

(1) This plan was produced for the exclusive use of SATTERLEY PROPERTY GROUP PTY LTD. It is to be used only for the purpose of Disclosure under the Land Sales Act (Qld).

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(5) Purchasers should contact the local authority to verify levels and the location of services before submitting building plans for approval.

(6) The subject site may be affected by building envelope requirements. Purchasers should refer to the Reconfiguration of a Lot and/or Material Change of Use approvals as applicable.

(8) Proposed Lot Layout taken from ROL plan B3742P\_DA6 D1 J dated 1st December 2020.

(9) These notes form an integral part of this plan. If others use this information, they should be advised of its purpose and limitations. This page must be reproduced in colour to be fully legible.

LOT 701

165  
S3173

712  
713  
714  
715  
716  
717  
718  
719  
720  
721  
722  
723  
724

NEW ROAD

709  
710  
711

NEW

708  
707  
706  
705  
704  
703  
702  
701

ROAD

641  
640

NEW ROAD

639  
638  
637  
636  
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629  
628  
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626  
625

NEW

616  
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614  
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612

NEW RD

611  
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NEW RD

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501

101




29  
RP24410

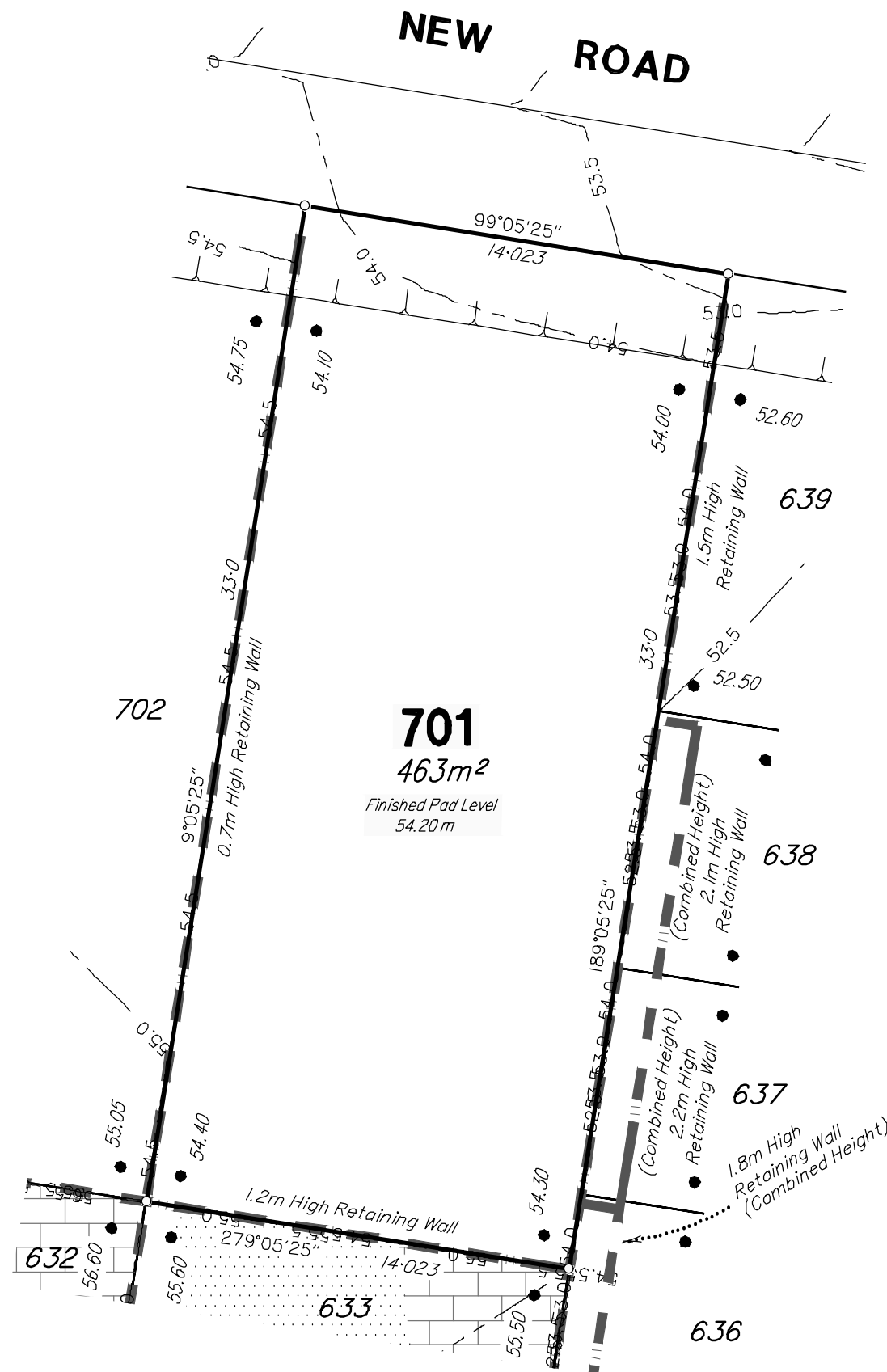
67  
SP293716

RIPLEY ROAD

RHEA DE WIT DRIVE

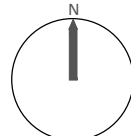
LEGEND:

	<b>DESIGNED CONTOURS</b> ( as at the completion of the work )
	<b>PROPOSED RETAINING WALL</b>
	<b>TOP BATTER</b>



↑  
NORTH

LOCATION  
DIAGRAM  
Not To Scale



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**LOT 702**

165  
S3173

712 713 714 715 716 717 718 719 720 721 722 723 724

ROAD NEW ROAD NEW ROAD NEW ROAD

709 710 711 708 707 706 705 704 703 702 701

639 638 637 636 635 634

623 622 621 620 619 618 617

624 625 626 627 628 629 630 631 632 633

616 615 614 613 612

611 610 609 608 607 606 605 604

601 602 603




29 RP24410

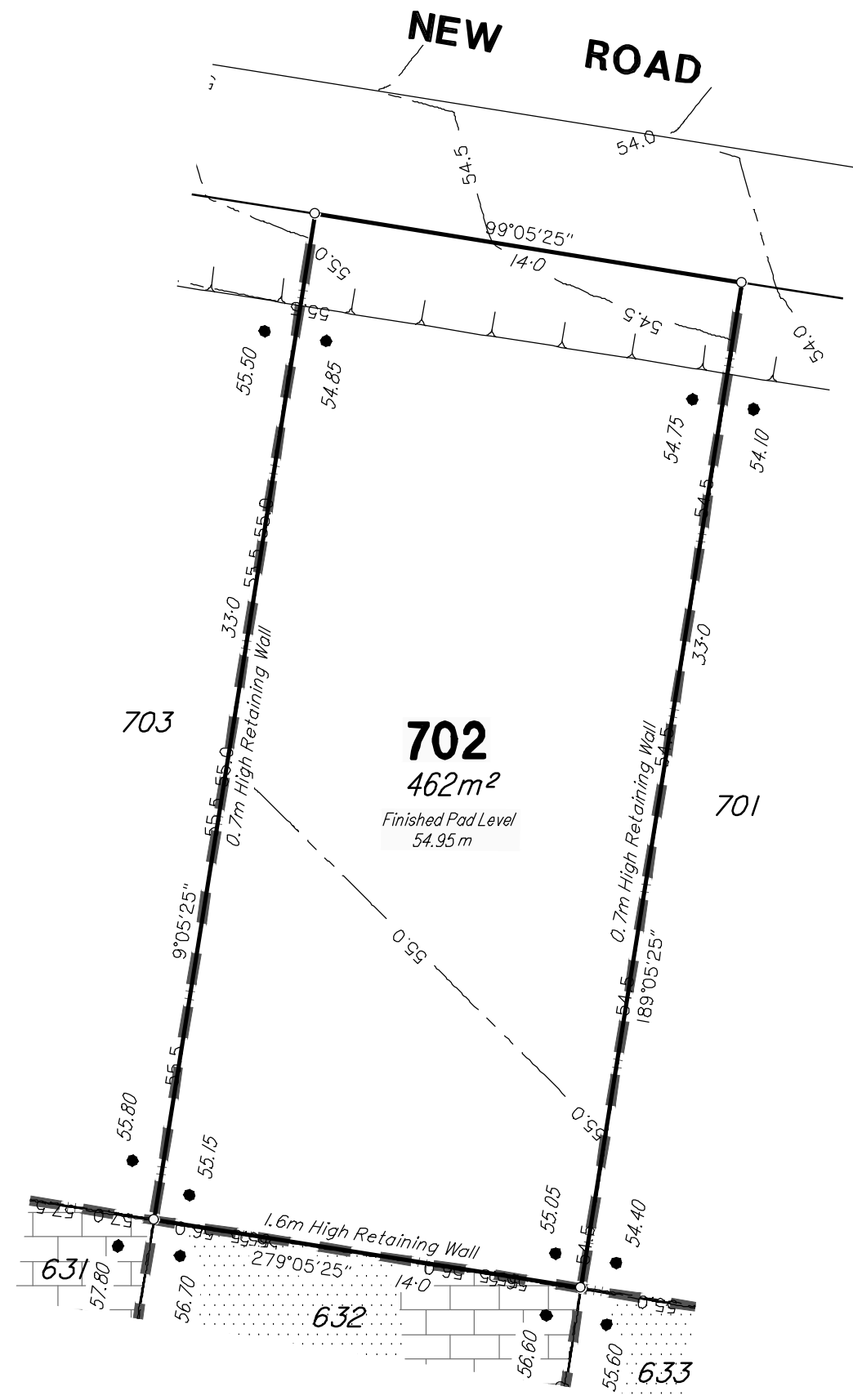
67 SP293716

RHEA DE WIT DRIVE

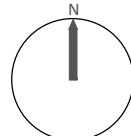
RIPLEY ROAD

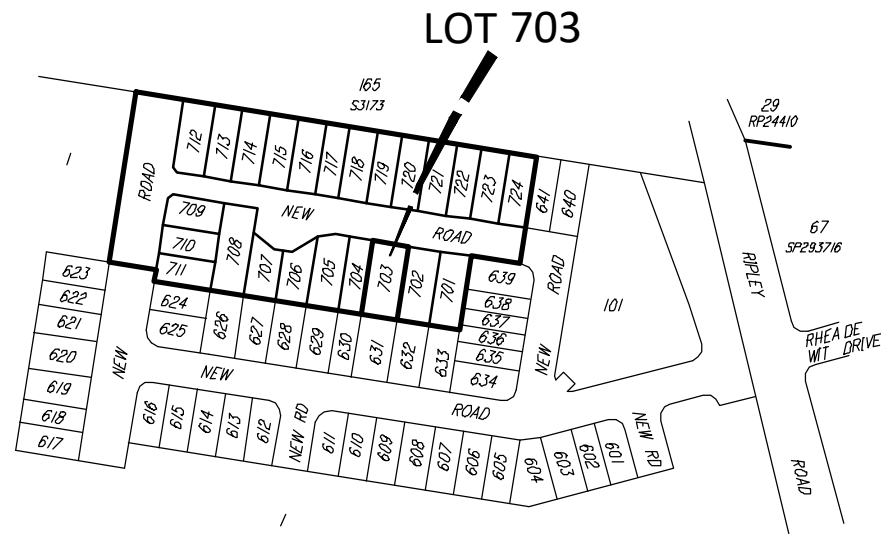
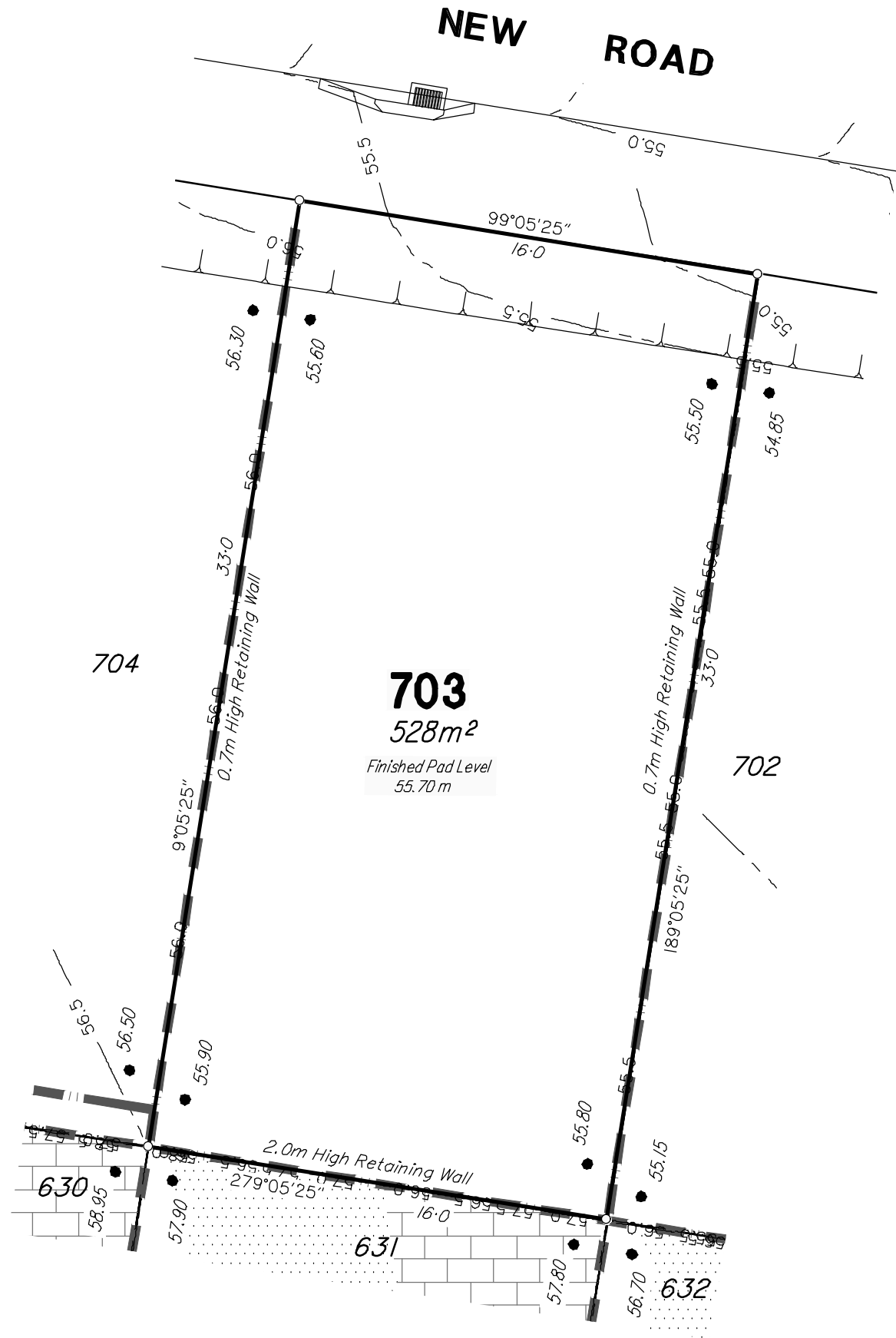
LEGEND:

	DESIGNED CONTOURS ( as at the completion of the work )
	PROPOSED RETAINING WALL
	TOP BATTER



LOCATION  
DIAGRAM  
Not To Scale





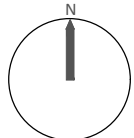
## IMPORTANT NOTES

- (1) This plan was produced for the exclusive use of SATTERLEY PROPERTY GROUP PTY LTD. It is to be used only for the purpose of Disclosure under the Land Sales Act (Qld).
- (2) This plan shows details of Proposed Allotment 703 as described as part of Lot 52 on SP265858 situated in the Locality of Ripley, Ipswich City Council.
- (3) All dimensions and areas are subject to final registration of the survey plan.
- (4) There is no fill placed on this lot as part of these works.
- (5) Purchasers should contact the local authority to verify levels and the location of services before submitting building plans for approval.
- (6) The subject site may be affected by building envelope requirements. Purchasers should refer to the Reconfiguration of a Lot and/or Material Change of Use approvals as applicable.
- (7) Engineering design received from PEAK URBAN on the 3rd December 2020.
- (8) Proposed Lot Layout taken from ROL plan B3742P\_DA6 D1 J dated 1st December 2020.
- (9) These notes form an integral part of this plan. If others use this information, they should be advised of its purpose and limitations. This page must be reproduced in colour to be fully legible.
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CONTOUR INTERVAL: 0.5m

