

Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable,
Kerb line shown as: Finished surface levels shown as: ● 66.30

NOTE:
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DISCLOSURE PLAN FOR PROPOSED LOT 401

This plan shows:
Details of Proposed Lot 401 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as:

Area of Fill shown as:
Fill ranges in depth from 0.2m to 5.0m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as: 48.5

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as: 0.25

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Project: **AURORA**
RIPLEY
STAGE 4

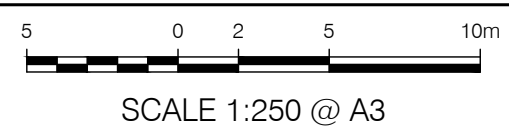
Client: **ORCHARD (DALEYS) DEVELOPMENTS PTY LTD**

LANDPARTNERS
surveyors and planners

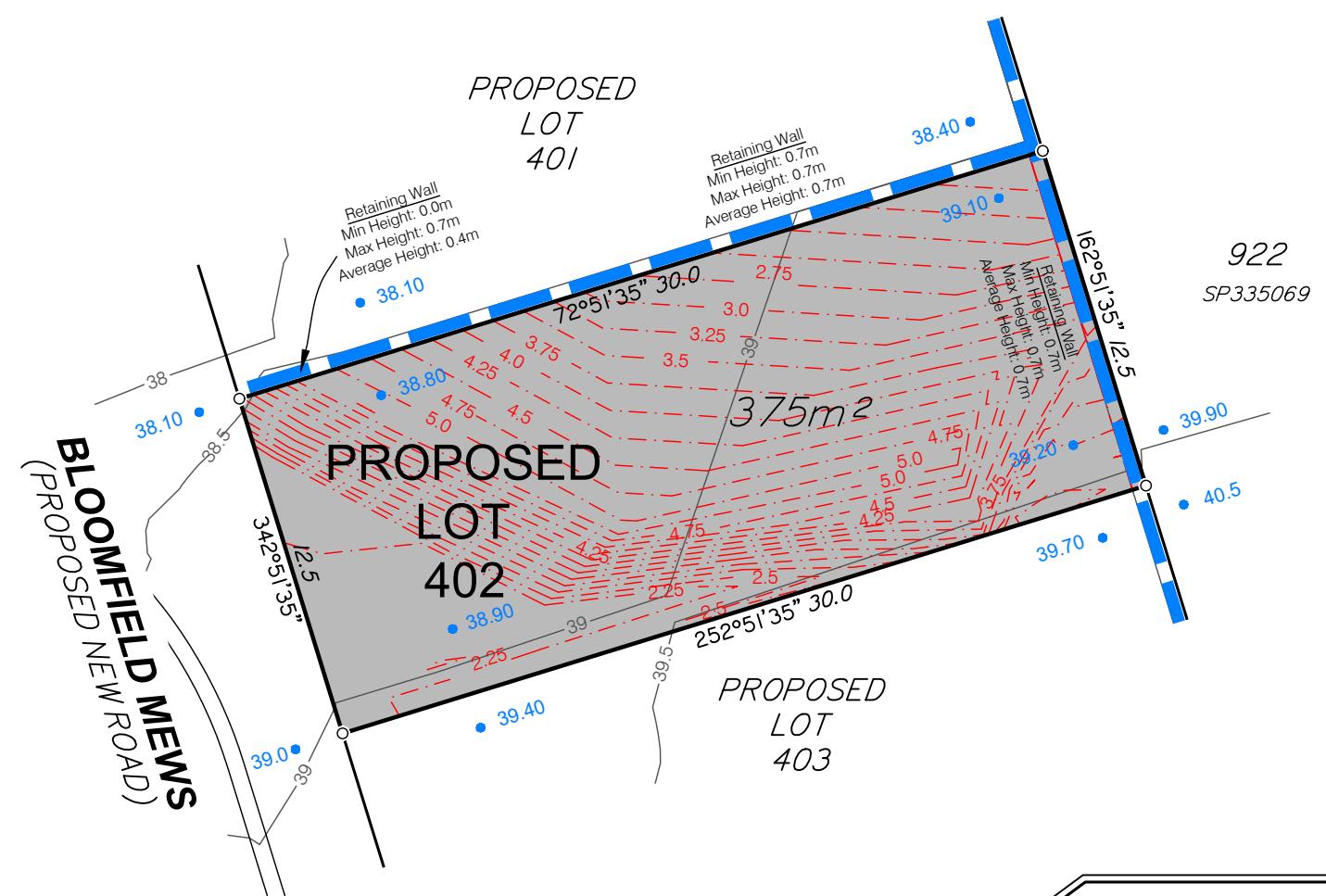
Brisbane Office
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Milton Qld 4064

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e: info@landpartners.com.au
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LEVEL DATUM	AHD
LEVEL ORIGIN	PSM58055 RL37.563
COMPUTER FILE	BRSS5365-O04-3-1
SCALE	1:250 @ A3
DRAWN	AJD DATE 16/06/2022
CHECKED	AJD DATE 16/06/2022
APPROVED	RGGA DATE 16/06/2022



UDN
BRSS5365-O04-004 - 1



DISCLOSURE PLAN FOR PROPOSED LOT 402

This plan shows:
 Details of Proposed Lot 402 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

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Retaining Walls are shown as:

Area of Fill shown as:
 Fill ranges in depth from 1.5m to 5.3m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as: 48.5

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as: 0.25

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Project: **AURORA**
 RIPLEY
 STAGE 4

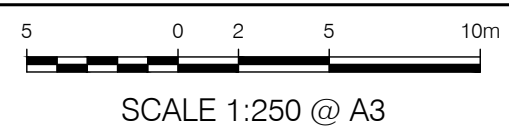
Client: **ORCHARD (DALEYS) DEVELOPMENTS PTY LTD**

LANDPARTNERS
 surveyors and planners

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LEVEL DATUM	AHD		
LEVEL ORIGIN	PSM58055 RL37.563		
COMPUTER FILE	BRSS5365-O04-3-1		
SCALE	1:250 @ A3		
DRAWN	AJD	DATE	16/06/2022
CHECKED	AJD	DATE	16/06/2022
APPROVED	RG	DATE	16/06/2022

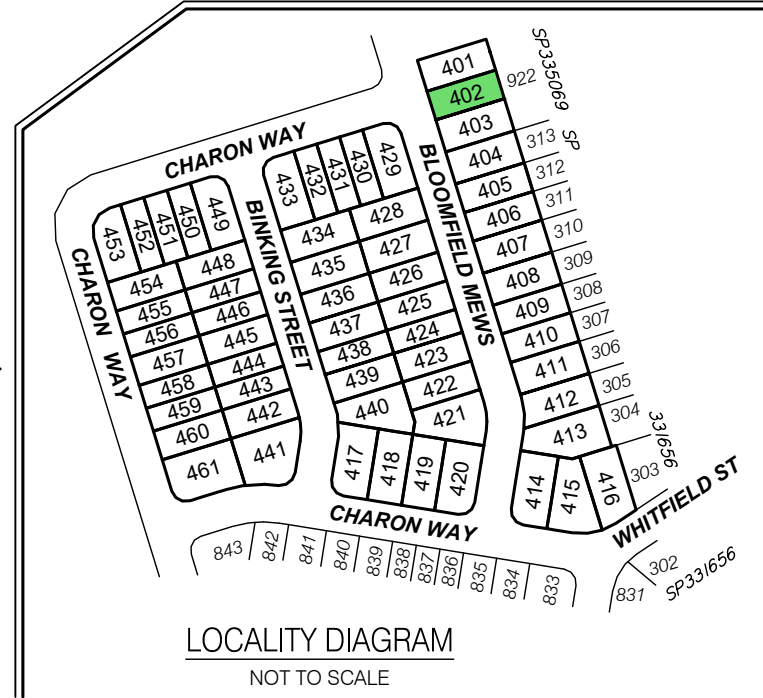


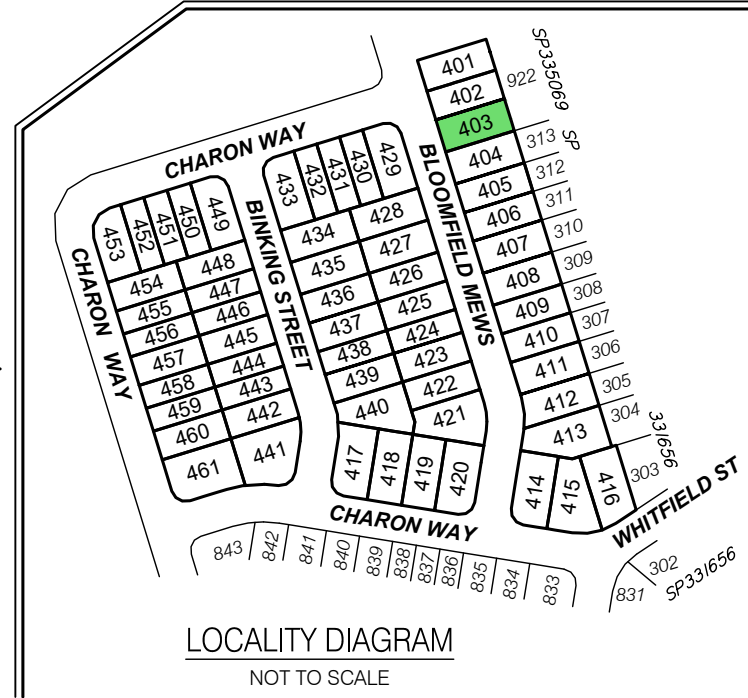
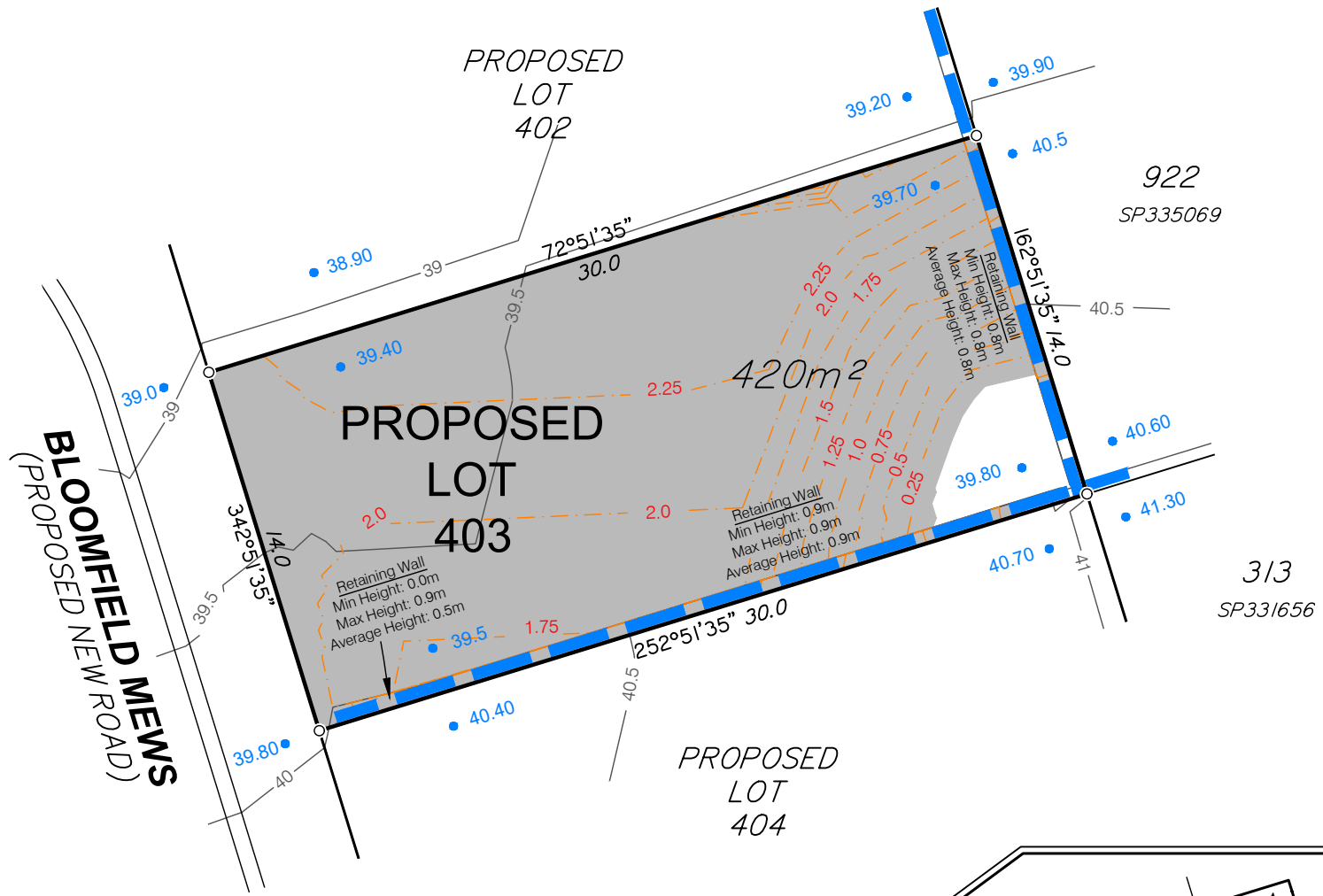
Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable,
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Where applicable,
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DISCLOSURE PLAN FOR PROPOSED LOT 403

This plan shows:
 Details of Proposed Lot 403 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as:

Area of Fill shown as:

Fill ranges in depth from 0.0m to 3.4m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as: 48.5

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as: 0.25

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Project:

