

KALA ESTATE

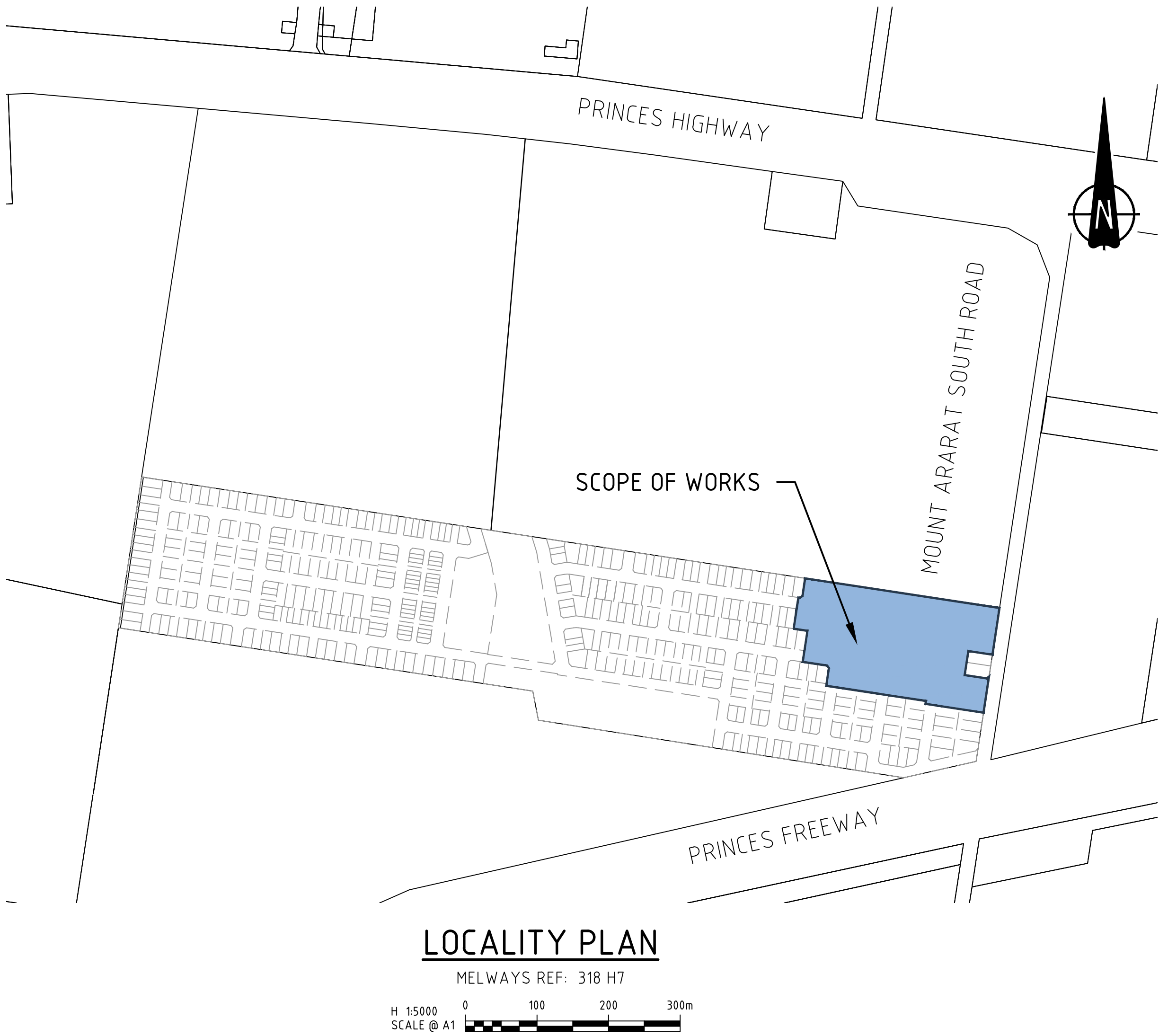
FUNCTIONAL LAYOUT PLANS

STAGE 01

SIG GROUP

FUNCTIONAL LAYOUT PLAN APPROVAL
CARDINIA SHIRE COUNCIL
Ref No.: S24-143, T220227
Sheet: 1 of 8
Approved by: Vithu Vijeyakumar
CARDINIA SHIRE COUNCIL
Date: Friday, 31 January 2025

NOTE: As per the Comment Xcel V3 - There are items deferred to be addressed in the DD.



SHEET LIST TABLE	
Sheet Number	DESCRIPTION
3086-01-900	COVER SHEET
3086-01-910	DETAIL PLAN (SHEET 1 OF 2)
3086-01-911	DETAIL PLAN (SHEET 2 OF 2)
3086-01-920	VEHICLE PARKING LAYOUT
3086-01-930	TYPICAL CROSS SECTIONS (SHEET 1 OF 2)
3086-01-931	TYPICAL CROSS SECTIONS (SHEET 2 OF 2)
3086-01-940	VEHICLE SWEPT PATHS (SHEET 1 OF 2)
3086-01-941	VEHICLE SWEPT PATHS (SHEET 2 OF 2)

SERVICES OFFSET TABLE												
STREET NAME	GAS		NON-DRINKING WATER		DRINKING WATER		TELCO		ELECTRICITY		SEWER	
	SIDE	OFFSET	SIDE	OFFSET	SIDE	OFFSET	SIDE	OFFSET	SIDE	OFFSET	SIDE	OFFSET
KALAMATA BOULEVARD	-	-	N	2.30	N	2.80	S	2.10	S	2.60	S	1
BRANCH ROAD	-	-	W	2.30	W	2.80	E	2.10	E	2.60	-	-
DELPHI ROAD	-	-	W	2.30	W	2.80	E	2.10	E	2.60	-	-
LESTRA WAY	-	-	W	2.30	W	2.80	E	2.10	E	2.60	E	1
MT ARARAT SOUTH ROAD	-	-	W	2.30	W	2.80	W	3.80	W	4.30	-	-
OLEA WAY	-	-	E	2.30	E	2.80	W	2.10	W	2.60	-	-
OLIVE GROVE	-	-	E	2.30	E	2.80	W	2.10	W	2.60	-	-
TART STREET	-	-	S	2.30	S	2.80	N	2.10	N	2.60	N	1
TART STREET (LOT 123 & 124)	-	-	E	2.30	E	2.80	W	2.10	W	2.60	-	-
TART STREET (LOT 126 & 127)	-	-	S	2.30	S	2.80	N	0.50	N	1.00	-	-
1. TELECOMMUNICATIONS AND ELECTRICITY CABLES TO BE CONSTRUCTED IN A COMMON TRENCH IN ACCORDANCE WITH ELECTRICAL AUTHORITY STANDARD DRAWINGS.												

C	02.10.24	AP		K. LORRIMAR	SHEET LIST UPDATED
B	18.06.24	TP	MA	K. LORRIMAR	STAGE 1 REVISED
A	17.10.23	TP	FP	K. LORRIMAR	INITIAL ISSUE
REV	DATE	DRN	CKD	APP	AMENDMENT

COPYRIGHT
The concepts and information contained in this document are the Copyright of Cossill & Webley Consulting Engineers. Use or copying of the document in whole or part without the written permission of Cossill & Webley Consulting Engineers constitutes an infringement of copyright.

This plan is not to be used for construction unless issued as revision 0 or higher

CW Cossill & Webley CONSULTING ENGINEERS
Street Address
Level 20, 390 St Kilda Road W cossillwebley.com.au
Melbourne VIC 3004 T (03) 8548 1560
E Melbourne.Reception@cosweb.com.au

CLIENT 	
APPROVED PE 0005927 	DESIGNED T.PHAN
SCALE AS SHOWN	PP No.

PROJECT KALA ESTATE - STAGE 01			
TITLE FUNCTIONAL LAYOUT PLANS			
MUNICIPALITY CARDINIA SHIRE COUNCIL	PP No. TBC	DRAWING No. 3086-01-900	REVISION C

ORIGINAL SIZE
A1

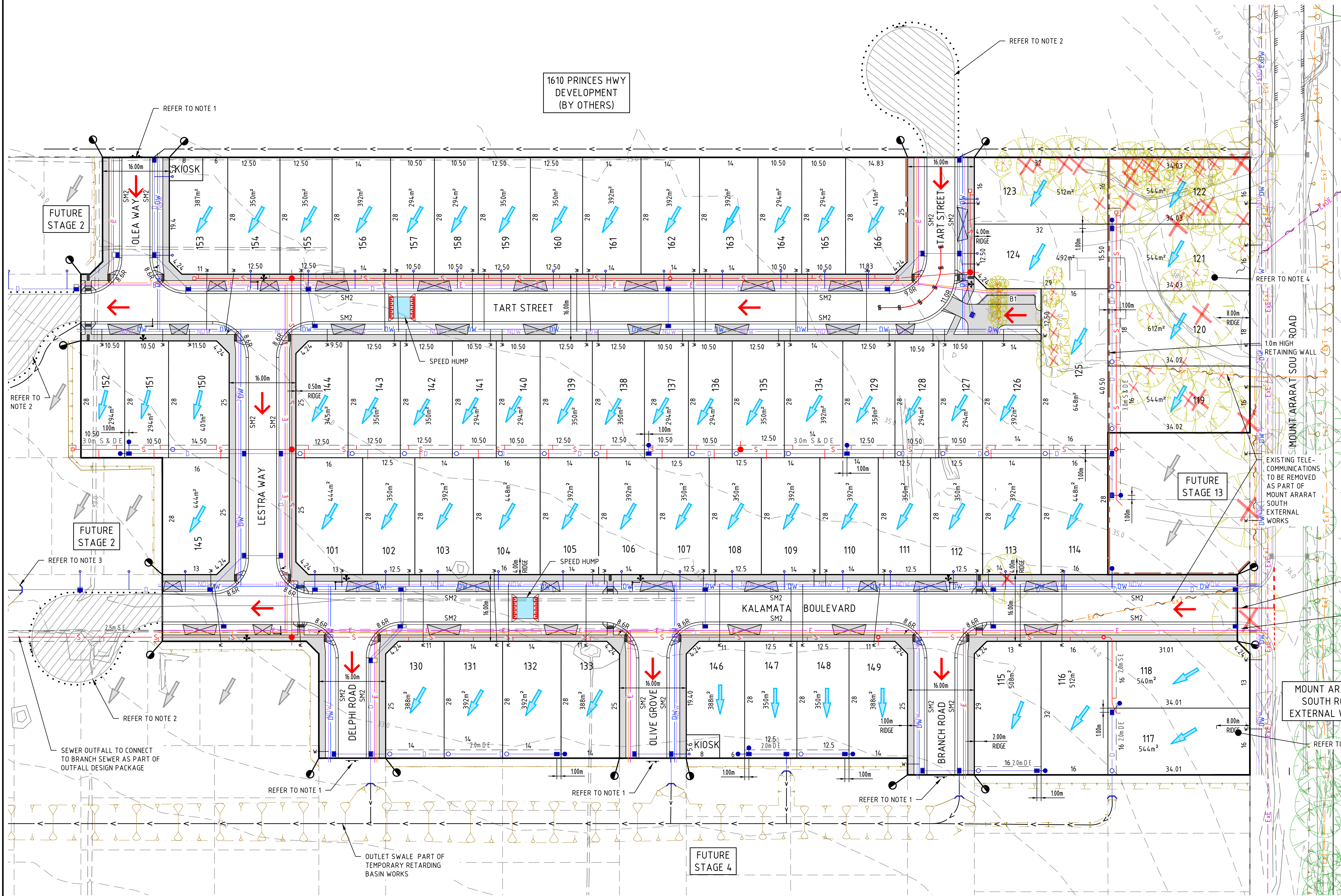
C:\Users\alex\Documents\3086-01-1051\Design\Kala\3086-01-900.dwg 10/2/2024 3:17 PM ALEX PARSONS

LEGEND

DESCRIPTION	EXISTING	PROPOSED
WATER MAIN - DRINKING WATER	ExDW	DW
WATER MAIN - NON-DRINKING WATER	ExNDW	NDW
WATER CONDUITS	W	W
OVERHEAD ELECTRICITY	ExOE	
UNDERGROUND ELECTRICITY	ExE	E
TELECOMMUNICATION & SERVICE PIT	ExT	T
SEWER & MANHOLE	ExS	S
CENTRAL INVERT		
COUNCIL STORMWATER DRAIN, PIT & HOUSE DRAIN/PROPERTY INLET	ExD	D
CONCRETE VEHICLE CROSSING		
CONCRETE FOOTPATH		
RAISED PAVEMENT		
SURFACE CONTOUR	-51.20	
FALL OF DESIGN SURFACE		
100 YEAR OVERLAND FLOW PATH		
SIGN AND POST		
LIMIT OF WORKS		
RETAINING WALL		
TREE TO BE RETAINED		
TREE TO BE REMOVED		
TREE REMOVED BY OTHERS		
VEGETATION LINE		
VEGETATION LINE TO BE REMOVED		

NOTES

1. PROVIDE CONCRETE EDGE STRIP & "ROAD CLOSED" SIGN.
2. PROVIDE R10.5m TEMPORARY TURNING AREA, CONCRETE EDGE STRIP, "ROAD CLOSED" SIGN, AG DRAIN & BOLLARDS AT 150m SPACING.
3. OUTLET SWALE PART OF TEMPORARY SEDIMENT BASIN WORKS PACKAGE.
4. EXTERNAL WORKS - UPGRADE OF MOUNT ARARAT SOUTH ROAD FRONTING STAGE 1 TO INCLUDE THE NECESSARY DRIVEWAYS, FOOTPATHS, AND SERVICE WORKS REQUIRED FOR THE DEVELOPMENT OF LOTS 117, 118 & 119 TO 122.
5. LOT DIMENSIONS NOT SHOWN ARE RECTANGULAR LOTS.
6. DRAINAGE OUTFALL TO TEMPORARY RETARDING BASIN. SIZE AND LOCATION INDICATIVE ONLY.
7. EXISTING HOUSE AND ASSOCIATED PATHS GET REMOVED PART OF DEMOLITION WORKS PRIOR TO ANY STAGE WORKS.



