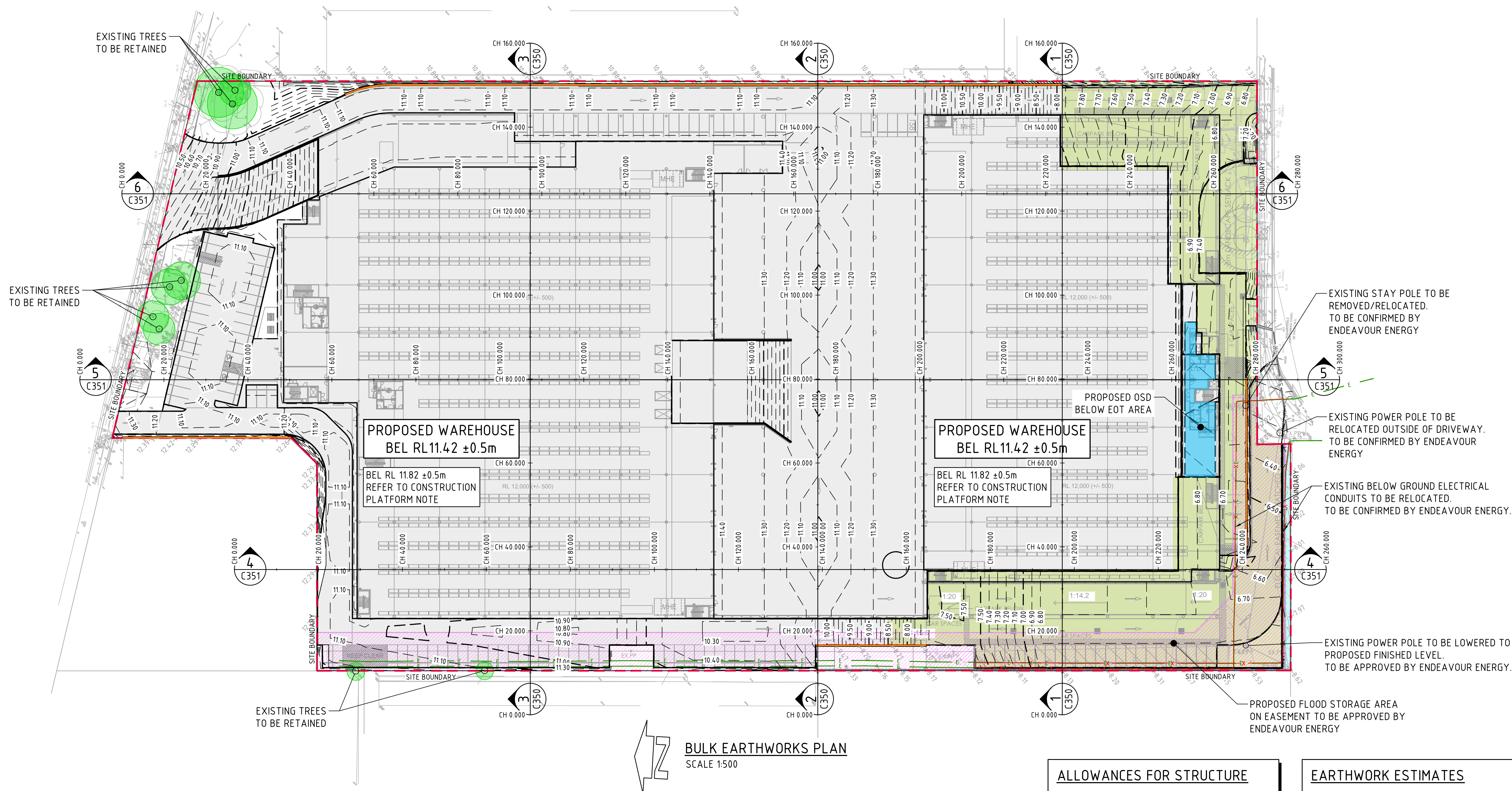
PROJECT					
MARVEL MOOREBANK					
20 KELSO CRESCENT, MOOREBANK					
NSW 2170					
DESIGNED	DRAWN	DATE	CHECKED	SIZE	SCALE
HC	QP	DATE	XC	B1	AS SHOWN