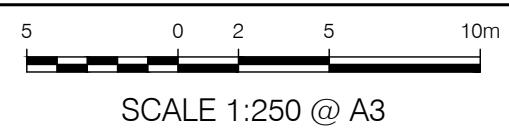
AURORA

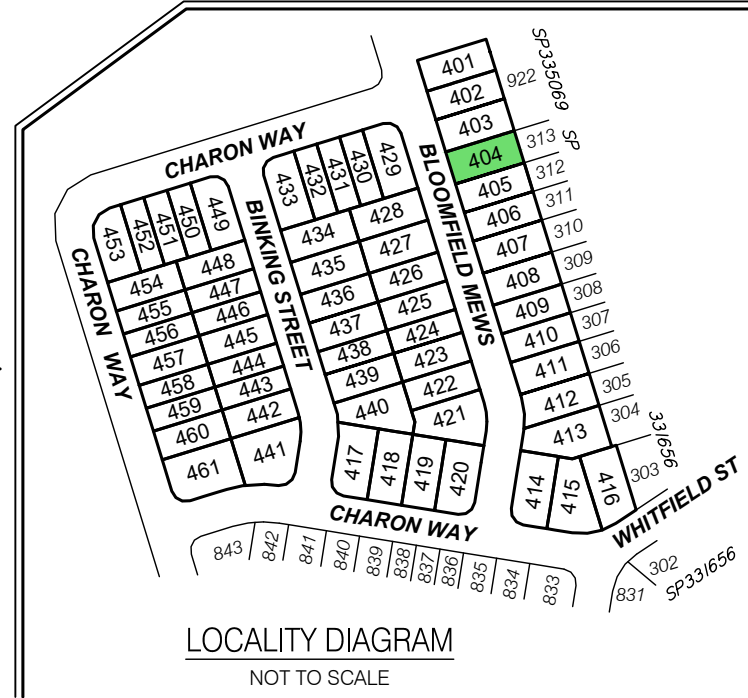
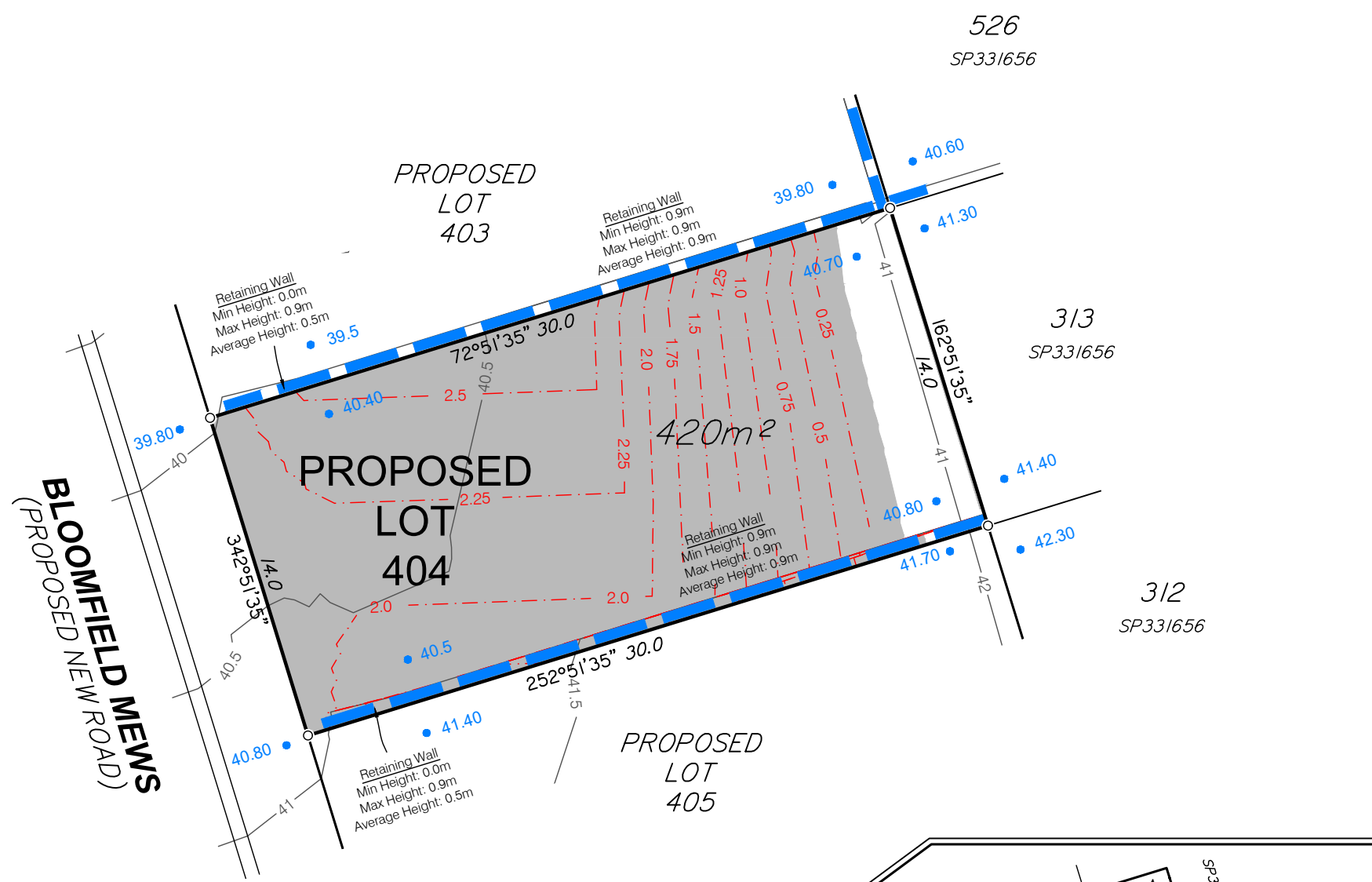
RIPLEY
STAGE 4

Client:

ORCHARD (DALEYS) DEVELOPMENTS PTY LTD

 Brisbane Office Level 1 18 Little Cribb Street Milton Qld 4064 PO Box 1399 Milton Qld 4064 p: (07) 3842 1000 f: (07) 3842 1001 e: info@landpartners.com.au w: www.landpartners.com.au	LEVEL DATUM	AHD
	LEVEL ORIGIN	PSM58055 RL37.563
	COMPUTER FILE	BRSS5365-O04-3-1
	SCALE	1:250 @ A3
	DRAWN	AJD
CHECKED	AJD	DATE 16/06/2022
APPROVED	RGGA	DATE 16/06/2022
UDN	BRSS5365-O04- 006 - 1	





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DISCLOSURE PLAN FOR PROPOSED LOT 404

This plan shows:
 Details of Proposed Lot 404 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

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Retaining Walls are shown as:

Area of Fill shown as:

Fill ranges in depth from 0.0m to 2.8m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as: 48.5

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as: 0.25

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Project:

AURORA

RIPLEY
STAGE 4

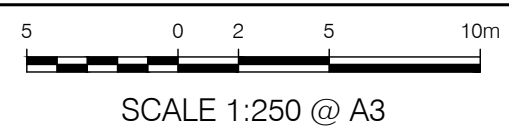
Client:

ORCHARD (DALEYS) DEVELOPMENTS PTY LTD

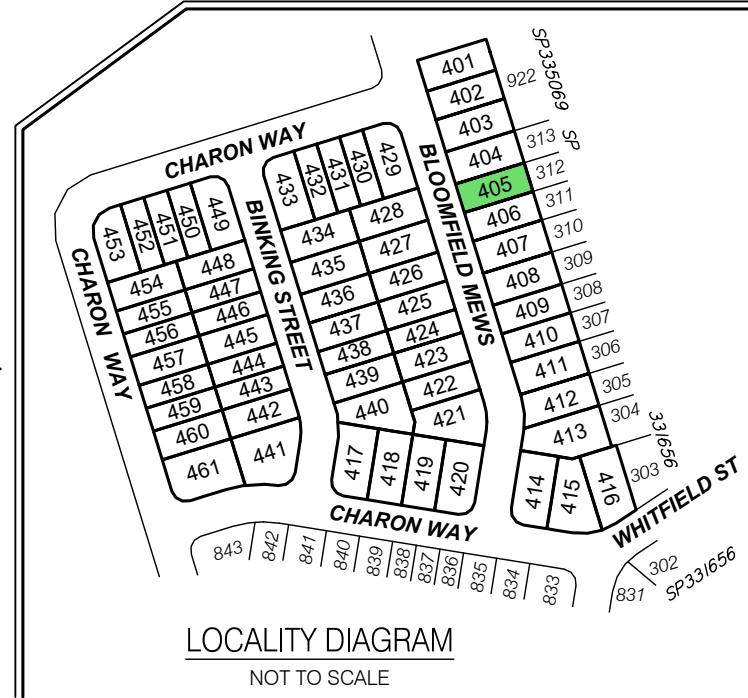
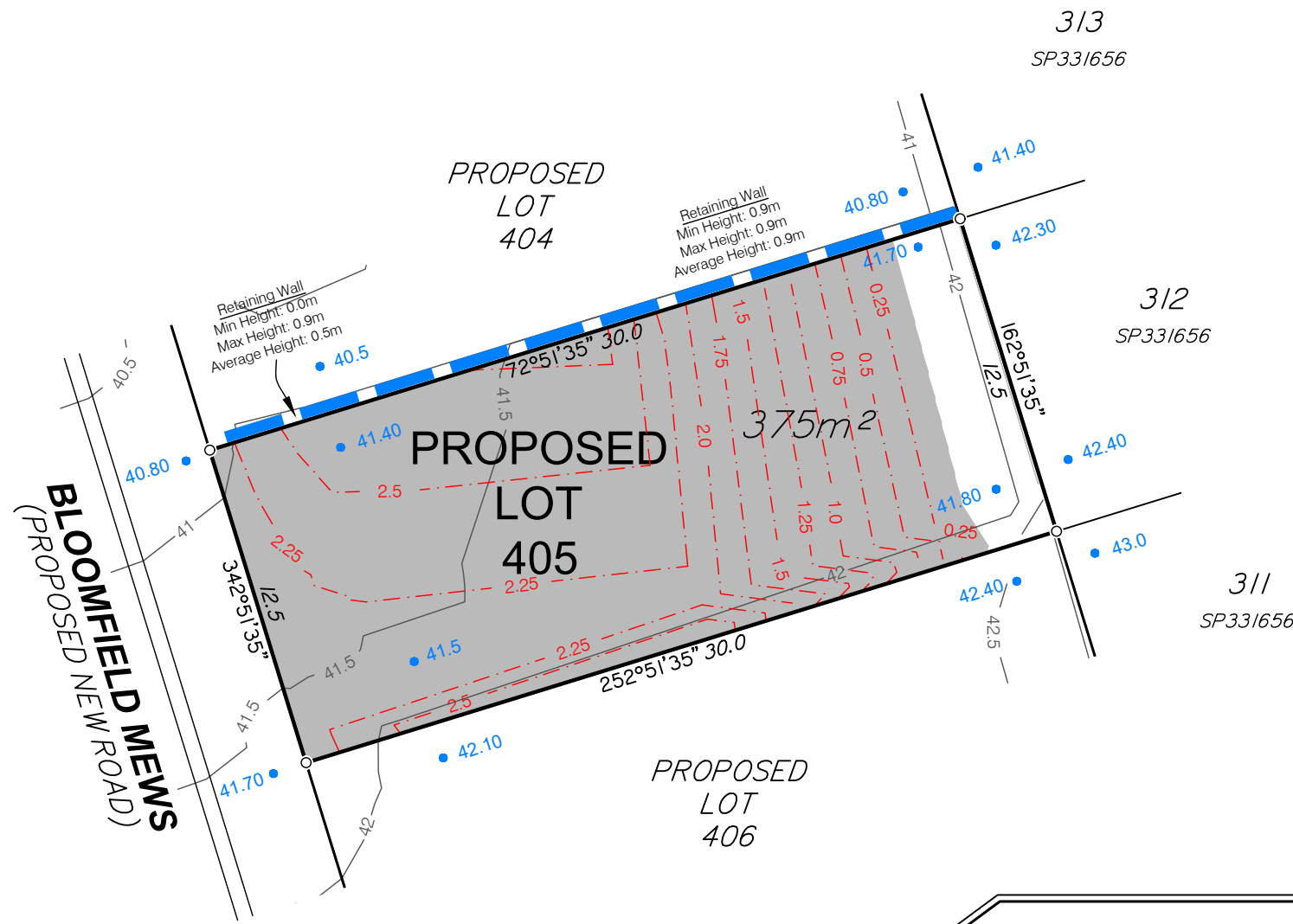
Brisbane Office
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LEVEL DATUM	AHD		
LEVEL ORIGIN	PSM58055 RL37.563		
COMPUTER FILE	BRSS5365-O04-3-1		
SCALE	1:250 @ A3		
DRAWN	AJD	DATE	16/06/2022
CHECKED	AJD	DATE	16/06/2022
APPROVED	RGGA	DATE	16/06/2022



UDN
BRSS5365-O04- 007 - 1



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DISCLOSURE PLAN FOR PROPOSED LOT 405

This plan shows:
 Details of Proposed Lot 405 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

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Retaining Walls are shown as:

Area of Fill shown as:

Fill ranges in depth from 0.0m to 2.8m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as: 48.5

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as: 0.25

Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

Project:

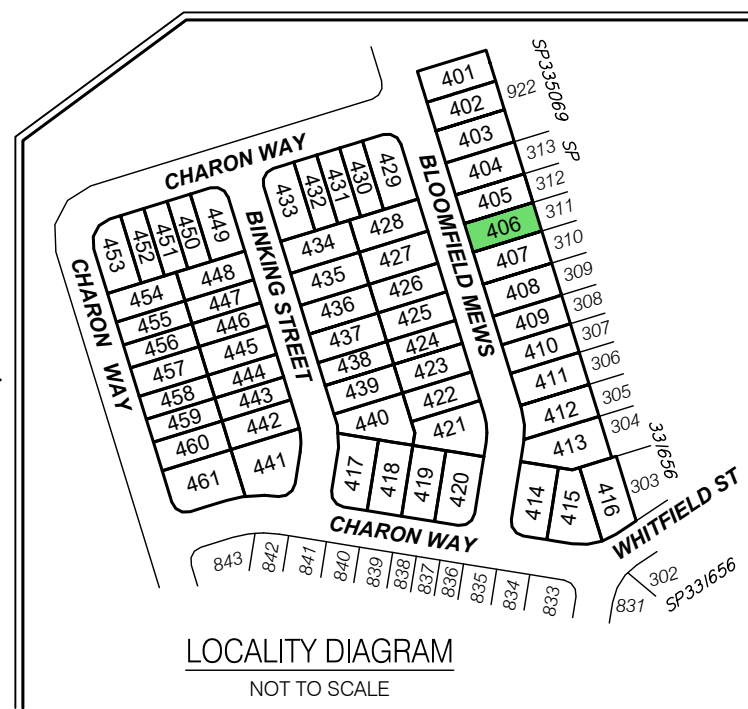
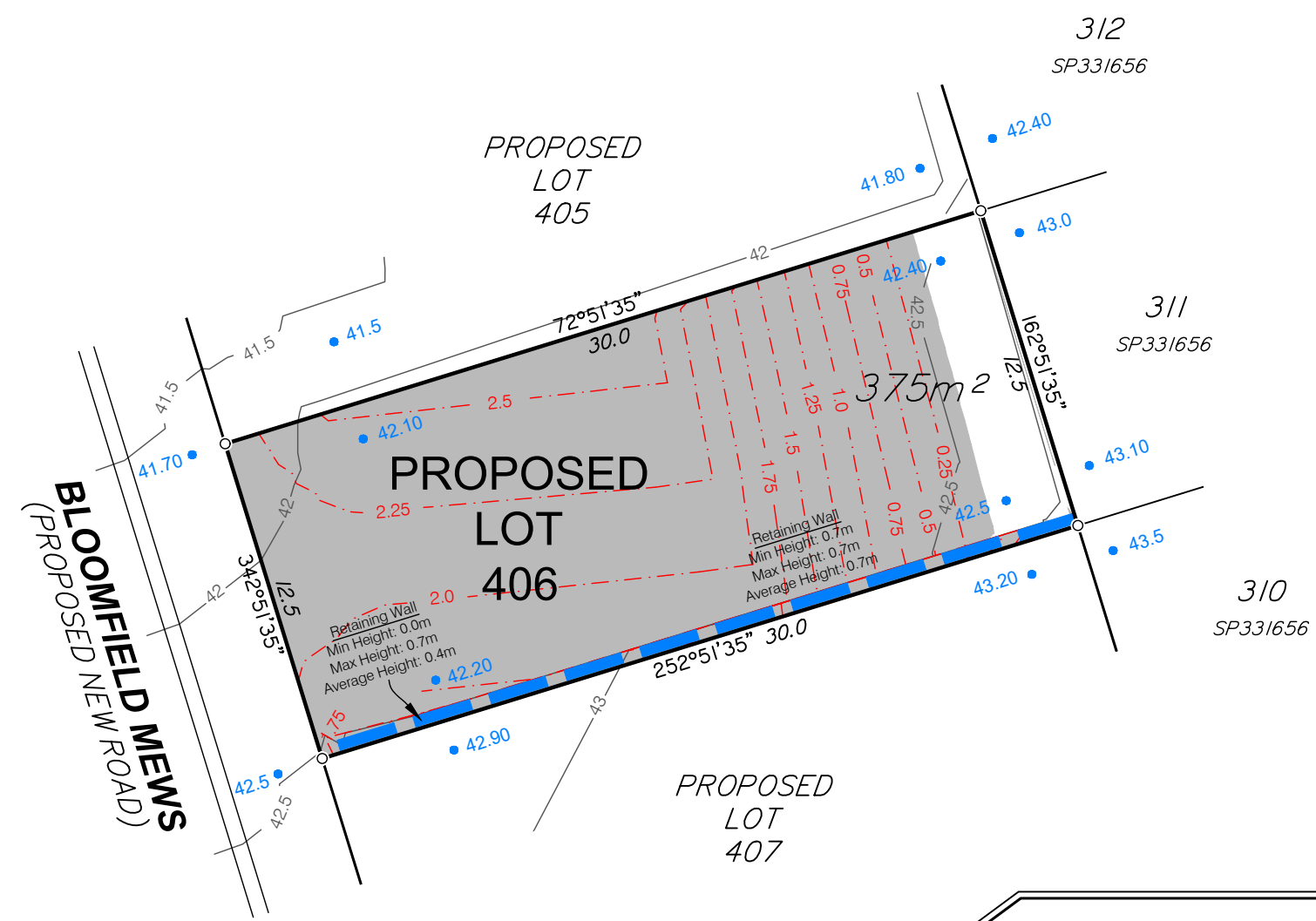
AURORA
 RIPLEY
 STAGE 4