F	11.12.24	NT	MA	K. LORRIMAR	KERB TYPE REVISED AND SPEED HUMP ADDED
E	02.10.24	AP	MA	K. LORRIMAR	SIGNAGE ADDED, LEGEND, SUPERLOT AND SERVICES UPDATED
D	25.06.24	TP	MA	K. LORRIMAR	STAGE 1 REVISED
C	12.04.24	TP	MA	K. LORRIMAR	LOT 157 AMENDED, KIOSK & RIDGES ADDED
B	13.02.24	TP	FP	K. LORRIMAR	LOTS 1057 TO 1069 REVISED
REV	DATE	DRN	CKD	APP	AMENDMENT

H 1:500
SCALE @ A1

COPYRIGHT
The concepts and information contained in this document are the Copyright of Cossill & Webley Consulting Engineers. Use or copying of the document in whole or part without the written permission of Cossill & Webley Consulting Engineers constitutes an infringement of copyright.

This plan is not to be used for construction unless issued as revision 0 or higher

CW Cossill & Webley
CONSULTING ENGINEERS
Street Address
Level 20, 360 St Kilda Road W cossillandwebley.com.au
Melbourne VIC 3004 T (03) 8548 1560
E Melbourne.Reception@cosweb.com.au

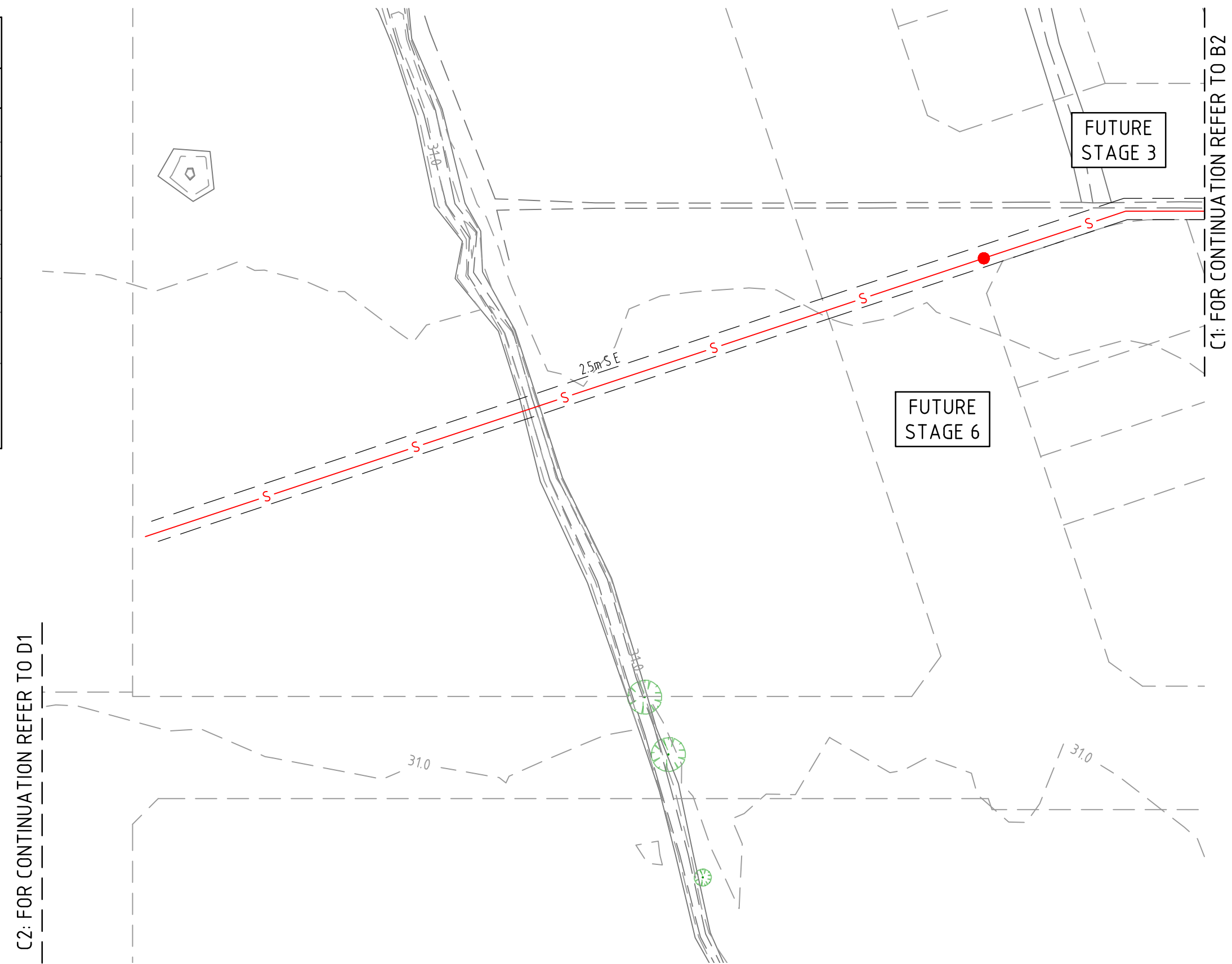
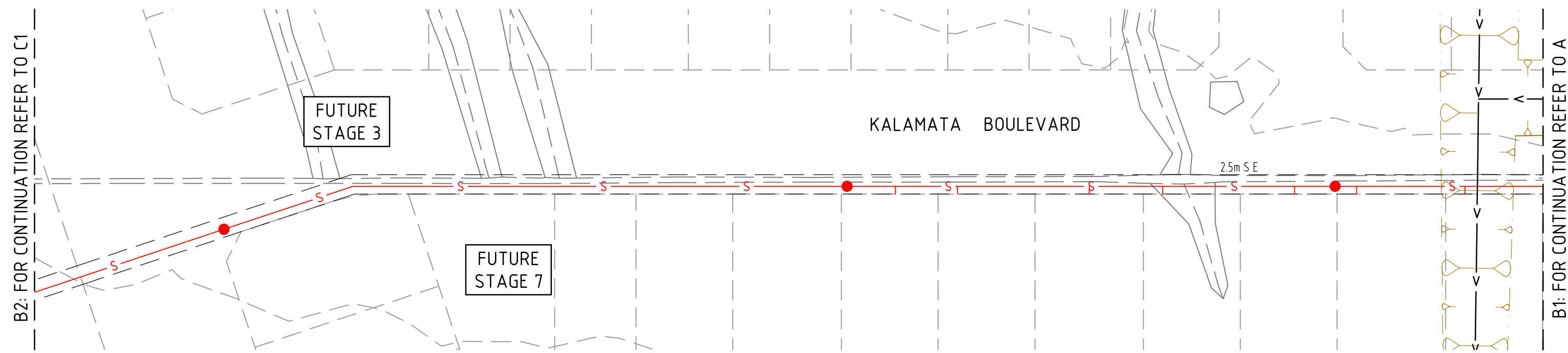
CLIENT	SIG GROUP
APPROVED PE 0005927	DESIGNED T.PHAN
SCALE 1:500	

PROJECT	KALA ESTATE - STAGE 01
TITLE	FUNCTIONAL LAYOUT PLANS DETAIL PLAN (SHEET 1 OF 2)
MUNICIPALITY	CARDINIA SHIRE COUNCIL
PP No.	T220227
DRAWING No.	3086-01-910
REVISION	F

ORIGINAL SIZE
A1

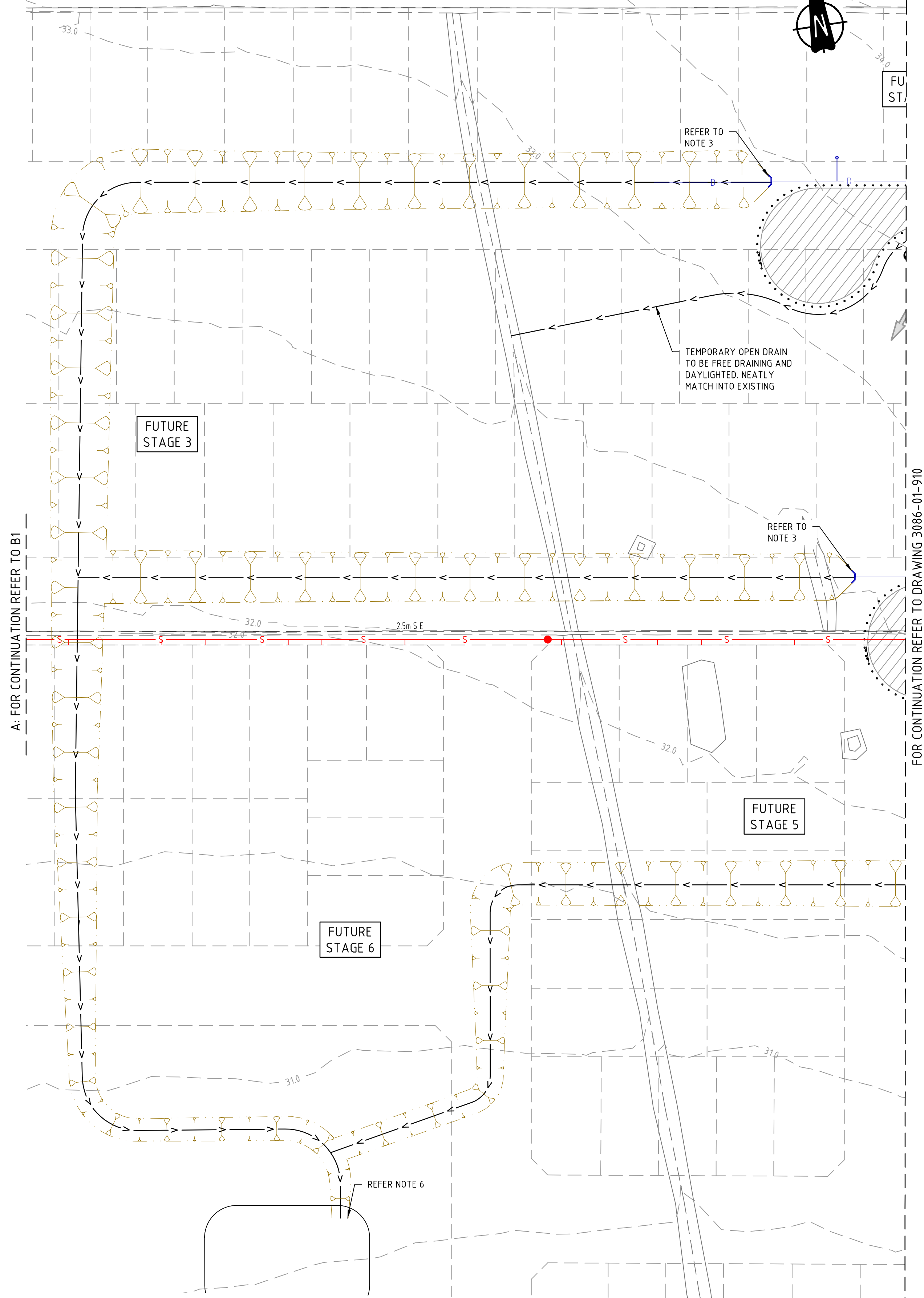
LEGEND		
DESCRIPTION	EXISTING	PROPOSED
BRANCH SEWER & MANHOLE	ExS	S
SEWER & MANHOLE	ExS	S
CENTRAL INVERT	>	>
COUNCIL STORMWATER DRAIN, PIT & HOUSE DRAIN/PROPERTY INLET	ExD	D
SURFACE CONTOUR	5120	
SIGN AND POST		
LIMIT OF WORKS		
TREE TO BE RETAINED		

- NOTES
- PROVIDE CONCRETE EDGE STRIP & "ROAD CLOSED" SIGN.
 - PROVIDE R10.5m TEMPORARY TURNING AREA, CONCRETE EDGE STRIP, "ROAD CLOSED" SIGN, AG DRAIN & BOLLARDS AT 1.50m SPACING.
 - OUTLET SWALE PART OF TEMPORARY SEDIMENT BASIN WORKS PACKAGE.
 - EXTERNAL WORKS - UPGRADE OF MOUNT ARARAT SOUTH ROAD FRONTING STAGE 1 TO INCLUDE THE NECESSARY DRIVEWAYS, FOOTPATHS, AND SERVICE WORKS REQUIRED FOR THE DEVELOPMENT OF LOTS 117, 118 & 119 TO 122.
 - LOT DIMENSIONS NOT SHOWN ARE RECTANGULAR LOTS.
 - DRAINAGE OUTFALL TO TEMPORARY RETARDING BASIN. SIZE AND LOCATION INDICATIVE ONLY.



