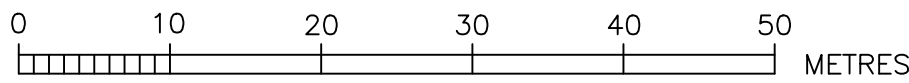


A1

DEVELOPER CONTRACT PLAN
WORK-AS-CONSTRUCTED



NOTES :-

- 1 WATER SERVICING COORDINATOR: ROSE ATKINS RIMMER (INFRASTRUCTURE) Pty. Ltd.
SHOP 7 & 8 M CENTRE
40 STERLING ROAD MINCHINBURY NSW 2770
Ph: (02) 9853 0200

FOR: BIRLING ESTATE DEVELOPMENTS Pty. Ltd.
975 THE NORTHERN ROAD BRINGELLY NSW 2556
Ph: (02) 4774 6000
- 2 ALL WORKS & MATERIALS ARE IN ACCORDANCE WITH THE WATER SUPPLY CODE OF AUSTRALIA
WSA 03-2011-3.1 (SYDNEY WATER EDITION - 2014) AND SYDNEY WATER'S TECHNICAL SPECIFICATION
- CIVIL (VERSION 11.0) AND SYDNEY WATER'S TECHNICAL GUIDELINES - BUILDING OVER AND ADJACENT
TO PIPE ASSETS (VERSION 6.1, OCTOBER 2025).
- 3 ALL SERVICES SHOWN WERE INDICATIVE ONLY. A CURRENT SERVICES SEARCH & SITE CHECK
OF ALL EXISTING SERVICES WAS REQUIRED PRIOR TO COMMENCEMENT OF ANY WORKS.
- 4 THE CONSTRUCTOR WAS TO DETERMINE THE LOCATION & LEVEL OF EXISTING SERVICES WITHIN THE VICINITY
OF THE WATERMAIN WORKS BY POTHOLING PRIOR TO COMMENCEMENT OF ANY WORKS.
REFER UTILITIES CLEARANCE TABLE (SHEET 2).
- 5 CONSTRUCTOR CONFIRMED LEVEL & LOCATION OF ALL EXISTING WATER MAINS AT CONNECTION POINTS
PRIOR TO CONSTRUCTION.
- 6 MAIN LAID GENERALLY 2.6m P.L. WITH MINIMUM 0.8m COVER BELOW TOP OF KERB EXCEPT WHERE
OTHERWISE SHOWN.
- 7 MAINLAYING DID NOT PROCEED PRIOR TO FORMATION OF FOOTWAYS TO FINISHED SURFACE LEVELS.
- 8 i) BENDS ANCHORED IN ACCORDANCE WITH DTC-1110 (Issue B - 31/7/24).
ii) TEES ANCHORED IN ACCORDANCE WITH DTC-1113 (Issue C - 31/7/24).
iii) HYDRANT BENDS ANCHORED IN ACCORDANCE WITH DTC-1114 (Issue B - 31/7/24).
iv) NOT USED
v) ALL BURIED DUCTILE IRON PIPES AND FITTINGS PROTECTED WITH PE SLEEVING COMPLYING WITH
THE REQUIREMENTS OF AS 3680 AND AS 3681.
- 9 TRENCH FILL IN ROAD CARRIAGEWAYS (TO SUBGRADE LEVEL ONLY) COMPLIES WITH ROAD OWNER'S OR
SYDNEY WATER'S REQUIREMENTS, WHICHEVER IS MORE STRINGENT.
- 10 BURIED FITTINGS AND CHANGES OF PIPE TYPE WERE NOT BACKFILLED UNTIL W.A.C. DETAILS HAD BEEN
OBTAINED & APPROVAL FOR BACKFILLING GIVEN BY THE W.S.C. IN ADDITION, SYDNEY WATER CONSTRUCTOR
RECORDED AS BUILT DATA AS A MARK-UP ON DESIGN PLAN AND PROVIDED TO W.S.C.
- 11 PRECAUTIONS MAY BE NECESSARY IN THE VICINITY OF ANY SUB-STATION EARTHING.
- 12 ALL SURFACE FITTINGS LOCATED WITHIN PATHWAYS ARE 'CONCRETE PAVEMENT' TYPE IN
ACCORDANCE WITH WAT-1303-V, WAT-1304-V, WAT-1305-V & WAT-1306-V. FITTINGS LOCATED
ENSURED SURFACE BOXES WERE POSITIONED CLEAR OF PRAM RAMPS.
- 13 COUNCIL'S TREE PRESERVATION ORDER STRICTLY ADHERED TO. EXCAVATIONS IN THE VICINITY
OF TREES ARE CARRIED OUT IN ACCORDANCE WITH ARBORIST SPECIFICATIONS AND UNDER THE
SUPERVISION OF THE SITE ARBORIST (MANUAL OR HYDRO-EXCAVATION MAY BE REQUIRED).
NOTE: TREES SHOWN ON PLAN BASED ON THE CLIENT SUPPLIED SURVEY INFORMATION. ALL TREES MAY NOT
HAVE BEEN SHOWN.
- 14 ALL PROPERTY (MAIN TO METER) SERVICES WERE CONSTRUCTED TO SYDNEY WATER'S
INSTALLATION REQUIREMENTS BY A LICENSED PLUMBER. THE WORKS WERE INSTALLED IN
ACCORDANCE WITH THE CURRENT SYDNEY WATER PROPERTY (MAIN TO METER) SERVICE
INSTALLATIONS TECHNICAL REQUIREMENTS, THE PLUMBING CODE OF AUSTRALIA & AS/NZS3500.
- 15 THE MINIMUM NUMBER OF COMPACTION TESTS REQUIRED TO SATISFY C2.8.3 OF THE TECHNICAL
SPECIFICATION - CIVIL (VERSION 11.0) ARE:

PAVED AREAS
PIPE EMBEDMENT ZONE: NIL TRENCH FILL ZONE: NIL (REFER NOTE 9, TRENCH BACKFILLED WITH STABILISED SAND)
(PRE-QUALIFIED - WSA 03 CL 19.3.4.1) (REFER C2.8.4 WHERE STABILISED SAND IS BEING USED)