Client:

ORCHARD (DALEYS) DEVELOPMENTS PTY LTD

 LANDPARTNERS surveyors and planners Brisbane Office Level 1 18 Little Cribb Street Milton Qld 4064 PO Box 1399 Milton Qld 4064 p: (07) 3842 1000 f: (07) 3842 1001 e: info@landpartners.com.au w: www.landpartners.com.au 	LEVEL DATUM	AHD
	LEVEL ORIGIN	PSM58055 RL37.563
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	DRAWN	AJD
CHECKED	AJD	DATE 16/06/2022
APPROVED	RGGA	DATE 16/06/2022
UDN	BRSS5365-O04- 008 - 1	

SCALE 1:250 @ A3



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DISCLOSURE PLAN FOR PROPOSED LOT 406

This plan shows:
 Details of Proposed Lot 406 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

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Retaining Walls are shown as:

Area of Fill shown as:
 Fill ranges in depth from 0.0m to 2.5m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as: 48.5

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as: 0.25

Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

Project: **AURORA**
 RIPLEY
 STAGE 4

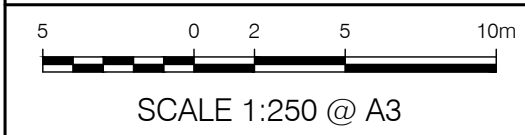
Client: **ORCHARD (DALEYS) DEVELOPMENTS PTY LTD**

LANDPARTNERS
 surveyors and planners

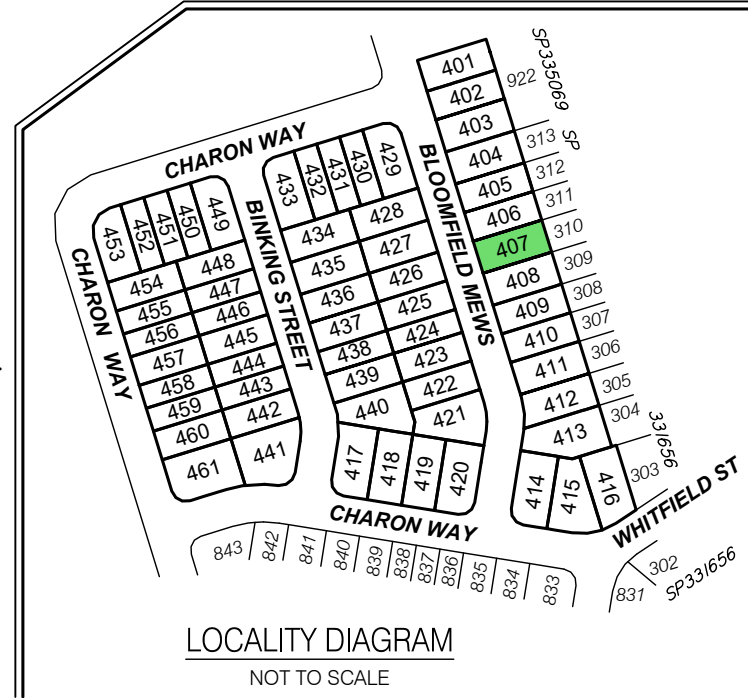
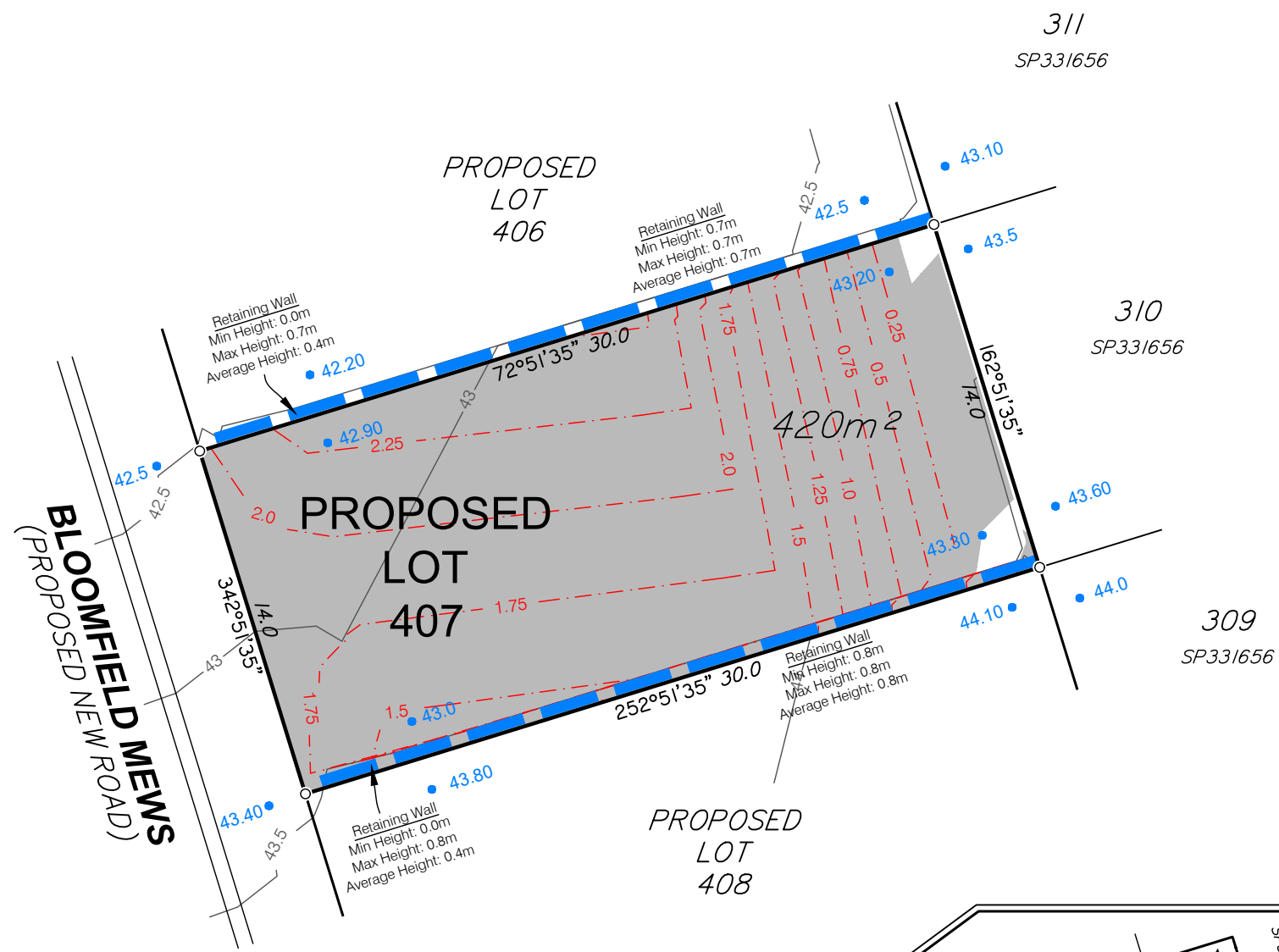
Brisbane Office
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LEVEL DATUM	AHD
LEVEL ORIGIN	PSM58055 RL37.563
COMPUTER FILE	BRSS5365-O04-3-1
SCALE	1:250 @ A3
DRAWN	AJD DATE 16/06/2022
CHECKED	AJD DATE 16/06/2022
APPROVED	RGGA DATE 16/06/2022



UDN
BRSS5365-O04- 009 - 1



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DISCLOSURE PLAN FOR PROPOSED LOT 407

This plan shows:
 Details of Proposed Lot 407 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

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Retaining Walls are shown as:

Area of Fill shown as:

Fill ranges in depth from 0.0m to 2.5m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as: 48.5

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as: 0.25

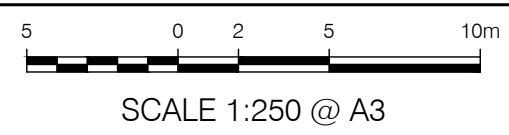
Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

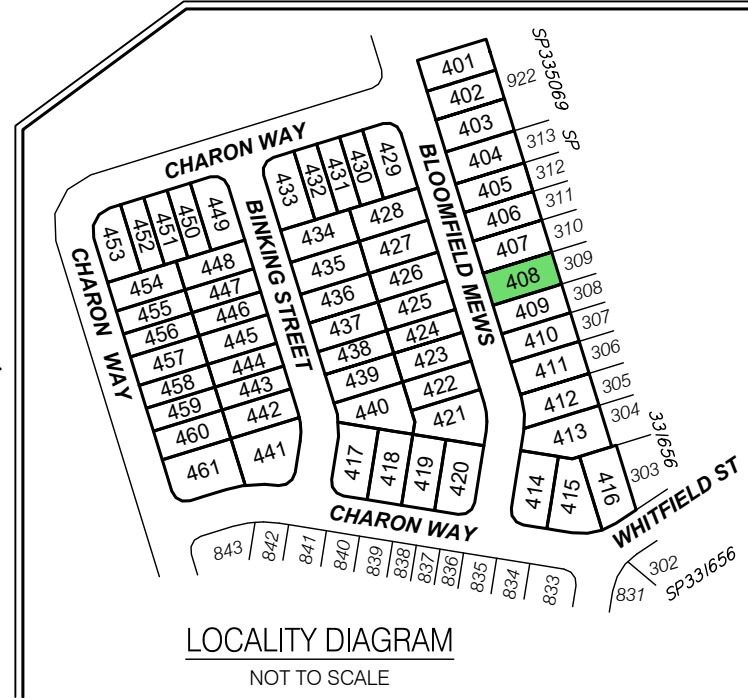
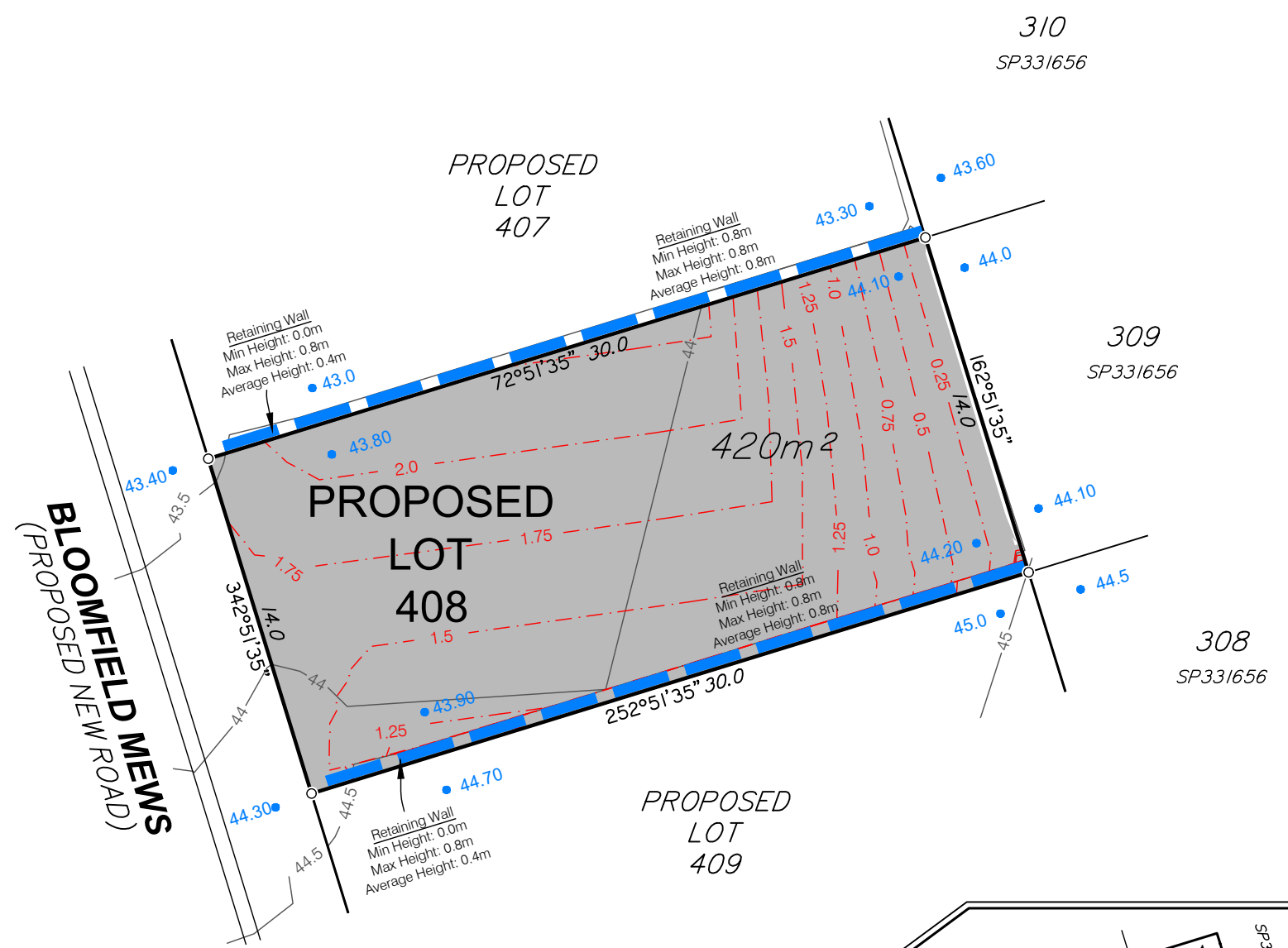
Project:

Client:

ORCHARD (DALEYS) DEVELOPMENTS PTY LTD

 Brisbane Office Level 1 18 Little Cribb Street Milton Qld 4064 PO Box 1399 Milton Qld 4064 p: (07) 3842 1000 f: (07) 3842 1001 e: info@landpartners.com.au w: www.landpartners.com.au	LEVEL DATUM	AHD
	LEVEL ORIGIN	PSM58055 RL37.563
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	SCALE	1:250 @ A3
	DRAWN	AJD
CHECKED	AJD	DATE 16/06/2022
APPROVED	RGGA	DATE 16/06/2022
UDN	BRSS5365-O04- 010 - 1	





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Where applicable,
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DISCLOSURE PLAN FOR PROPOSED LOT 408

This plan shows:
Details of Proposed Lot 408 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

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Retaining Walls are shown as:

Area of Fill shown as:
Fill ranges in depth from 0.0m to 2.3m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as: 48.5

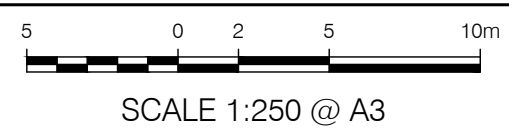
Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as: 0.25