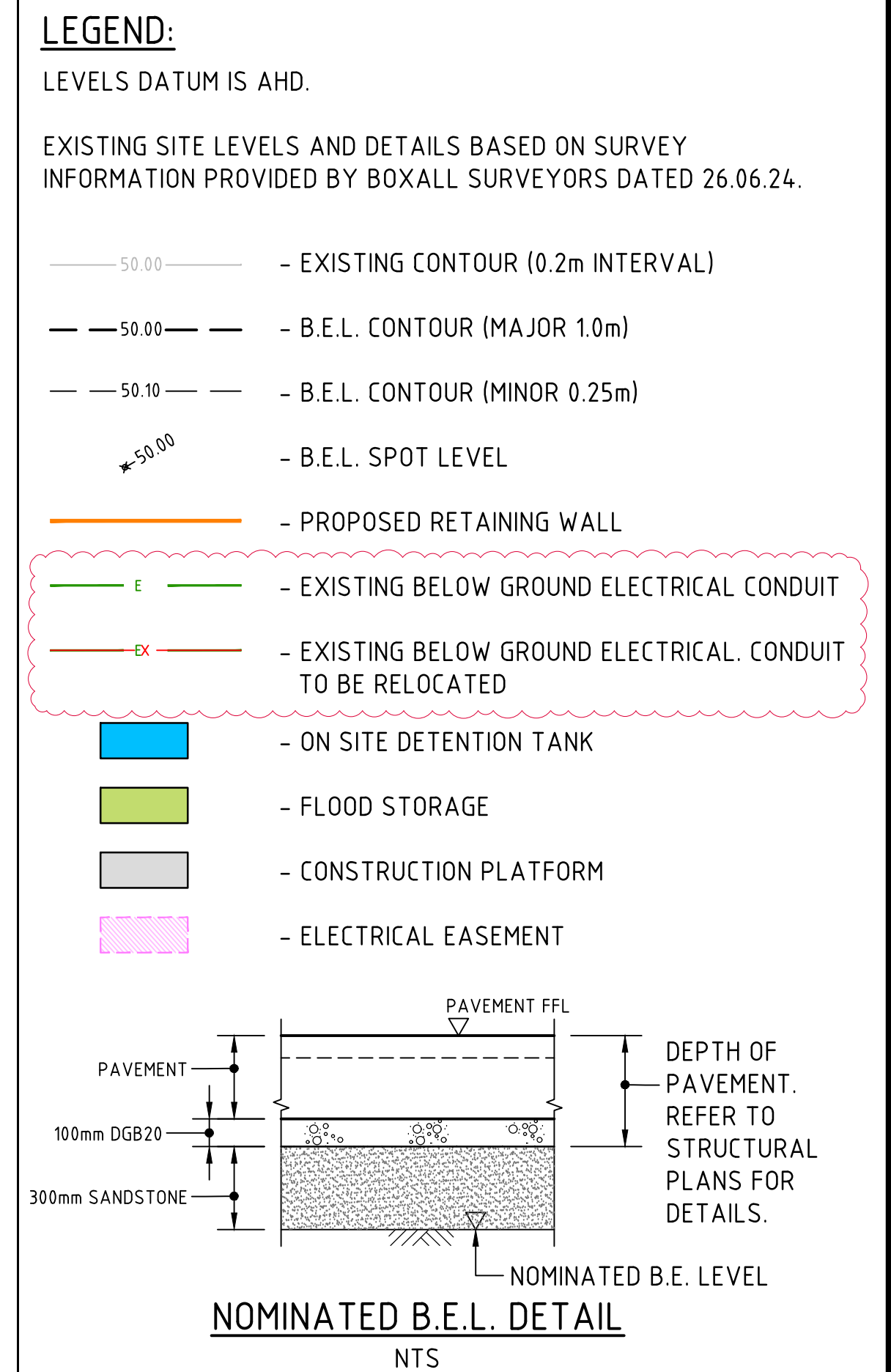
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DRAWING TITLE	
EROSION & SEDIMENT CONTROL DETAILS	
SHEET 2	
DRAWING No	ISSUE
C014972.02-SSDA251	C