LEGEND:	
	DESIGNED CONTOURS (as at the completion of the work)
	PROPOSED RETAINING WALL
	TOP BATTER

NORTH:



SCALE:

SCALE: @ A3 1:200

0 2 4 6 8 10 12 14 metres  
SCALE 1:200 at (A3) size  
THIS SCALE SHOWN IS ORIGINAL DRAWING SCALE - (A3 SIZE)  
DO NOT SCALE FROM THIS DRAWING - USE ONLY DIMENSIONS PROVIDED - IF IN DOUBT PLEASE ENQUIRE

SURVEYED	JFP	CHECKED	RP	DATUM	AHD
DRAWN	RK	APPROVED	MTF	ORIGIN (BM)	PM58130 RL 54.763m

ISSUES:

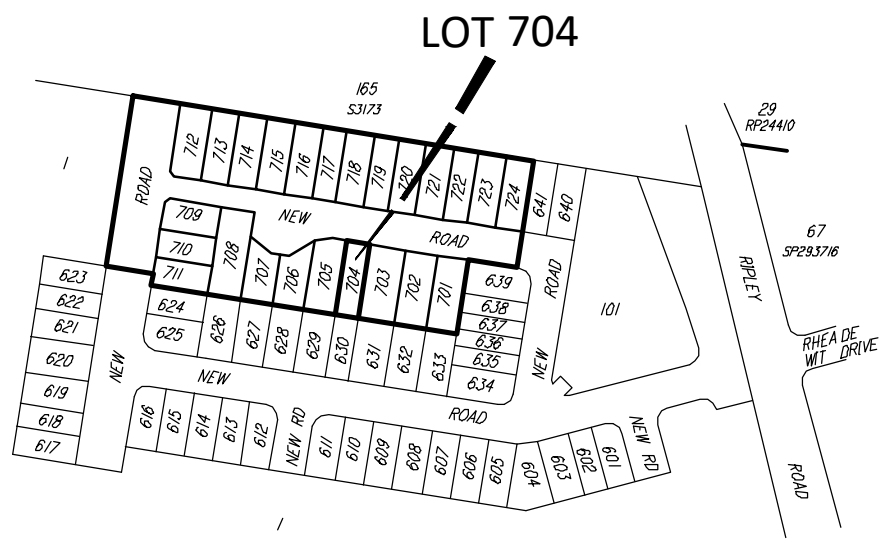
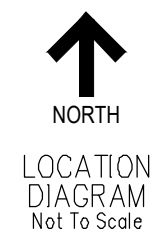
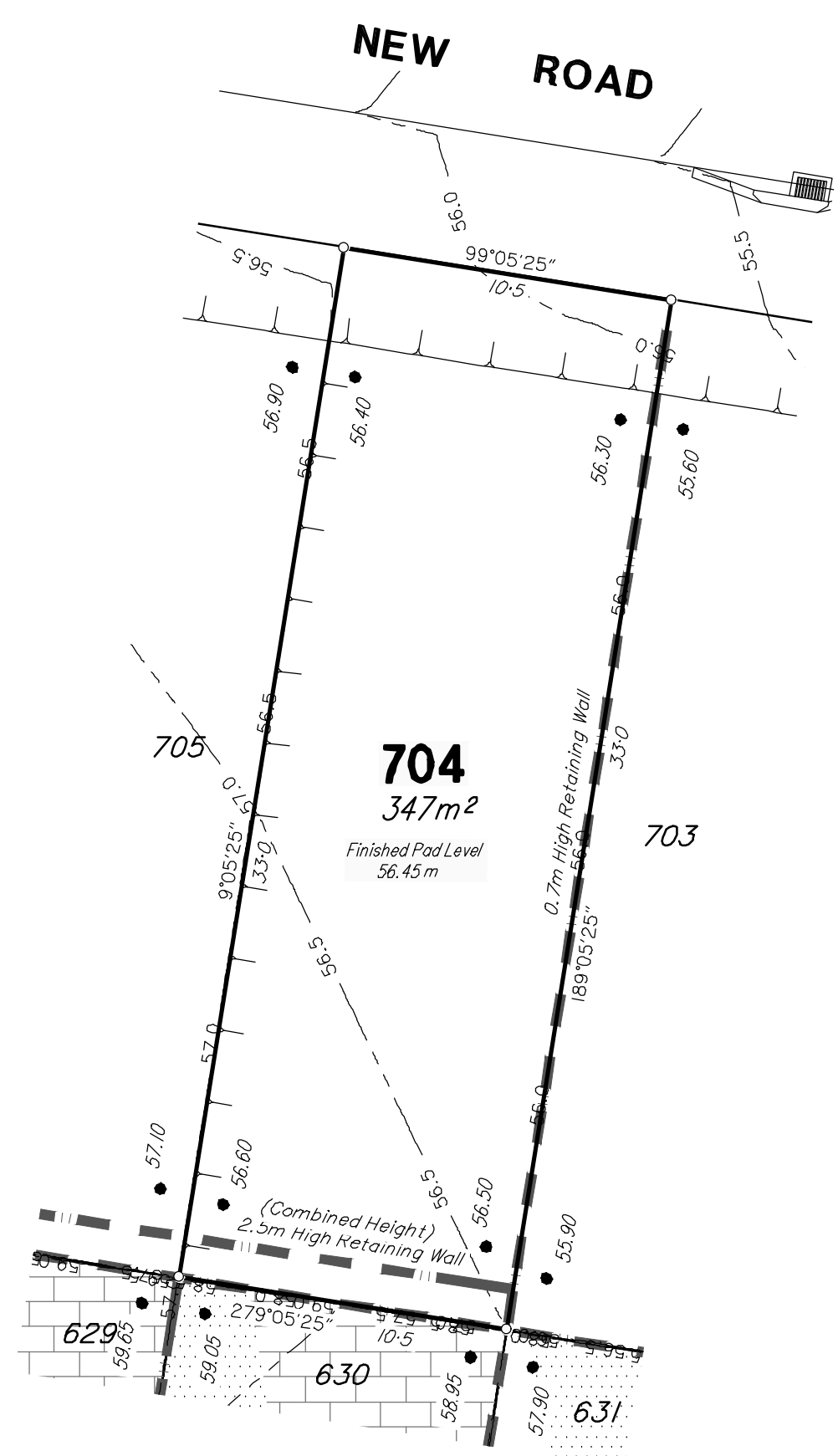
ISSUE	DETAILS	DATE	INIT
B	ENGINEERING AMENDMENTS	29-01-21	DWW
A	ORIGINAL ISSUE	10-12-20	RK

TITLE:

**DISCLOSURE PLAN**  
**SATTERLEY PROPERTY GROUP PTY LTD**  
**RIPLEY VALLEY-Stage 7**  
**459 - 489 RIPLEY ROAD, RIPLEY**

DETAILS:

PROJECT:	PLAN:	ISSUE:
B3742S_7	41	B
SHEET:	3	OF 24
FILE:	B3742-41B_Stg 7 Disclosure.dwg	
DATE:	29th January 2021	



## IMPORTANT NOTES

- (1) This plan was produced for the exclusive use of SATTERLEY PROPERTY GROUP PTY LTD. It is to be used only for the purpose of Disclosure under the Land Sales Act (Qld).
- (2) This plan shows details of Proposed Allotment 704 as described as part of Lot 52 on SP265858 situated in the Locality of Ripley, Ipswich City Council.
- (3) All dimensions and areas are subject to final registration of the survey plan.
- (4) There is no fill placed on this lot as part of these works.
- (5) Purchasers should contact the local authority to verify levels and the location of services before submitting building plans for approval.
- (6) The subject site may be affected by building envelope requirements. Purchasers should refer to the Reconfiguration of a Lot and/or Material Change of Use approvals as applicable.
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- (8) Proposed Lot Layout taken from ROL plan B3742P\_DA6 D1 J dated 1st December 2020.
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CONTOUR INTERVAL: 0.5m

LEGEND:	
	DESIGNED CONTOURS (as at the completion of the work)
	PROPOSED RETAINING WALL
	TOP BATTER

BRISBANE - SUNSHINE COAST - CENTRAL QLD  
BRISBANE - JFP House  
76 Ernest Street,  
South Brisbane, Qld. 4101  
TEL: 07 3012 0100 www.jfp.com.au  
JFP URBAN CONSULTANTS PTY LTD ACN 050 414 045

PLANNERS  
URBAN DESIGNERS  
SURVEYORS  
ENGINEERS  
LANDSCAPE ARCHITECTS

NORTH:

SCALE: @ A3 1:200  
0 2 4 6 8 10 12 14 metres  
SCALE 1:200 at (A3) size  
THIS SCALE SHOWN IS ORIGINAL DRAWING SCALE - (A3 SIZE)  
DO NOT SCALE FROM THIS DRAWING - USE ONLY DIMENSIONS PROVIDED - IF IN DOUBT PLEASE ENQUIRE

SURVEYED	JFP	CHECKED	RP	DATUM	AHD
DRAWN	RK	APPROVED	MTF	ORIGIN (BM)	PM58130 RL 54.763m

ISSUES:

B	ENGINEERING AMENDMENTS	29-01-21	DWW
A	ORIGINAL ISSUE	10-12-20	RK

ISSUE: DETAILS: DATE: INIT:

TITLE:

**DISCLOSURE PLAN**  
**SATTERLEY PROPERTY GROUP PTY LTD**  
**RIPLEY VALLEY-Stage 7**  
**459 - 489 RIPLEY ROAD, RIPLEY**

DETAILS:

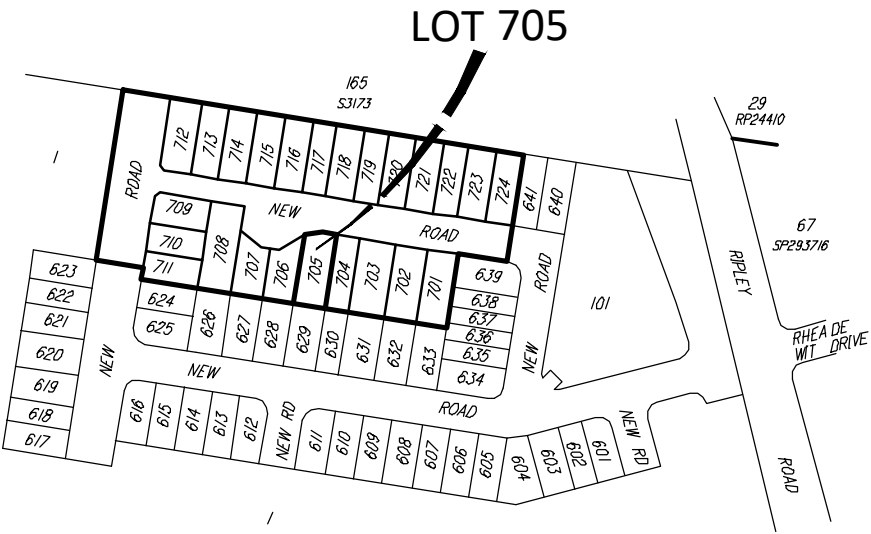
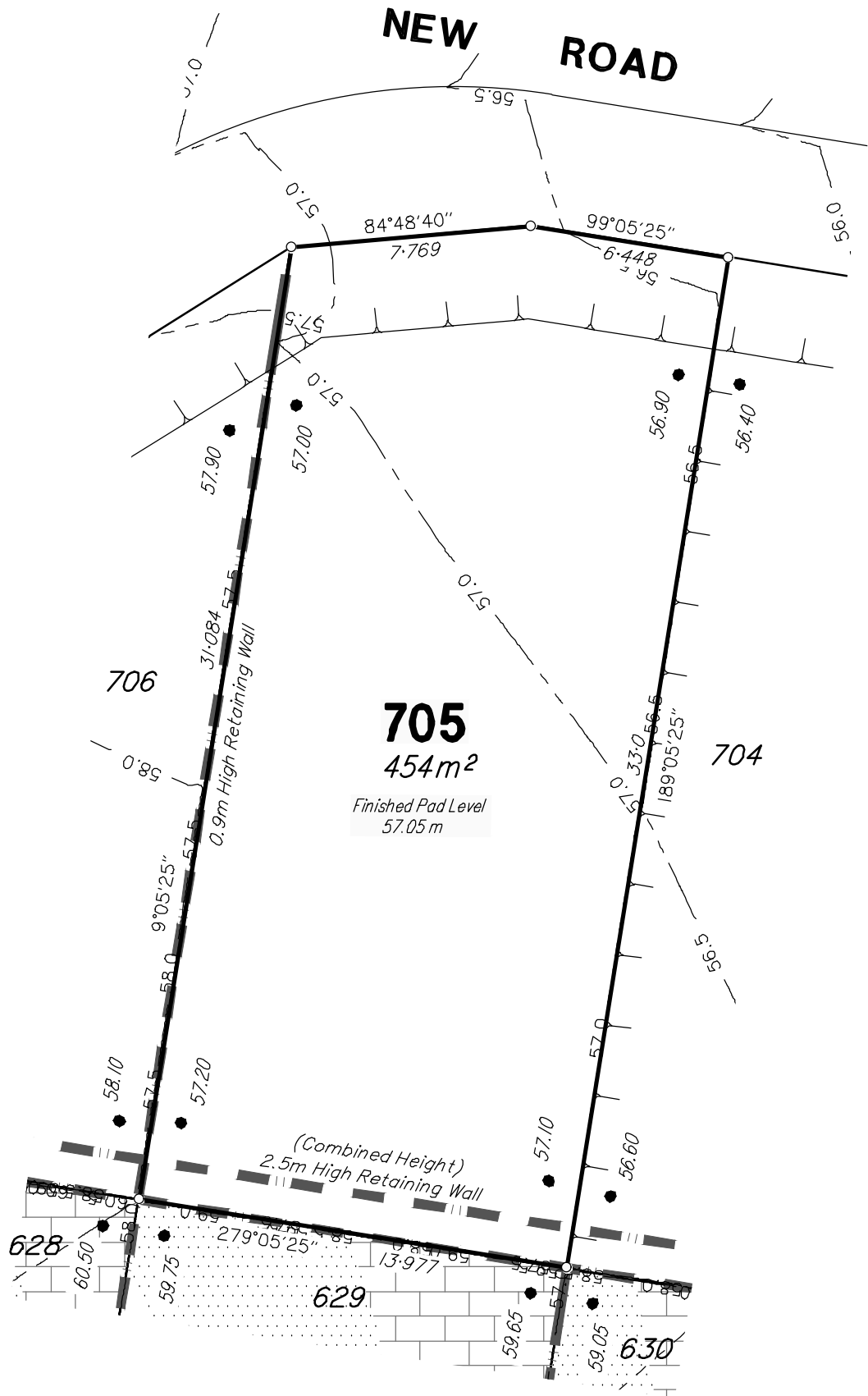
PROJECT: B3742S\_7  
SHEET: 4 OF 24  
FILE: B3742-41B\_Stg 7 Disclosure.dwg  
DATE: 29th January 2021

PLAN: 41 B  
ISSUE:



IMPORTANT NOTES

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- (2) This plan shows details of Proposed Allotment 705 as described as part of Lot 52 on SP265858 situated in the Locality of Ripley, Ipswich City Council.
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- (4) There is no fill placed on this lot as part of these works.
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CONTOUR INTERVAL: 0.5m

LEGEND:	
	DESIGNED CONTOURS (as at the completion of the work)
	PROPOSED RETAINING WALL
	TOP BATTER

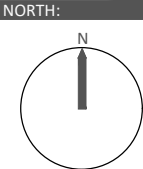
**JFP**  
URBAN CONSULTANTS

BRISBANE - SUNSHINE COAST - CENTRAL QLD

BRISBANE - JFP House  
76 Ernest Street,  
South Brisbane, Qld. 4101  
TEL: 07 3012 0100 www.jfp.com.au

JFP URBAN CONSULTANTS PTY LTD ACN 050 414 045

PLANNERS
URBAN DESIGNERS
SURVEYORS
ENGINEERS
LANDSCAPE ARCHITECTS



SCALE:				
SCALE: @ A3 1:200				
0 2 4 6 8 10 12 14 metres				
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SURVEYED	JFP	CHECKED	RP	DATUM AHD
DRAWN	RK	APPROVED	MTF	ORIGIN (BM) PM58130 RL 54.763m

ISSUES:			
B ENGINEERING AMENDMENTS 29-01-21 DWW			
A ORIGINAL ISSUE 10-12-20 RK			
ISSUE:	DETAILS:	DATE:	INIT:

**DISCLOSURE PLAN**

**SATTERLEY PROPERTY GROUP PTY LTD**

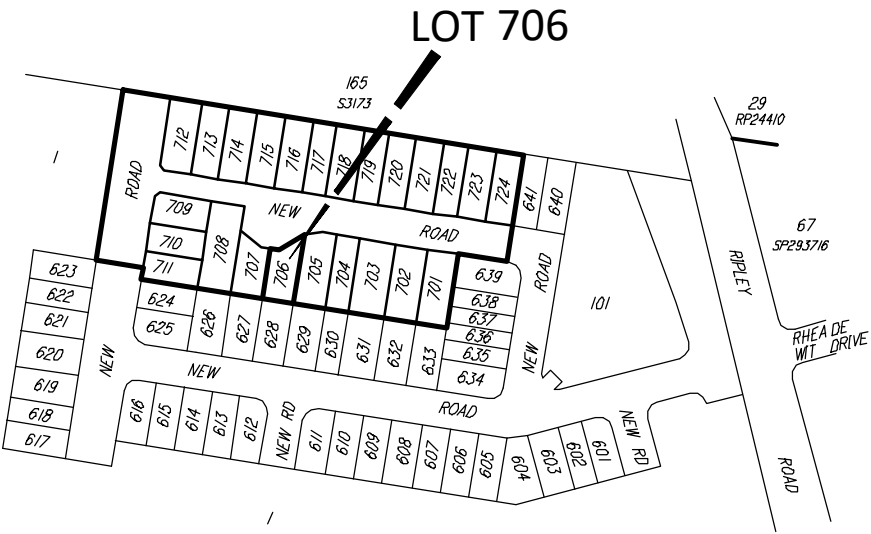
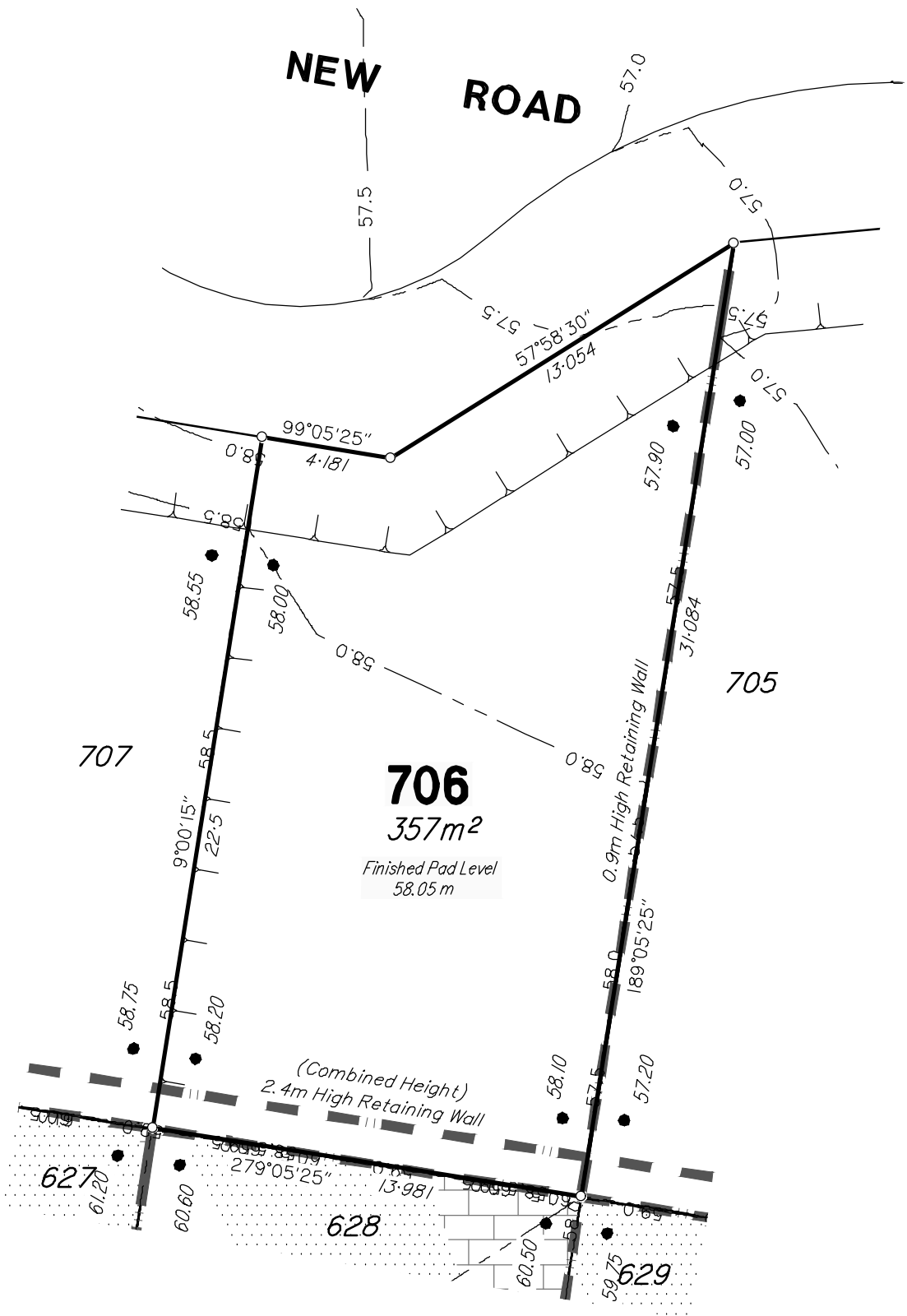
**RIPLEY VALLEY-Stage 7**

**459 - 489 RIPLEY ROAD, RIPLEY**

DETAILS:	
PROJECT:	PLAN: 41 B
B3742S_7	
SHEET:	5 OF 24
FILE:	B3742-41B_Stg 7 Disclosure.dwg
DATE:	29th January 2021

IMPORTANT NOTES

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CONTOUR INTERVAL: 0.5m

LEGEND:	
	DESIGNED CONTOURS (as at the completion of the work)
	PROPOSED RETAINING WALL
	TOP BATTER

BRISBANE - SUNSHINE COAST - CENTRAL QLD  
BRISBANE - JFP House  
76 Ernest Street,  
South Brisbane, Qld. 4101  
TEL: 07 3012 0100 www.jfp.com.au  
JFP URBAN CONSULTANTS PTY LTD ACN 050 414 045

PLANNERS  
URBAN DESIGNERS  
SURVEYORS  
ENGINEERS  
LANDSCAPE ARCHITECTS

NORTH:

SCALE:  
SCALE: @ A3 1:200  
0 2 4 6 8 10 12 14 metres  
THIS SCALE SHOWN IS ORIGINAL DRAWING SCALE - (A3 SIZE)  
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SURVEYED	JFP	CHECKED	RP	DATUM	AHD
DRAWN	RK	APPROVED	MTF	ORIGIN (BM)	PM58130 RL 54.763m

ISSUES:

B	ENGINEERING AMENDMENTS	29-01-21	DWW
A	ORIGINAL ISSUE	10-12-20	RK

ISSUE: DETAILS: DATE: INIT:

TITLE:

**DISCLOSURE PLAN**  
**SATTERLEY PROPERTY GROUP PTY LTD**  
**RIPLEY VALLEY-Stage 7**  
**459 - 489 RIPLEY ROAD, RIPLEY**

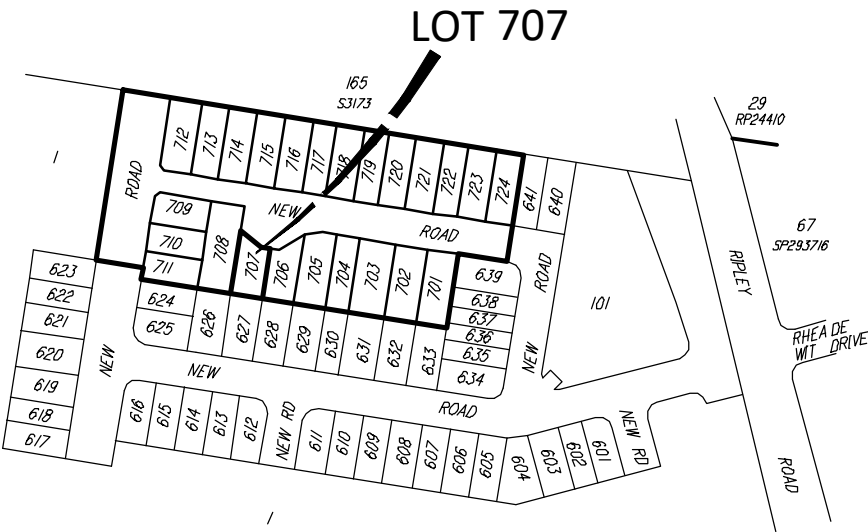
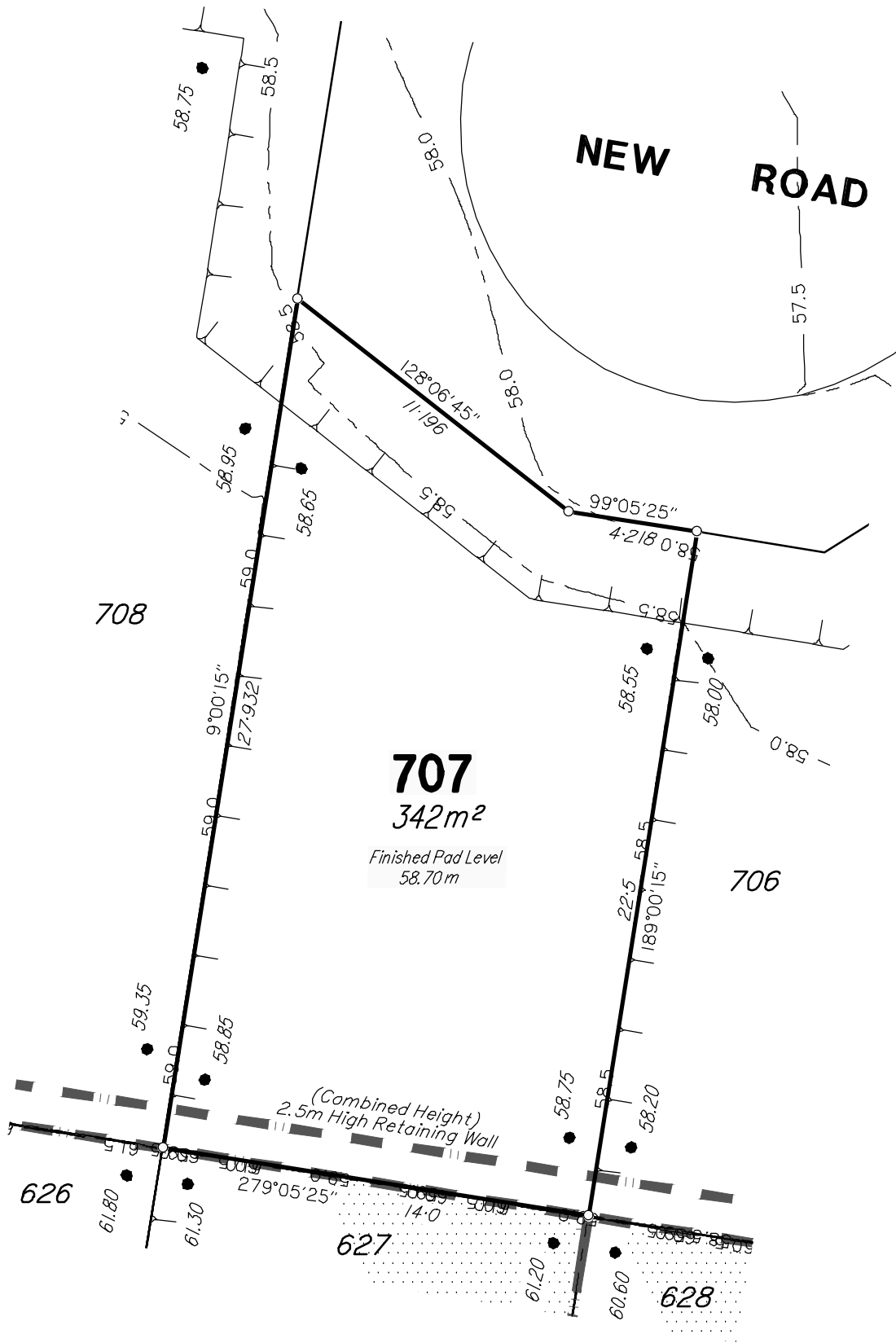
DETAILS:

PROJECT: B3742S\_7  
SHEET: 6 OF 24  
FILE: B3742-41B\_Stg 7 Disclosure.dwg  
DATE: 29th January 2021

PLAN: 41 B  
ISSUE:

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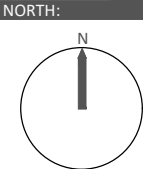
CONTOUR INTERVAL: 0.5m

LEGEND:	
	DESIGNED CONTOURS (as at the completion of the work)
	PROPOSED RETAINING WALL
	TOP BATTER



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TEL: 07 3012 0100 www.jfp.com.au  
JFP URBAN CONSULTANTS PTY LTD ACN 050 414 045

PLANNERS  
URBAN DESIGNERS  
SURVEYORS  
ENGINEERS  
LANDSCAPE ARCHITECTS



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SCALE: @ A3 1:200				
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DRAWN	RK	APPROVED	MTF	ORIGIN (BM) PM58130 RL 54.763m

ISSUES:			
B	ENGINEERING AMENDMENTS	29-01-21	DWW
A	ORIGINAL ISSUE	10-12-20	RK
ISSUE:	DETAILS:	DATE:	INIT:

TITLE:  
**DISCLOSURE PLAN**  
**SATTERLEY PROPERTY GROUP PTY LTD**  
**RIPLEY VALLEY-Stage 7**  
**459 - 489 RIPLEY ROAD, RIPLEY**

DETAILS:	
PROJECT:	PLAN: 41 B
B3742S_7	
SHEET:	7 OF 24
FILE:	B3742-41B_Stg 7 Disclosure.dwg
DATE:	29th January 2021

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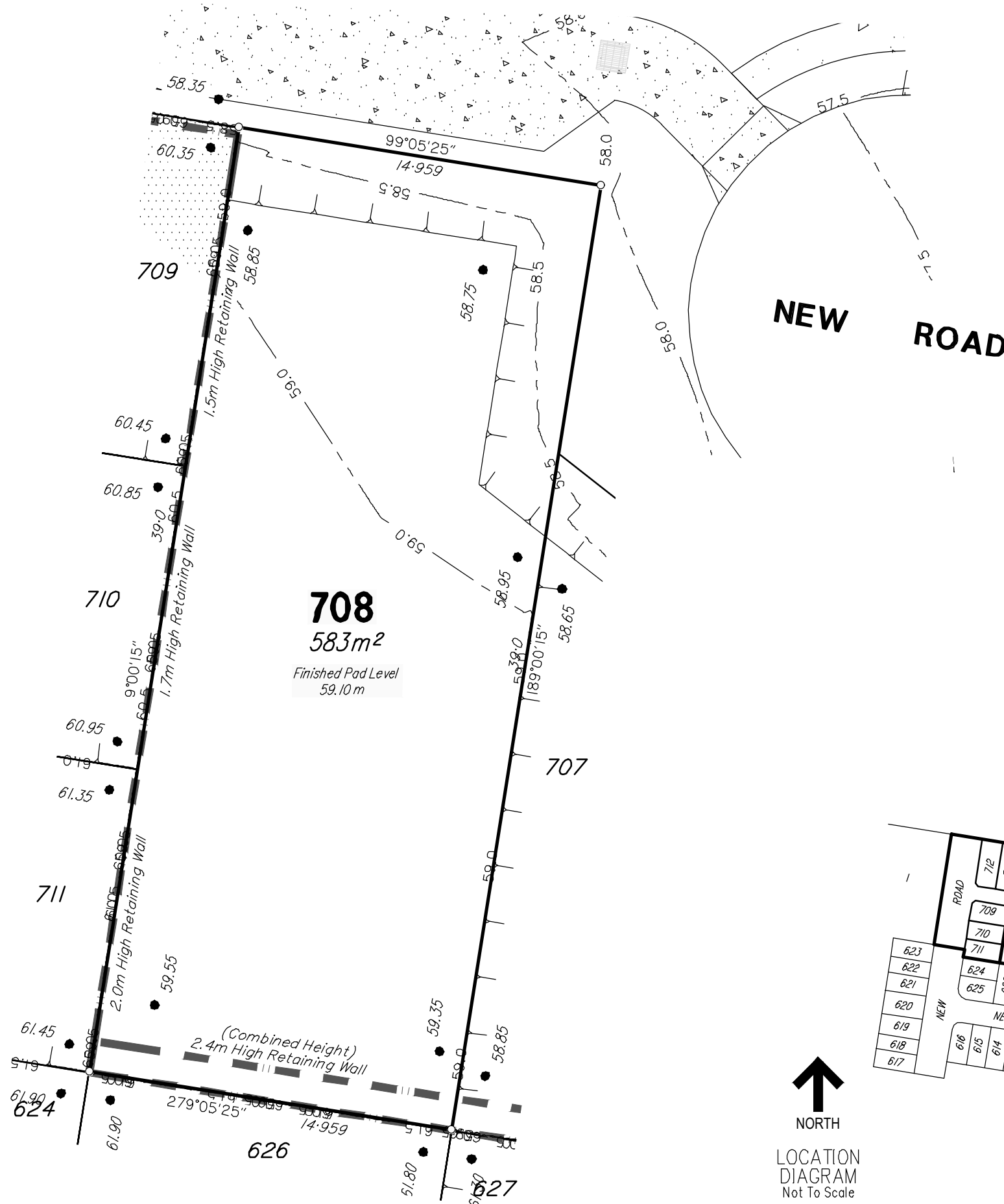
(7) Engineering design received from PEAK URBAN on the 3rd December 2020.