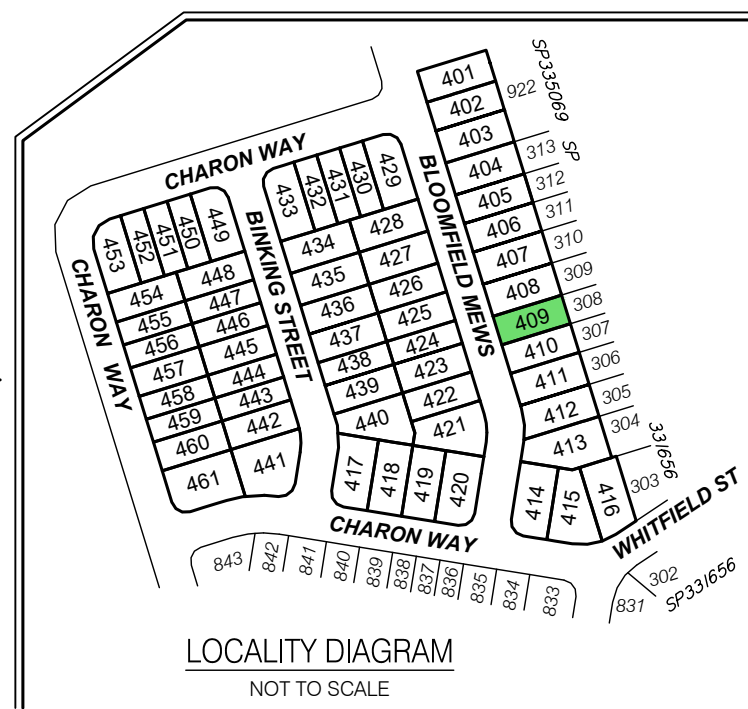
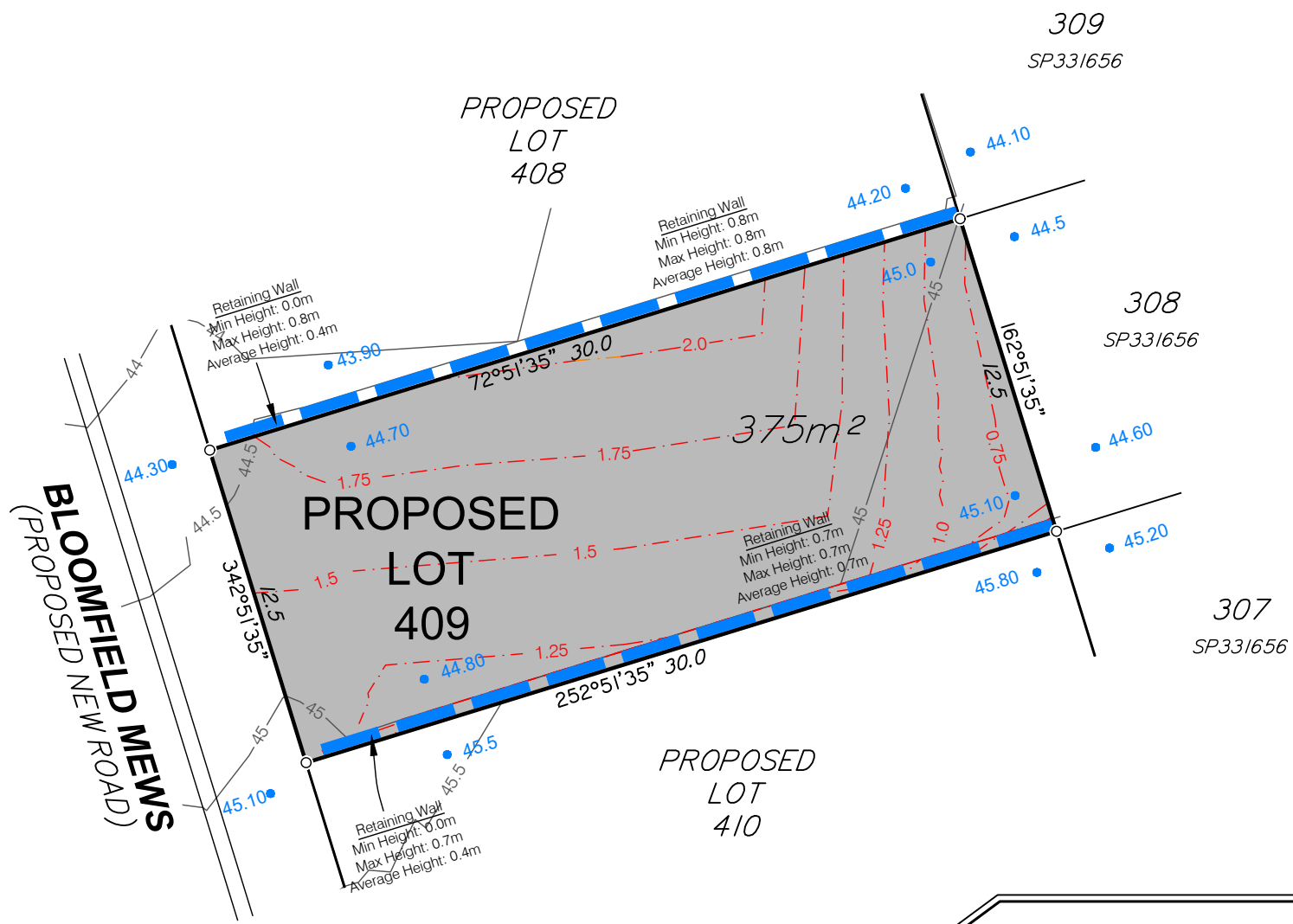
Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

Project: **AURORA**
RIPLEY
STAGE 4

Client: **ORCHARD (DALEYS) DEVELOPMENTS PTY LTD**

<p>LANDPARTNERS surveyors and planners</p> <p>Brisbane Office Level 1 18 Little Cribb Street Milton Qld 4064 PO Box 1399 Milton Qld 4064</p> <p>p: (07) 3842 1000 f: (07) 3842 1001 e: info@landpartners.com.au w: www.landpartners.com.au</p>	LEVEL DATUM	AHD
	LEVEL ORIGIN	PSM58055 RL37.563
	COMPUTER FILE	BRSS5365-O04-3-1
	SCALE	1:250 @ A3
DRAWN	AJD	DATE 16/06/2022
CHECKED	AJD	DATE 16/06/2022
APPROVED	RGGA	DATE 16/06/2022
UDN	BRSS5365-O04- 011 - 1	





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DISCLOSURE PLAN FOR PROPOSED LOT 409

This plan shows:
 Details of Proposed Lot 409 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

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Retaining Walls are shown as:

Area of Fill shown as:

Fill ranges in depth from 0.2m to 2.0m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as: 48.5

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as: 0.25

Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

Project: **AURORA**
 RIPLEY
 STAGE 4

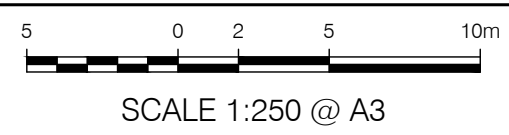
Client: **ORCHARD (DALEYS) DEVELOPMENTS PTY LTD**

LANDPARTNERS
 surveyors and planners

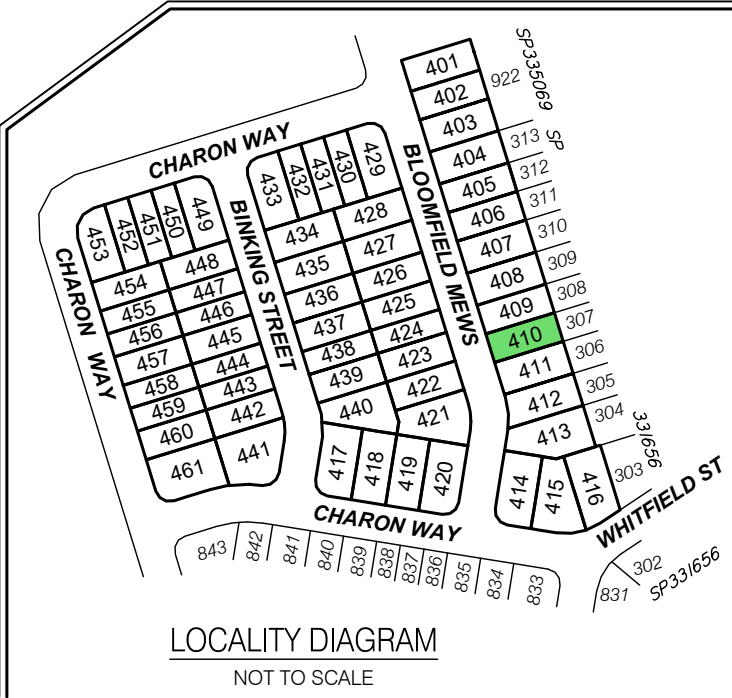
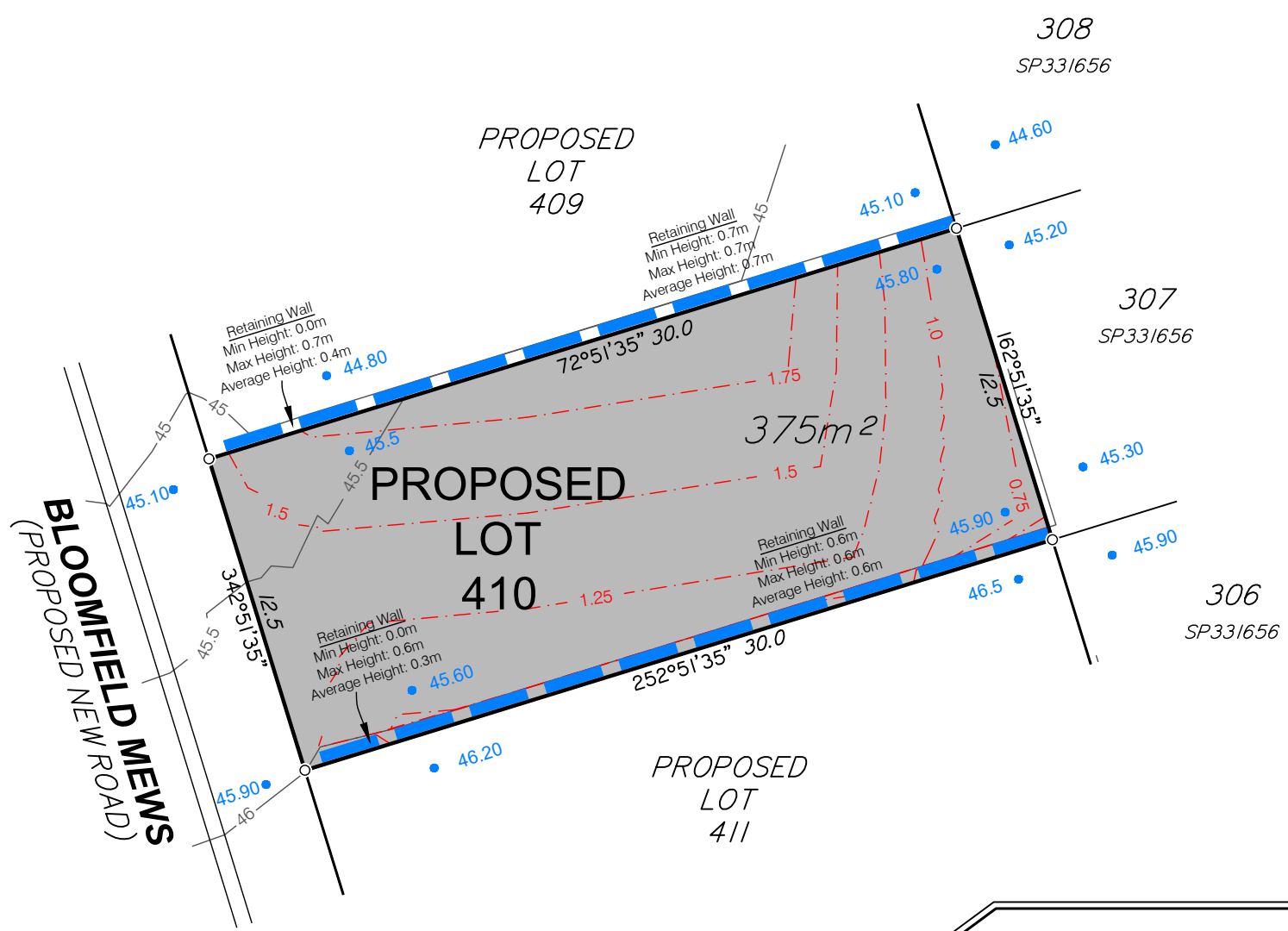
Brisbane Office
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 e: info@landpartners.com.au
 w: www.landpartners.com.au

LEVEL DATUM	AHD		
LEVEL ORIGIN	PSM58055 RL37.563		
COMPUTER FILE	BRSS5365-O04-3-1		
SCALE	1:250 @ A3		
DRAWN	AJD	DATE	16/06/2022
CHECKED	AJD	DATE	16/06/2022
APPROVED	RG	DATE	16/06/2022



UDN
BRSS5365-O04- 012 - 1



Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable,
 Kerb line shown as: Finished surface levels shown as: ● 66.30

NOTE:
 This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.

DISCLOSURE PLAN FOR PROPOSED LOT 410

This plan shows:
 Details of Proposed Lot 410 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as:

Area of Fill shown as:

Fill ranges in depth from 0.5m to 2.0m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as: 48.5

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as: 0.25

Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

Project:

AURORA
 RIPLEY
 STAGE 4

Client:

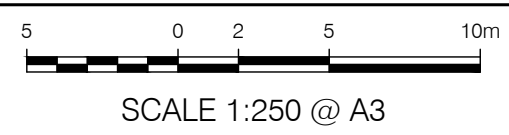
ORCHARD (DALEYS) DEVELOPMENTS PTY LTD

LANDPARTNERS
 surveyors and planners

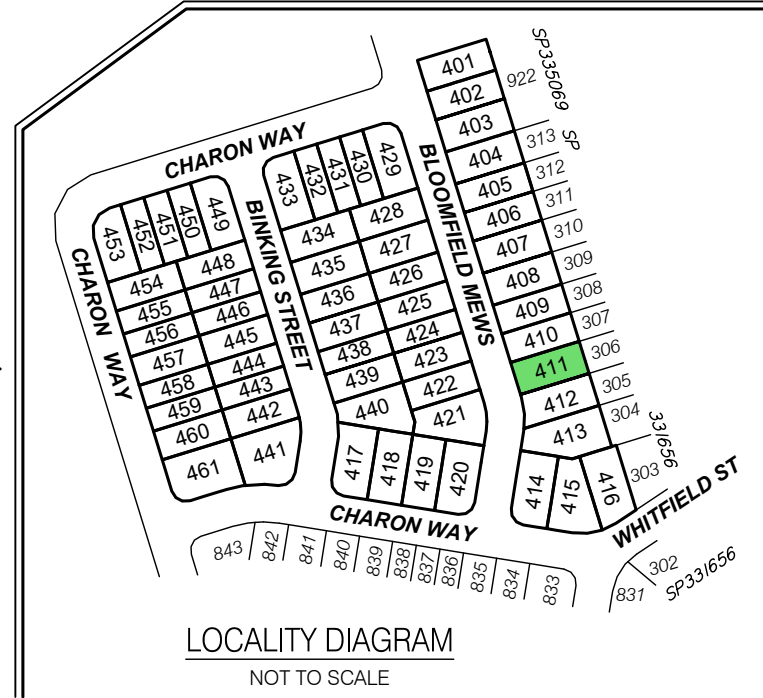
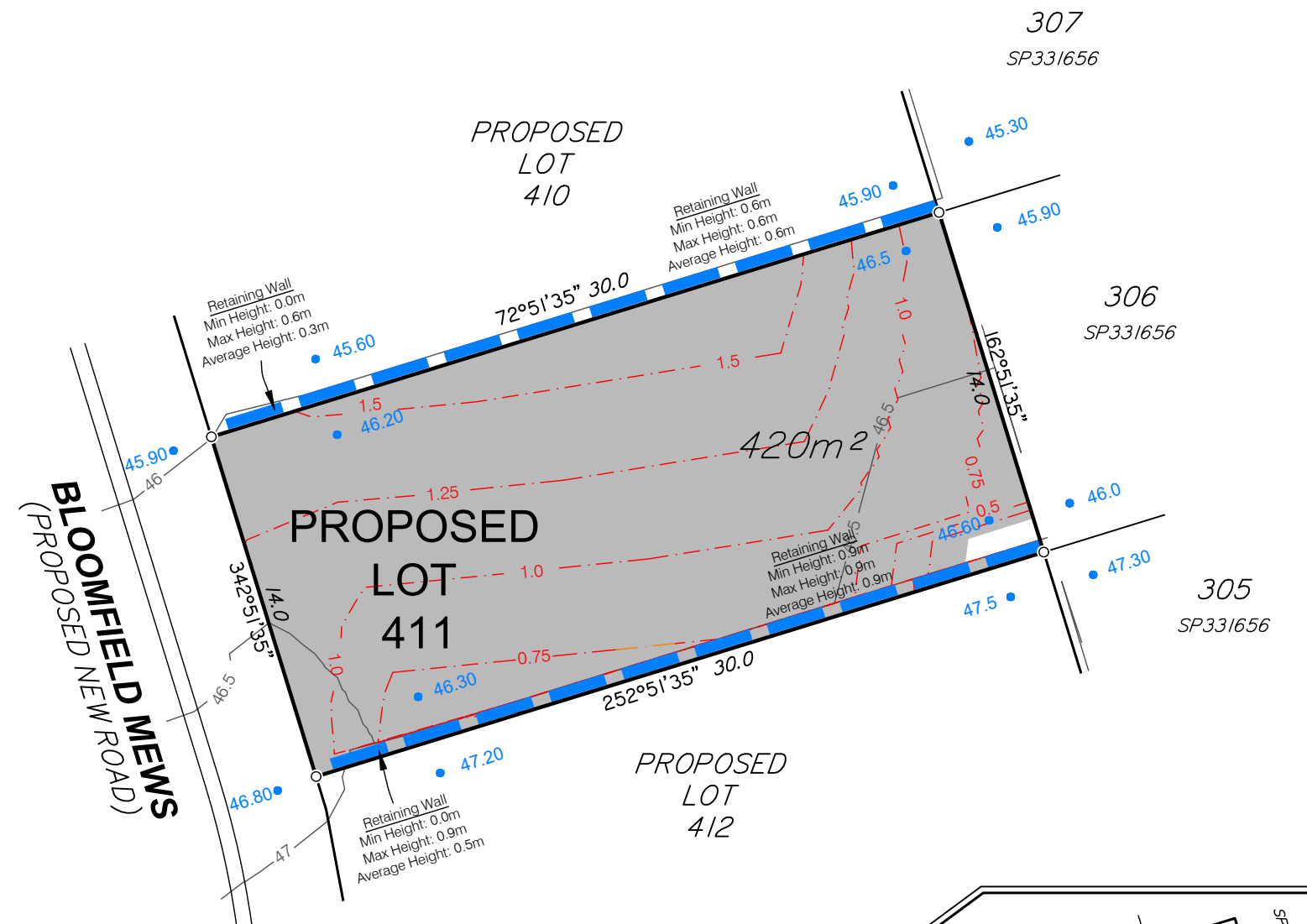
Brisbane Office
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LEVEL DATUM	AHD		
LEVEL ORIGIN	PSM58055 RL37.563		
COMPUTER FILE	BRSS5365-O04-3-1		
SCALE	1:250 @ A3		
DRAWN	AJD	DATE	16/06/2022
CHECKED	AJD	DATE	16/06/2022
APPROVED	RG	DATE	16/06/2022