- SITE PREPARATION NOTES:**
- ALL EARTHWORKS SHALL BE COMPLETED GENERALLY IN ACCORDANCE WITH THE GUIDELINES SPECIFIED BY THE GEOTECHNICAL REPORT 36440PNrpt PROVIDED BY JKGEOTECHNICS DATED 05.02.2024.
 - EXISTING LEVELS ARE BASED ON INFORMATION PROVIDED BY BOXALL SURVEYORS DATED 26.06.2024.
 - STRIP ANY TOP SOIL OR DELETERIOUS MATERIAL AND DISPOSE OF FROM SITE OR STORE AS DIRECTED. TOPSOIL BLENDING IS NOT ACCEPTABLE. ANY BLENDING PROPOSAL IS TO BE REFERRED TO THE ENGINEER.
 - COMPLETE CUT TO FILL EARTHWORKS TO ACHIEVE THE REQUIRED LEVELS AS INDICATED ON THE DRAWINGS WITHIN A TOLERANCE OF +0mm/-10mm THROUGH BUILDING PADS/PAVEMENTS AND +0mm/-20mm ELSEWHERE.
 - PREPARE STEEP BATTERS TO RECEIVE FILL BY CONSTRUCTING BENCHING TO FACILITATE FILL PLACEMENT AND COMPACTION. WHERE EXPOSED ROCK (WEATHERED SHALE OR SANDSTONE) IS ENCOUNTERED AT CUT SUBGRADE LEVEL, THE EARTHWORKS CONTRACTOR IS TO ALLOW TO RIP THE SURFACE TO A NOMINAL 0.3-0.4m DEPTH AND RECOMPACT (PER THE ENGINEERING SPEC) AS REQUIRED.
 - AREAS TO RECEIVE FILL (THAT ARE NOT ON BENCHED BATTERS) AND AREAS IN CUT SHALL BE PROOF ROLLED TO IDENTIFY ANY SOFT HEAVING MATERIAL. SOFT MATERIAL SHALL BE BOXED OUT AND REMOVED PRIOR TO FILL PLACEMENT. PROOF ROLLING TO BE INSPECTED BY A GEOTECHNICAL ENGINEER OR THE EARTHWORKS DESIGNER.
 - SITE WON FILL SHALL BE COMPACTED IN MAXIMUM 300mm LAYERS AND TO DRY OR HLF DENSITY RATIOS (STANDARD COMPACTION) OF BETWEEN 98% AND 103%. THE PLACEMENT MOISTURE VARIATION OR HLF MOISTURE VARIATION SHALL BE CONTROLLED TO BE BETWEEN 2% DRY AND 2% WET.
 - IMPORTED FILL SHALL BE COMPACTED IN MAXIMUM 300mm LAYERS AND TO DRY OR HLF DENSITY RATIOS (STANDARD COMPACTION) OF BETWEEN 98% AND 103%. THE PLACEMENT MOISTURE VARIATION OR HLF MOISTURE VARIATION SHALL BE CONTROLLED TO BE BETWEEN 2% DRY AND 2% WET.
 - ALL ENGINEERED FILL PARTICLES SHALL BE ABLE TO BE INCORPORATED WITHIN A SINGLE LAYER. FURTHER, LESS THAN 30% OF PARTICLES SHALL BE RETAINED ON THE 37.5 mm SIEVE. ENGINEERED FILL SHALL BE ABLE TO BE TESTED IN ACCORDANCE WITH THE STANDARD COMPACTION METHOD (AS1289.5.4.1) OR HLF TEST METHOD (AS1289.5.7.1). THESE METHODS REQUIRE LESS THAN 20% RETAINED ON THE 37.5 mm SIEVE. WHERE BETWEEN 20% AND 30% OF PARTICLES ARE RETAINED ON THE 37.5 mm SIEVE THE ABOVE TEST METHODS SHALL STILL BE ADOPTED AND TEST REPORTS ANNOTATED APPROPRIATELY. THESE REQUIREMENTS SHOULD BE MET BY THE MATERIAL AFTER PLACEMENT AND COMPACTION.
 - ALL EARTHWORKS SHALL BE COMPLETED UNDER LEVEL 1 CONTROL IN ACCORDANCE WITH AS 3798-2007.
 - PRIOR TO ANY EARTHWORKS, EROSION CONTROL AS OUTLINED IN THE EROSION AND SEDIMENTATION CONTROL PLAN SHALL BE COMPLETED.
 - EXISTING ROCK, IF ANY, SHALL BE REMOVED BY HEAVY ROCK BREAKING OR RIPPING.
 - MATCH EXISTING LEVELS AT BATTER INTERFACE.
 - CONTRACTOR TO MATCH EXISTING LEVELS AT THE INTERFACE OF EARTHWORKS AND EXISTING SURFACE AT BATTER LOCATIONS OR WHERE NO RETAINING WALLS ARE PRESENT. ANY DISCREPANCY BETWEEN DESIGN AND EXISTING LEVELS TO BE REFERRED TO THE ENGINEER FOR DIRECTION OR ADJUSTMENTS TO DESIGN LEVELS.
 - DURING EARTHWORKS THE CONTRACTOR IS TO ENSURE ALL AREAS ARE FREE DRAINING & WILL NOT RETAIN WATER DURING RAINFALL. PROVIDE TEMPORARY MEASURES AS REQUIRED TO ENSURE FREE FLOWING RUNOFF THROUGH MANAGED DRAINAGE PATHS, DIVERSION DRAINS OR OTHER SUITABLE DISPOSAL METHOD AS AGREED DURING THE WORKS. REFER ANY CONCERNS TO THE ENGINEER. REFER TO EROSION AND SEDIMENT CONTROL DRAWINGS AND NOTES.