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CONFOUR INTERVAL SIGN

LEGEND:

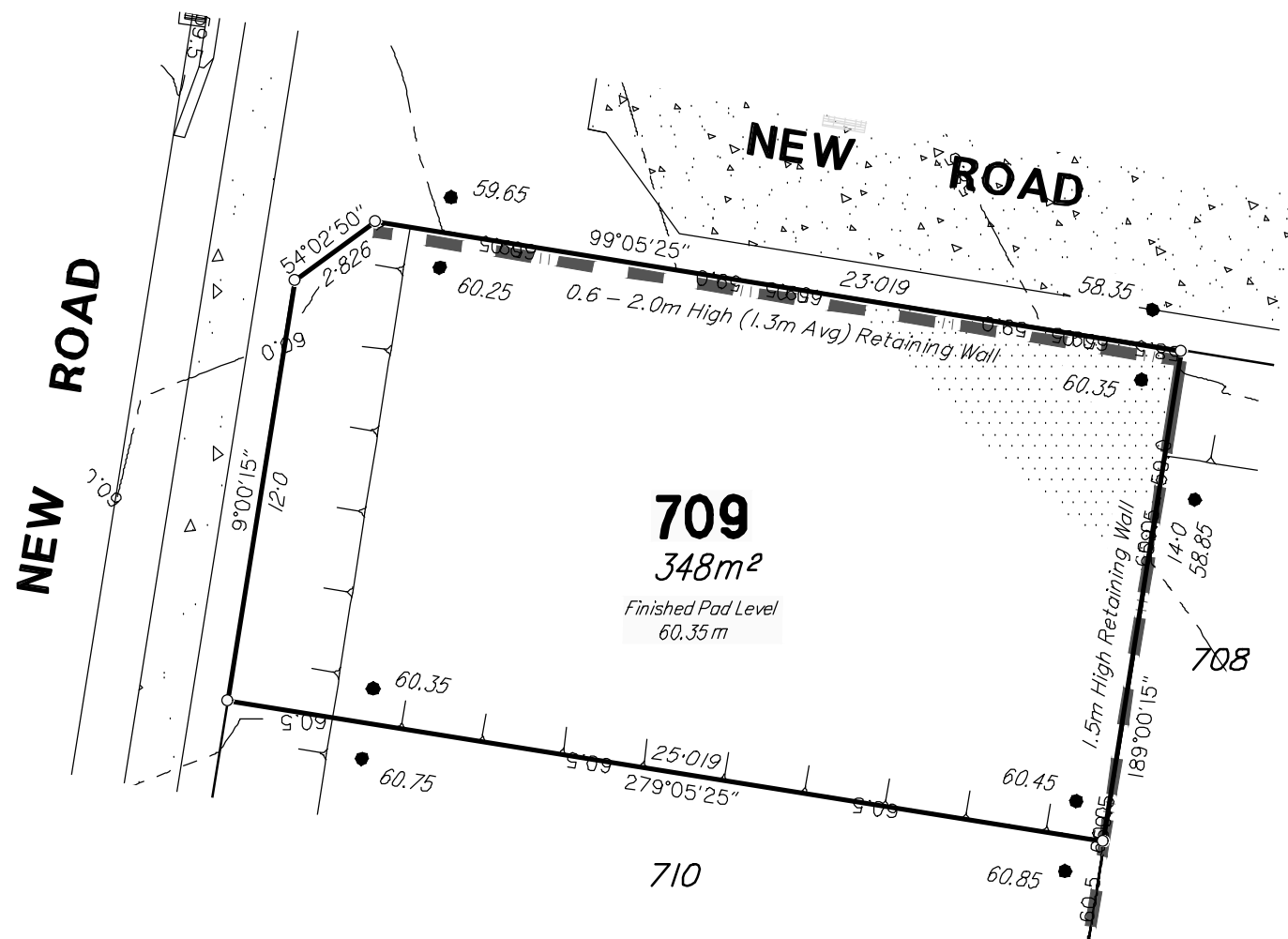
	DESIGNED CONTOURS ( as at the completion of the work )
	PROPOSED RETAINING WALL
	TOP BATTER



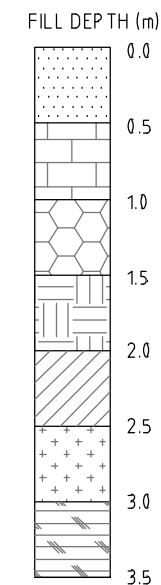
↑  
NORTH

LOCATION  
DIAGRAM  
Not To Scale



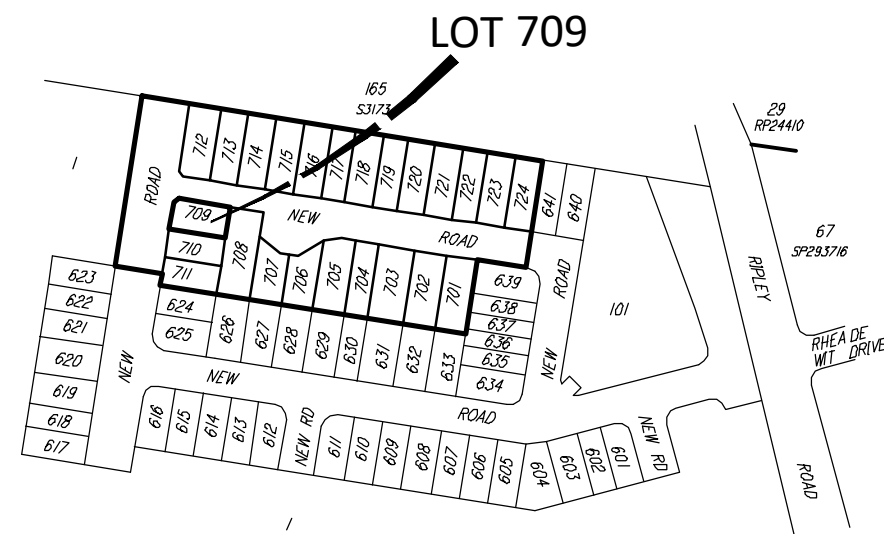


#### DESIGNED FILL DEPTHS



#### IMPORTANT NOTES

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- (2) This plan shows details of Proposed Allotment 709 as described as part of Lot 52 on SP265858 situated in the Locality of Ripley, Ipswich City Council.
- (3) All dimensions and areas are subject to final registration of the survey plan.
- (4) The compaction of the fill will be carried out in accordance with Australian Standard AS 3798-2007. Level 1 inspection and testing applies to all allotment fill placed as part of these works.
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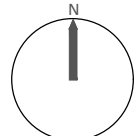


LOCATION  
DIAGRAM  
Not To Scale

CONTOUR INTERVAL: 0.5m

LEGEND:	
	DESIGNED CONTOURS (as at the completion of the work)
	PROPOSED RETAINING WALL
	TOP BATTER

NORTH:



SCALE:

SCALE: @ A3 1:200

0 2 4 6 8 10 12 14 metres  
SCALE 1:200 at (A3) size  
THIS SCALE SHOWN IS ORIGINAL DRAWING SCALE - (A3 SIZE)  
DO NOT SCALE FROM THIS DRAWING - USE ONLY DIMENSIONS PROVIDED - IF IN DOUBT PLEASE ENQUIRE

SURVEYED	JFP	CHECKED	RP	DATUM	AHD
DRAWN	RK	APPROVED	MTF	ORIGIN (BM)	PM58130 RL 54.763m

ISSUES:

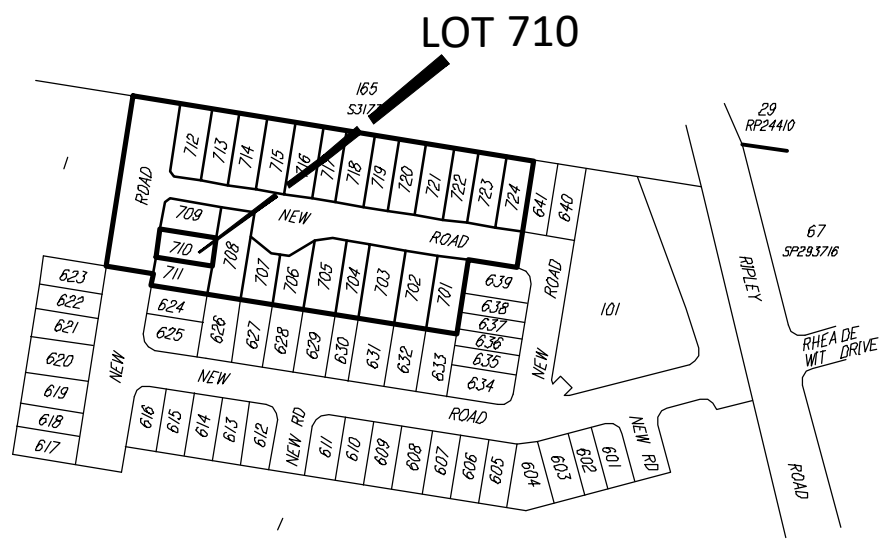
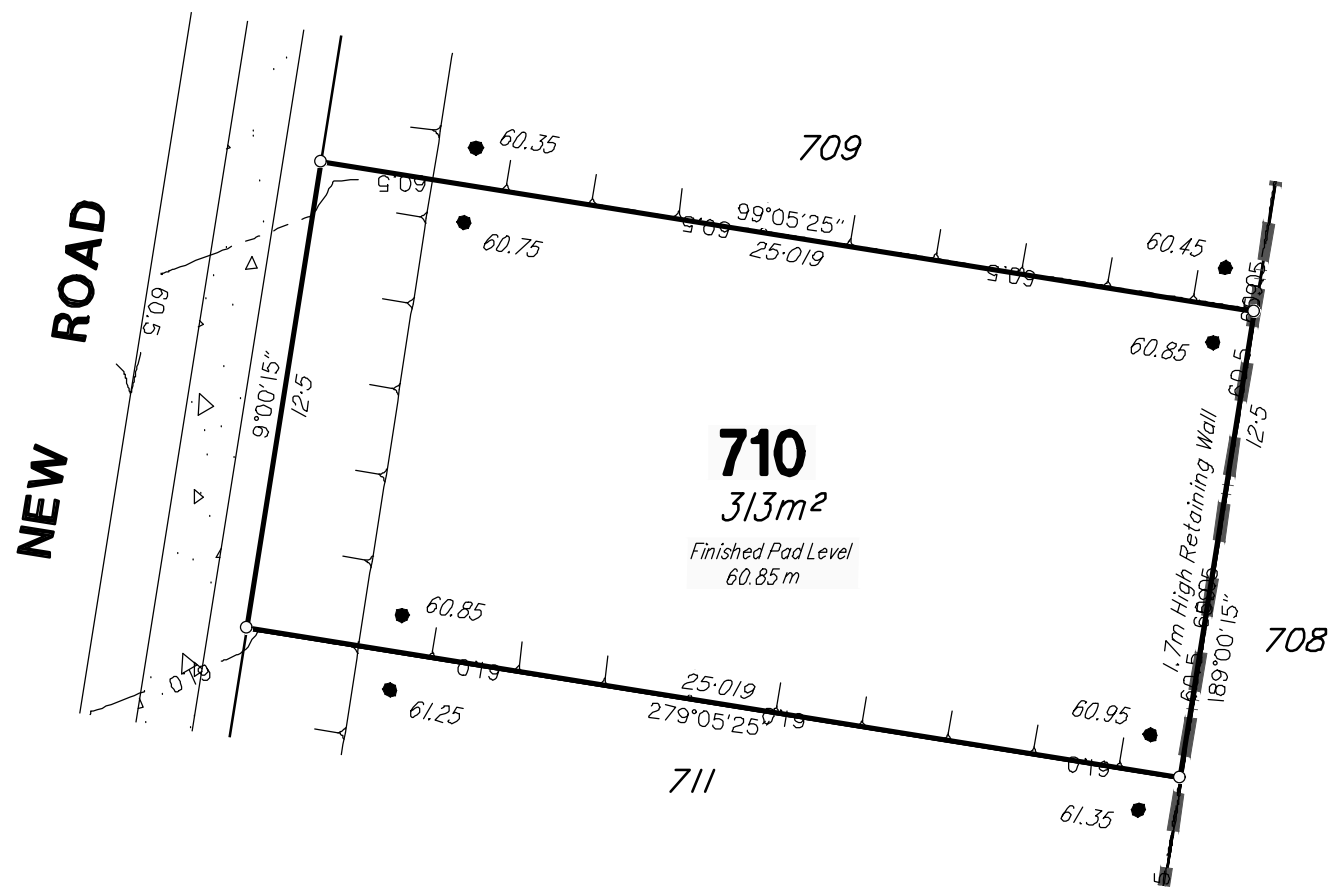
ISSUE:	DETAILS:	DATE:	INIT:
B	ENGINEERING AMENDMENTS	29-01-21	DWW
A	ORIGINAL ISSUE	10-12-20	RK

TITLE:

**DISCLOSURE PLAN**  
**SATTERLEY PROPERTY GROUP PTY LTD**  
**RIPLEY VALLEY-Stage 7**  
**459 - 489 RIPLEY ROAD, RIPLEY**

DETAILS:

PROJECT: B3742S\_7  
SHEET: 9 OF 24  
FILE: B3742-41B\_Stg 7 Disclosure.dwg  
DATE: 29th January 2021  
PLAN: 41 B  
ISSUE:



↑  
NORTH  
LOCATION  
DIAGRAM  
Not To Scale

## IMPORTANT NOTES

- (1) This plan was produced for the exclusive use of SATTERLEY PROPERTY GROUP PTY LTD. It is to be used only for the purpose of Disclosure under the Land Sales Act (Qld).
- (2) This plan shows details of Proposed Allotment 710 as described as part of Lot 52 on SP265858 situated in the Locality of Ripley, Ipswich City Council.
- (3) All dimensions and areas are subject to final registration of the survey plan.
- (4) There is no fill placed on this lot as part of these works.
- (5) Purchasers should contact the local authority to verify levels and the location of services before submitting building plans for approval.
- (6) The subject site may be affected by building envelope requirements. Purchasers should refer to the Reconfiguration of a Lot and/or Material Change of Use approvals as applicable.
- (7) Engineering design received from PEAK URBAN on the 3rd December 2020.
- (8) Proposed Lot Layout taken from ROL plan B3742P\_DA6 D1 J dated 1st December 2020.
- (9) These notes form an integral part of this plan. If others use this information, they should be advised of its purpose and limitations. This page must be reproduced in colour to be fully legible.
- (10) This plan may not be reproduced unless these notes are included.