UDN
BRSS5365-O04- 013 - 1



Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable,
 Kerb line shown as: Finished surface levels shown as: ● 66.30

NOTE:
 This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.

DISCLOSURE PLAN FOR PROPOSED LOT 411

This plan shows:
 Details of Proposed Lot 411 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as:

Area of Fill shown as:

Fill ranges in depth from 0.0m to 1.7m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as: 48.5

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as: 0.25

Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

Project:

AURORA

RIPLEY
STAGE 4

Client:

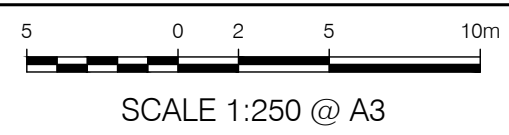
ORCHARD (DALEYS) DEVELOPMENTS PTY LTD

LANDPARTNERS
surveyors and planners

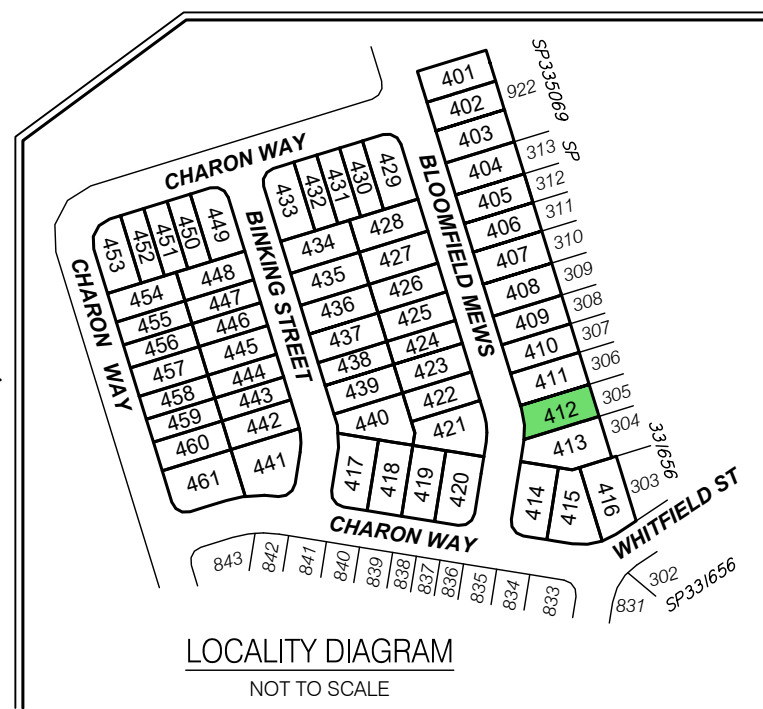
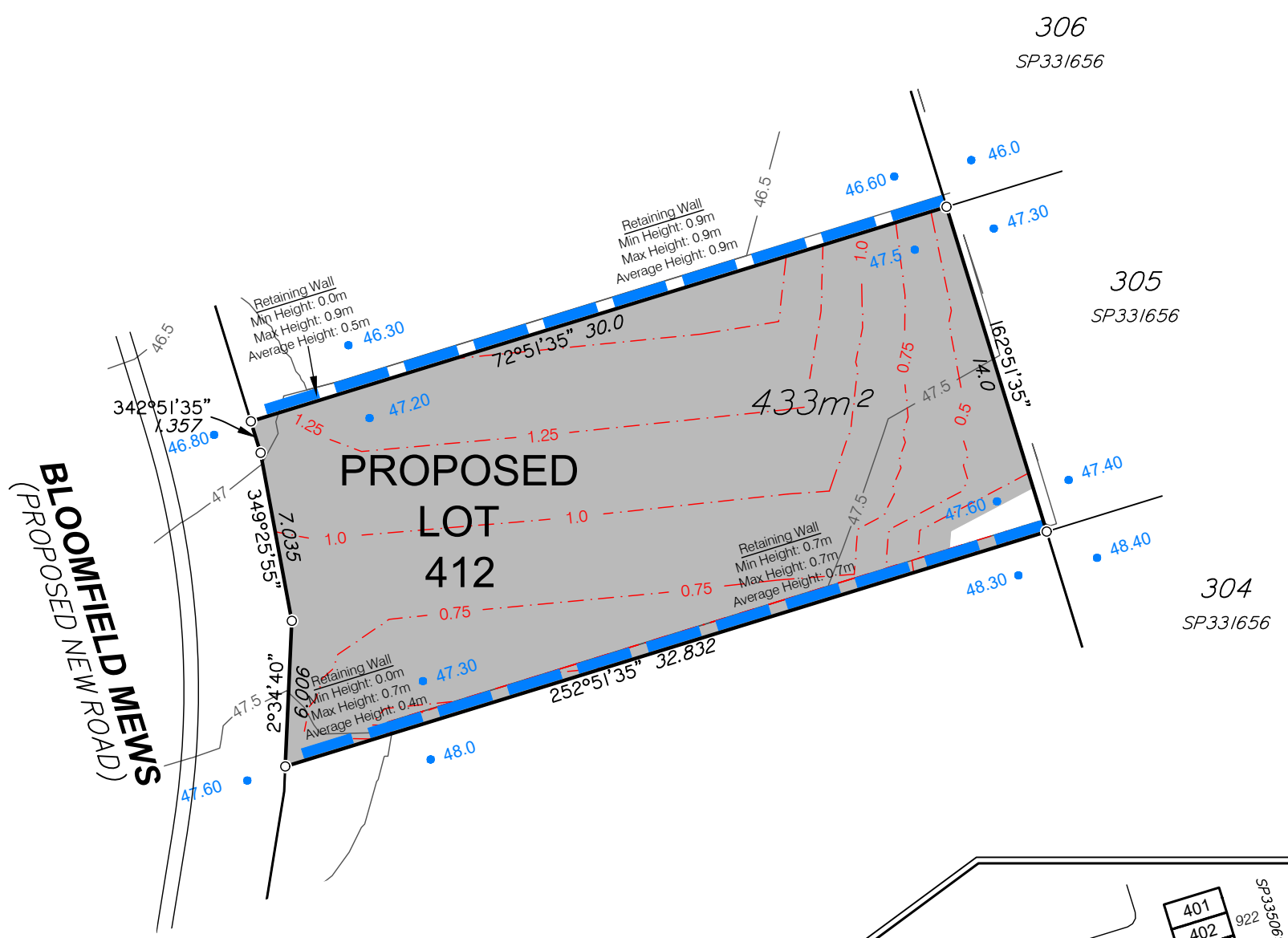
Brisbane Office
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 18 Little Cribb Street
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 PO Box 1399
 Milton Qld 4064

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 e: info@landpartners.com.au
 w: www.landpartners.com.au

LEVEL DATUM	AHD		
LEVEL ORIGIN	PSM58055 RL37.563		
COMPUTER FILE	BRSS5365-O04-3-1		
SCALE	1:250 @ A3		
DRAWN	AJD	DATE	16/06/2022
CHECKED	AJD	DATE	16/06/2022
APPROVED	RG	DATE	16/06/2022



UDN
BRSS5365-O04- 014 - 1



Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable,
 Kerb line shown as: Finished surface levels shown as: ● 66.30

NOTE:
 This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.

DISCLOSURE PLAN FOR PROPOSED LOT 412

This plan shows:
 Details of Proposed Lot 412 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as:

Area of Fill shown as:
 Fill ranges in depth from 0.0m to 1.5m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as: 48.5

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as: 0.25

Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

Project:

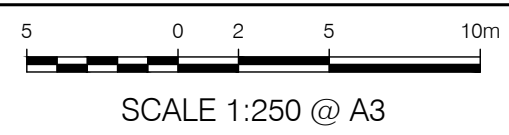
AURORA

RIPLEY
STAGE 4

Client:

ORCHARD (DALEYS) DEVELOPMENTS PTY LTD

 LANDPARTNERS surveyors and planners Brisbane Office Level 1 18 Little Cribb Street Milton Qld 4064 PO Box 1399 Milton Qld 4064 p: (07) 3842 1000 f: (07) 3842 1001 e: info@landpartners.com.au w: www.landpartners.com.au 	LEVEL DATUM	AHD
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	SCALE	1:250 @ A3
	DRAWN	AJD
CHECKED	AJD	DATE 16/06/2022
APPROVED	RGGA	DATE 16/06/2022
UDN	BRSS5365-O04- 015 - 1	



DISCLOSURE PLAN FOR PROPOSED LOT 413


This plan shows:
 Details of Proposed Lot 413 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.


This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as: 

Area of Fill shown as: 
 Fill ranges in depth from 0.0m to 2.3m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as:  48.5

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as:  0.25

Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

Project: **AURORA**
 RIPLEY
 STAGE 4

Client: **ORCHARD (DALEYS) DEVELOPMENTS PTY LTD**



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 Milton Qld 4064
 PO Box 1399
 Milton Qld 4064

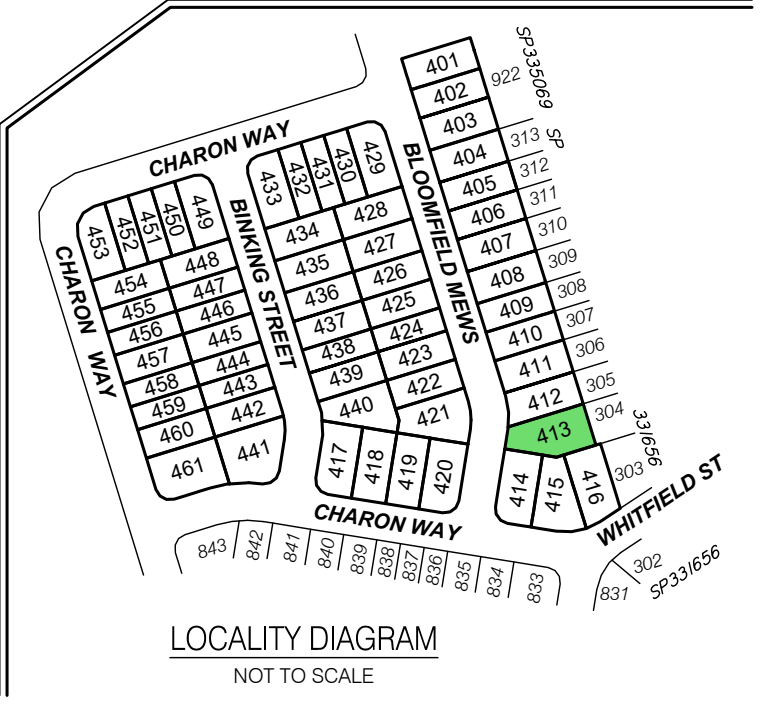
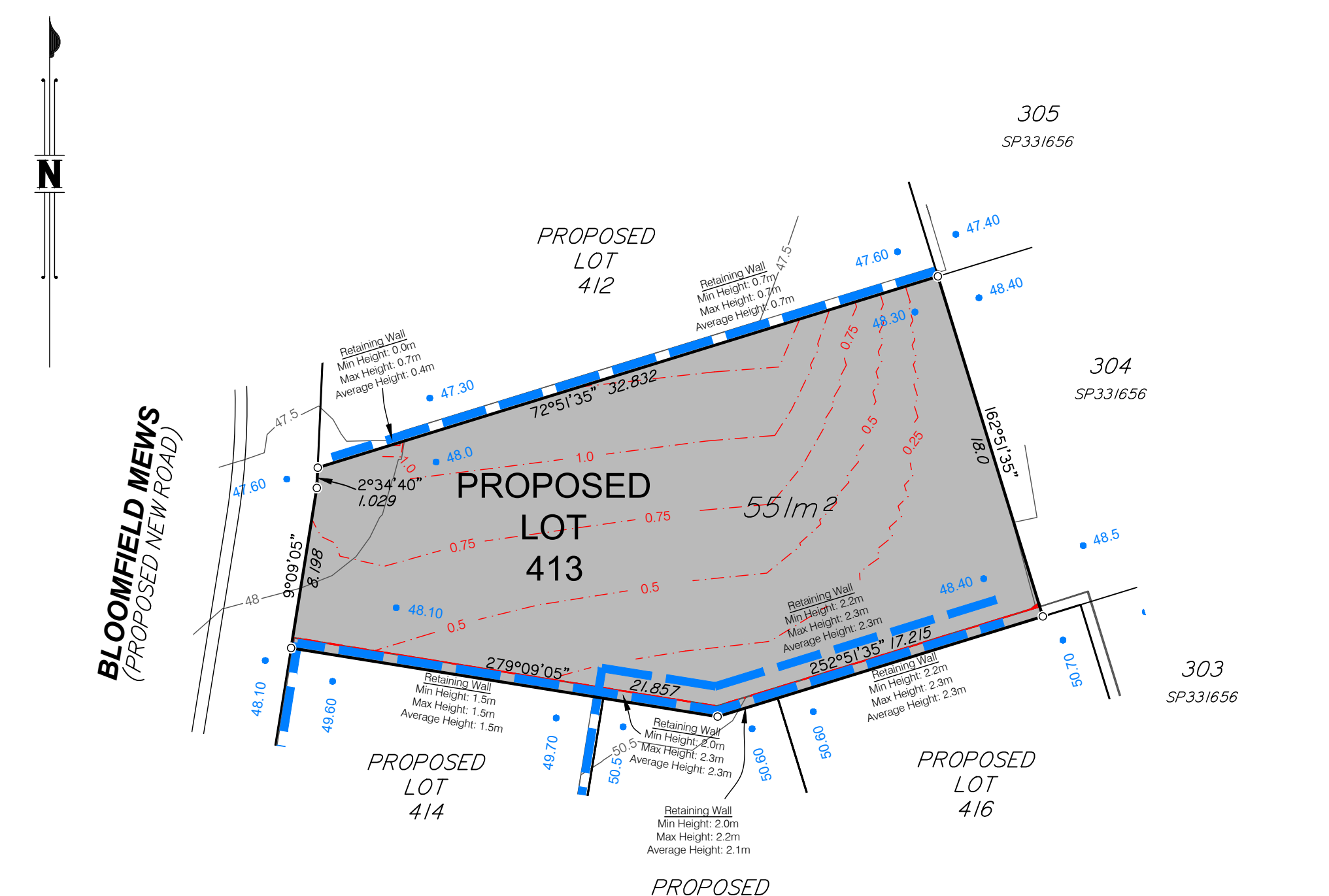
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 w: www.landpartners.com.au