INTERMEDIATE/UNPAVED AREAS
PIPE EMBEDMENT ZONE: NIL TRENCH FILL ZONE: 4 TESTS
(PRE-QUALIFIED - WSA 03 CL 19.3.4.1) (4 TEST LOCATIONS, 1 TEST/900mm LAYER/100m MAIN)

NOTE: NUMBER OF TESTS REQUIRED BY SYDNEY WATER COMPETENT GEOTECHNICAL ENGINEER
(AS DEFINED IN SYDNEY WATER'S ENGINEERING COMPETENCY STANDARD, SYDNEY WATER
DOCUMENT D0000833) MAY VARY BASED ON CHOSEN TEST LOCATIONS AND SITE SPECIFIC
REQUIREMENTS. AVERAGE DEPTHS USED IN ABOVE CALCULATIONS.
- 16 DEFLECTIONS MAY BE ACHIEVED BY EASING MAIN AT PIPE JOINTS. PIPE DEFLECTIONS WERE NOT
GREATER THAN MANUFACTURER'S RECOMMENDATION LESS 0.5 DEGREES.
- 17 ALL CONDITIONS CONTAINED IN THE REVIEW OF ENVIRONMENTAL FACTORS (R.E.F.) FOR THIS PROJECT
WERE MET.
- 18 Ø MAIN TO METER CONNECTION INSERTED INTO EXISTING MAIN IN ACCORDANCE WITH
WAT-1106-V & WAT-1108-V



LOCALITY SKETCH

NOT TO SCALE

05	WORK-AS-CONSTRUCTED	K.G.	28/8/26
04	L.O.W. UPDATED AS PER STAGE 0 SECTION 2	K.G.	20/2/26
03	SYDNEY WATER'S COMMENT ADDRESSED	K.G.	5/2/26
02	ISSUE TO SYDNEY WATER	K.G.	18/12/25
01	ISSUR FOR TENDER	K.G.	19/8/25

No.	REVISION DESCRIPTION	BY	DATE
PLAN TO BE READ IN CONJUNCTION WITH CURRENT SYDNEY WATER STANDARDS SYDNEY WATER CORPORATION			
PRIOR TO COMMENCEMENT OF EXCAVATION FOR PROPOSED AND EXISTING SERVICES CONTACT:- DIAL BEFORE YOU DIG Ph. 1100 ELECTRICITY Ph. GAS Ph. TELECOMMUNICATIONS Ph. GIVING AT LEAST 48 HOURS NOTICE.			

UTILITIES					
TYPE	DATE	REF.	TYPE	DATE	REF.
STORMWATER: -SWD-	5/2/26	enspire			
PROP. STORMWATER: -SWD-	5/2/26	enspire			
PROP. SEWER: -S-	5/2/26	RAR			

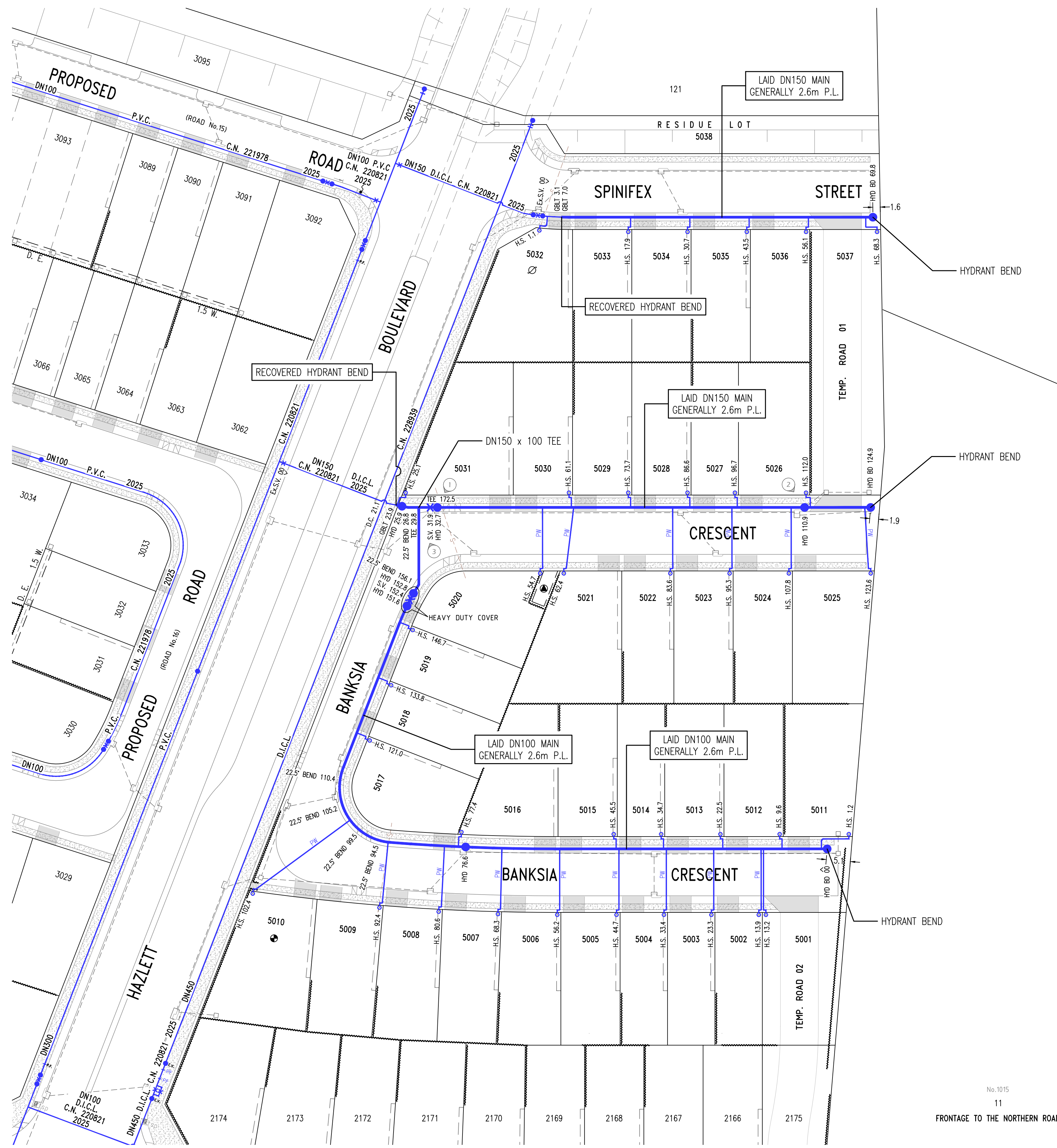
WORK AS CONSTRUCTED CERTIFICATION			
DEVELOPER	BIRLING ESTATE DEVELOPMENTS Pty. Ltd.		
WATER SERVICE CO-ORDINATOR	ROSE ATKINS RIMMER (INFRASTRUCTURE) Pty. Ltd.		
CONSTRUCTOR	C J DOYLE CONTRACTING SERVICES Pty. Ltd.		
COMPLETED	19/8/2026	W.A.C. PREPARED 28/8/2026	
DESIGNER	ROSE ATKINS RIMMER (INFRASTRUCTURE) Pty. Ltd.		
I CERTIFY THAT THE WORKS HAVE BEEN CONSTRUCTED IN ACCORDANCE WITH THE WORK AS CONSTRUCTED DRAWINGS.			