CONTOUR INTERVAL: 0.5m

LEGEND:	
	DESIGNED CONTOURS (as at the completion of the work)
	PROPOSED RETAINING WALL
	TOP BATTER

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BRISBANE - JFP House  
76 Ernest Street,  
South Brisbane, Qld. 4101  
TEL: 07 3012 0100 www.jfp.com.au  
JFP URBAN CONSULTANTS PTY LTD ACN 050 414 045

PLANNERS  
URBAN DESIGNERS  
SURVEYORS  
ENGINEERS  
LANDSCAPE ARCHITECTS

NORTH:

SCALE: @ A3 1:200  
0 2 4 6 8 10 12 14 metres  
SCALE 1:200 at (A3) size  
THIS SCALE SHOWN IS ORIGINAL DRAWING SCALE - (A3 SIZE)  
DO NOT SCALE FROM THIS DRAWING - USE ONLY DIMENSIONS PROVIDED - IF IN DOUBT PLEASE ENQUIRE

SURVEYED	JFP	CHECKED	RP	DATUM	AHD
DRAWN	RK	APPROVED	MTF	ORIGIN (BM)	PM58130 RL 54.763m

ISSUES:

B	ENGINEERING AMENDMENTS	29-01-21	DWW
A	ORIGINAL ISSUE	10-12-20	RK

ISSUE: DETAILS: DATE: INIT:

TITLE:

**DISCLOSURE PLAN**  
**SATTERLEY PROPERTY GROUP PTY LTD**  
**RIPLEY VALLEY-Stage 7**  
**459 - 489 RIPLEY ROAD, RIPLEY**

DETAILS:

PROJECT:	B3742S_7	PLAN:	41 B
SHEET:	10 OF 24		
FILE:	B3742-41B_Stg 7 Disclosure.dwg		
DATE:	29th January 2021		

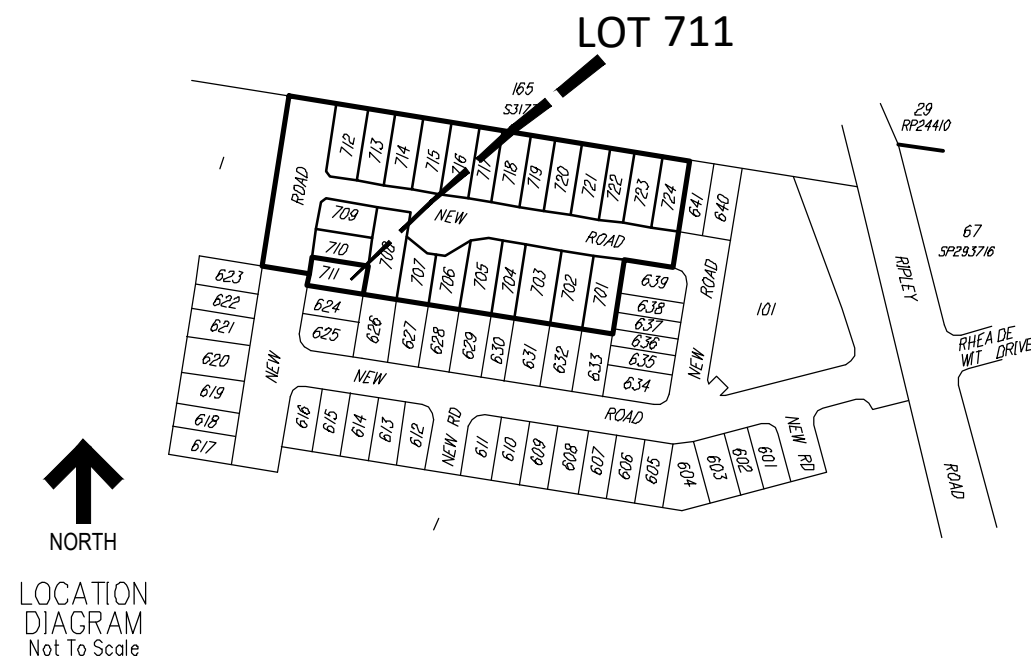
(1) This plan was produced for the exclusive use of SATTERLEY PROPERTY GROUP PTY LTD. It is to be used only for the purpose of Disclosure under the Land Sales Act (Qld).

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[illegible]

CONFOUR INTERVAL SIGN

LEGEND:

	DESIGNED CONTOURS ( as at the completion of the work )
	PROPOSED RETAINING WALL
	TOP BATTER

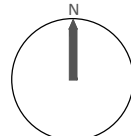


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JFP URBAN CONSULTANTS PTY LTD ACN 050 414 045

- PLANNERS
- URBAN DESIGNERS
- SURVEYORS
- ENGINEERS
- LANDSCAPE ARCHITECTS



SCALE:

0 2 4 6 8 10 12 14  
SCALE 1:200 at (A3) size metres

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SURVEYED	JFP	CHECKED	RP	DATUM AHD
DRAWN	RK	APPROVED	MTF	ORIGIN (BM) PM58130 RL 54.763m

ISSUES:

B	ENGINEERING AMENDMENTS	29-01-21	DW
A	ORIGINAL ISSUE	10-12-20	RK
ISSUE:	DETAILS:	DATE:	INI

TITLE:

**DISCLOSURE PLAN**  
**SATTERLEY PROPERTY GROUP PTY LTD**  
**RIPLEY VALLEY-Stage 7**  
**459 - 489 RIPLEY ROAD, RIPLEY**

### DETAILS:

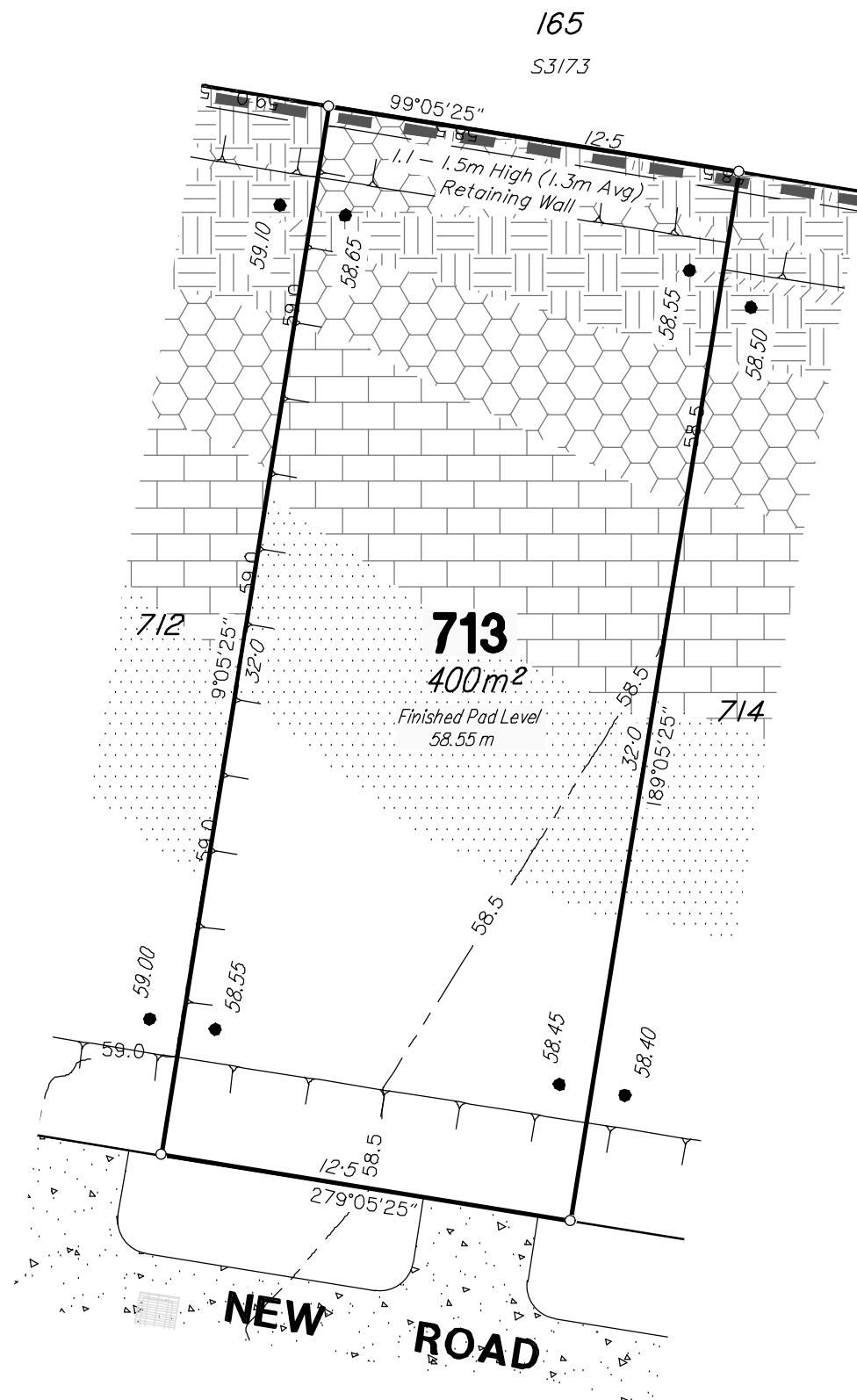
PLAN: ISSUE:

B3742S\_7  
SHEET:  
11 OF 24

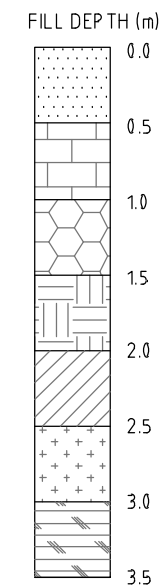
FILE:  
B3742-41B\_Stg 7 Disclosure.dwg  
DATE:  
29th January 2021







#### DESIGNED FILL DEPTHS



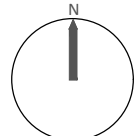
#### IMPORTANT NOTES

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- (2) This plan shows details of Proposed Allotment 713 as described as part of Lot 52 on SP265858 situated in the Locality of Ripley, Ipswich City Council.
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- (4) The compaction of the fill will be carried out in accordance with Australian Standard AS 3798-2007. Level 1 inspection and testing applies to all allotment fill placed as part of these works.
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CONTOUR INTERVAL: 0.5m

LEGEND:	
	DESIGNED CONTOURS (as at the completion of the work)
	PROPOSED RETAINING WALL
	TOP BATTER

NORTH:



SCALE:

SCALE: @ A3 1:200

SCALE 1:200 at (A3) size  
THIS SCALE SHOWN IS ORIGINAL DRAWING SCALE - (A3 SIZE)  
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SURVEYED	JFP	CHECKED	RP	DATUM	AHD
DRAWN	RK	APPROVED	MTF	ORIGIN (BM)	PM58130 RL 54.763m

ISSUES:

ISSUE	DETAILS	DATE	INIT
B	ENGINEERING AMENDMENTS	29-01-21	DWW
A	ORIGINAL ISSUE	10-12-20	RK

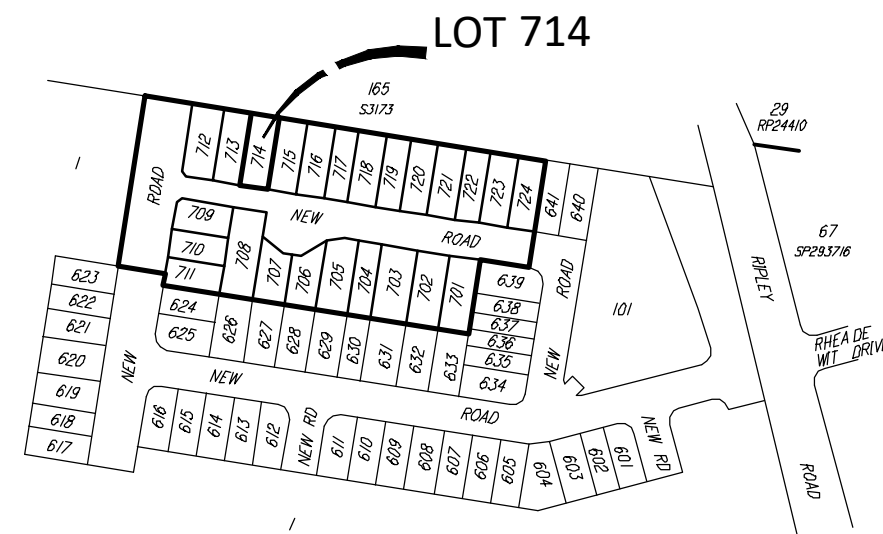
TITLE:

**DISCLOSURE PLAN**  
**SATTERLEY PROPERTY GROUP PTY LTD**  
**RIPLEY VALLEY-Stage 7**  
**459 - 489 RIPLEY ROAD, RIPLEY**




DETAILS:

PROJECT:	PLAN:	ISSUE:
B3742S_7	41	B
SHEET:	13	OF 24
FILE:	B3742-41B_Stg 7 Disclosure.dwg	
DATE:	29th January 2021	

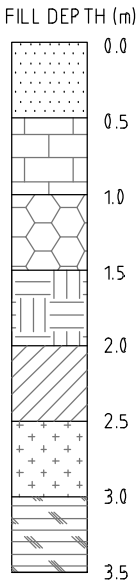
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LEGEND:

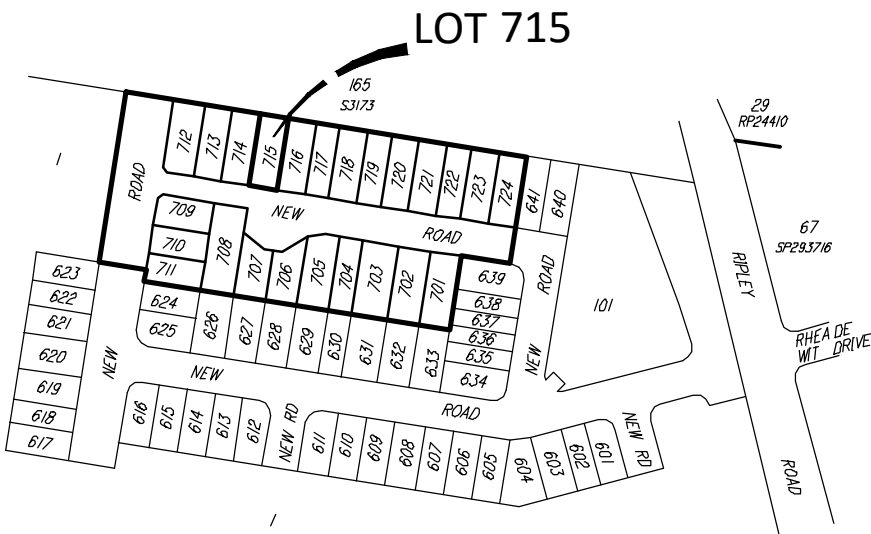
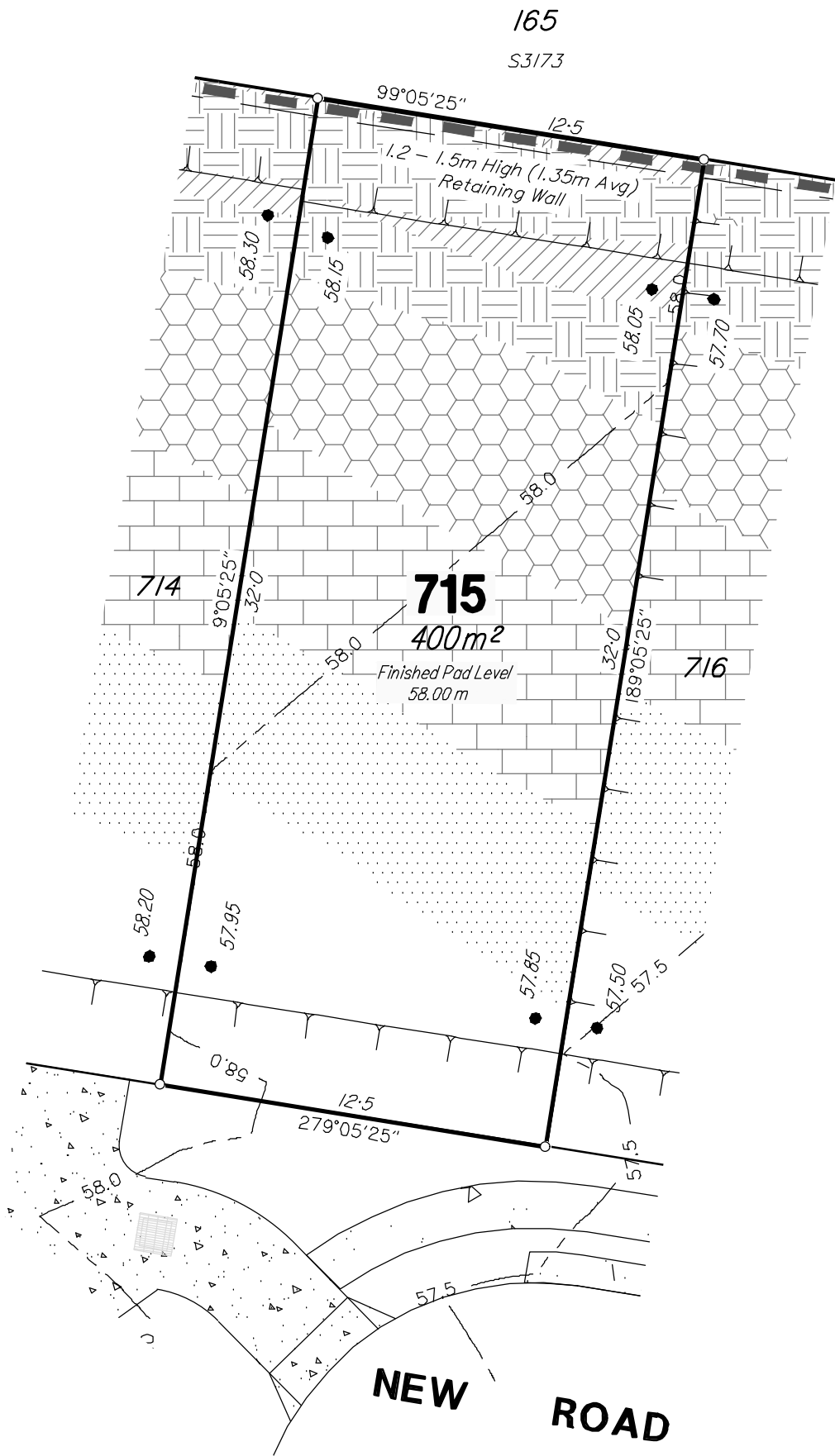
	DESIGNED CONTOURS ( as at the completion of the work )
	PROPOSED RETAINING WALL
	TOP BATTER