FUNCTIONAL LAYOUT PLAN APPROVAL
CARDINIA SHIRE COUNCIL
Ref No.: S24-143, T220227
Sheet: 3 of 8
Approved by: Vithu Vijeyakumar
CARDINIA SHIRE COUNCIL
Date: Friday, 31 January 2025

1610 PRINCES HWY
DEVELOPMENT
(BY OTHERS)



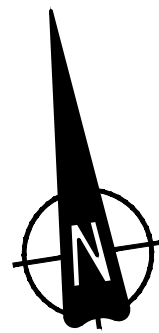
B	11.12.24	NT			OUTFALL SEWER MODIFIED
A	02.10.24	AP	MA	K. LORRIMAR	INITIAL ISSUE
REV	DATE	DRN	OKD	APP	AMENDMENT

H 1:500
SCALE @ A1

COPYRIGHT
The concepts and information contained in this document are the Copyright of Cossill & Webley Consulting Engineers. Use or copying of the document in whole or part without the written permission of Cossill & Webley Consulting Engineers constitutes an infringement of copyright.

CW Cossill & Webley
CONSULTING ENGINEERS
Street Address
Level 20, 390 St Kilda Road W cossillwebley.com.au
Melbourne VIC 3004 T (03) 8548 1560
E Melbourne.Reception@cosweb.com.au

CLIENT		PROJECT	
APPROVED PE 0005927		KALA ESTATE - STAGE 01	
DESIGNED T.PHAN		TITLE	
SCALE 1:500		FUNCTIONAL LAYOUT PLANS	
PP No. T220227		MUNICIPALITY	
DRAWING No. 3086-01-911		CARDINIA SHIRE COUNCIL	
REVISION B		ORIGINAL SIZE A1	



FUNCTIONAL LAYOUT PLAN APPROVAL

CARDINIA SHIRE COUNCIL

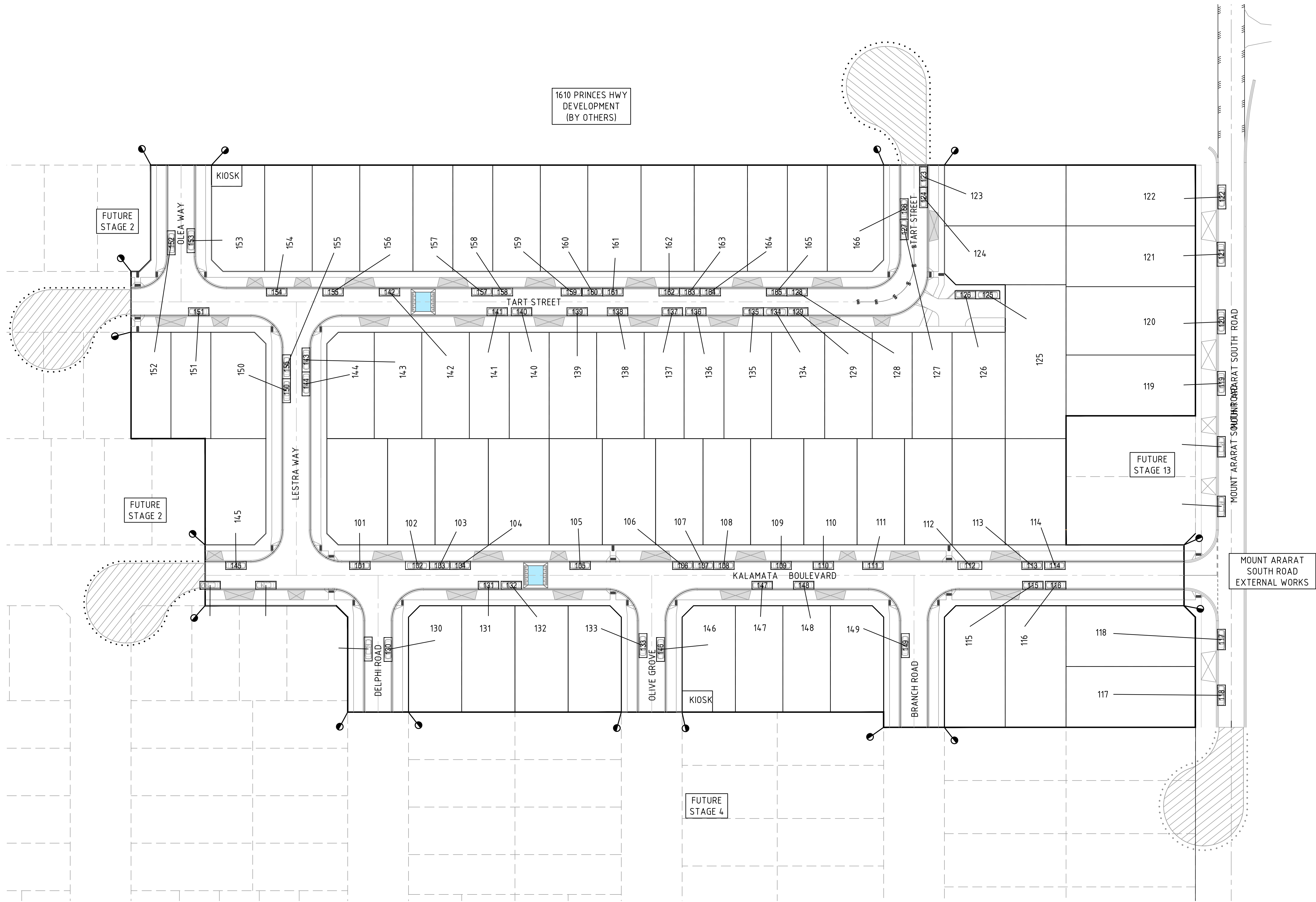
Ref No.: S24-143, T220227

Sheet: 4 of 8

Approved by: Vithu Vijeyakumar

CARDINIA SHIRE COUNCIL

Date: Friday, 31 January 2025



C	11.12.24	NT	<i>Klon</i>	<i>Klon</i>	SPEED HUMP ADDED AND PRAM CROSSING RELOCATED
B	02.10.24	AP	MA	K. LORRIMAR	SUPER LOT CHANGED
A	02.10.24	TP	MA	K. LORRIMAR	INITIAL ISSUE
REV	DATE	DRN	CKD	APP	AMENDMENT

H 1:500
SCALE @ A1



COPYRIGHT
The concepts and information contained in this document are the Copyright of Cossill & Webley Consulting Engineers. Use or copying of the document in whole or part without the written permission of Cossill & Webley Consulting Engineers constitutes an infringement of copyright.

This plan is not to be used for construction unless issued as revision 0 or higher



Street Address
Level 20, 390 St Kilda Road W cossillwebley.com.au
Melbourne VIC 3004 T (03) 8548 1580
E Melbourne.Reception@cosweb.com.au