PIPE SCHEDULE					
SIZE (DN)	TYPE	CLASS	LENGTH	PIPE JOINING METHOD / NOTES	
150	ø P.V.C.	PN16	167.7	R.R.J.	
100	ø P.V.C.	PN16	172.5	R.R.J.	
DESIGN HEAD. 120 m			BOUNDARY TRAPS REQUIRED.		

GDA 2020	
AUSTRALIAN HEIGHT DATUM	
SCALES	
PLAN 1:500	SECTION { HOR. VERT.
CROSS SECTIONS	NATURAL
LENGTHS, DEPTHS & LEVELS ARE IN METRES.	

NO AMENDMENTS ARE TO BE MADE TO THIS PLAN WITHOUT REFERENCE TO SYDNEY WATER. THIS PLAN IS NOT NECESSARILY UP TO DATE OR CORRECT AND SYDNEY WATER ACCEPTS NO RESPONSIBILITY.	
U.B. DIRECTORY 284 J4 (Version 8.1 Digital)	
SHEET: 1. OF 2.	File No. N/A

SYDNEY WATER CORPORATION	
Case No. 221980pw	
POTABLE WATERMAIN EXTENSION BANKSIA CRESCENT & SPINIFEX STREET BRINGELLY	
CAMDEN	



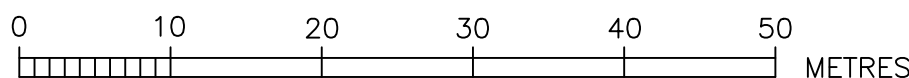
UTILITIES CLEARANCE TABLE

CROSSING NO.	UTILITIES	EXISTING / PROPOSED	UTILITY COVER (mm)	WATERMAIN COVER RANGE (mm)	LAY MAIN OVER / UNDER	MINIMUM CLEARANCE (mm)	NOTES
1	DN150 SEWER	PROPOSED	2450	800-1500	OVER	500	
2	DN375 SWD	PROPOSED	1150	800	OVER	150	
3	DN525 SWD	PROPOSED	1300	800-1000	OVER	150	

- NOTES:
- UT1. Constructor shall adhere to any State legislative requirements regarding Duty of Care and safe digging requirements.
- UT2. Limited utility information by third parties deemed current only at the time information provided.
- UT3. Any details of utilities provided are not to be taken as indicating all existing utilities & assets or their exact locations. Irrespective of any information provided, Constructor required to inspect for the presence & location of all assets to AS4488-2013, Quality Level A.
- UT4. Should adjustment to the "Watermain Cover Range" or "Lay Main Over/Under" be requested by the Constructor, or if minimum clearances cannot be achieved, the Constructor is to notify the W.S.C. immediately. Any adjustments to design that complies with WSA 03-2011-3.1 (SYDNEY WATER EDITION - 2014), specifically Table 5.5 & Table SW 7.6, will be shown on the Work as Constructed plan. Adjustments to design requiring vertical bends, change of pipe material or pipe treatment to be discussed with Sydney Water and a design variation submitted if required.
- UT5. Head Contractor remains responsible for future proposed utility clearance compliance.
- UT6. Constructor to provide "red line" mark-up for Work as Constructed.
- UT7. Where applicable, clearance to outside face of concrete encasement.
- UT8. Cover from F.S.L. U.N.O.