DESIGNED FILL DEPTHS



IMPORTANT NOTES

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- (2) This plan shows details of Proposed Allotment 715 as described as part of Lot 52 on SP265858 situated in the Locality of Ripley, Ipswich City Council.
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CONTOUR INTERVAL: 0.5m

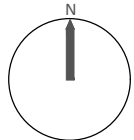
LEGEND:	
	DESIGNED CONTOURS ( as at the completion of the work )
	PROPOSED RETAINING WALL
	TOP BATTER



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PLANNERS  
URBAN DESIGNERS  
SURVEYORS  
ENGINEERS  
LANDSCAPE ARCHITECTS

NORTH:



SCALE:

SCALE: @ A3 1:200

0 2 4 6 8 10 12 14  
metres  
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SURVEYED	JFP	CHECKED	RP	DATUM	AHD
DRAWN	RK	APPROVED	MTF	ORIGIN (BM)	PM58130 RL 54.763m

ISSUES:

ISSUE	DETAILS	DATE	INIT
B	ENGINEERING AMENDMENTS	29-01-21	DWW
A	ORIGINAL ISSUE	10-12-20	RK

TITLE:

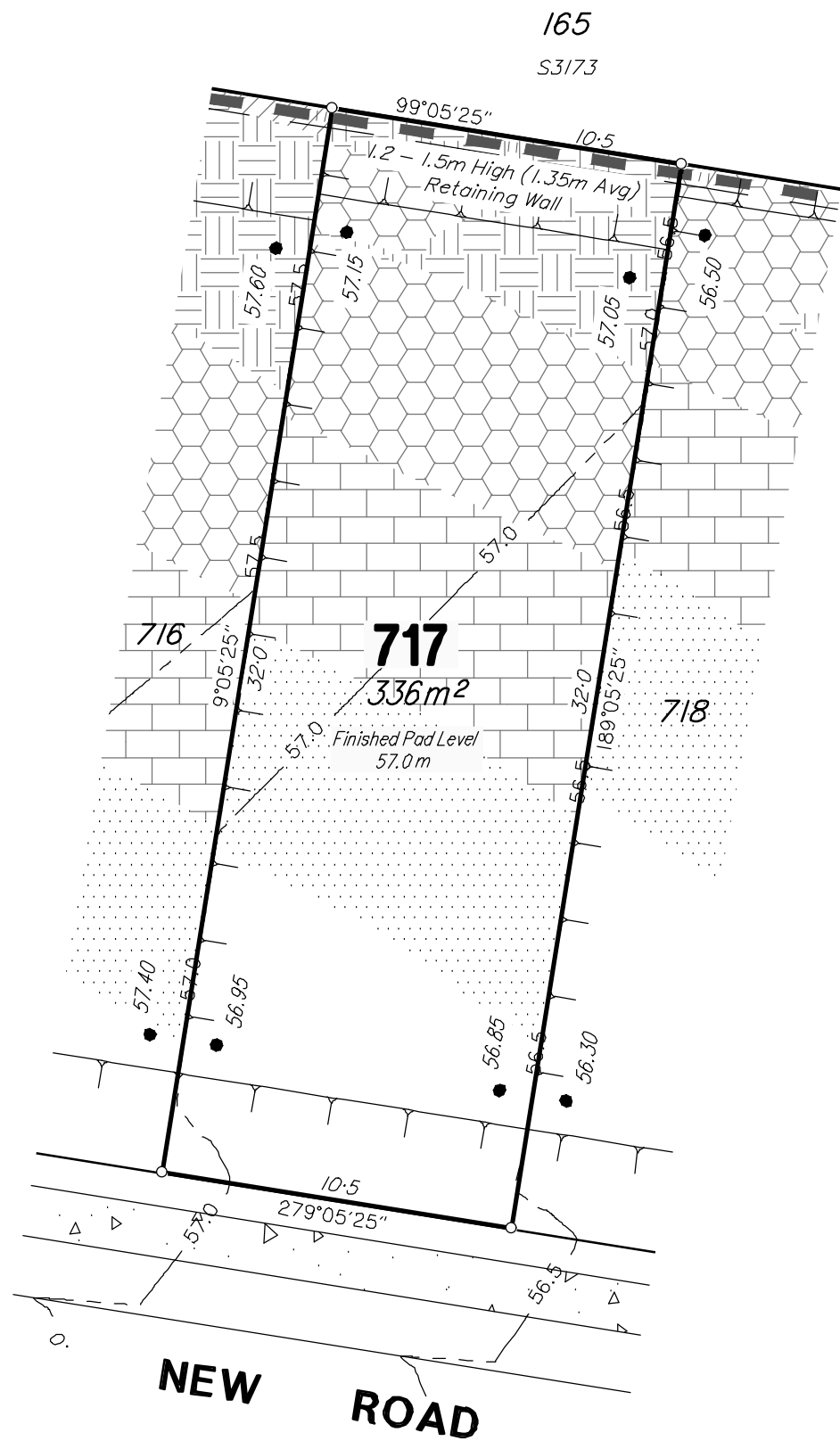
DISCLOSURE PLAN  
SATTERLEY PROPERTY GROUP PTY LTD  
RIPLEY VALLEY-Stage 7  
459 - 489 RIPLEY ROAD, RIPLEY

DETAILS:

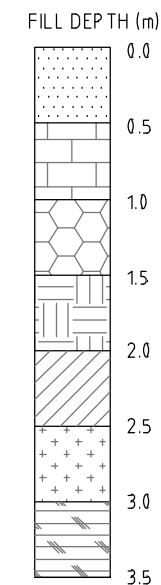
PROJECT: B3742S\_7  
SHEET: 15 OF 24  
FILE: B3742-41B\_Stg 7 Disclosure.dwg  
DATE: 29th January 2021  
PLAN: 41 B  
ISSUE:





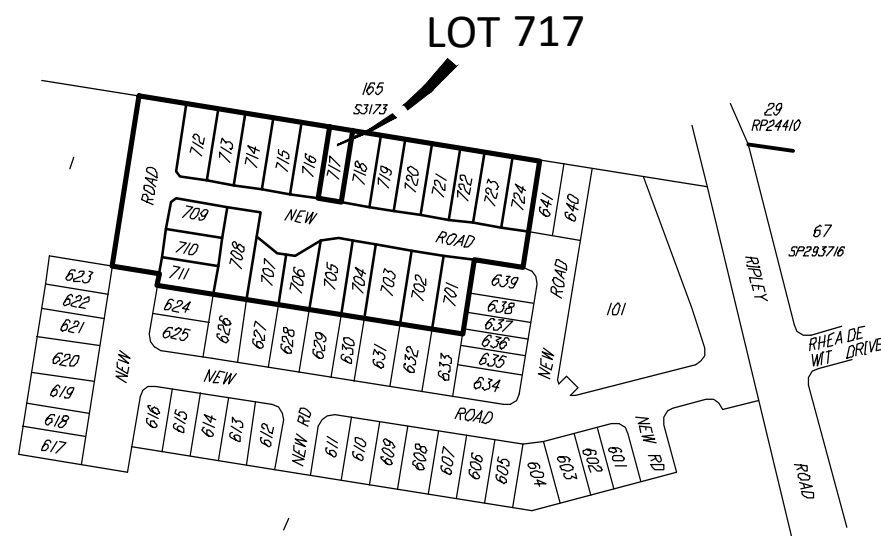


#### DESIGNED FILL DEPTHS



#### IMPORTANT NOTES

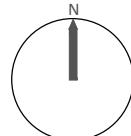
- (1) This plan was produced for the exclusive use of SATTERLEY PROPERTY GROUP PTY LTD. It is to be used only for the purpose of Disclosure under the Land Sales Act (Qld).
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CONTOUR INTERVAL: 0.5m

LEGEND:	
	DESIGNED CONTOURS (as at the completion of the work)
	PROPOSED RETAINING WALL
	TOP BATTER

NORTH:



SCALE:

SCALE: @ A3 1:200

0 2 4 6 8 10 12 14 metres  
SCALE 1:200 at (A3) size  
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SURVEYED	JFP	CHECKED	RP	DATUM	AHD
DRAWN	RK	APPROVED	MTF	ORIGIN (BM)	PM58130 RL 54.763m

ISSUES:

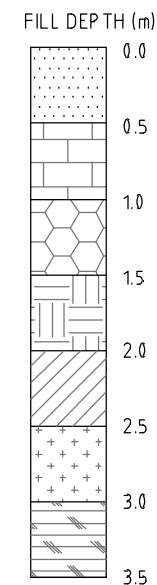
ISSUE	DETAILS	DATE	INIT
B	ENGINEERING AMENDMENTS	29-01-21	DWW
A	ORIGINAL ISSUE	10-12-20	RK

TITLE:

**DISCLOSURE PLAN**  
**SATTERLEY PROPERTY GROUP PTY LTD**  
**RIPLEY VALLEY-Stage 7**  
**459 - 489 RIPLEY ROAD, RIPLEY**

DETAILS:

PROJECT:	PLAN:	ISSUE:
B3742S_7	41	B
SHEET:	17	OF 24
FILE:	B3742-41B_Stg 7 Disclosure.dwg	
DATE:	29th January 2021	



(1) This plan was produced for the exclusive use of SATTERLEY PROPERTY GROUP PTY LTD. It is to be used only for the purpose of Disclosure under the Land Sales Act (Qld).

(2) This plan shows details of Proposed Allotment 718 as described as part of Lot 52 on SP265858 situated in the Locality of Ripley, Ipswich City Council.

(3) All dimensions and areas are subject to final registration of the survey plan.

(4) The compaction of the fill will be carried out in accordance with Australian Standard AS 3798-2007. Level 1 inspection and testing applies to all allotment fill placed as part of these works.

(5) Purchasers should contact the local authority to verify levels and the location of services before submitting building plans for approval.

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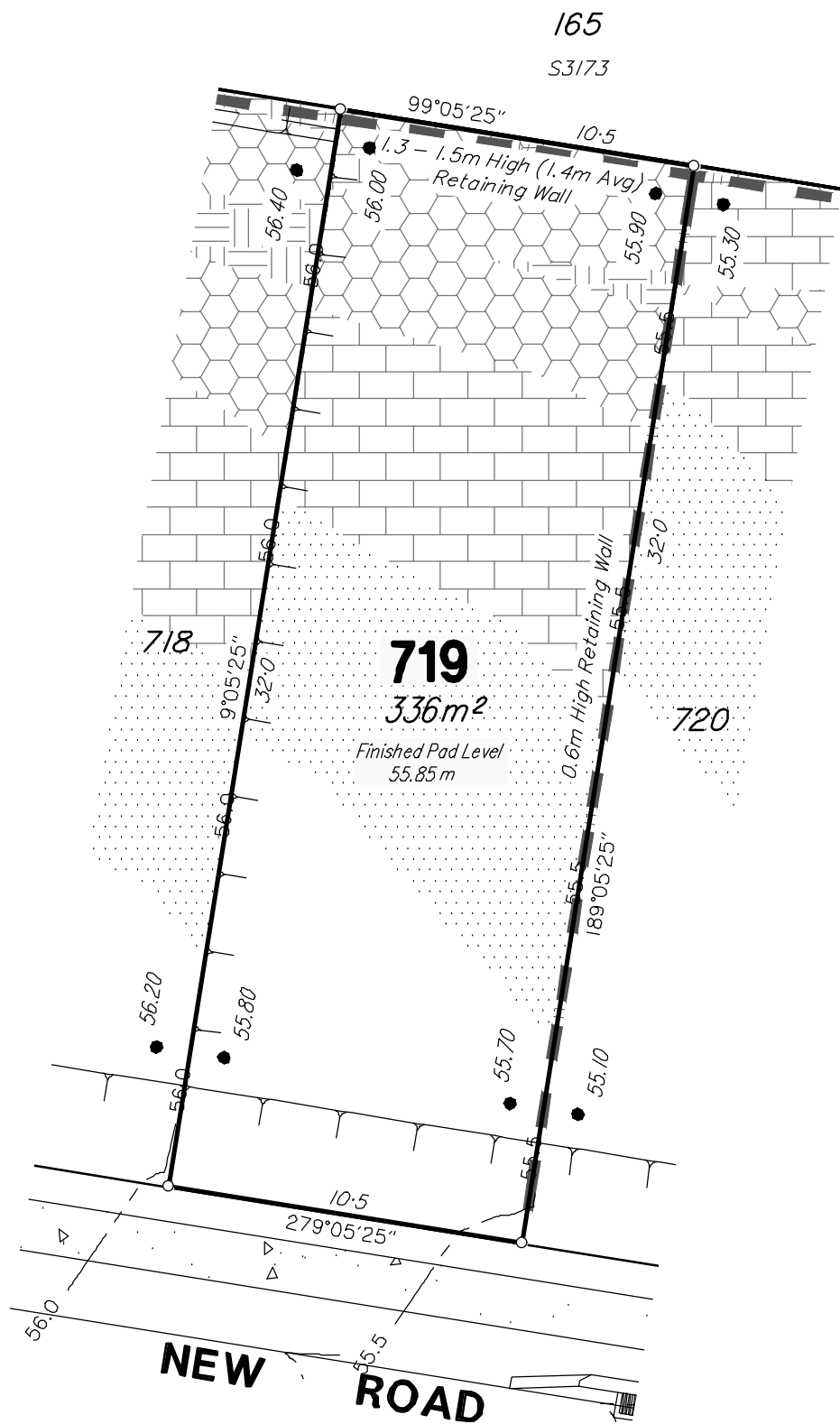
CONTOUR INTERVAL: 0.5m

LEGEND:

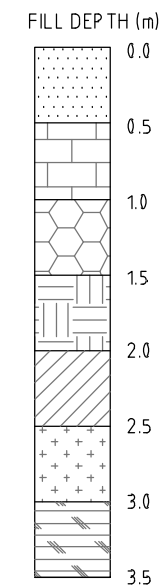
**DESIGNED CONTOURS**  
( as at the completion of the work )