CLIENT



APPROVED PE 0005927

Klon

DESIGNED

T.PHAN

SCALE

1:500

PROJECT

KALA ESTATE - STAGE 01

TITLE

FUNCTIONAL LAYOUT PLANS

VEHICLE PARKING LAYOUT

CARDINIA SHIRE COUNCIL

MUNICIPALITY

T220227

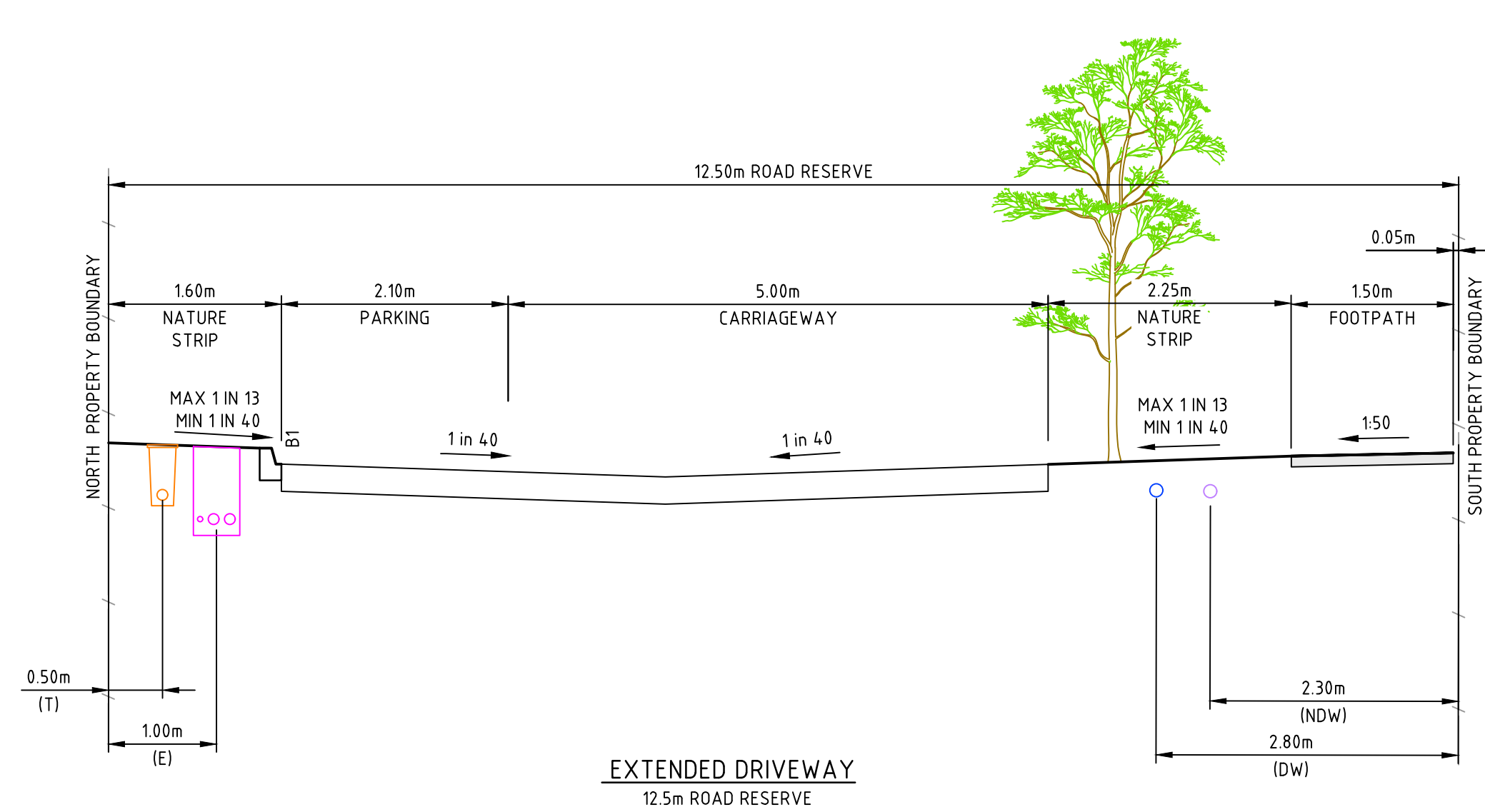
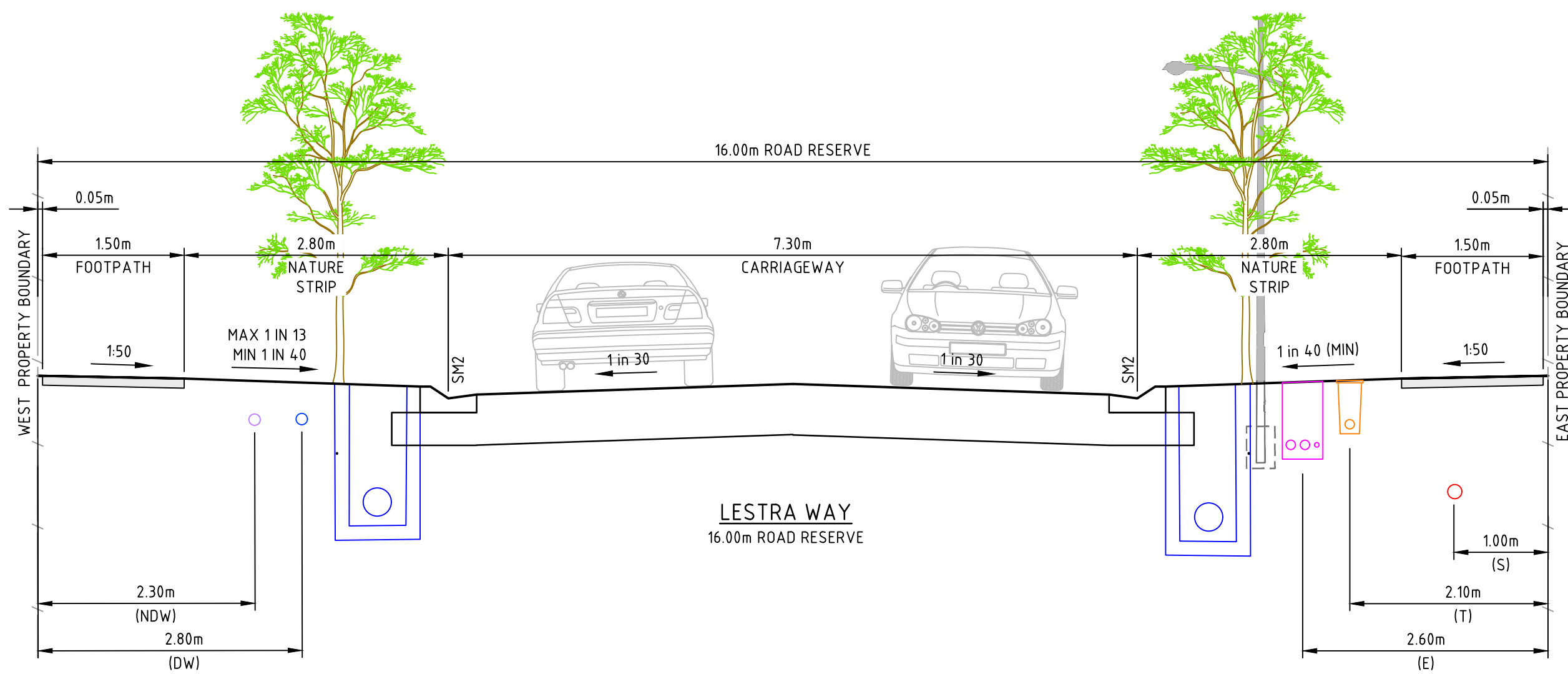
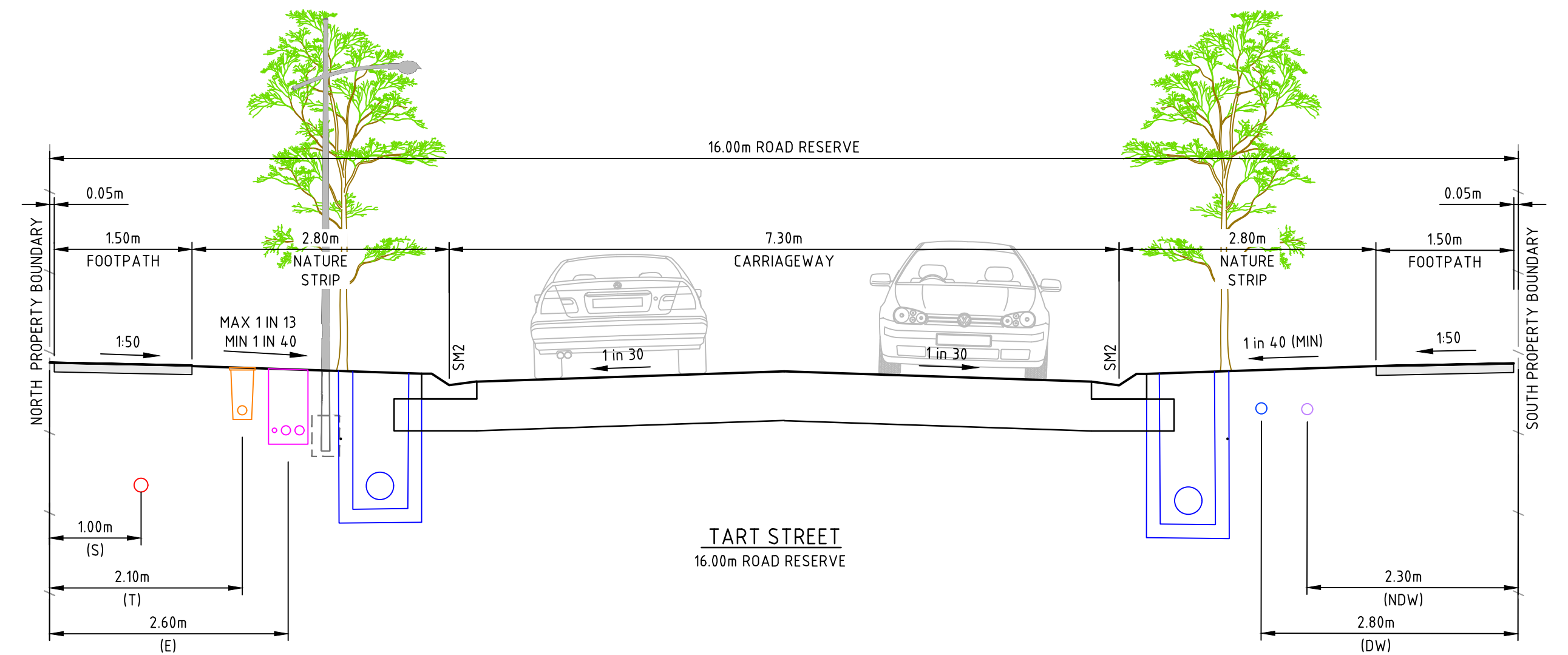
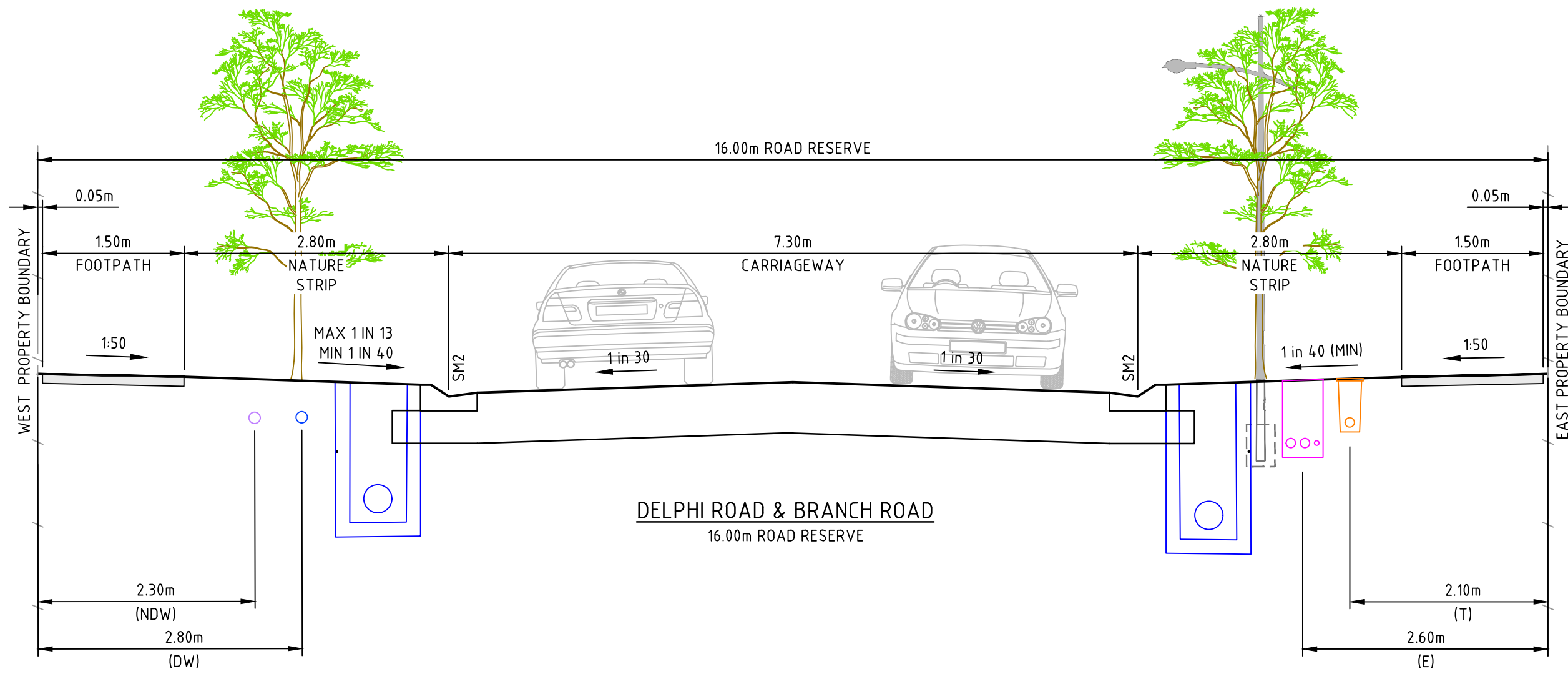
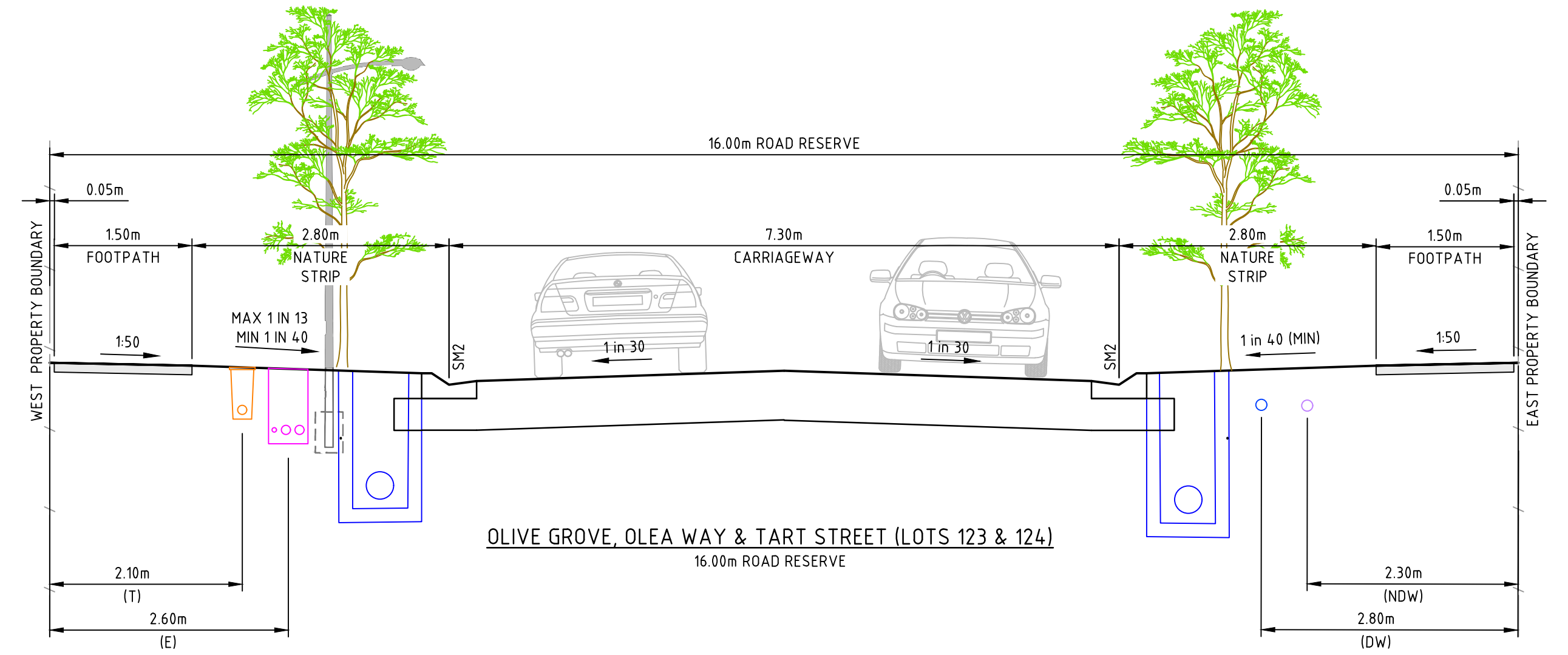
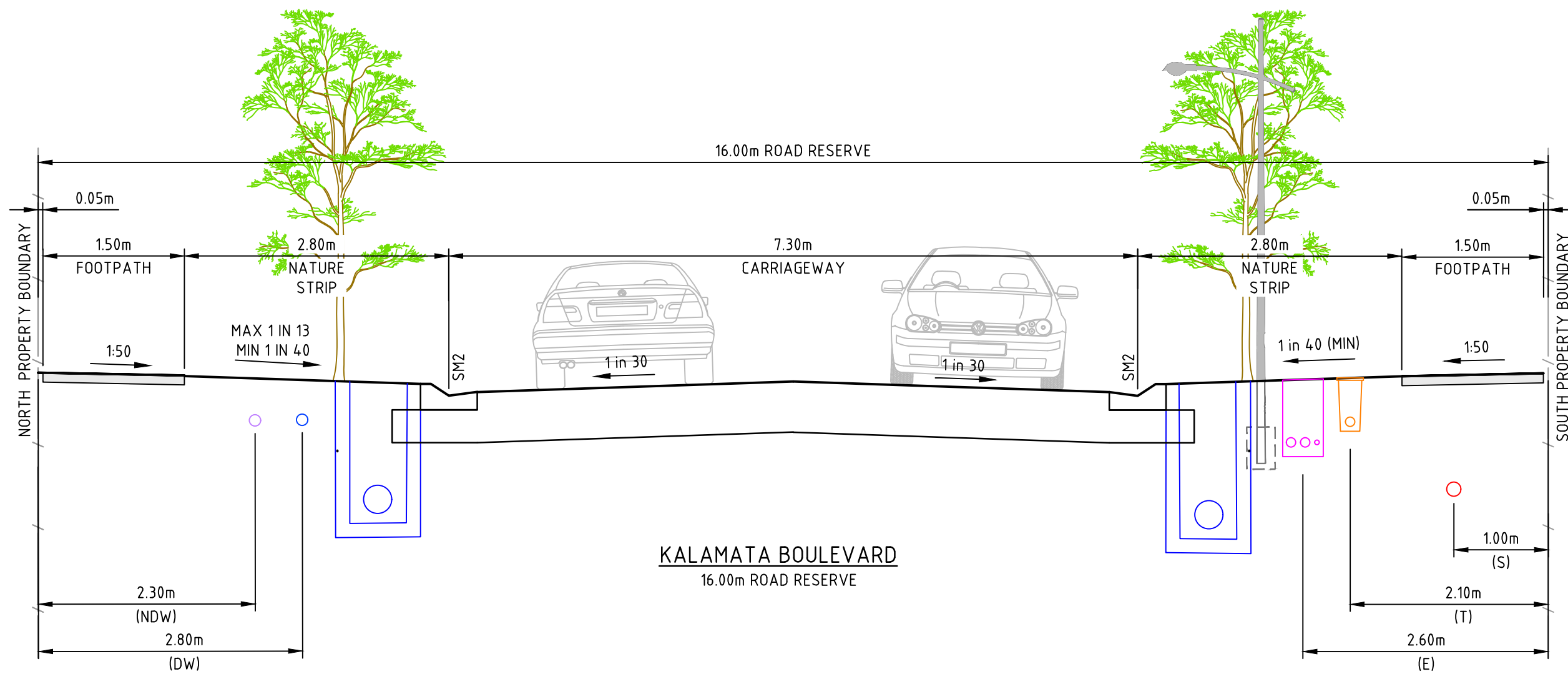
DRAWING No.