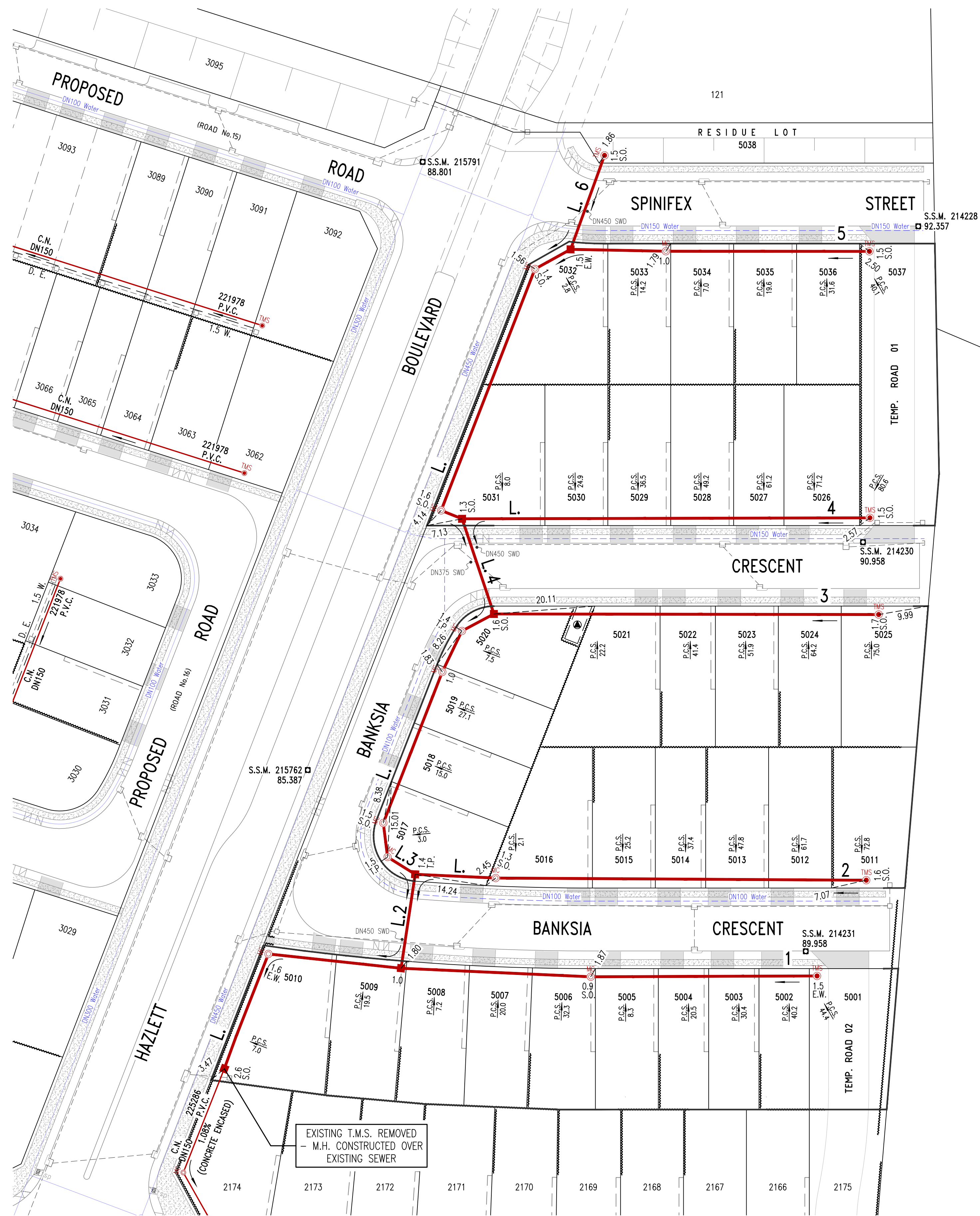
No.1015
11
FRONTAGE TO THE NORTHERN ROAD

- ⊗ DENOTES PROPERTY SERVICE INSTALLED ON EXISTING MAIN. REFER NOTE 18.
- ⊕ DENOTES PROPERTY SERVICE SURVEYED PRIOR TO BACKFILLING
- ⊙ DENOTES ESMT FOR PADMOUNT SUBSTATION 2.75 W.

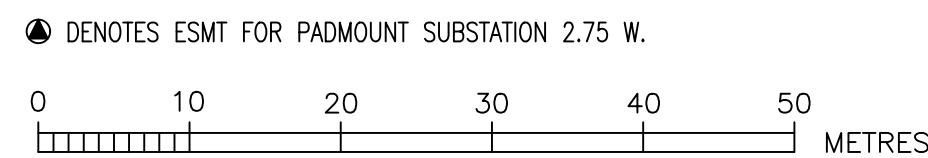


STAGE 5
BIRLING

WORK AS CONSTRUCTED CERTIFICATION		SYDNEY WATER CORPORATION	
DEVELOPER	BIRLING ESTATE DEVELOPMENTS		
W.S.C.	ROSE ATKINS RIMMER		
CONSTRUCTOR	C.J. DOYLE CONTRACTING SERVICES	Case No. 221980pw	
COMPLETED	19/8/2026		
W.A.C. PREPARED	28/8/2026	SH2 2 OF 2 SHTS.	
DESIGNER	ROSE ATKINS RIMMER		
I CERTIFY THAT THE WORKS HAVE BEEN CONSTRUCTED IN ACCORDANCE WITH THE WORK AS CONSTRUCTED DRAWINGS		SYDNEY WATER CORPORATION FOR DETAILS OF SERVICES SEE SHEET 1	