PROPOSED  
RETAINING WALL

TOP  
BATTER

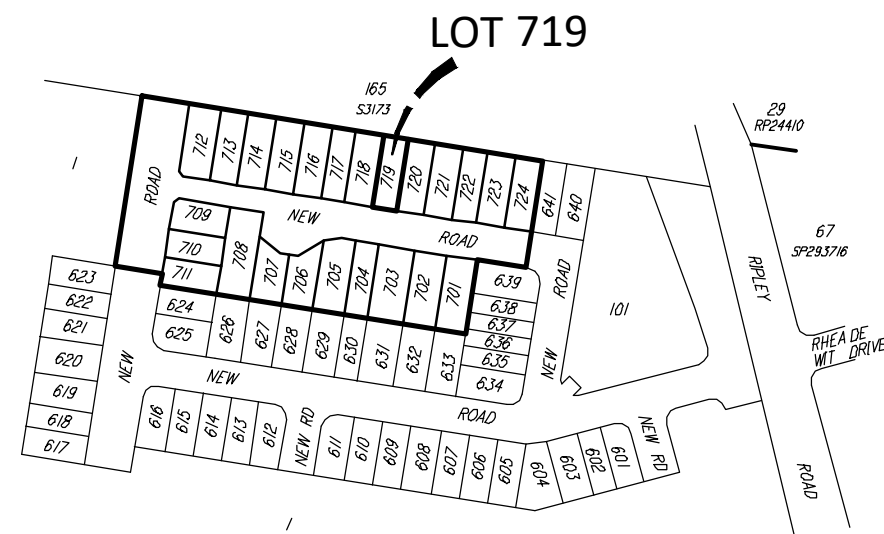


#### DESIGNED FILL DEPTHS



#### IMPORTANT NOTES

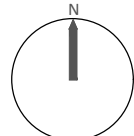
- (1) This plan was produced for the exclusive use of SATTERLEY PROPERTY GROUP PTY LTD. It is to be used only for the purpose of Disclosure under the Land Sales Act (Qld).
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CONTOUR INTERVAL: 0.5m

LEGEND:	
	DESIGNED CONTOURS (as at the completion of the work)
	PROPOSED RETAINING WALL
	TOP BATTER

NORTH:



SCALE:

SCALE: @ A3 1:200

0 2 4 6 8 10 12 14  
metres  
SCALE 1:200 at (A3) size  
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SURVEYED	JFP	CHECKED	RP	DATUM	AHD
DRAWN	RK	APPROVED	MTF	ORIGIN (BM)	PM58130 RL 54.763m

ISSUES:

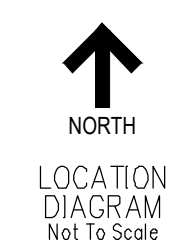
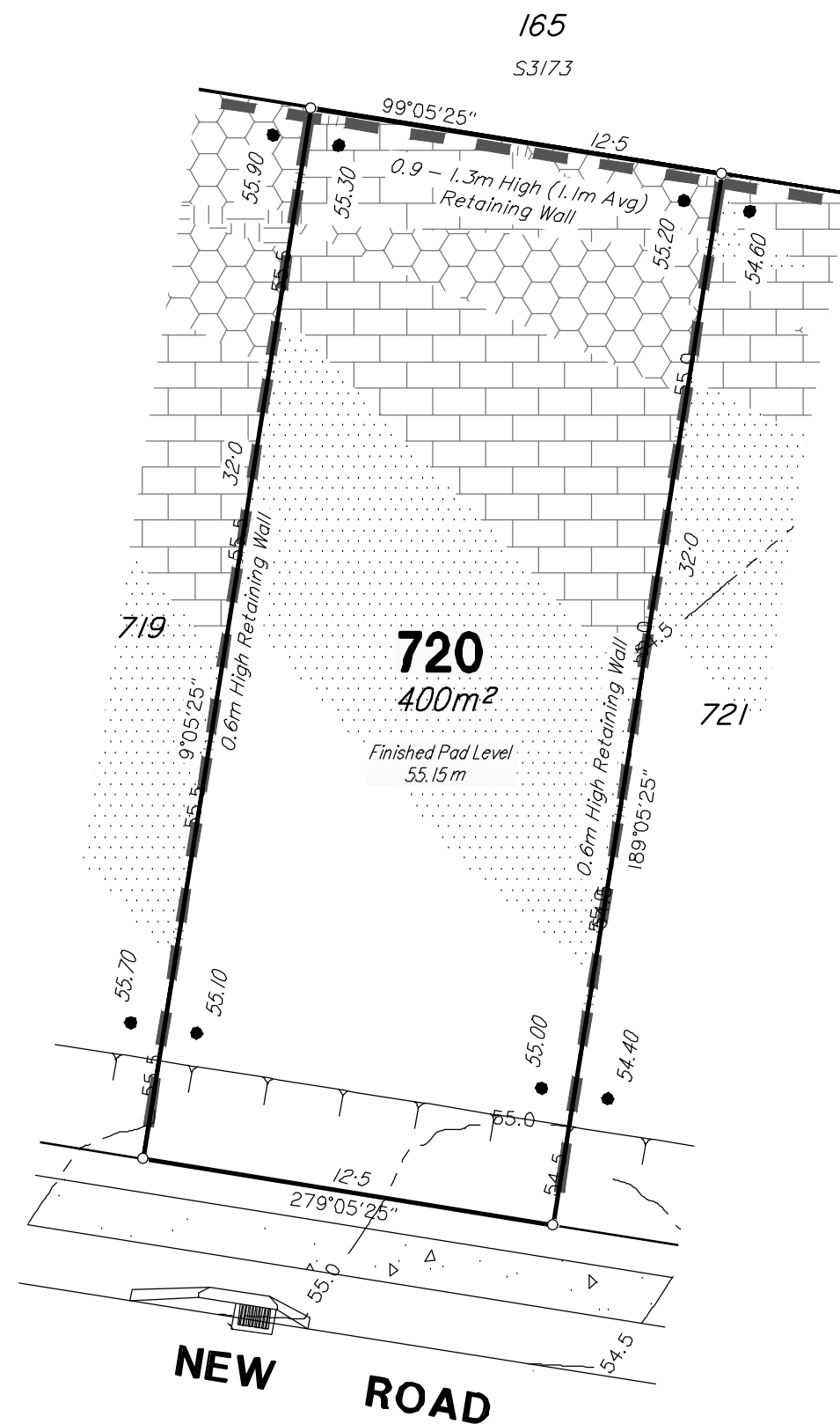
ISSUE	DETAILS	DATE	INIT
B	ENGINEERING AMENDMENTS	29-01-21	DWW
A	ORIGINAL ISSUE	10-12-20	RK

TITLE:

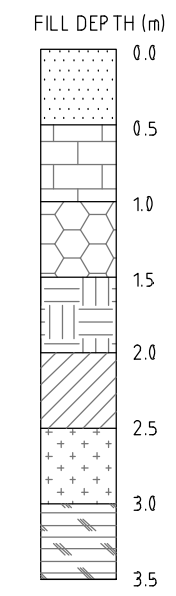
**DISCLOSURE PLAN**  
**SATTERLEY PROPERTY GROUP PTY LTD**  
**RIPLEY VALLEY-Stage 7**  
**459 - 489 RIPLEY ROAD, RIPLEY**

DETAILS:

PROJECT:	PLAN:	ISSUE:
B3742S_7	41	B
SHEET:	19	OF 24
FILE:	B3742-41B_Stg 7 Disclosure.dwg	
DATE:	29th January 2021	

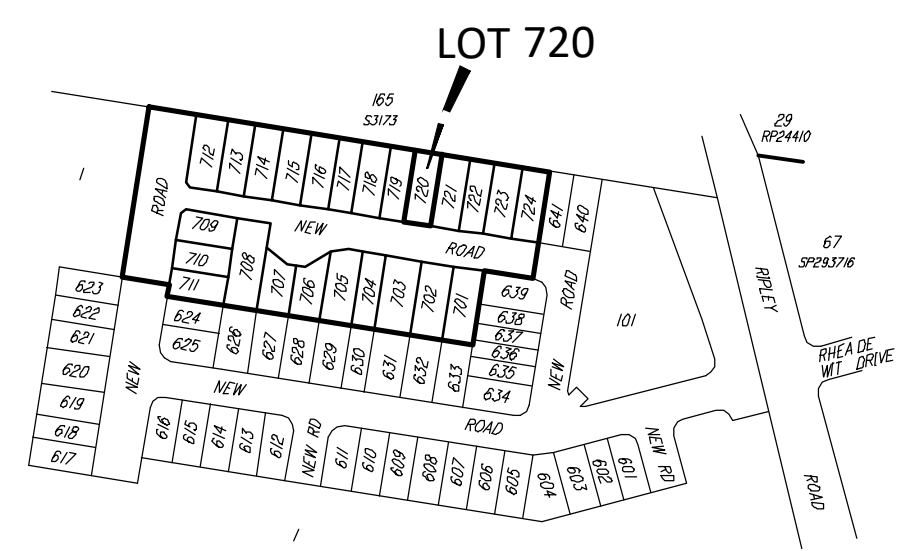


DESIGNED FILL DEPTHS



IMPORTANT NOTES

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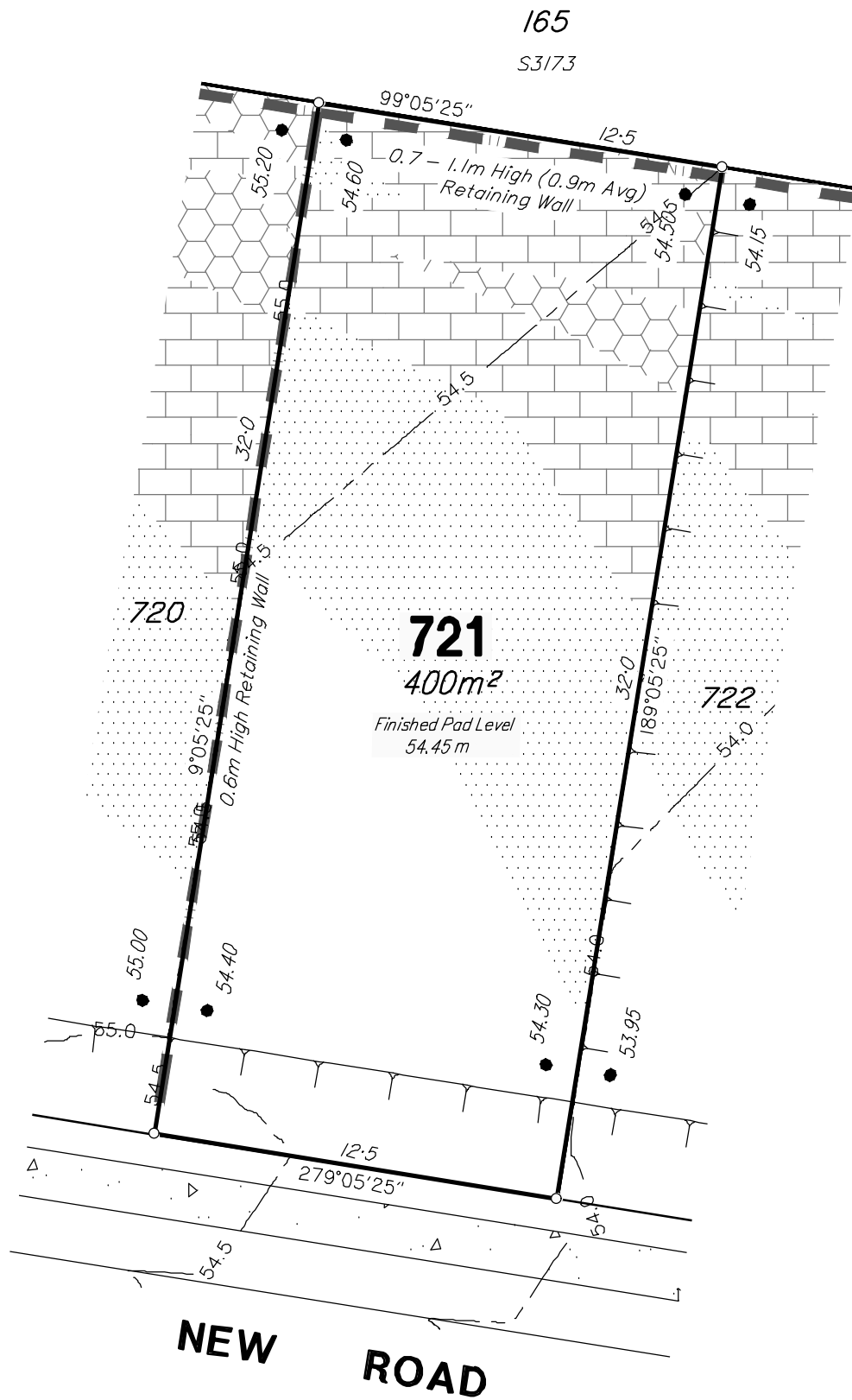


CONTOUR INTERVAL: 0.5m

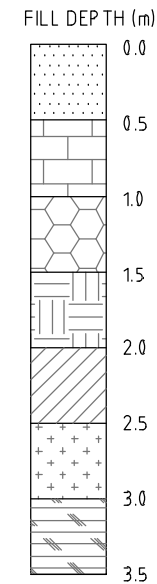
LEGEND:

- DESIGNED CONTOURS (as at the completion of the work)
- PROPOSED RETAINING WALL
- TOP BATTER





#### DESIGNED FILL DEPTHS



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LEGEND:	
	DESIGNED CONTOURS (as at the completion of the work)
	PROPOSED RETAINING WALL
	TOP BATTER

BRISBANE - SUNSHINE COAST - CENTRAL QLD

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TEL: 07 3012 0100 www.jfp.com.au

JFP URBAN CONSULTANTS PTY LTD ACN 050 414 045

PLANNERS

URBAN DESIGNERS

SURVEYORS

ENGINEERS

LANDSCAPE ARCHITECTS

NORTH:

SCALE:

SCALE: @ A3 1:200

ISSUES:

ISSUE	DATE	INITIALS
B	ENGINEERING AMENDMENTS	29-01-21 DWW
A	ORIGINAL ISSUE	10-12-20 RK

TITLE:

**DISCLOSURE PLAN**

**SATTERLEY PROPERTY GROUP PTY LTD**

**RIPLEY VALLEY-Stage 7**

**459 - 489 RIPLEY ROAD, RIPLEY**

DETAILS:

PROJECT: B3742S\_7

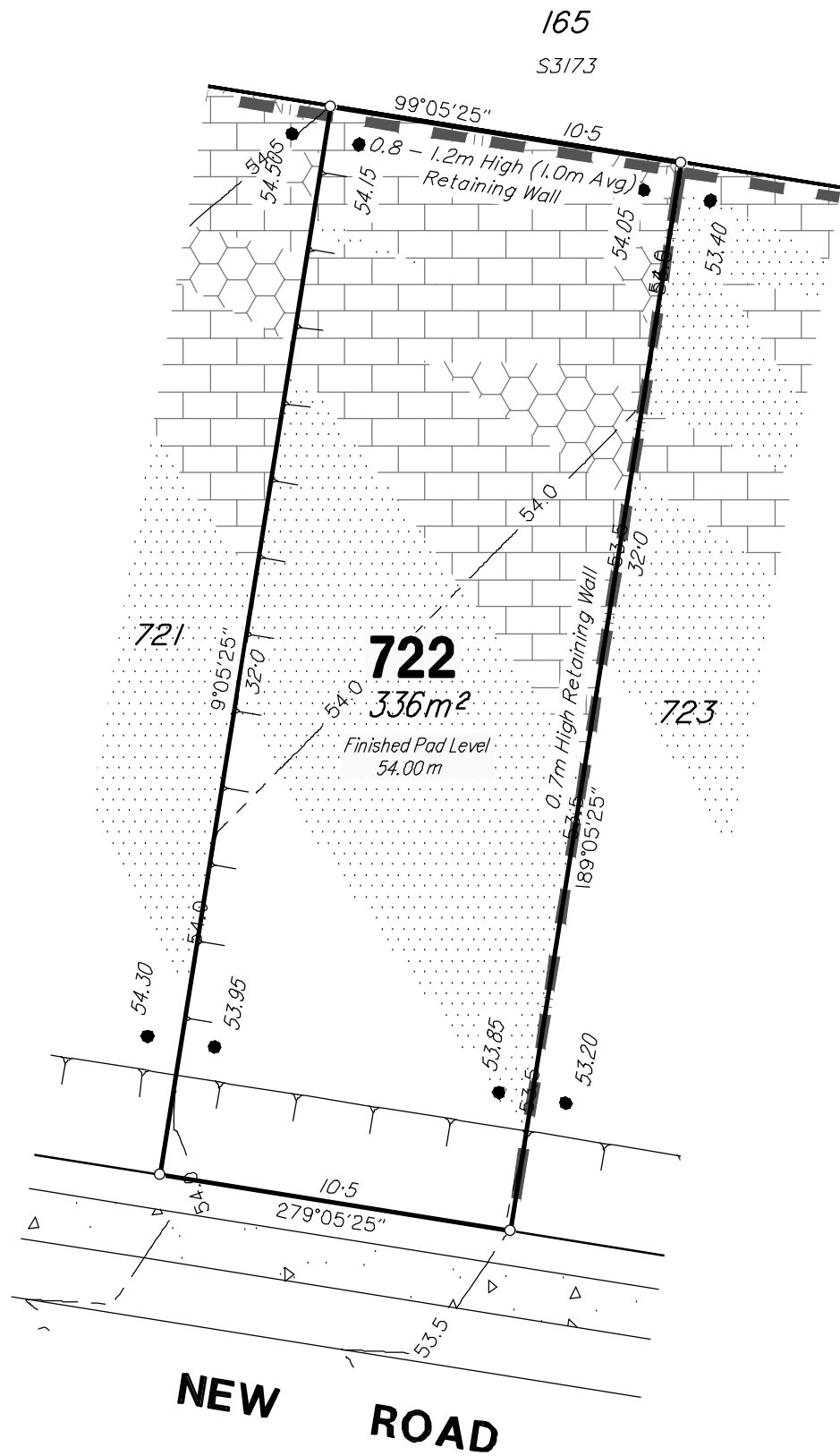
SHEET: 21 OF 24

FILE: B3742-41B\_Stg 7 Disclosure.dwg

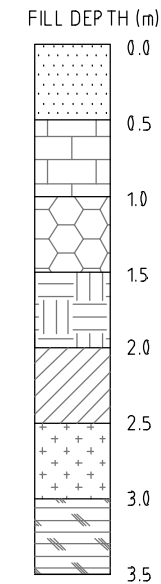
DATE: 29th January 2021

PLAN: 41 B

ISSUE:

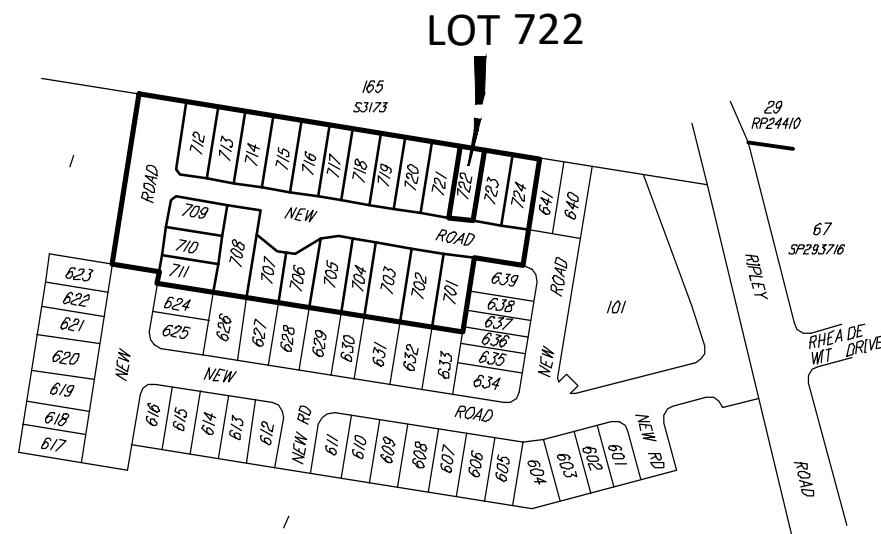


#### DESIGNED FILL DEPTHS



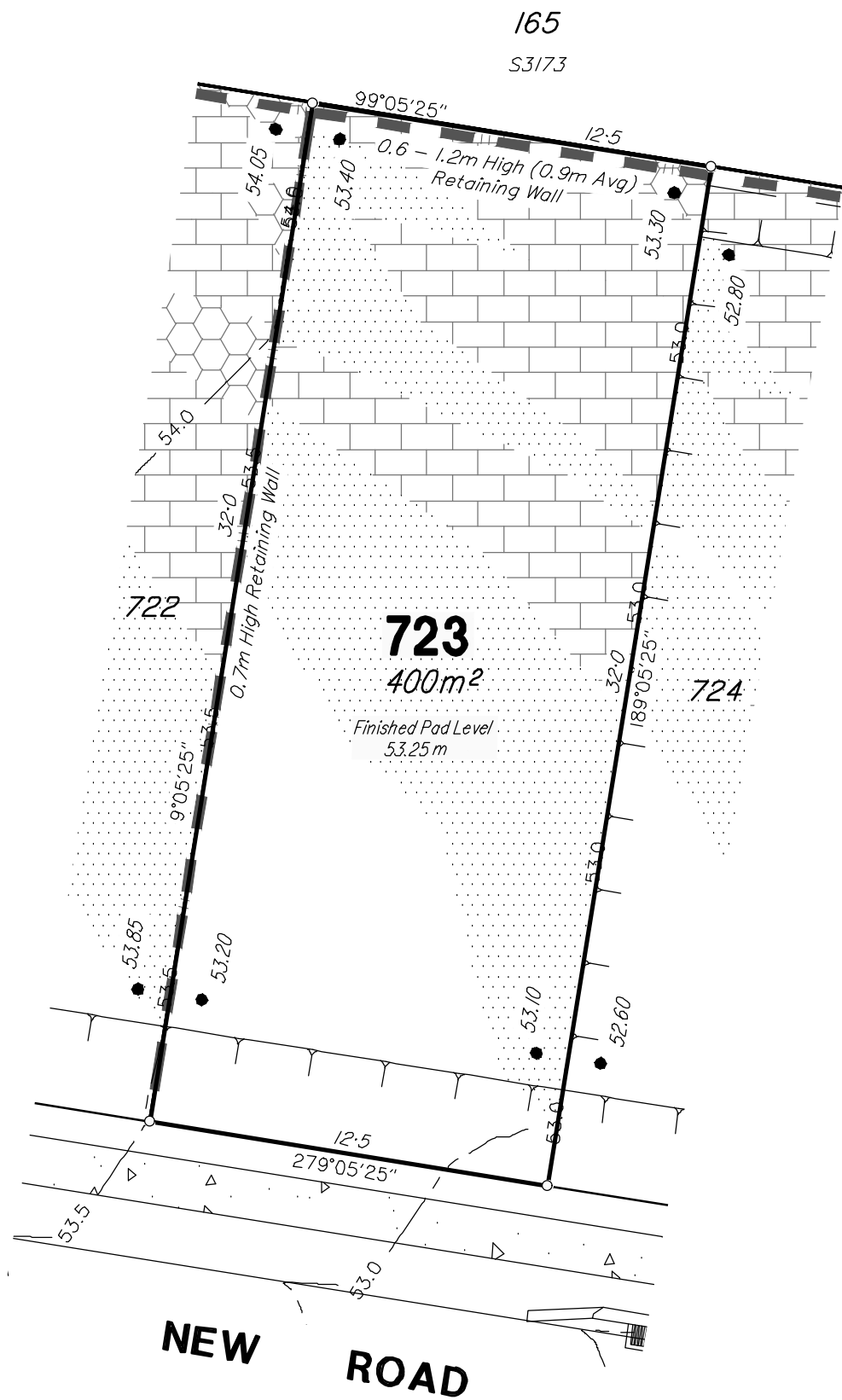
#### IMPORTANT NOTES

- (1) This plan was produced for the exclusive use of SATTERLEY PROPERTY GROUP PTY LTD. It is to be used only for the purpose of Disclosure under the Land Sales Act (Qld).
- (2) This plan shows details of Proposed Allotment 722 as described as part of Lot 52 on SP265858 situated in the Locality of Ripley, Ipswich City Council.
- (3) All dimensions and areas are subject to final registration of the survey plan.
- (4) The compaction of the fill will be carried out in accordance with Australian Standard AS 3798-2007. Level 1 inspection and testing applies to all allotment fill placed as part of these works.
- (5) Purchasers should contact the local authority to verify levels and the location of services before submitting building plans for approval.
- (6) The subject site may be affected by building envelope requirements. Purchasers should refer to the Reconfiguration of a Lot and/or Material Change of Use approvals as applicable.
- (7) Engineering design received from PEAK URBAN on the 3rd December 2020.
- (8) Proposed Lot Layout taken from ROL plan B3742P\_DA6 D1 J dated 1st December 2020.
- (9) These notes form an integral part of this plan. If others use this information, they should be advised of its purpose and limitations. This page must be reproduced in colour to be fully legible.
- (10) This plan may not be reproduced unless these notes are included.

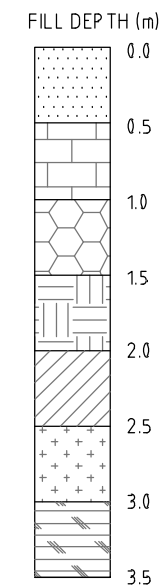


CONTOUR INTERVAL: 0.5m

LEGEND:	
	DESIGNED CONTOURS (as at the completion of the work)
	PROPOSED RETAINING WALL
	TOP BATTER

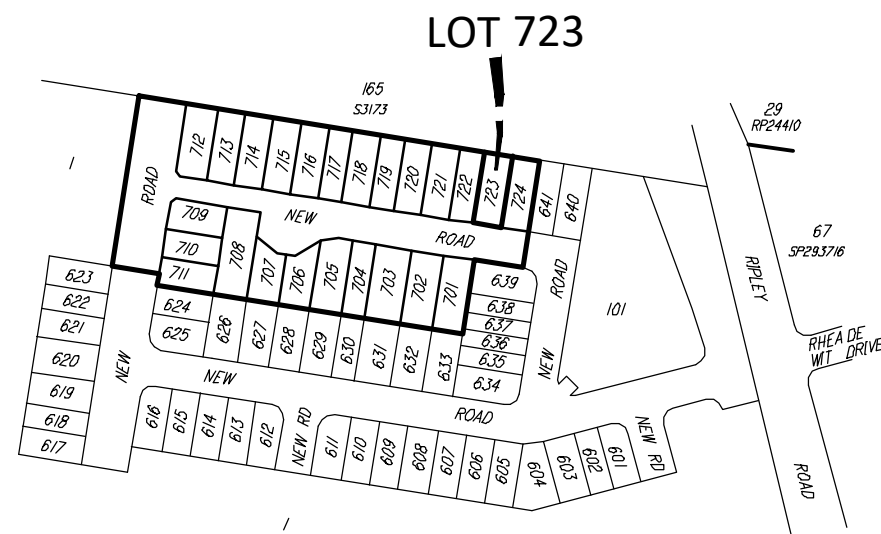


## DESIGNED FILL DEPTHS



## IMPORTANT NOTES

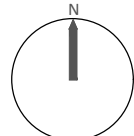
- (1) This plan was produced for the exclusive use of SATTERLEY PROPERTY GROUP PTY LTD. It is to be used only for the purpose of Disclosure under the Land Sales Act (Qld).
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CONTOUR INTERVAL: 0.5m

LEGEND:	
	DESIGNED CONTOURS (as at the completion of the work)
	PROPOSED RETAINING WALL
	TOP BATTER

NORTH:



SCALE:

SCALE: @ A3 1:200

0 2 4 6 8 10 12 14  
metres  
THIS SCALE SHOWN IS ORIGINAL DRAWING SCALE - (A3 SIZE)  
DO NOT SCALE FROM THIS DRAWING - USE ONLY DIMENSIONS PROVIDED - IF IN DOUBT PLEASE ENQUIRE

SURVEYED	JFP	CHECKED	RP	DATUM	AHD
DRAWN	RK	APPROVED	MTF	ORIGIN (BM)	PM58130 RL 54.763m

ISSUES:

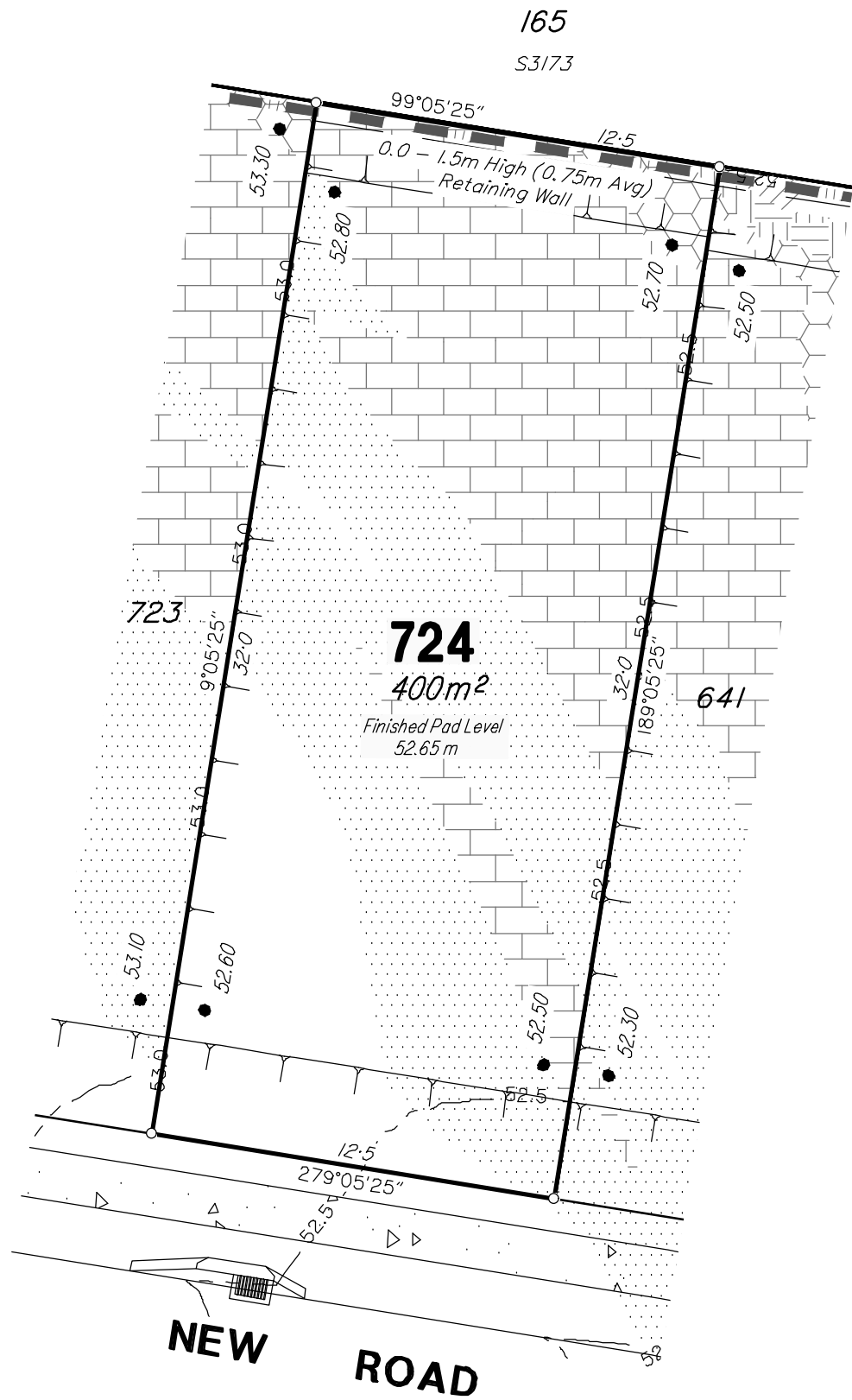
ISSUE	DETAILS	DATE	INIT
B	ENGINEERING AMENDMENTS	29-01-21	DWW
A	ORIGINAL ISSUE	10-12-20	RK

TITLE:

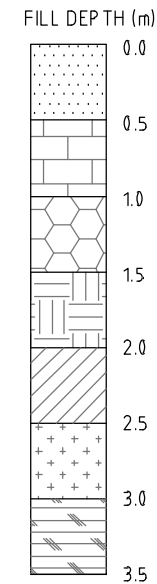
**DISCLOSURE PLAN**  
**SATTERLEY PROPERTY GROUP PTY LTD**  
**RIPLEY VALLEY-Stage 7**  
**459 - 489 RIPLEY ROAD, RIPLEY**

DETAILS:

PROJECT:	PLAN:	ISSUE:
B3742S_7	41	B
SHEET:	23	OF 24
FILE:	B3742-41B_Stg 7 Disclosure.dwg	
DATE:	29th January 2021	



#### DESIGNED FILL DEPTHS



#### IMPORTANT NOTES

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- (2) This plan shows details of Proposed Allotment 724 as described as part of Lot 52 on SP265858 situated in the Locality of Ripley, Ipswich City Council.
- (3) All dimensions and areas are subject to final registration of the survey plan.
- (4) The compaction of the fill will be carried out in accordance with Australian Standard AS 3798-2007. Level 1 inspection and testing applies to all allotment fill placed as part of these works.
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CONTOUR INTERVAL: 0.5m

LEGEND:	
	DESIGNED CONTOURS (as at the completion of the work)
	PROPOSED RETAINING WALL
	TOP BATTER