LEVEL DATUM	AHD		
LEVEL ORIGIN	PSM58055 RL37.563		
COMPUTER FILE	BRSS5365-O04-3-2		
SCALE	1:250 @ A3		
DRAWN	AJD	DATE	27/06/2022
CHECKED	AJD	DATE	27/06/2022
APPROVED	RGA	DATE	27/06/2022



UDN
BRSS5365-O04- 016 - 2

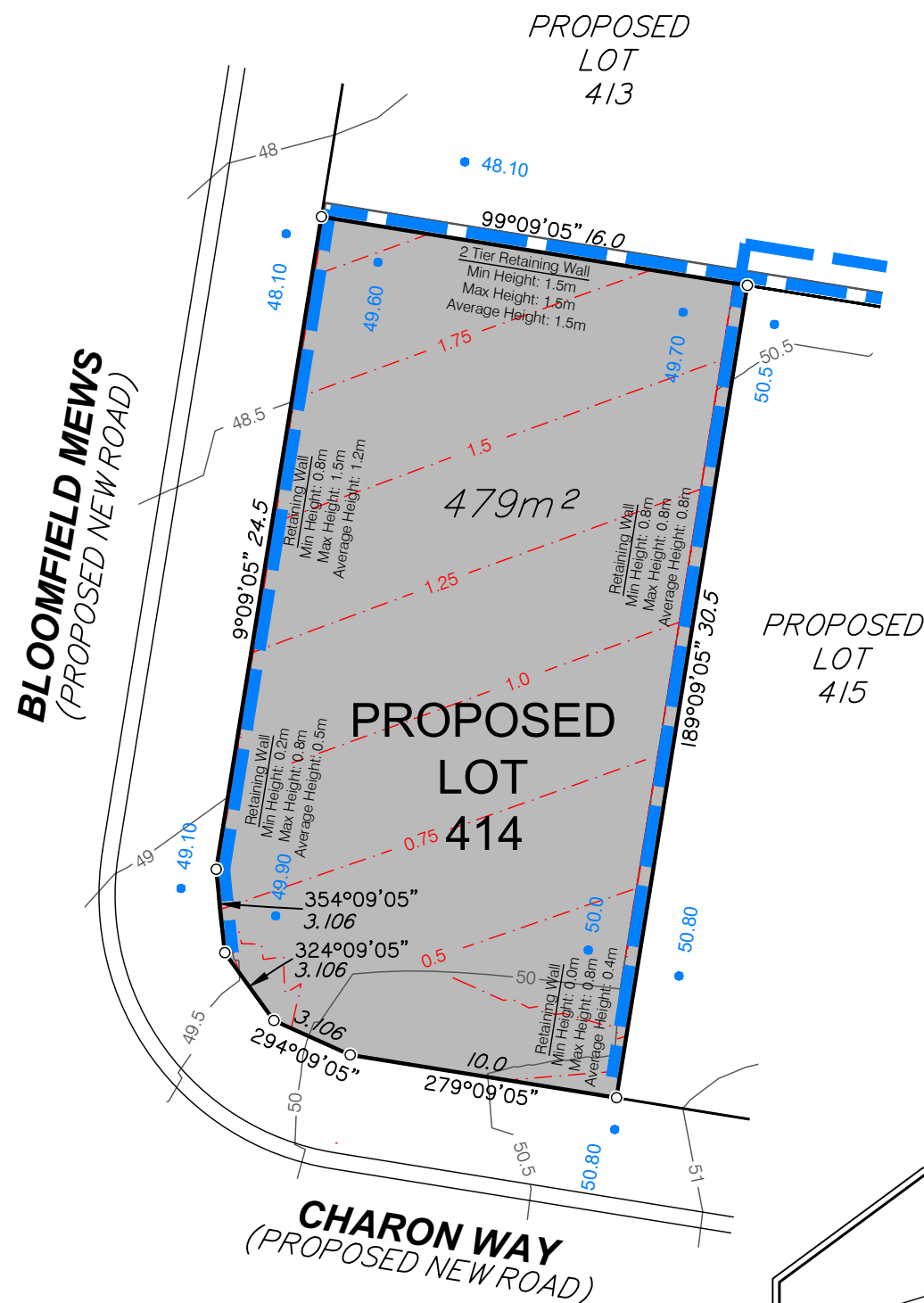


Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable,
 Kerb line shown as:  Finished surface levels shown as:  66.30

NOTE:
 This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.



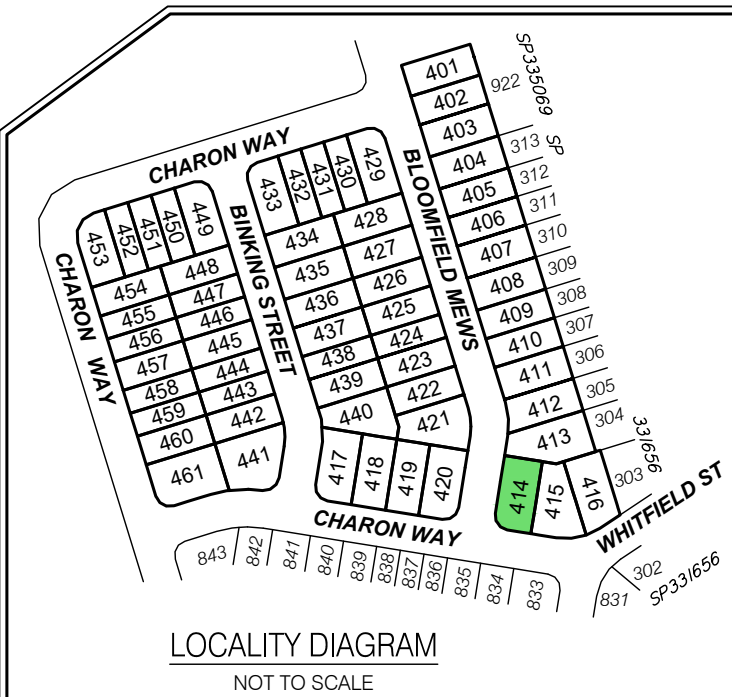
PROPOSED LOT 415

CHARON WAY (PROPOSED NEW ROAD)

BLOOMFIELD MEWS (PROPOSED NEW ROAD)

PROPOSED LOT 414

479m²



Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable, Kerb line shown as: Finished surface levels shown as: 66.30

NOTE: This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.

DISCLOSURE PLAN FOR PROPOSED LOT 414

This plan shows:

Details of Proposed Lot 414 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as:

Area of Fill shown as:

Fill ranges in depth from 0.2m to 2.3m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as: 48.5

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as: 0.25

Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

Project: **AURORA**
RIPLEY
STAGE 4

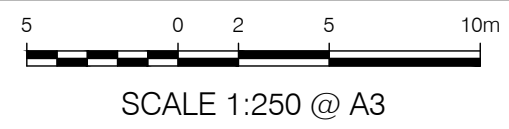
Client: **ORCHARD (DALEYS) DEVELOPMENTS PTY LTD**

LANDPARTNERS
surveyors and planners

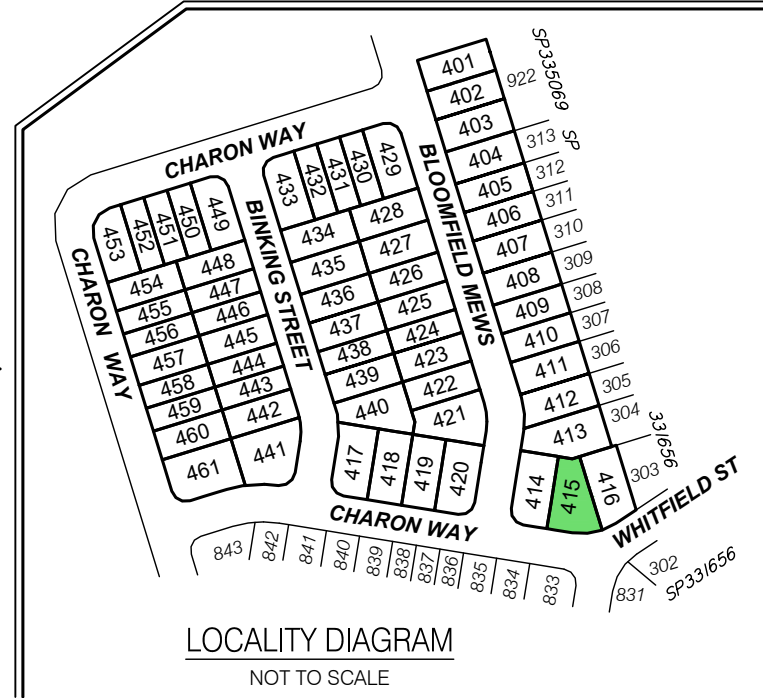
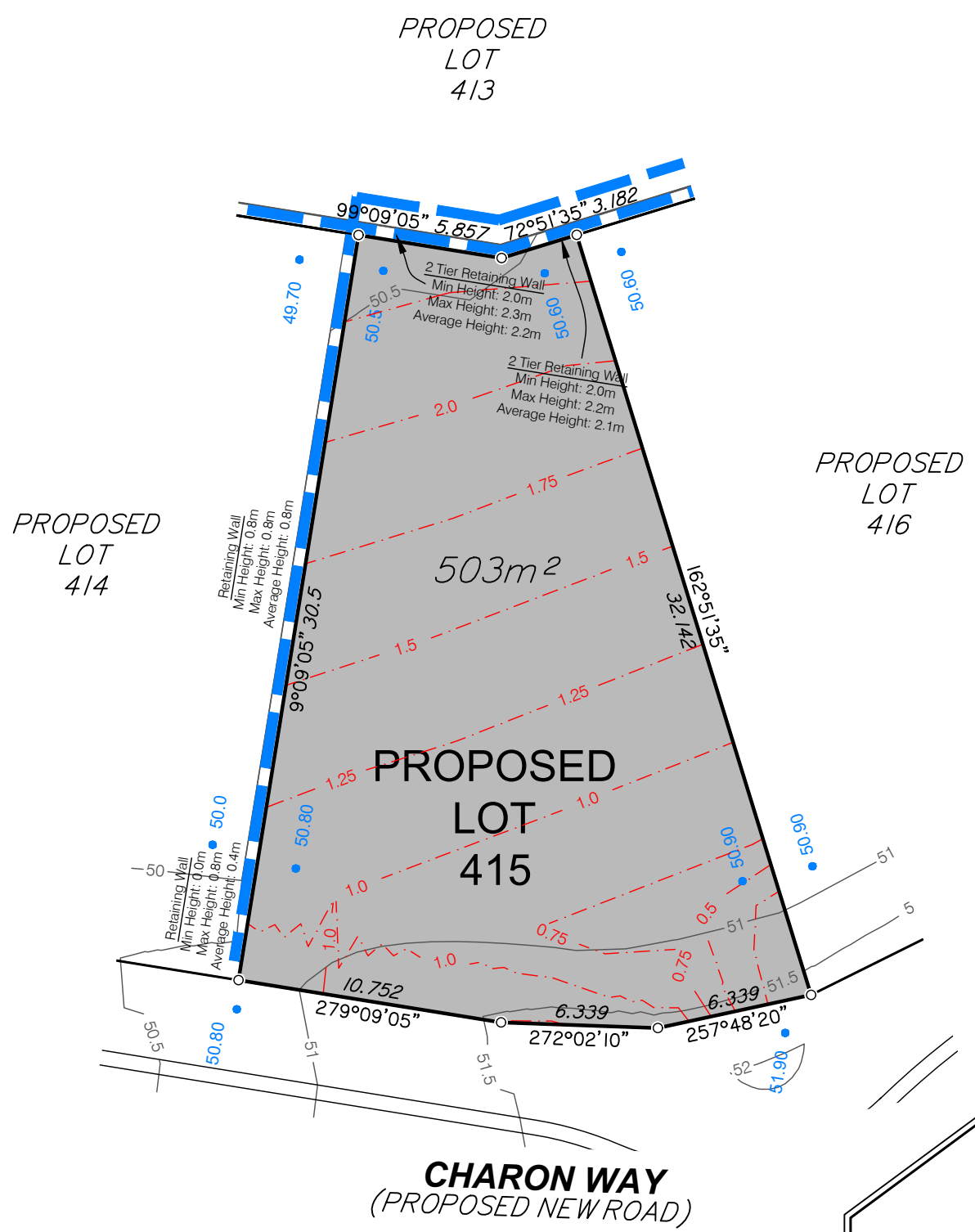
Brisbane Office
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LEVEL DATUM	AHD		
LEVEL ORIGIN	PSM58055 RL37.563		
COMPUTER FILE	BRSS5365-004-3-1		
SCALE	1:250 @ A3		
DRAWN	AJD	DATE	16/06/2022
CHECKED	AJD	DATE	16/06/2022
APPROVED	RG	DATE	16/06/2022



UDN
BRSS5365-004- 017 - 1



Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable,
 Kerb line shown as: Finished surface levels shown as: 66.30

NOTE:
 This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.

DISCLOSURE PLAN FOR PROPOSED LOT 415

This plan shows:
 Details of Proposed Lot 415 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as:

Area of Fill shown as:

Fill ranges in depth from 0.1m to 2.3m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as: 48.5

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as: 0.25

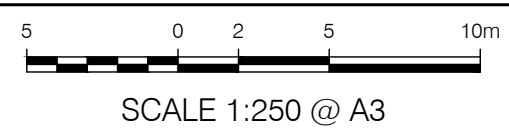
Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

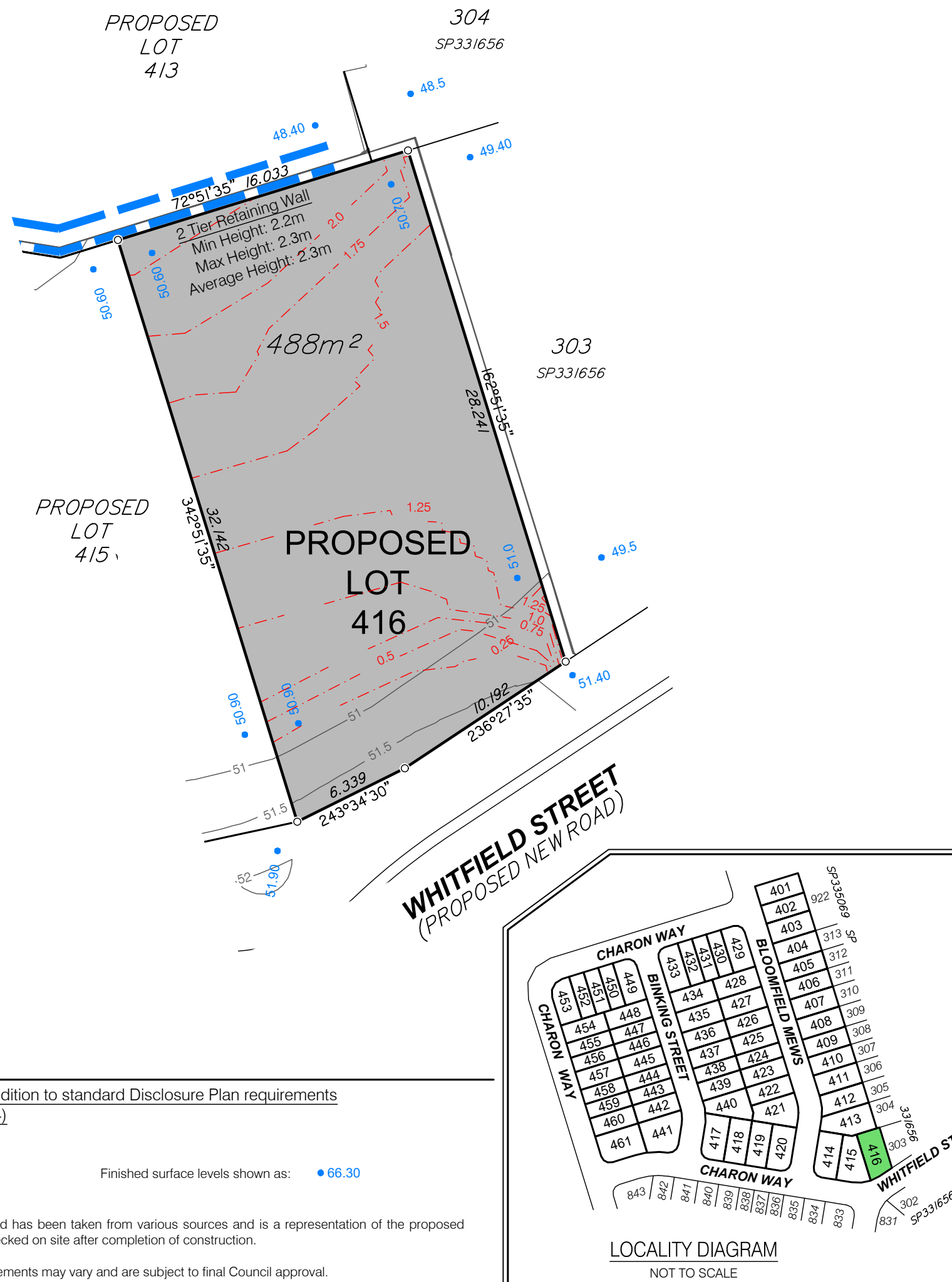
Project:

Client:

ORCHARD (DALEYS) DEVELOPMENTS PTY LTD

 Brisbane Office Level 1 18 Little Cribb Street Milton Qld 4064 PO Box 1399 Milton Qld 4064 <p style="text-align: right; font-size: small;">p: (07) 3842 1000 f: (07) 3842 1001 e: info@landpartners.com.au w: www.landpartners.com.au</p>	LEVEL DATUM	AHD
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	COMPUTER FILE	BRSS5365-O04-3-1
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	DRAWN	AJD
CHECKED	AJD	DATE 16/06/2022
APPROVED	RGGA	DATE 16/06/2022
UDN	BRSS5365-O04- 018 - 1	





Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable,
 Kerb line shown as: Finished surface levels shown as: • 66.30

NOTE:
 This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.

DISCLOSURE PLAN FOR PROPOSED LOT 416

This plan shows:

Details of Proposed Lot 416 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as:

Area of Fill shown as:

Fill ranges in depth from 0.0m to 2.3m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as: 48.5

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as: 0.25

Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

Project:

AURORA
 RIPLEY
 STAGE 4

Client:

ORCHARD (DALEYS) DEVELOPMENTS PTY LTD

LANDPARTNERS
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 Milton Qld 4064
 PO Box 1399
 Milton Qld 4064

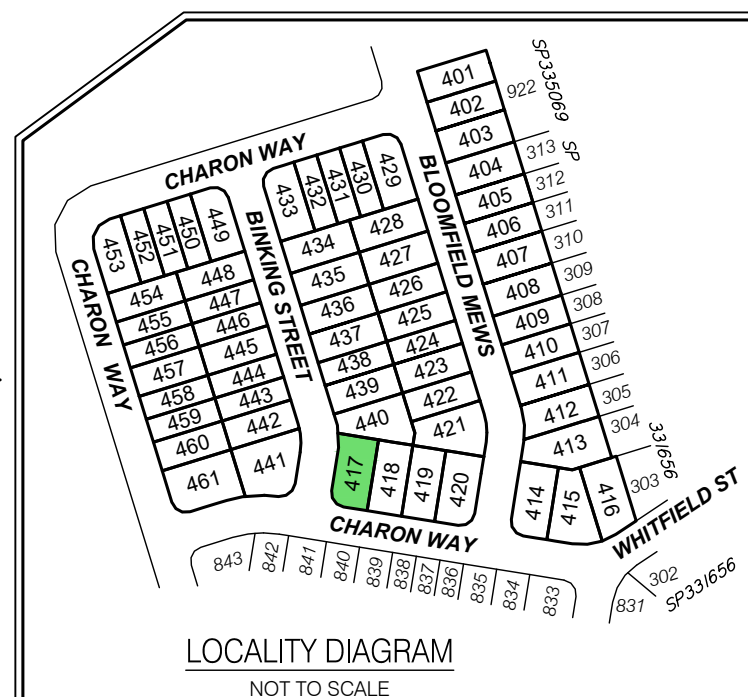
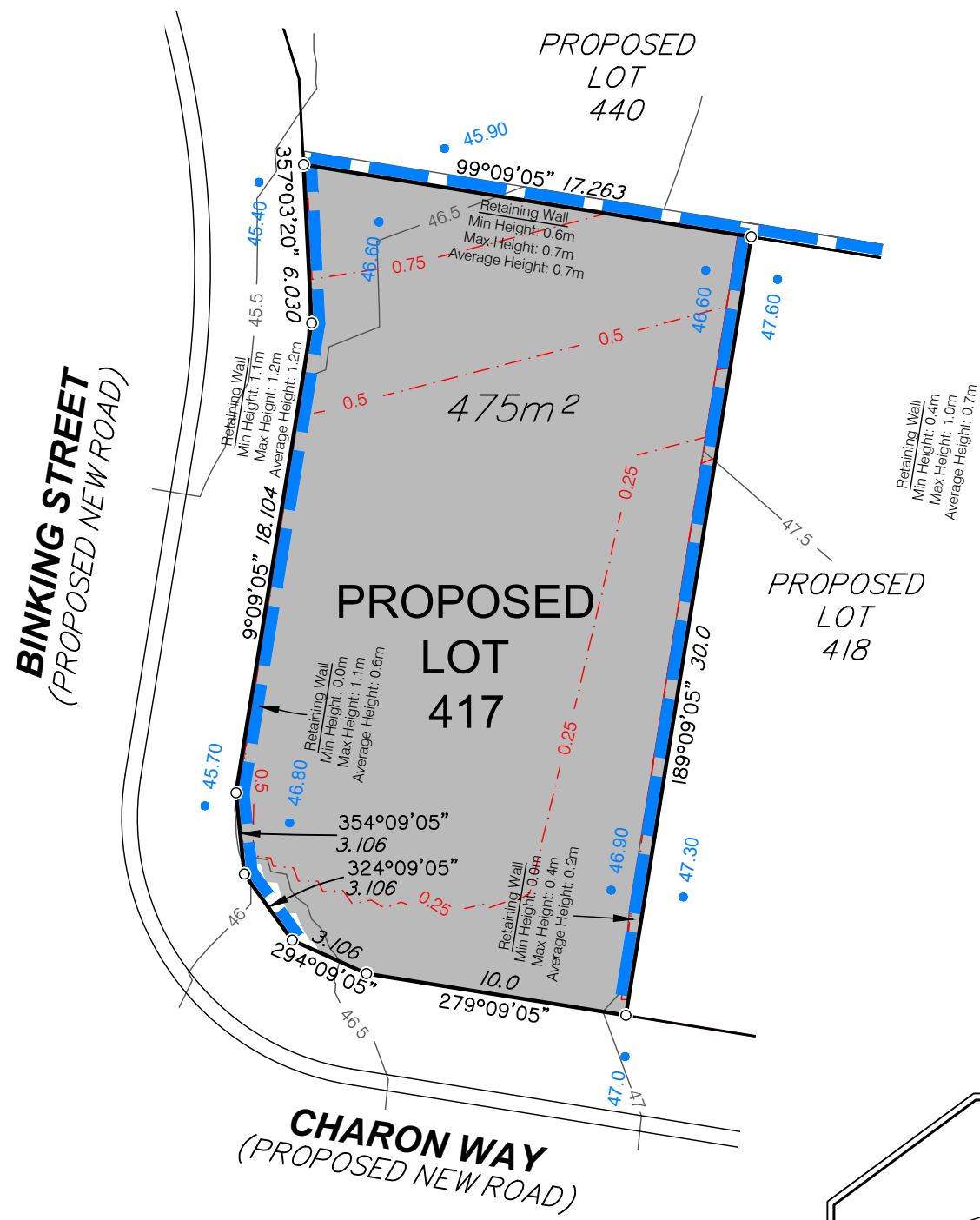
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SCALE 1:250 @ A3

LEVEL DATUM	AHD		
LEVEL ORIGIN	PSM58055 RL37.563		
COMPUTER FILE	BRSS5365-O04-3-1		
SCALE	1:250 @ A3		
DRAWN	AJD	DATE	16/06/2022
CHECKED	AJD	DATE	16/06/2022
APPROVED	RGGA	DATE	16/06/2022

UDN
BRSS5365-O04- 019 - 1



Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable,
 Kerb line shown as: Finished surface levels shown as:

NOTE:
 This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.

DISCLOSURE PLAN FOR PROPOSED LOT 417

This plan shows:
 Details of Proposed Lot 417 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as:

Area of Fill shown as:

Fill ranges in depth from 0.0m to 1.5m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as:

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as:

Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

Project:

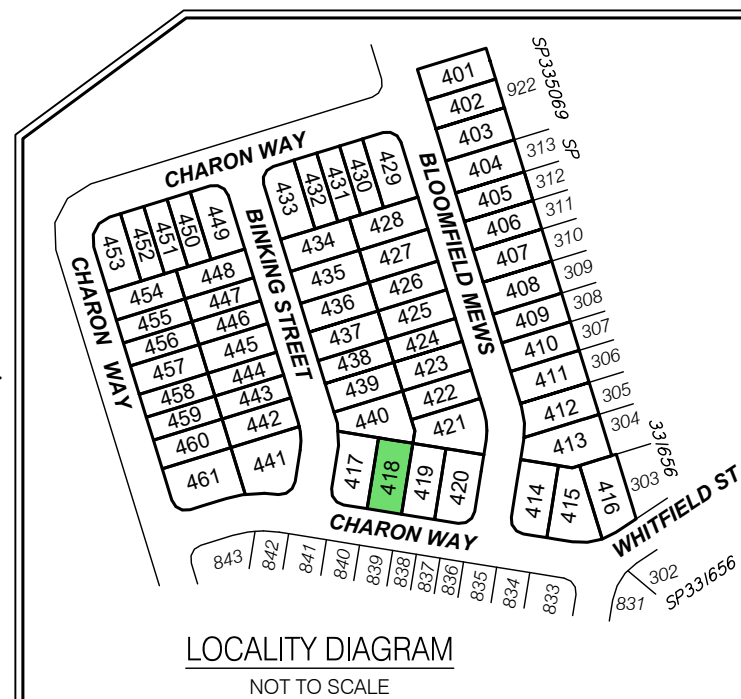
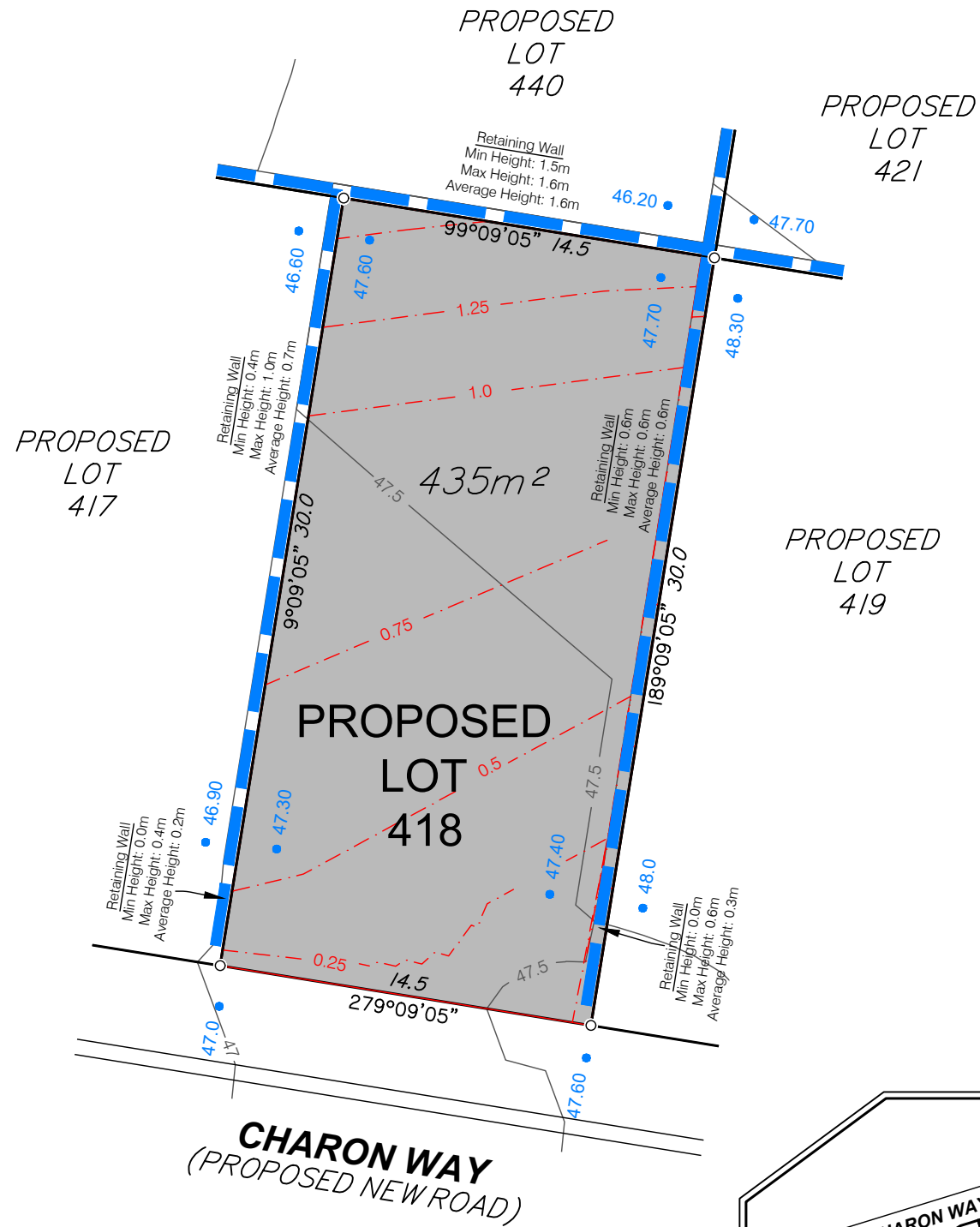
AURORA
 RIPLEY
 STAGE 4

Client:

ORCHARD (DALEYS) DEVELOPMENTS PTY LTD

 LANDPARTNERS surveyors and planners Brisbane Office Level 1 18 Little Cribb Street Milton Qld 4064 PO Box 1399 Milton Qld 4064 p: (07) 3842 1000 f: (07) 3842 1001 e: info@landpartners.com.au w: www.landpartners.com.au 	LEVEL DATUM	AHD
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	COMPUTER FILE	BRSS5365-O04-3-1
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	DRAWN	AJD
CHECKED	AJD	DATE 16/06/2022
APPROVED	RG	DATE 16/06/2022
UDN	BRSS5365-O04- 020 - 1	

SCALE 1:250 @ A3



Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable,
Kerb line shown as: Finished surface levels shown as: 66.30

NOTE:
This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.