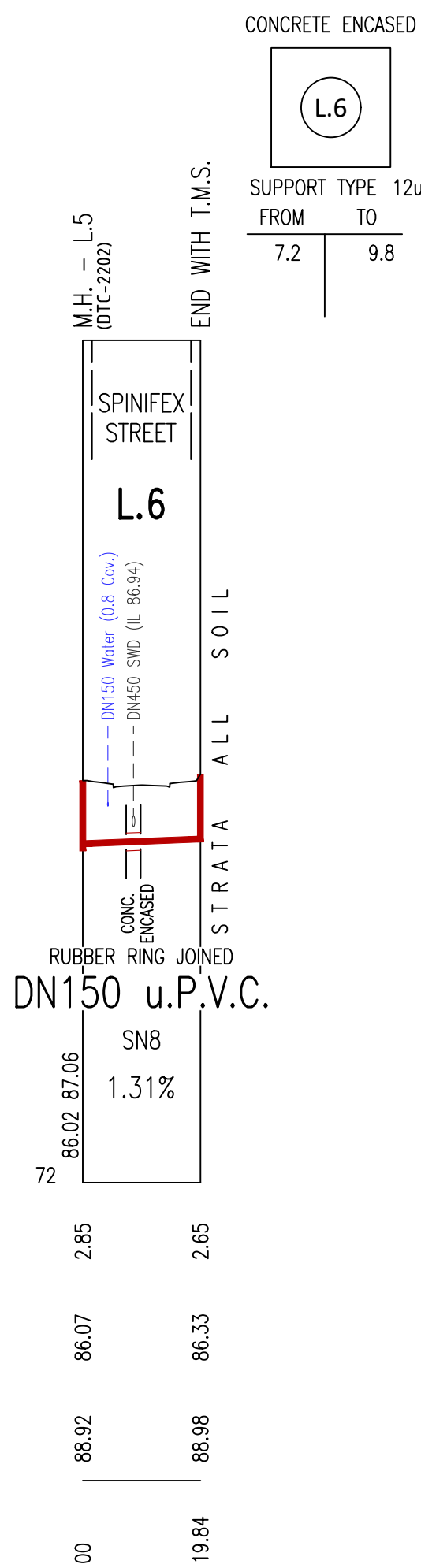
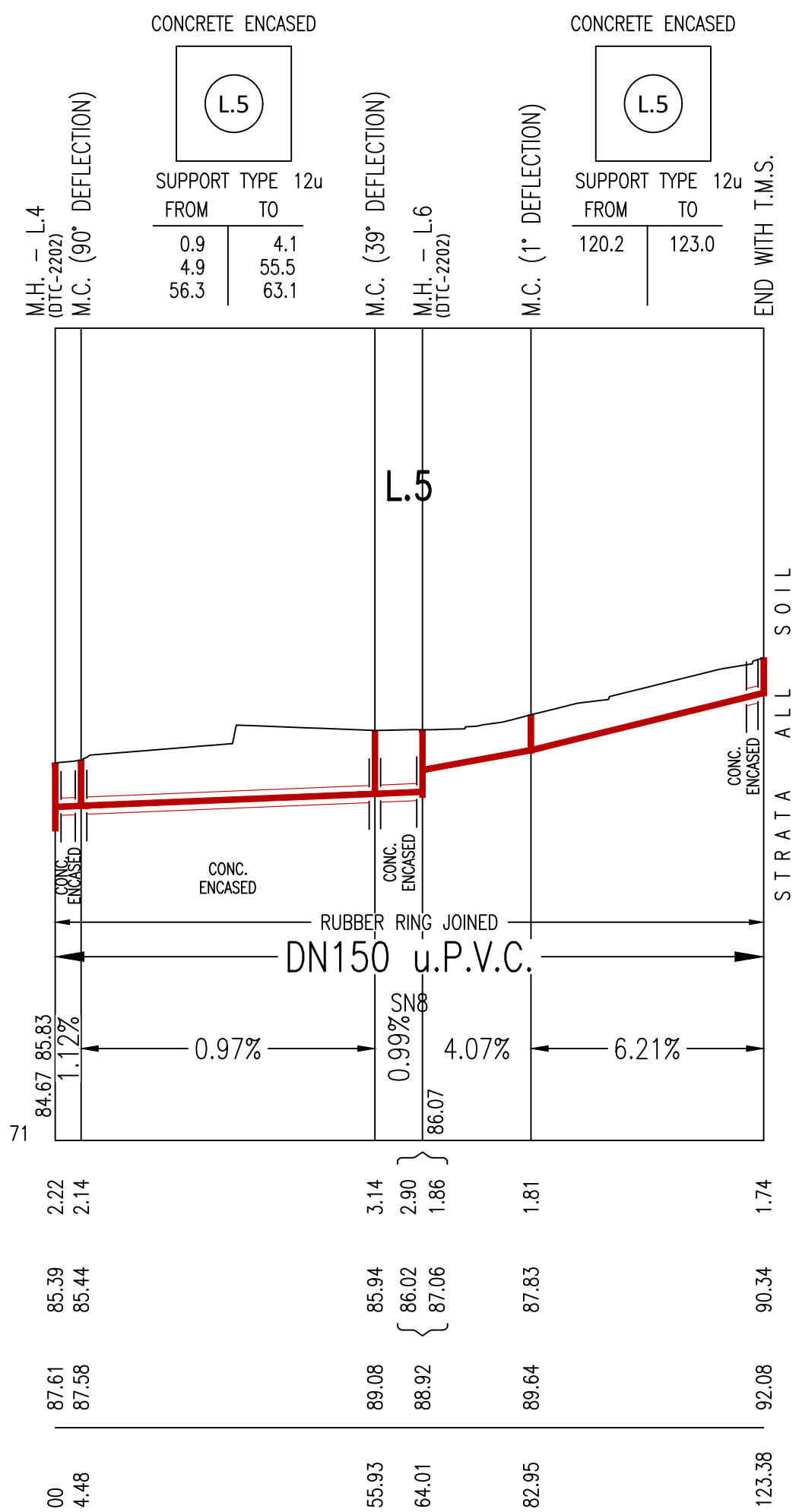
