

- NOTES:**
- These plans are preliminary only and have not been approved by Council. They are subject to change without notice and have been provided as a guide only.
  - This plan must be read in conjunction with the Plan of Subdivision. If any discrepancies are identified between the two plans, the Plan of Subdivision takes precedence.
  - Proposed services and connection points shown are preliminary only and subject to authority advice and approval. Vehicle crossing locations shown are subject to Council approval.
  - Finished surface levels shown are preliminary only and may be subject to change during design and/or construction.
  - The depth of fill can be determined by calculating the depth between the existing and proposed finished surface levels.
  - Fill depths do not take into account any removal of topsoil, grubbing, or excavation associated with the construction of any temporary or permanent infrastructure within the subdivision.
  - The plan shows the indicative extent of fill greater than 200mm in depth. These extents may be subject to change during design and/or construction. Fill less than 200mm in depth is not shown on this plan.
  - The fill depth shown on this plan is for fill placed during construction of the subdivision whilst the site is under the control of Beveridge Williams & Co Pty Ltd. Beveridge Williams & Co Pty Ltd has no further knowledge or records of any other filling works throughout this subdivision, including prior to the survey being undertaken, or after the completion of construction.
  - Beveridge Williams & Co Pty Ltd will not be liable for any loss or damages incurred or suffered by any party due to the use of the plan or relying on the information contained within the plan.

**LEGEND - LAYOUT PLAN**

- STORMWATER DRAIN, PIT & PROPERTY INLET
- MELBOURNE WATER DRAIN & PIT
- SWALE DRAIN
- SEWER & MAINTENANCE STRUCTURES
- HOUSE DRAIN
- SERVICE CONDUITS
- TACTILE PAVERS (INDICATIVE ONLY)
- ELECTRICITY (UNDERGROUND)
- ELECTRICITY (OVERHEAD)
- OPTIC FIBRE
- TELECOMMUNICATIONS
- WATER
- RECYCLED WATER
- EXISTING ELECTRICITY (UNDERGROUND)
- EXISTING ELECTRICITY (OVERHEAD)
- EXISTING OPTIC FIBRE
- EXISTING TELECOMMUNICATIONS
- EXISTING WATER
- EXISTING RECYCLED WATER
- EXISTING STORMWATER DRAIN
- EXISTING MELBOURNE WATER DRAIN
- EXISTING SEWER
- EXISTING HOUSE DRAIN
- EXISTING SWALE DRAIN
- EXISTING SURFACE LEVEL
- FINISHED BUILDING LINE LEVEL
- FINISHED RIDGE LINE LEVEL
- TOP OF RETAINING WALL
- BOTTOM OF RETAINING WALL
- RIDGE LINE
- RETAINING WALL
- ZERO LOT LINES
- PAVEMENT TREATMENT
- STRUCTURAL FILL > 200mm DEEP
- EX. STRUCTURAL FILL > 200mm DEEP
- DIRECTION OF FALL
- OVERLAND FLOW
- ALLOTMENT TO BE GRADED EVENLY IN DIRECTION OF FALL TO LEVELS INDICATED
- CONCRETE EDGE STRIP WITH SUBSOIL DRAIN
- "NO ROAD" SIGN & BARRIER
- LIMIT OF WORKS
- EXISTING TREE TO BE REMOVED
- PERMANENT SURVEY MARK
- TEMPORARY BENCH MARK
- PROPOSED DRIVEWAY
- TREE PROTECTION ZONE (TPZ)

**LEGEND:**

- PAVEMENT TREATMENT
- STRUCTURAL FILL > 200mm DEEP
- EX. STRUCTURAL FILL > 200mm DEEP
- LOT HATCHING
- ROAD PAVEMENT
- FOOTPATH
- DRIVEWAY
- INDUSTRIAL STRENGTH DRV / LANEWAYS
- NATURE STRIP
- RESERVES
- ELECTRICAL KIOSK
- DRAINAGE RESERVE
- MEDIAN DENSITY LOTS
- MAINTENANCE ACCESS TRACK
- DRY OUT AREA
- OMNIGRIP CST COATING (OR APPROVED EQUIVALENT)
- STRUCTURAL SOIL

**SERVICE OFFSET TABLE**

Location	ND - Water		Water		Electricity		Telecommunication		Sewer	
	Side	Offset (m)	Side	Offset (m)	Side	Offset (m)	Side	Offset (m)	Side	Offset (m)
CHALKSTONE ROAD	N	2.30	N	2.80	S	2.60	S	1.85	N/S	1.00
WATKEN ROAD	W	2.30	W	2.80	E	2.60	E	1.85	E/W	1.00
DAVISH COURT	W	2.30	W	2.80	E	2.60	E	1.85	E/W	1.00

NOTE: STREET TREES ARE TO BE PLANTED IN THE CENTRE OF ALL NATURE STRIPS

**ROAD LAYOUT TABLE**

Road Name	Reserve Width (m)	Road Width (m)			Kerb Type		Verge Width (m)	
		Lip to Lip	Inv to Inv	Back to Back	Nth/West	Sth/East	Nth/West	Sth/East
CHALKSTONE ROAD	16.00	6.40	7.30	7.60	600B2	600B2	4.35	4.35
WATKEN ROAD	16.00	6.40	7.30	7.60	600B2	600B2	4.35	4.35
DAVISH COURT	16.00	6.40	7.30	7.60	600B2	600B2	4.35	4.35

NOTE: DIMENSIONS IN PARENTHESES INCLUDES PARKING LANE

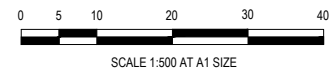
**WARNING**  
**BWARE OF UNDERGROUND SERVICES**  
 The locations of underground services are approximate only and their exact position should be proven on site. No guarantee is given that all existing services are shown. Locate all underground services before commencement of works  
**BEFORE YOU DIG**  
 www.byda.com.au

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REV	DESCRIPTION	DATE	DRN.	APP.	REV	DESCRIPTION	DATE	DRN.	APP.
P2	4742/4743 BOUNDARY & 4755/4756 CROSSOVERS AMENDED	02.04.26	LM	SF					
P1	ISSUED FOR INFORMATION	23.03.26	AJ	SF					

**SMITHS LANE**  
 CLYDE NORTH



Designed A.JOHN  
 Date 10.03.2026  
 Drawn A.JOHN  
 Checked S.FALKENSTEIN  
 Date 13.03.2026  
 Approved S.FALKENSTEIN  
 Reg. No. PS010296  
 Date 13.03.2026  
 PS Number PS937470L

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Project Details  
**SMITHS LANE**  
**STAGE 47B**  
**CITY OF CASEY**

Drawing Title  
**MARKETING PLAN**

Sheet 01 of 01

Scale  
**1:500 @ A1**

Project Ref Stage No Drawing No Rev  
**1101438 47B M01 P2**