3086-01-920

REVISION

C

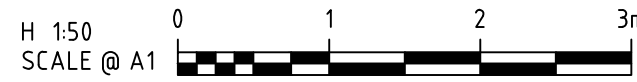
ORIGINAL
SIZE
A1



FUNCTIONAL LAYOUT PLAN APPROVAL
CARDINIA SHIRE COUNCIL
Ref No.: S24-143, T220227
Sheet: 5 of 8
Approved by: Vithu Vijeyakumar
CARDINIA SHIRE COUNCIL
Date: Friday, 31 January 2025

C:\Users\mshah\Documents\3086-01-930.dwg, 12/1/2024, 1:32 PM, MSHAHM40, A1

C	11.12.24	NT	MA	K. LORRIMAR	CROSS FALL ADDED
B	26.06.24	TP	MA	K. LORRIMAR	STAGE 1 REVISED
A	16.10.23	TP	FP	K. LORRIMAR	INITIAL ISSUE
REV	DATE	DRN	OKD	APP	AMENDMENT



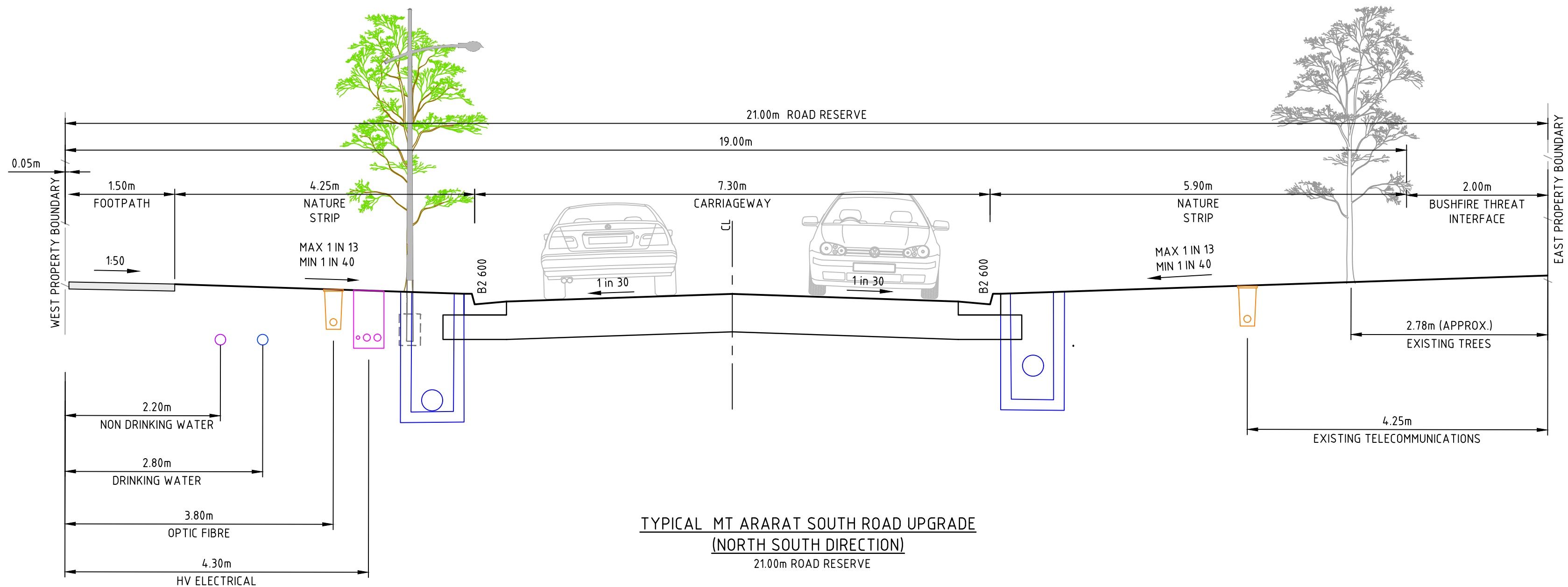
COPYRIGHT
The concepts and information contained in this document are the Copyright of Cossill & Webley Consulting Engineers. Use or copying of the document in whole or part without the written permission of Cossill & Webley Consulting Engineers constitutes an infringement of copyright.
This plan is not to be used for construction unless issued as revision 0 or higher

CW Cossill & Webley
CONSULTING ENGINEERS
Street Address
Level 20, 390 St Kilda Road W cossillwebley.com.au
Melbourne VIC 3004 T (03) 8548 1560
E Melbourne.Reception@cosweb.com.au

CLIENT
SIG GROUP
APPROVED PE 0005927
DESIGNED T.PHAN
SCALE 1:50

PROJECT
KALA ESTATE - STAGE 01
TITLE
FUNCTIONAL LAYOUT PLANS
TYPICAL CROSS SECTIONS (SHEET 1 OF 2)
MUNICIPALITY
CARDINIA SHIRE COUNCIL
PP No. T220227
DRAWING No. 3086-01-930
REVISION C

A1
ORIGINAL SIZE



TYPICAL MT ARARAT SOUTH ROAD UPGRADE
(NORTH SOUTH DIRECTION)
21.00m ROAD RESERVE

UPGRADE OF MOUNT ARARAT SOUTH ROAD
TO BE HANDLED AS SEPARATE EXTERNAL
WORKS PACKAGE FROM STAGE 1

C	11.12.24	NT		K. LORRIMAR	CROSS FALL ADDED
B	25.06.24	TP	MA	K. LORRIMAR	GAS REMOVED
A	17.10.23	TP	FP	K. LORRIMAR	INITIAL ISSUE
REV	DATE	DRN	CKD	APP	AMENDMENT



COPYRIGHT
The concepts and information contained in this document are the Copyright of Cossill & Webley Consulting Engineers. Use or copying of the document in whole or part without the written permission of Cossill & Webley Consulting Engineers constitutes an infringement of copyright.

This plan is not to be used for construction unless issued as revision 0 or higher



Street Address
Level 20, 390 St Kilda Road W cossillwebley.com.au
Melbourne VIC 3004 T (03) 8548 1560
E Melbourne.Reception@cosweb.com.au

CLIENT



APPROVED PE 0005927

DESIGNED
T. PHAN
SCALE
1:50

PROJECT

KALA ESTATE - STAGE 01

TITLE

FUNCTIONAL LAYOUT PLANS
TYPICAL CROSS SECTIONS (SHEET 2 OF 2)

MUNICIPALITY

CARDINIA SHIRE COUNCIL

PP No.

T220227

DRAWING No.

3086-01-931

REVISION

C

ORIGINAL
SIZE
A1

FUNCTIONAL LAYOUT PLAN APPROVAL

CARDINIA SHIRE COUNCIL

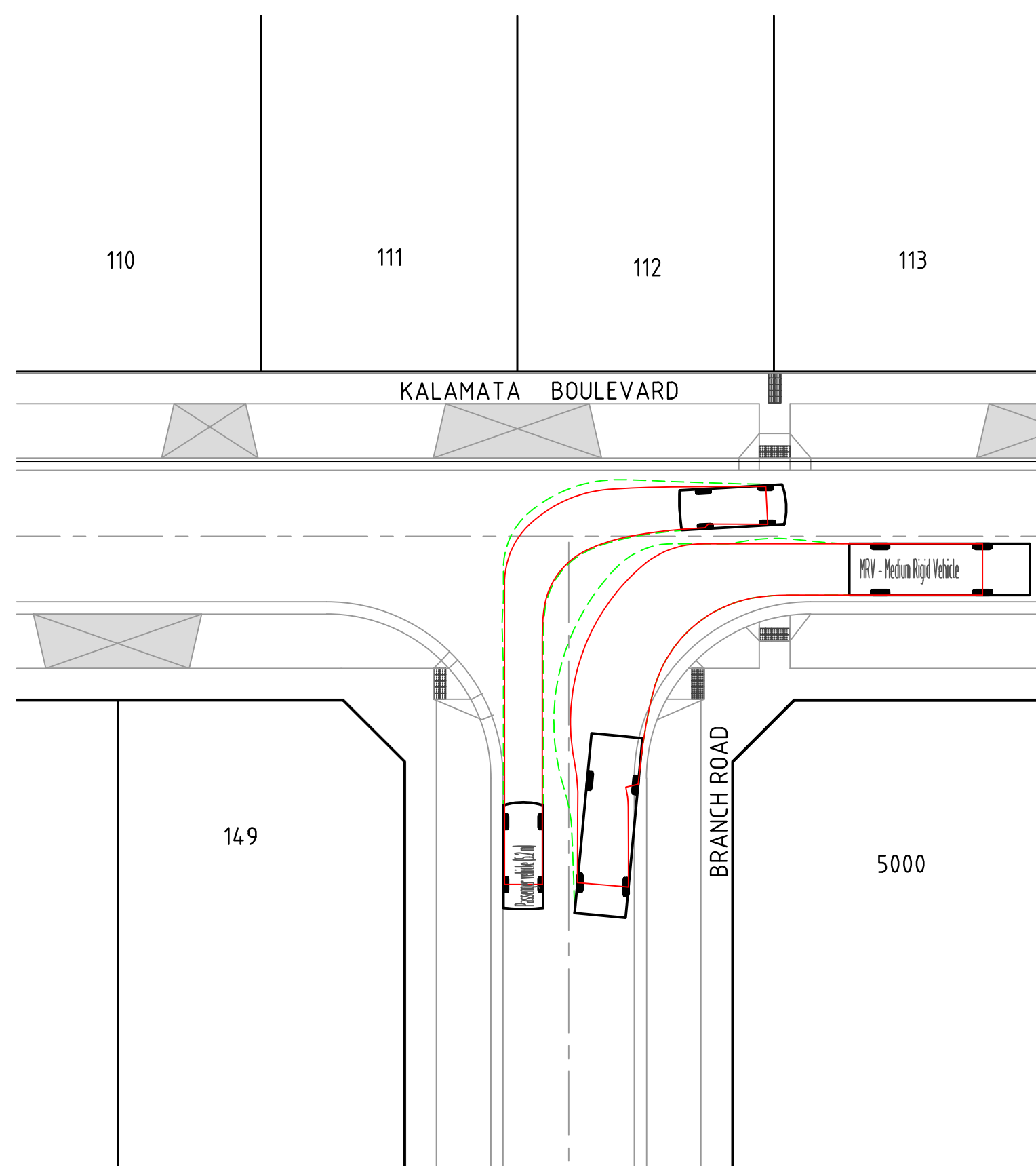
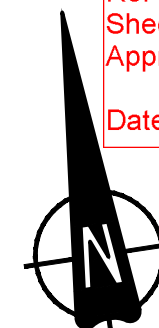
Ref No.: S24-143, T220227