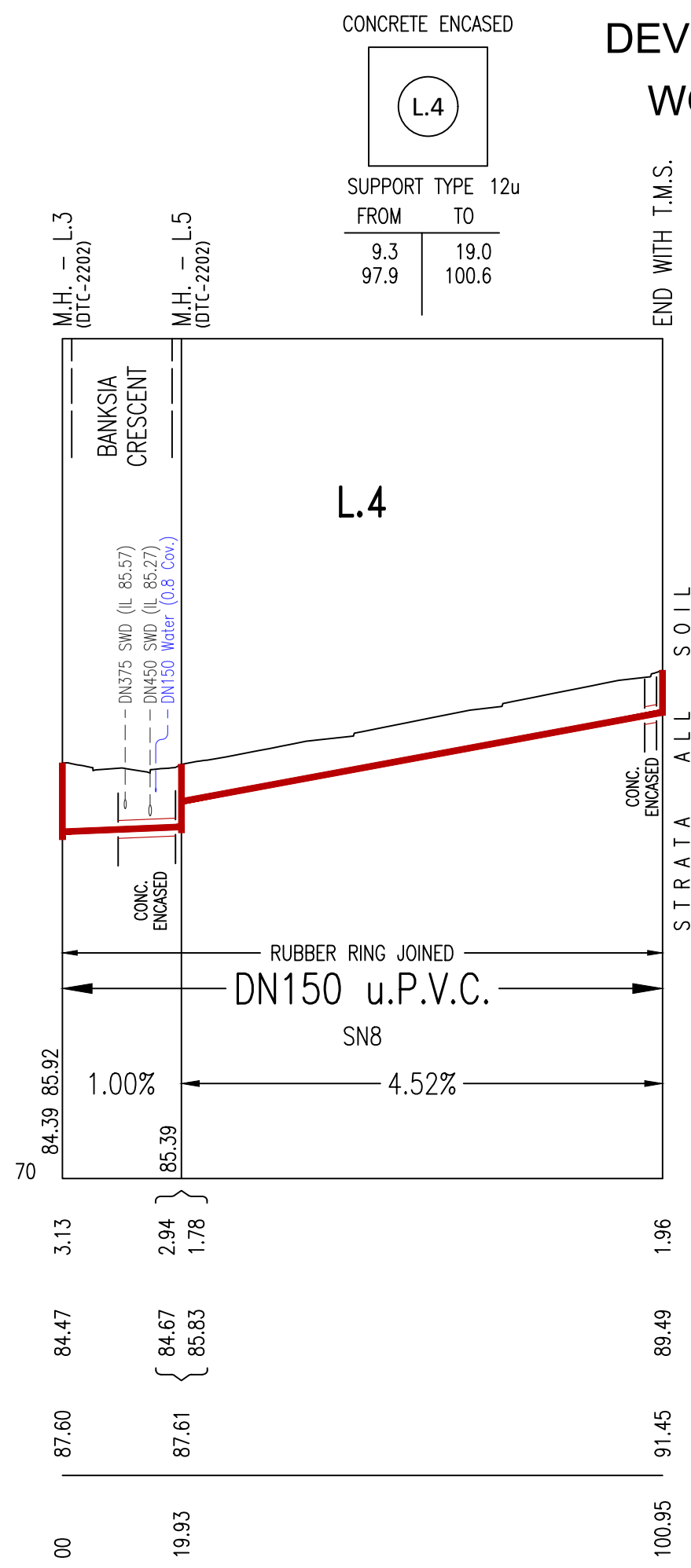
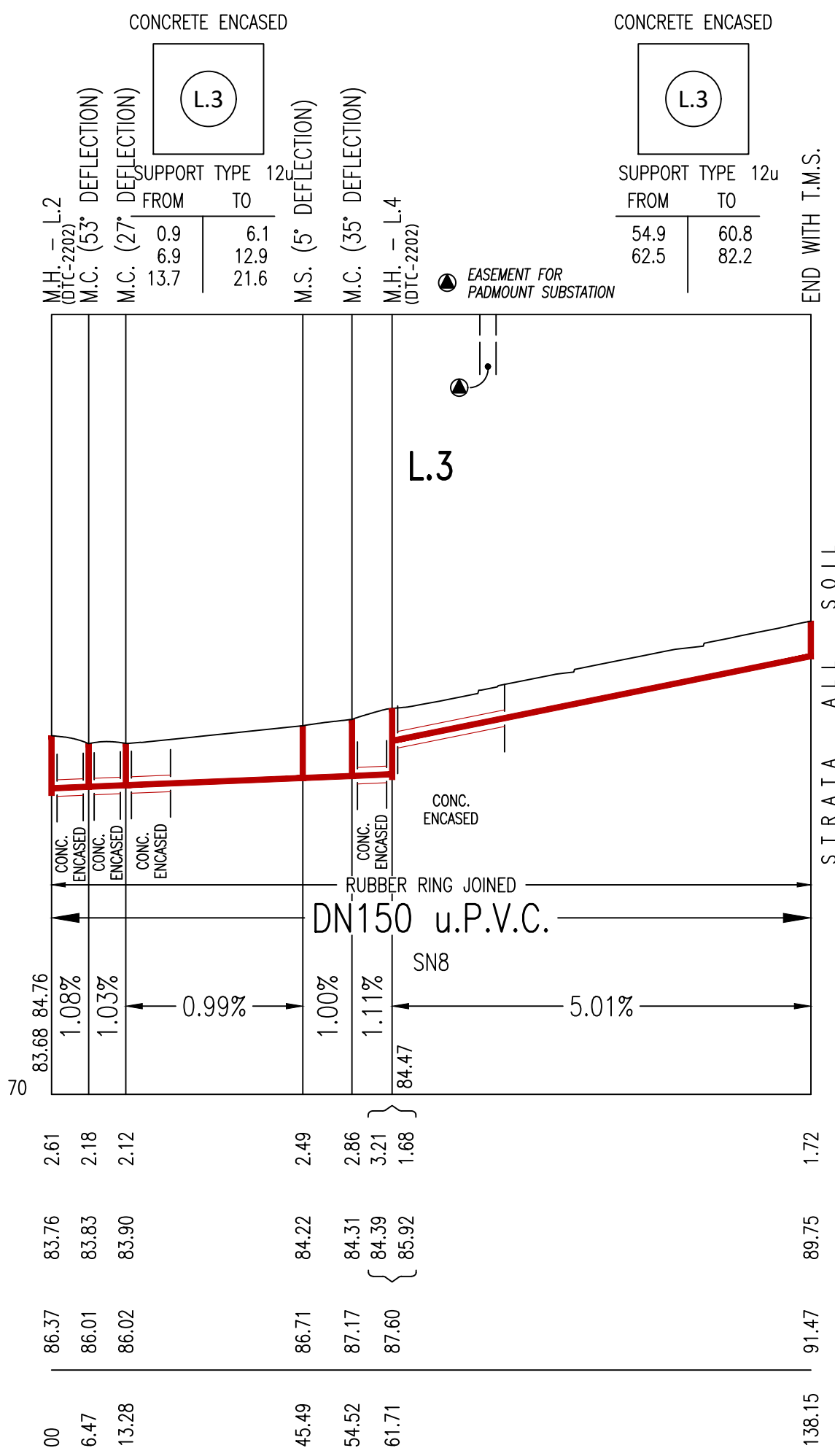