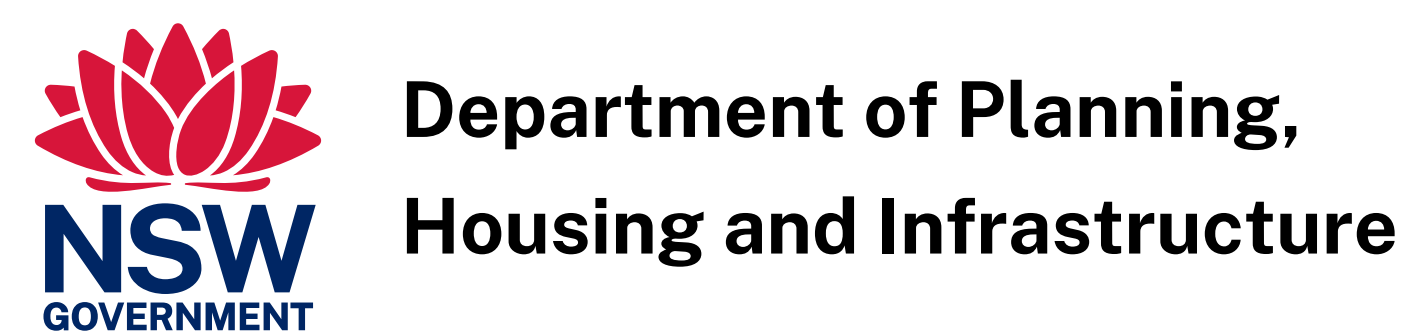


ALLOWANCES FOR STRUCTURE	
	DEPTH OF PAVEMENT
INTERNAL WAREHOUSE	180mm
OFFICE	110mm
EXTERNAL	
HARDSTAND	280mm
HARDSTAND UNDER BREZZEWAY ONLY	180mm
CAR PARK	280mm
LANDSCAPING	300mm
PEDESTRIAN	100mm