Sheet: 7 of 8

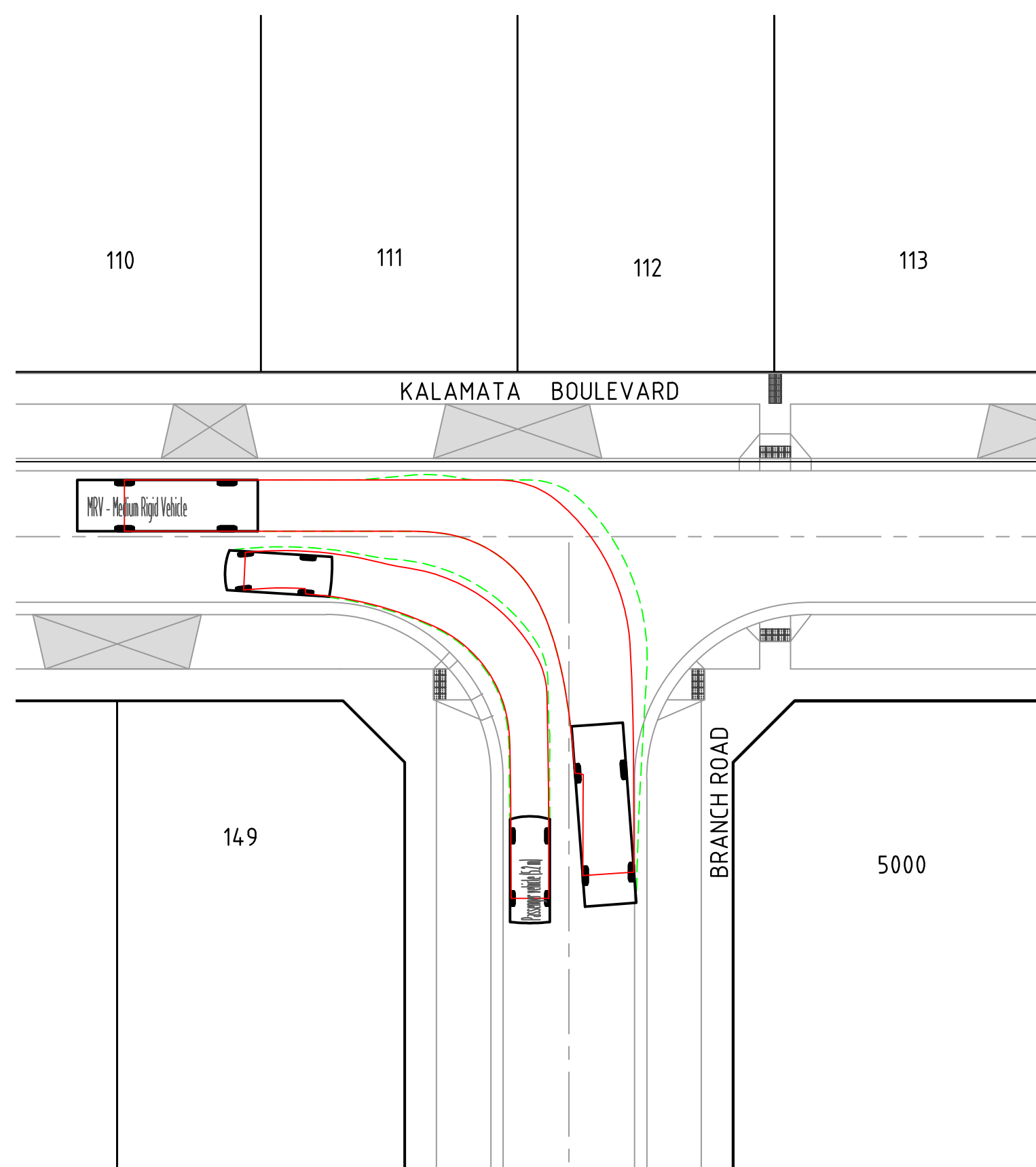
Approved by: Vithu Vijeyakumar

CARDINIA SHIRE COUNCIL

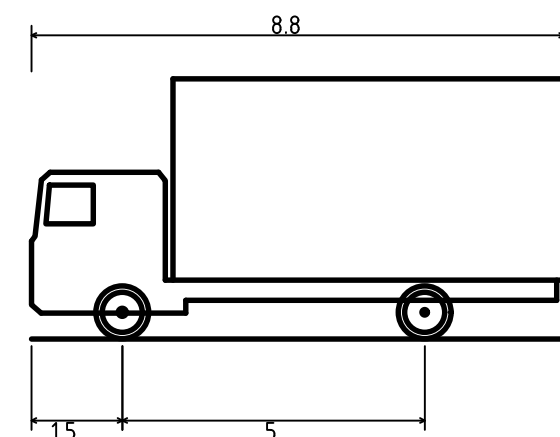
Date: Friday, 31 January 2025



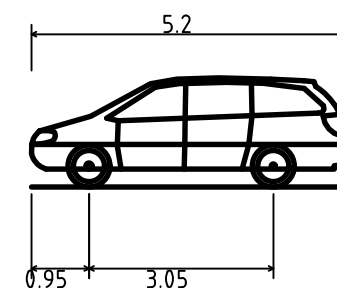
INTERSECTION OF KALAMATA BOULEVARD & BRANCH ROAD
8.8m SERVICE VEHICLE - LEFT IN



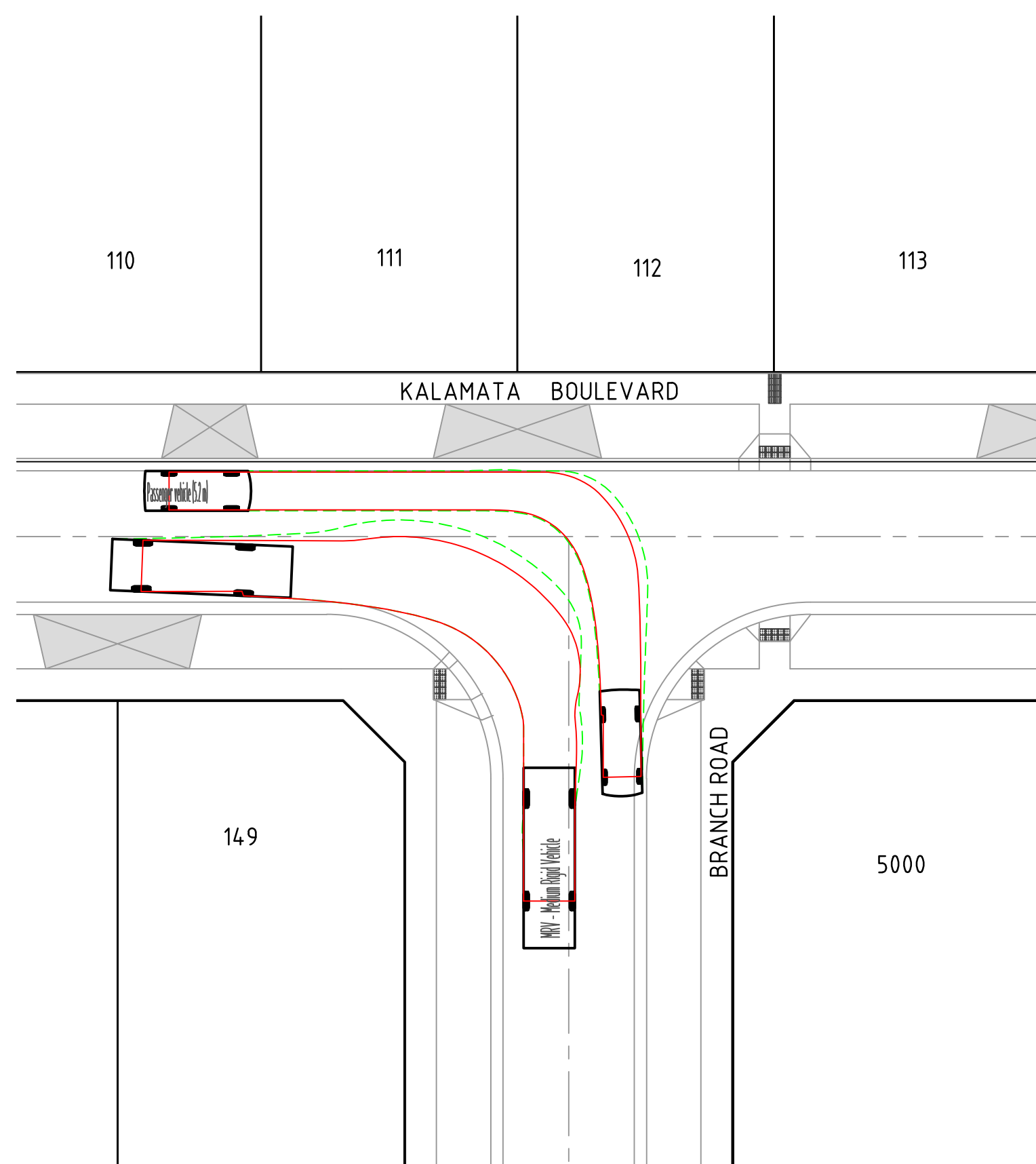
INTERSECTION OF KALAMATA BOULEVARD & BRANCH ROAD
8.8m SERVICE VEHICLE - RIGHT IN



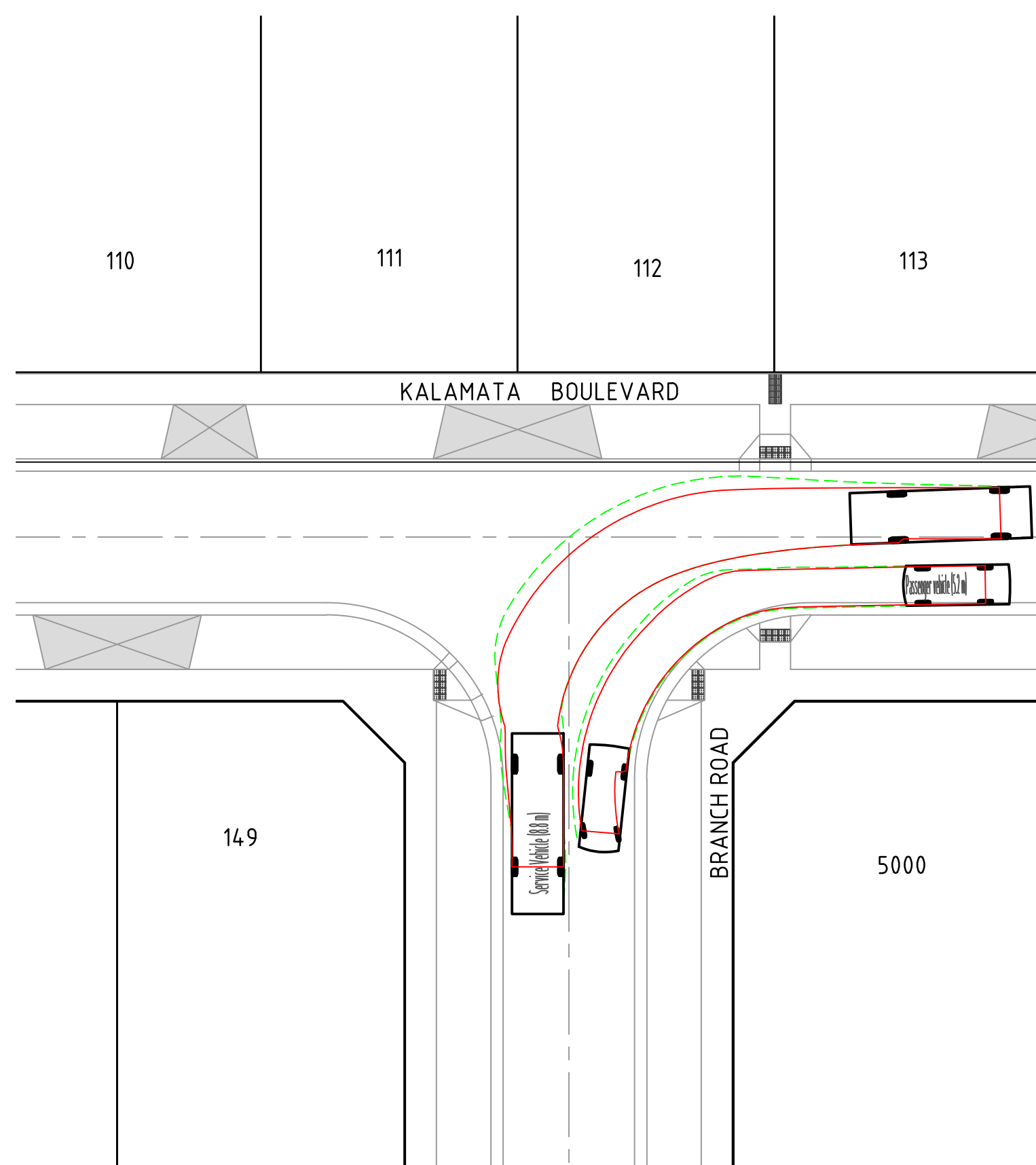
Service Vehicle (8.8 m)
Overall Length 8.800m
Overall Width 2.500m
Overall Body Height 4.300m
Min Body Ground Clearance 0.427m
Track Width 2.500m
Lock-to-lock time 4.00s
Curb to Curb Turning Radius 12.500m