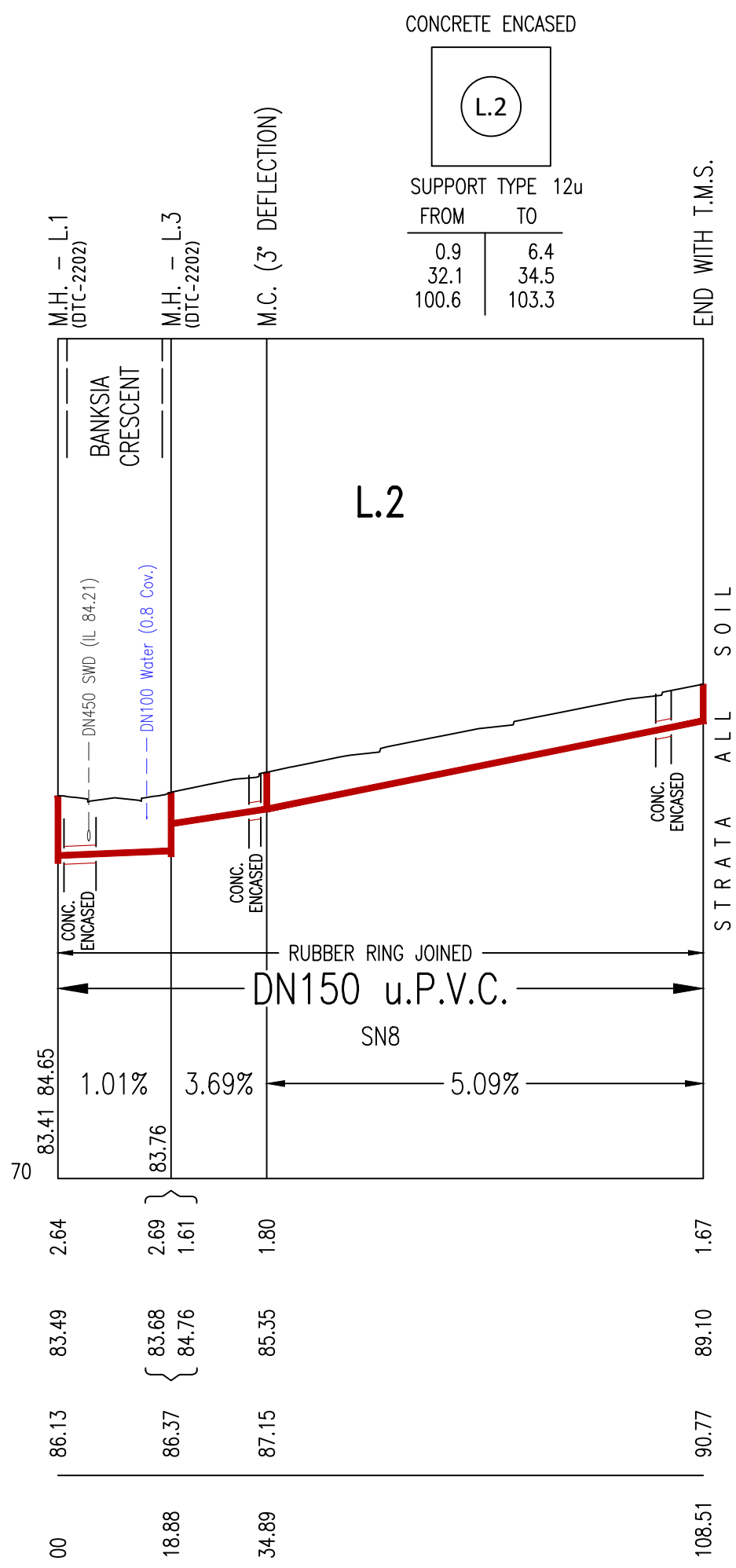
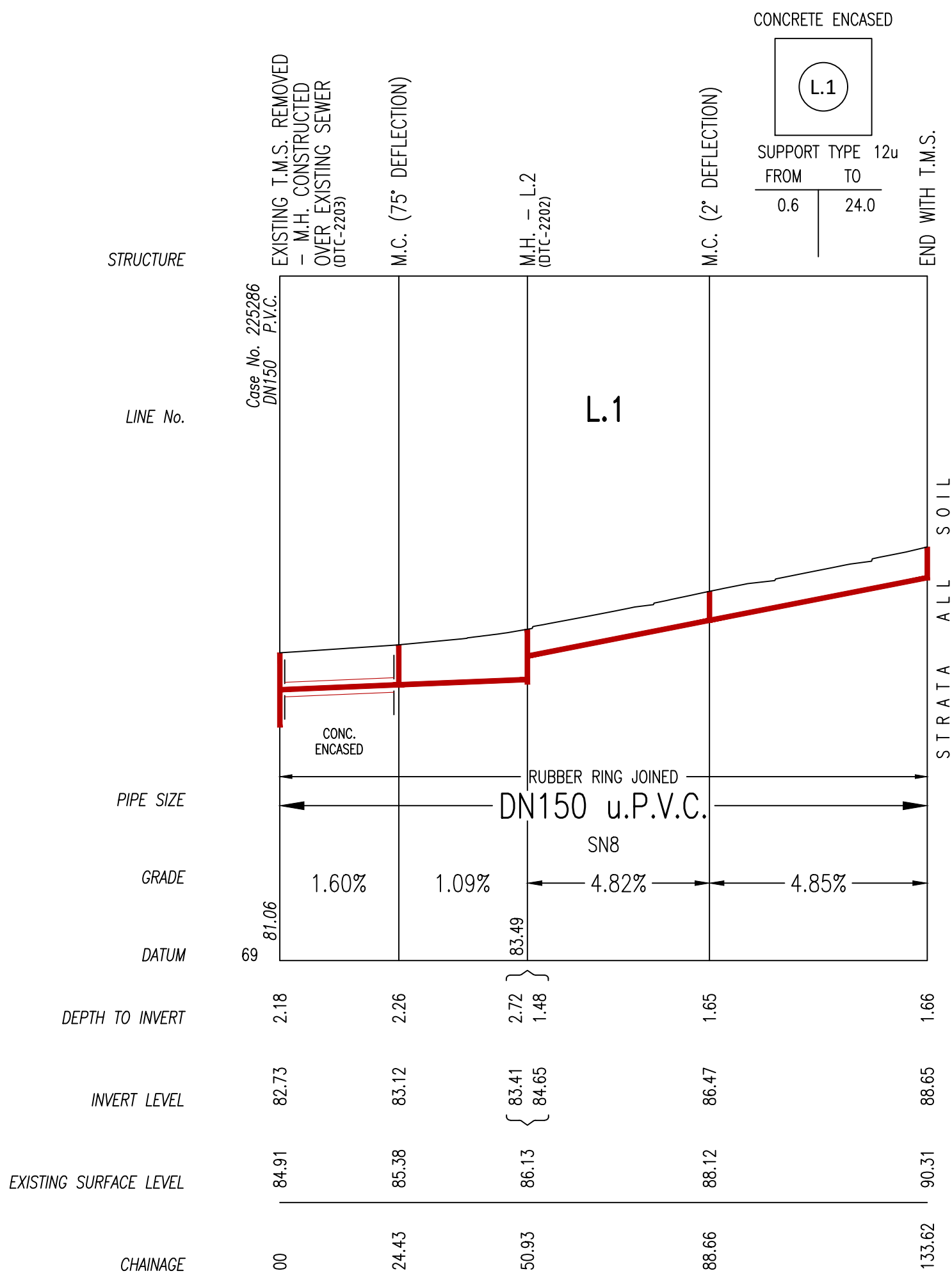