EARTHWORK ESTIMATES	
SITE AREA	= 3.52 Ha
CUT	= -10,780m ³
FILL	= +30,810m ³
ALLOWANCES	
DETAILED EXCAVATION	= -4,750m ³
(1,350m ³ /Ha)	
PILE SPOIL	= -2,500m ³
(280 PILES, 18m LONG)	
DIFFERENCE	= +12,780m ³ (i.e. FILL OVER CUT)

- CONSTRUCTION PLATFORM NOTE:**
- CONTRACTOR TO ALLOW FOR A CONSTRUCTION PLATFORM COMPRISING 100mm DGS20 (COMPACT TO 98% MMDD WITHIN 2% OF OMC) OVER 300mm CBR 35% SANDSTONE (COMPACT TO 100% SMDD WITHIN 2% OF OMC).
 - BUILDING BEL (AS SHOWN TO BE RL 11.42 ±0.5m). TOP OF CONSTRUCTION PLATFORM TO BE 400mm ABOVE (BEL=11.82 ±0.5m OVER BUILDING FOOTPRINT).
 - ALLOW TO VARY LEVELS OVER CENTRAL HARDSTAND/BREEZEWAY AS SHOWN. TOP OF PLATFORM TO BE 400mm ABOVE NOMINATED BEL. REFER SECTIONS FOR FURTHER CLARIFICATION OF PROFILE.

NOTE:
EARTHWORKS VOLUMES ARE APPROXIMATE ONLY. NO ALLOWANCE HAS BEEN MADE FOR DELETERIOUS MATERIAL, EROSION AND SEDIMENT CONTROL, BULKING OR COMPACTION OF FILLED SOILS, THE REMOVAL OF UNCONTROLLED OR CONTAMINATED MATERIAL OR ANY OTHER UNSPECIFIED EXCAVATION RELATED TO CONSTRUCTION ACTIVITIES. DETAILED EXCAVATION ALLOWANCE IS APPROXIMATE ONLY AND ACCOUNTS FOR STORMWATER/SERVICES TRENCHING AND FOUNDATIONS. THE DETAILED EXCAVATION VOLUMES ARE TO BE CONFIRMED BY THE CONTRACTOR. REFER ANY CONCERNS TO ENGINEER.



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Approved Application No: SSD-58978472

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Signed: JF

Sheet No: 5 of 28

FOR STATE SIGNIFICANT DEVELOPMENT APPLICATION

ISSUED FOR STATE SIGNIFICANT DEVELOPMENT APPLICATION			06.03.26	D	ARCHITECT			CLIENT			PROJECT			COSTIN ROE CONSULTING PTY LTD.			DRAWING TITLE		
ISSUED FOR STATE SIGNIFICANT DEVELOPMENT APPLICATION			14.10.25	C	PACE ARCHITECTS			VAUGHAN CONSTRUCTIONS			MARVEL MOOREBANK			COSTIN ROE CONSULTING PTY LTD.			BULK EARTHWORKS PLAN		
REVISED AS CLOUDED			10.09.25	B							20 KELSO CRESCENT, MOOREBANK			PO Box N419 Sydney NSW 1220					
ISSUED FOR INFORMATION			10.09.25	A							NSW 2170			Level 4, 8 Windmill Street, Millers Point NSW 2000					
AMENDMENTS			DATE	ISSUE							DESIGNED			p: +61 2 9251 7699			DRAWING No		
											HC			e: mail@costinroe.com.au			C014972.02-SSDA300		
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