Passenger vehicle (5.2 m)
Overall Length 5.200m
Overall Width 1.940m
Overall Body Height 1.804m
Min Body Ground Clearance 0.295m
Track Width 1.840m
Lock-to-lock time 4.00s
Curb to Curb Turning Radius 6.300m



INTERSECTION OF KALAMATA BOULEVARD & BRANCH ROAD
8.8m SERVICE VEHICLE - LEFT OUT



INTERSECTION OF KALAMATA BOULEVARD & BRANCH ROAD
8.8m SERVICE VEHICLE - RIGHT OUT

REV	DATE	DRN	CKD	APP	AMENDMENT
A	26.06.24	TP			INITIAL ISSUE

H: 1:250
SCALE @ A1



COPYRIGHT
The concepts and information contained in this document are the Copyright of Cossill & Webley Consulting Engineers. Use or copying of the document in whole or part without the written permission of Cossill & Webley Consulting Engineers constitutes an infringement of copyright.

This plan is not to be used for construction unless issued as revision 0 or higher

CW Cossill & Webley
CONSULTING ENGINEERS

Street Address
Level 20, 390 St Kilda Road W cossillwebley.com.au
Melbourne VIC 3004 T (03) 8548 1560
E Melbourne.Reception@cosweb.com.au

CLIENT



APPROVED PE 0005927

Klon

DESIGNED

T.PHAN

SCALE

1:250

PROJECT

KALA ESTATE - STAGE 01

TITLE

FUNCTIONAL LAYOUT PLANS
VEHICLE SWEEP PATHS (SHEET 1 OF 2)
CARDINIA SHIRE COUNCIL

MUNICIPALITY

TBC

PP No.

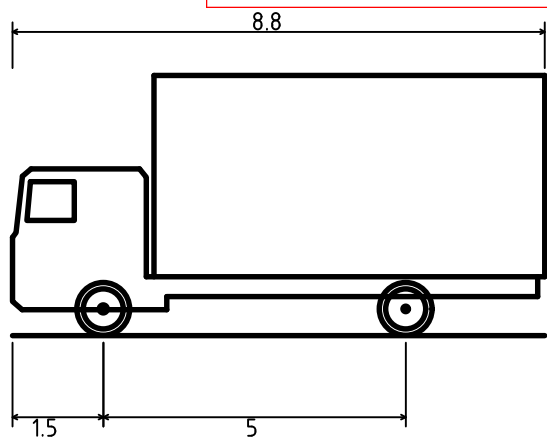
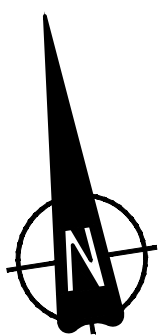
DRAWING No.

3086-01-940

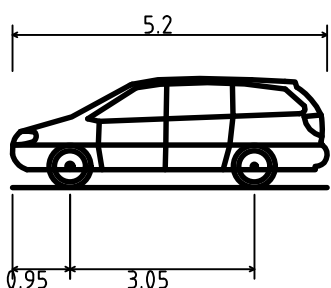
REVISION

A

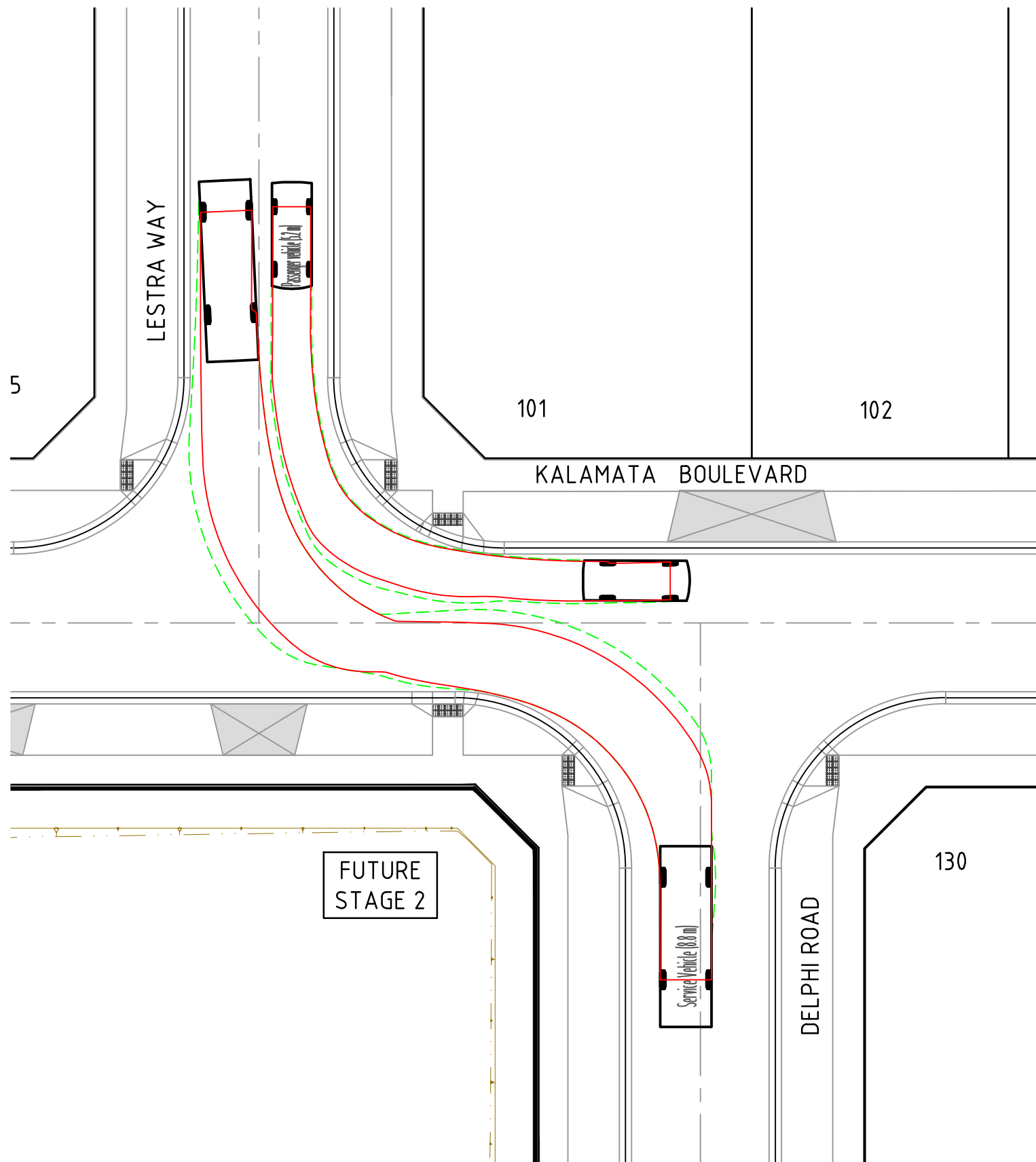
ORIGINAL SIZE
A1



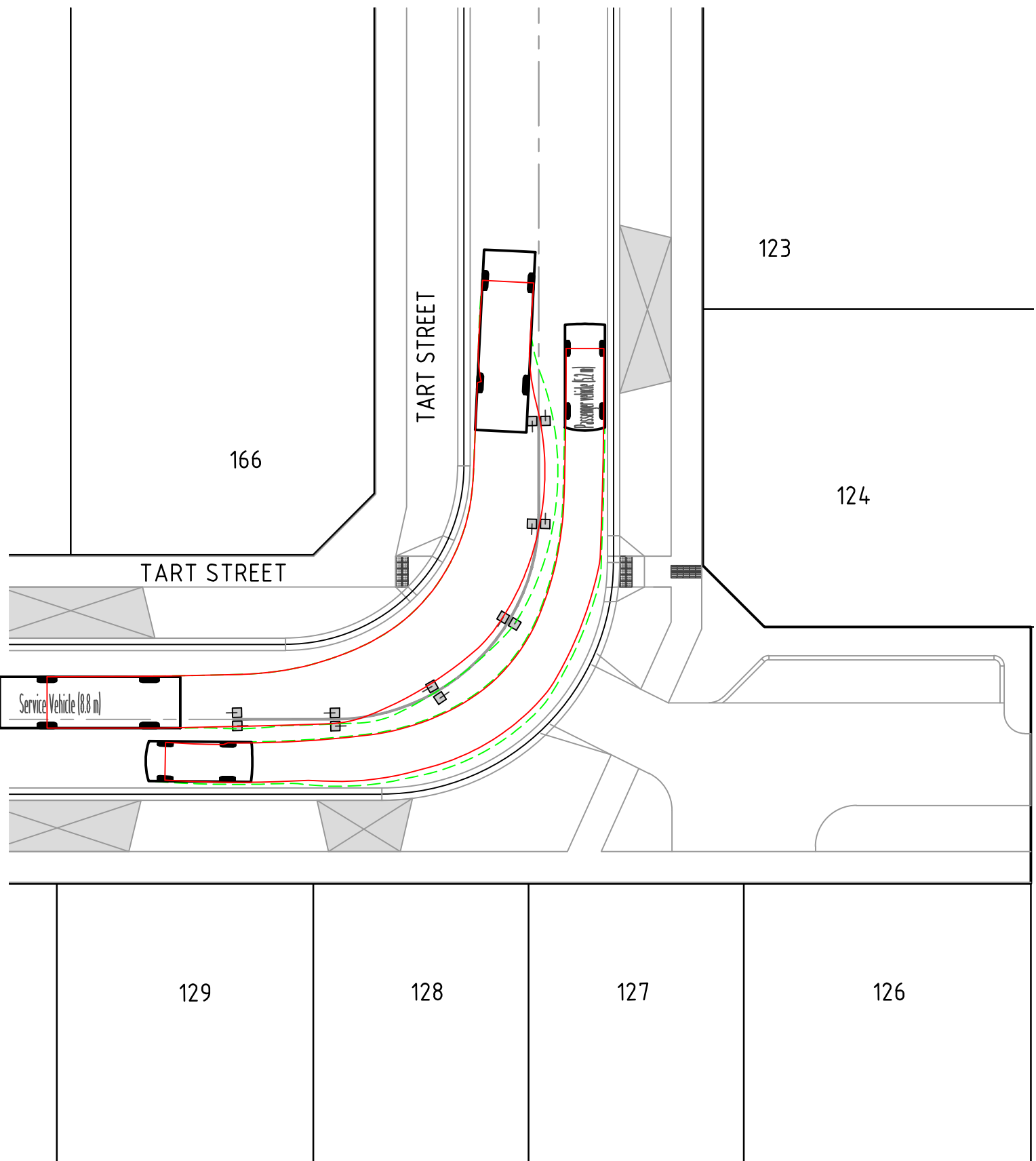
Service Vehicle (8.8 m)
Overall Length 8.800m
Overall Width 2.500m
Overall Body Height 4.300m
Min Body Ground Clearance 0.427m
Track Width 2.500m
Lock-to-lock time 4.00s
Curb to Curb Turning Radius 12.500m