No.1015
11
FRONTAGE TO THE NORTHERN ROAD



STAGE 5
BIRLING

WORK AS CONSTRUCTED CERTIFICATION		SYDNEY WATER CORPORATION	
DEVELOPER	BIRLING ESTATE DEVELOPMENTS		Case No. 221980ww
W.S.C.	ROSE ATKINS RIMMER		
CONSTRUCTOR	C J DOYLE CONTRACTING SERVICES		
COMPLETED	19/8/2026		
W.A.C. PREPARED	28/8/2026		
DESIGNER	ROSE ATKINS RIMMER	SYDNEY WATER CORPORATION	
I CERTIFY THAT THE WORKS HAVE BEEN CONSTRUCTED IN ACCORDANCE WITH THE WORK AS CONSTRUCTED DRAWINGS		FOR DETAILS OF SERVICES SEE SHEET 1	



MAINTENANCE STRUCTURE SCHEDULE
(REFER NOTE 8 & MAINTENANCE SHAFT NOTES BELOW)

LINE NO.	CHAINAGE	STRUCTURE	DN RISER	CLASS OF COVER	MATERIAL	COMMENTS
1	00	M.H.	1050	B	CAST IN-SITU	M.H. TO DTC-2203(C) (31/7/24) WITH EXTERNAL DROP INLET TO DTC-2221(D) (31/7/24)
1	24.43	M.C.	600	B	PE	MAINTENANCE CHAMBER
1	50.93 (L.2 Ch00)	M.H.	1200	D	CAST IN-SITU	M.H. TO DTC-2202(F) (31/7/24) WITH EXTERNAL DROP INLET TO DTC-2221(D) (31/7/24)
1	88.66	M.C.	600	B	PE	MAINTENANCE CHAMBER
1	133.62	T.M.S.	300	D	PVC-U	-
2	18.88 (L.3 Ch00)	M.H.	1200	D	CAST IN-SITU	M.H. TO DTC-2202(F) (31/7/24) WITH EXTERNAL DROP INLET TO DTC-2221(D) (31/7/24)
2	34.89	M.C.	600	B	PE	MAINTENANCE CHAMBER
2	108.51	T.M.S.	300	B	PVC-U	-
3	6.47	M.C.	600	B	PE	MAINTENANCE CHAMBER
3	13.28	M.C.	600	B	PE	MAINTENANCE CHAMBER
3	45.49	M.S.	300	B	PVC-U	M.S. WITH NO CROSSFALL. REFER SEW-1315-V
3	54.52	M.C.	600	B	PE	MAINTENANCE CHAMBER
3	61.71 (L.4 Ch00)	M.H.	1200	D	CAST IN-SITU	M.H. TO DTC-2202(F) (31/7/24) WITH EXTERNAL DROP INLET TO DTC-2221(D) (31/7/24)
3	138.15	T.M.S.	300	B	PVC-U	-
4	19.93 (L.5 Ch00)	M.H.	1200	D	CAST IN-SITU	M.H. TO DTC-2202(F) (31/7/24) WITH 2 x EXTERNAL DROP INLETS TO DTC-2221(D) (31/7/24)
4	100.95	T.M.S.	300	D	PVC-U	-
5	4.48	M.C.	600	B	PE	MAINTENANCE CHAMBER
5	55.93	M.C.	600	B	PE	MAINTENANCE CHAMBER
5	64.01 (L.6 Ch00)	M.H.	1200	D	CAST IN-SITU	M.H. TO DTC-2202(F) (31/7/24) WITH EXTERNAL DROP INLET TO DTC-2221(D) (31/7/24)
5	82.95	M.C.	600	B	PE	MAINTENANCE CHAMBER
5	123.38	T.M.S.	300	D	PVC-U	-
6	19.84	T.M.S.	300	B	PVC-U	-

MAINTENANCE SHAFT NOTES:

i) MAINTENANCE SHAFTS WITH 0° DEFLECTIONS IN ACCORDANCE WITH SEW-1314-V.

ii) MAINTENANCE SHAFTS WITH 1°-15° DEFLECTIONS IN ACCORDANCE WITH SEW-1315-V.

STAGE 5

BIRLING

WORK AS CONSTRUCTED CERTIFICATION		SYDNEY WATER CORPORATION	
DEVELOPER	BIRLING ESTATE DEVELOPMENTS	Case No. 221980ww	
W.S.C.	ROSE ATKINS RIMMER		
CONSTRUCTOR	C J DOYLE CONTRACTING SERVICES	SHT 3 OF 3 SHTS.	
COMPLETED	19/8/2026		
W.A.C. PREPARED	28/8/2026	FOR DETAILS OF SERVICES SEE SHEET 1	
DESIGNER	ROSE ATKINS RIMMER		
I CERTIFY THAT THE WORKS HAVE BEEN CONSTRUCTED IN ACCORDANCE WITH THE WORK AS CONSTRUCTED DRAWINGS			