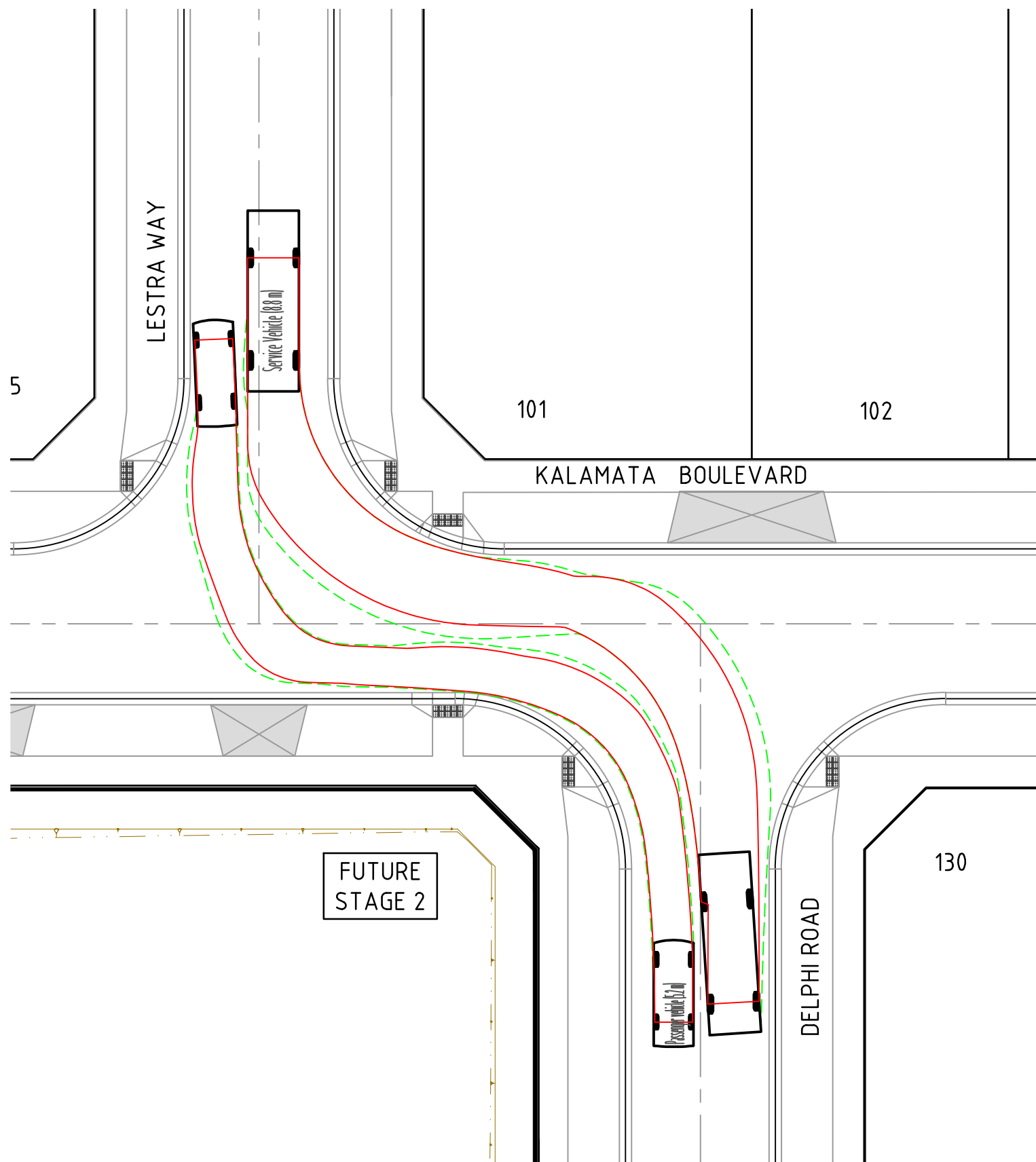
Passenger vehicle (5.2 m)
Overall Length 5.200m
Overall Width 1.940m
Overall Body Height 1.804m
Min Body Ground Clearance 0.295m
Track Width 1.840m
Lock-to-lock time 4.00s
Curb to Curb Turning Radius 6.300m



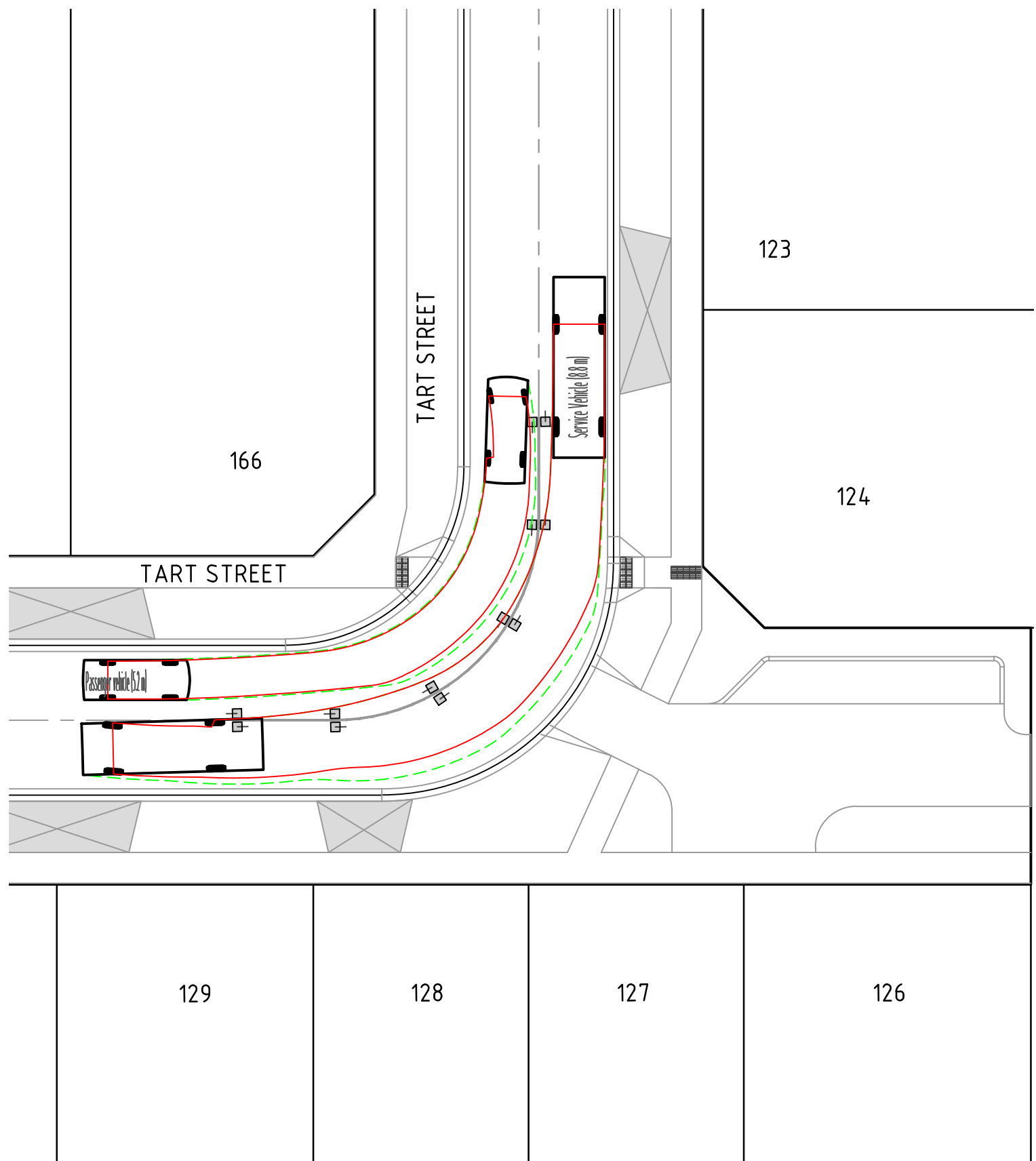
INTERSECTION OF DELPHI ROAD, LESTRA WAY & KALAMATA BOULEVARD- LEFT IN



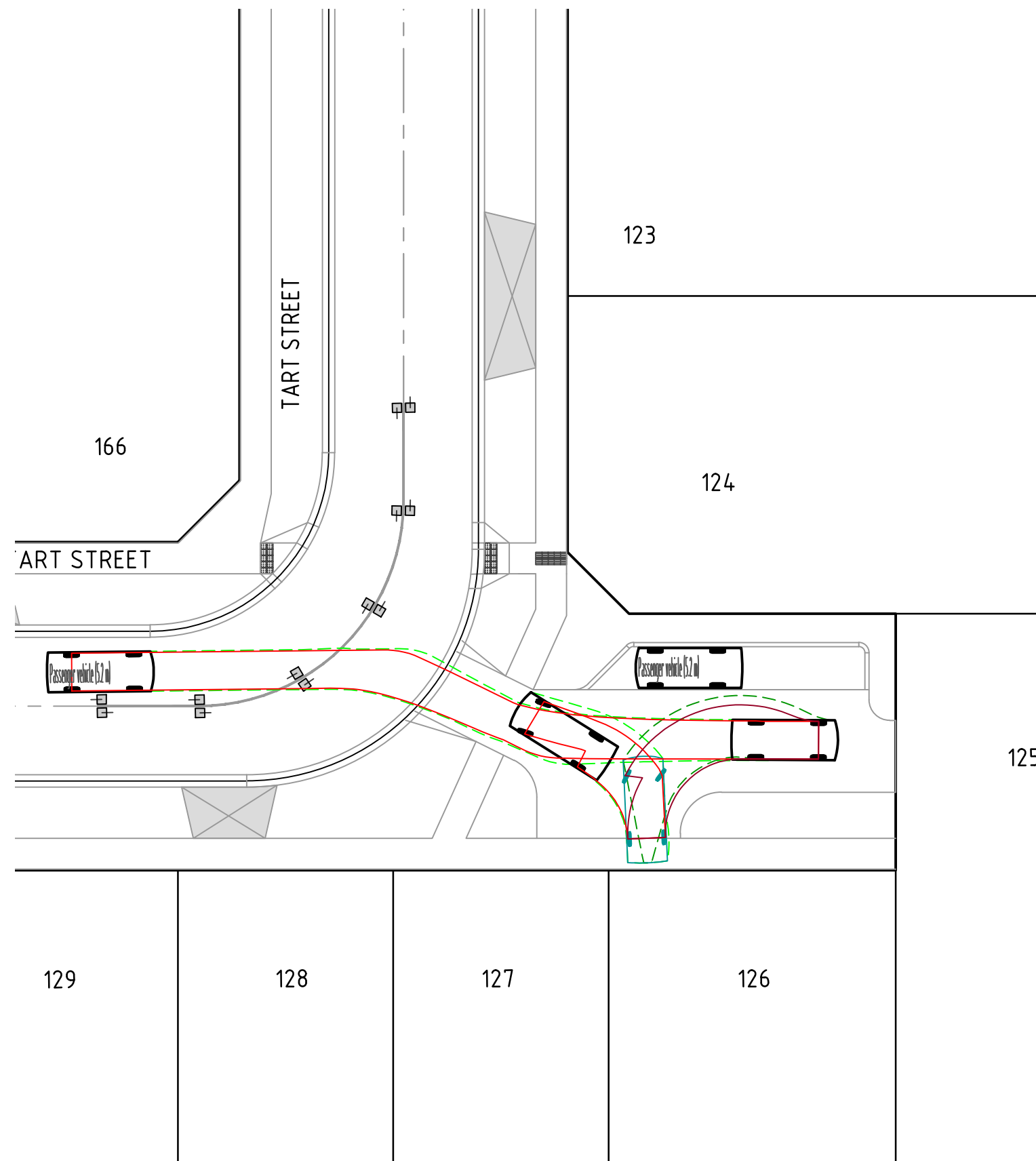
INTERSECTION OF TART STREET 90° BEND - LEFT IN



INTERSECTION OF DELPHI ROAD, LESTRA WAY & KALAMATA BOULEVARD- LEFT OUT



INTERSECTION OF TART STREET 90° BEND - RIGHT OUT



LOT 125,126 & 127 EXTENDED DRIVEWAY TURN AROUND

B	11.12.24	NT			B1 KERB SHOWN IN EXTENDED DRIVEWAY
A	25.06.24	TP	FP	K. LORRIMAR	INITIAL ISSUE
REV	DATE	DRN	CKD	APP	AMENDMENT

H 1:250
SCALE @ A1



COPYRIGHT
The concepts and information contained in this document are the Copyright of Cossill & Webley Consulting Engineers. Use or copying of the document in whole or part without the written permission of Cossill & Webley Consulting Engineers constitutes an infringement of copyright.

This plan is not to be used for construction unless issued as revision 0 or higher



Street Address
Level 20, 390 St Kilda Road W cossillwebley.com.au
Melbourne VIC 3004 T (03) 8548 1560
E Melbourne.Reception@cosweb.com.au

CLIENT



APPROVED PE 0005927

K. Lorrimar

DESIGNED
T.PHAN
SCALE
1:250

PROJECT

KALA ESTATE - STAGE 01

TITLE

FUNCTIONAL LAYOUT PLANS
VEHICLE SWEEP PATHS (SHEET 2 OF 2)
CARDINIA SHIRE COUNCIL

MUNICIPALITY

PP No. T220227

DRAWING No.

3086-01-941

REVISION

B

ORIGINAL SIZE
A1