DISCLOSURE PLAN FOR PROPOSED LOT 418

This plan shows:

Details of Proposed Lot 418 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as:

Area of Fill shown as:

Fill ranges in depth from 0.2m to 1.8m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as: 48.5

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as: 0.25

Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

Project:

AURORA
RIPLEY
STAGE 4

Client:

ORCHARD (DALEYS) DEVELOPMENTS PTY LTD

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Milton Qld 4064

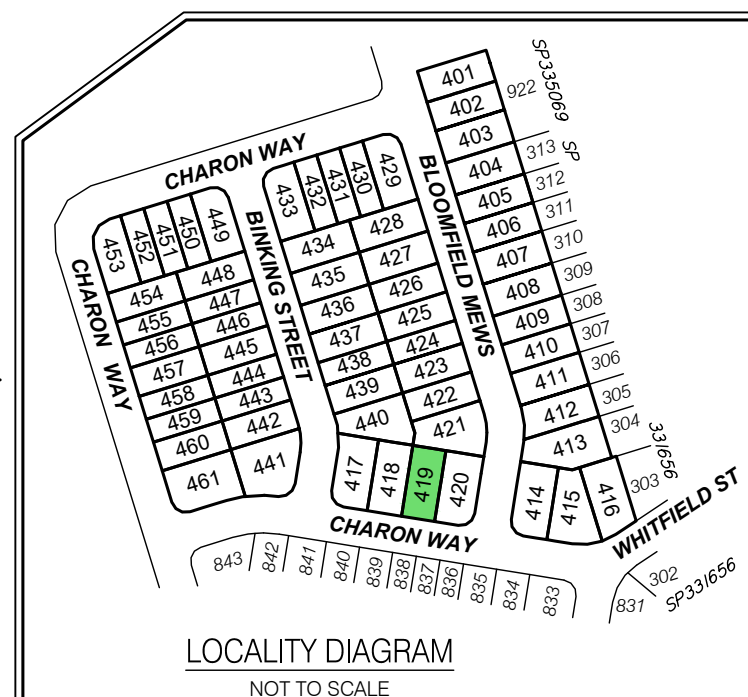
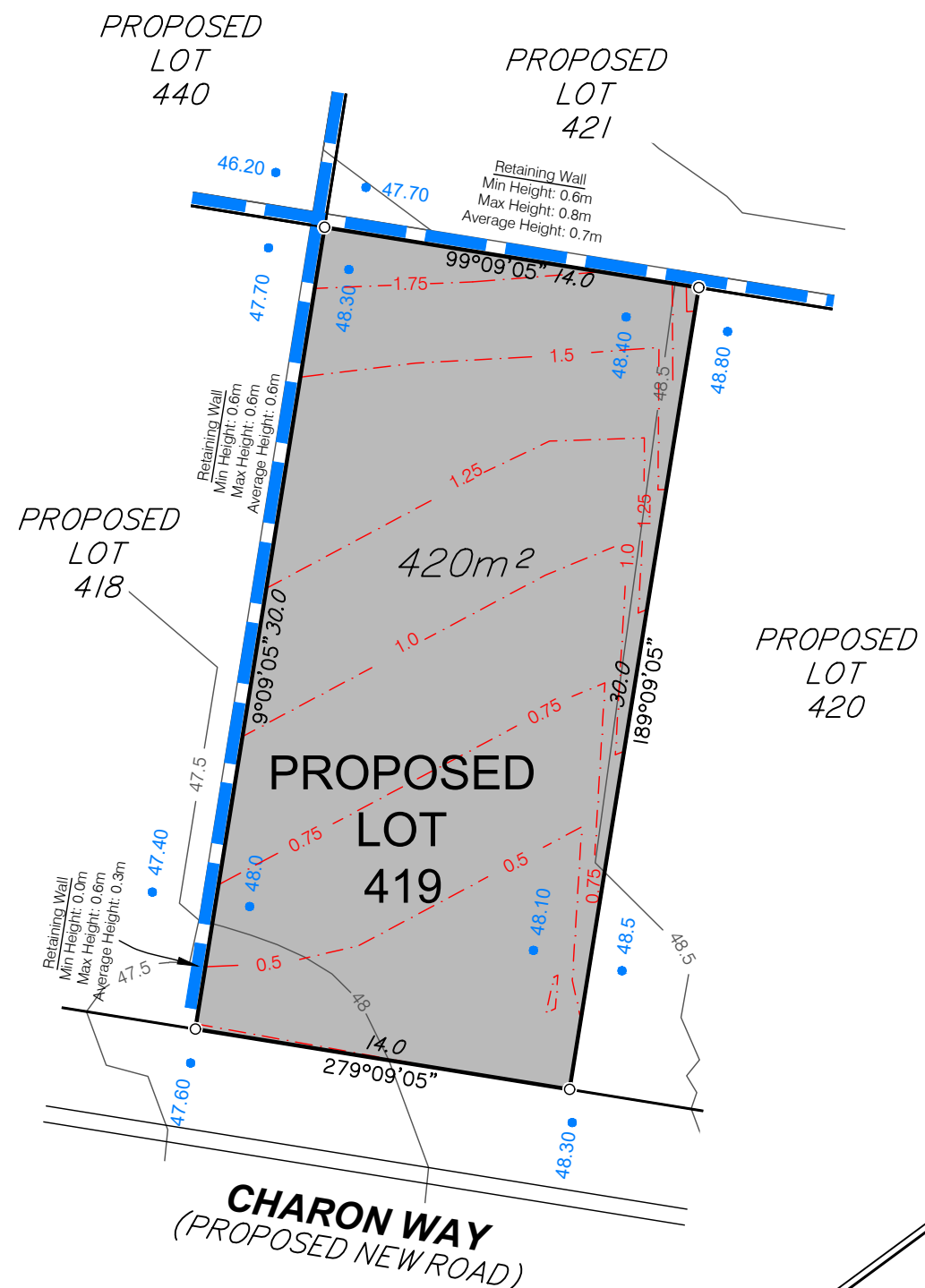
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SCALE 1:250 @ A3

LEVEL DATUM	AHD		
LEVEL ORIGIN	PSM58055 RL37.563		
COMPUTER FILE	BRSS5365-O04-3-1		
SCALE	1:250 @ A3		
DRAWN	AJD	DATE	16/06/2022
CHECKED	AJD	DATE	16/06/2022
APPROVED	RG	DATE	16/06/2022

UDN
BRSS5365-O04- 021 - 1



Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable,
 Kerb line shown as: Finished surface levels shown as: 66.30

NOTE:
 This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.

DISCLOSURE PLAN FOR PROPOSED LOT 419

This plan shows:
 Details of Proposed Lot 419 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as:

Area of Fill shown as:
 Fill ranges in depth from 0.2m to 2.0m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as: 48.5

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as: 0.25

Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

Project:

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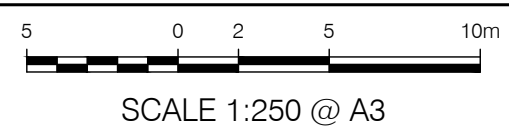
ORCHARD (DALEYS) DEVELOPMENTS PTY LTD

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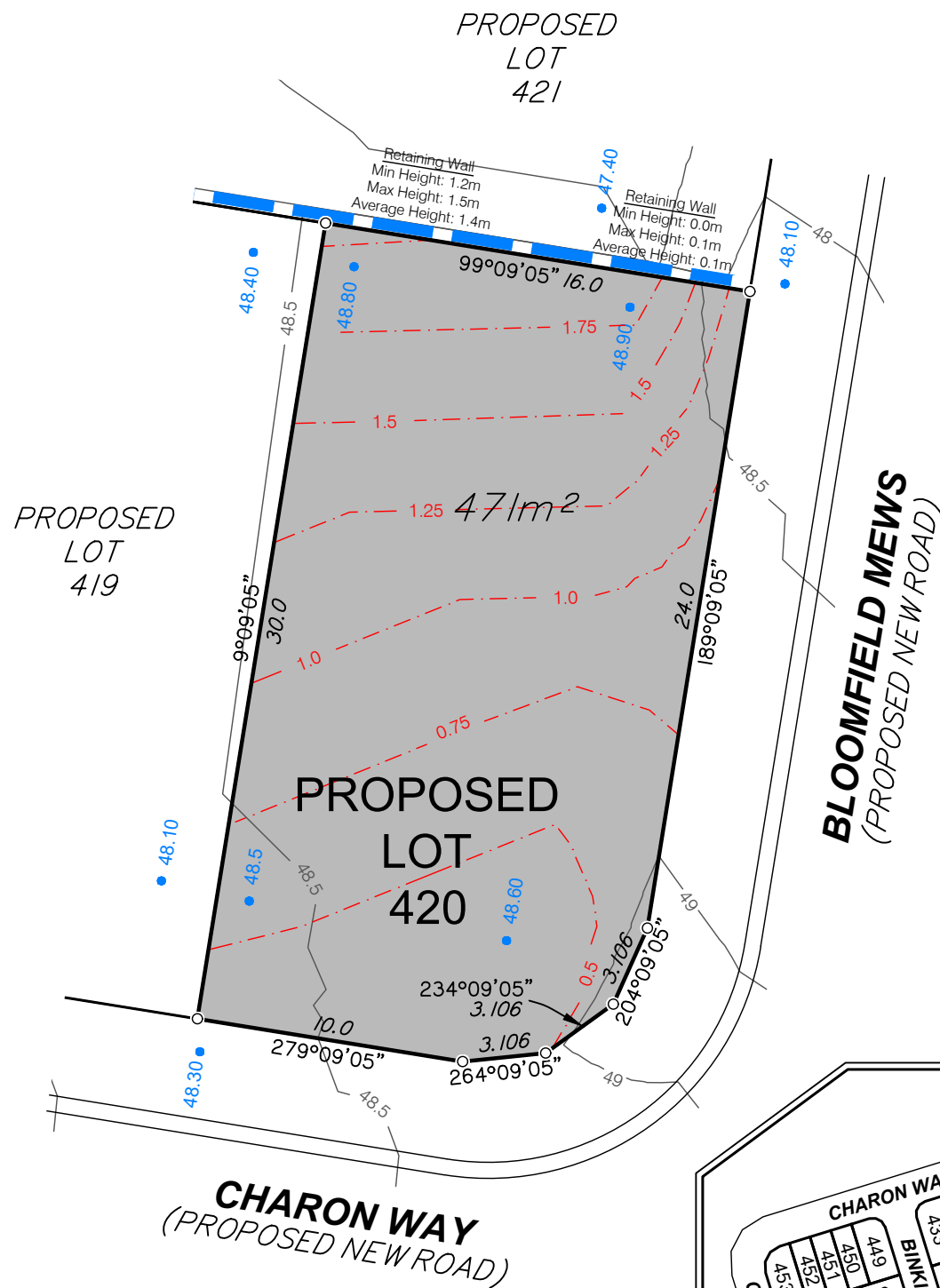
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LEVEL DATUM	AHD		
LEVEL ORIGIN	PSM58055 RL37.563		
COMPUTER FILE	BRSS5365-O04-3-1		
SCALE	1:250 @ A3		
DRAWN	AJD	DATE	16/06/2022
CHECKED	AJD	DATE	16/06/2022
APPROVED	RG	DATE	16/06/2022



UDN
BRSS5365-O04- 022 - 1



Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable,
Kerb line shown as: Finished surface levels shown as: 66.30

NOTE:
This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.

DISCLOSURE PLAN FOR PROPOSED LOT 420

This plan shows:

Details of Proposed Lot 420 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as:

Area of Fill shown as:

Fill ranges in depth from 0.3m to 2.0m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as: 48.5

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as: 0.25

Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

Project:

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Client:

ORCHARD (DALEYS) DEVELOPMENTS PTY LTD



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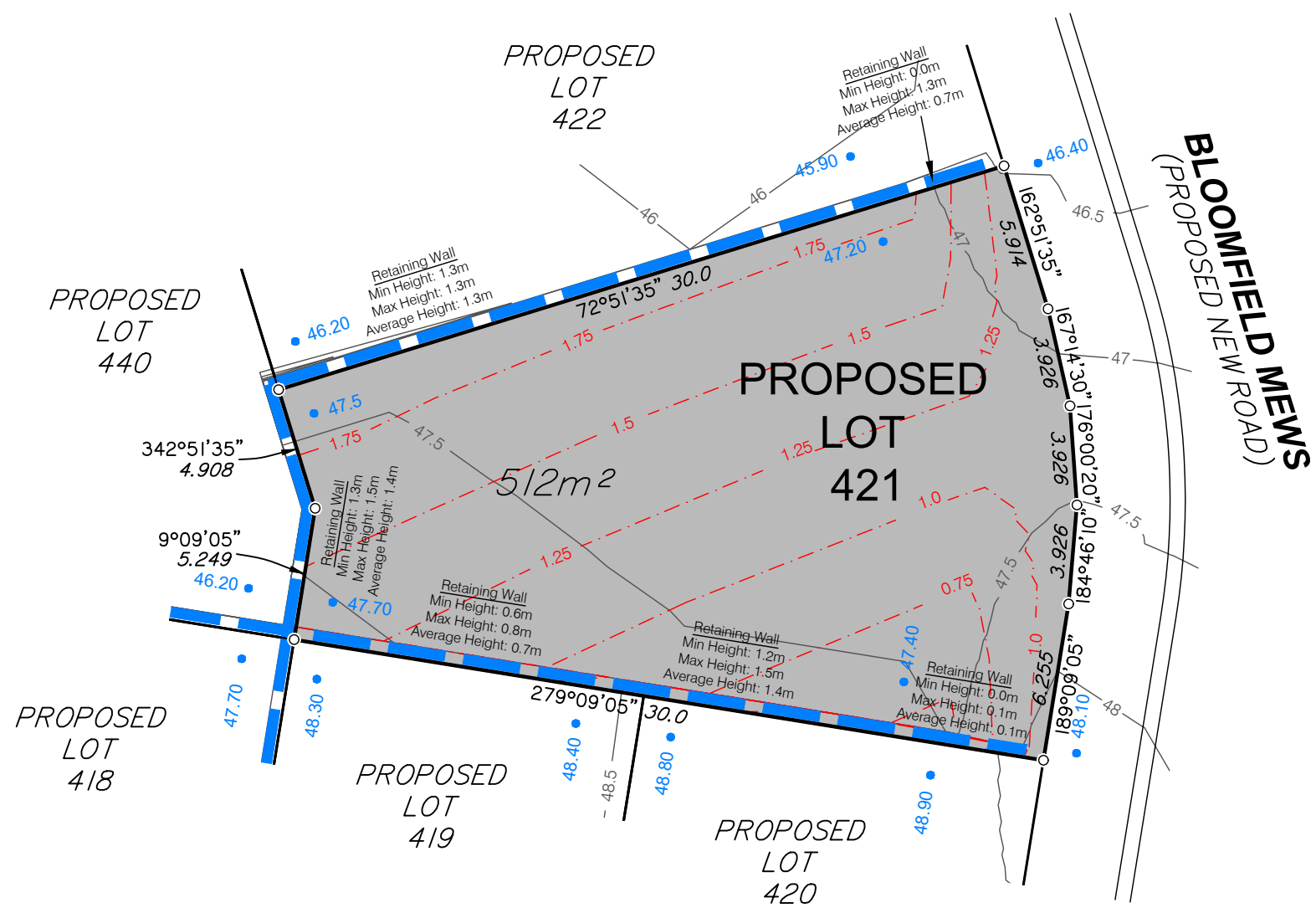
e: info@landpartners.com.au
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SCALE 1:250 @ A3

LEVEL DATUM	AHD		
LEVEL ORIGIN	PSM58055 RL37.563		
COMPUTER FILE	BRSS5365-O04-3-1		
SCALE	1:250 @ A3		
DRAWN	AJD	DATE	16/06/2022
CHECKED	AJD	DATE	16/06/2022
APPROVED	RG	DATE	16/06/2022

UDN
BRSS5365-O04- 023 - 1



DISCLOSURE PLAN FOR PROPOSED LOT 421

This plan shows:

Details of Proposed Lot 421 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as:

Area of Fill shown as:

Fill ranges in depth from 0.5m to 2.0m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as:

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as:

Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

Project:



Client:

ORCHARD (DALEYS) DEVELOPMENTS PTY LTD



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SCALE 1:250 @ A3

LEVEL DATUM	AHD		
LEVEL ORIGIN	PSM58055 RL37.563		
COMPUTER FILE	BRSS5365-O04-3-1		
SCALE	1:250 @ A3		
DRAWN	AJD	DATE	16/06/2022
CHECKED	AJD	DATE	16/06/2022
APPROVED	RG	DATE	16/06/2022

UDN
BRSS5365-O04- 024 - 1

Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable,

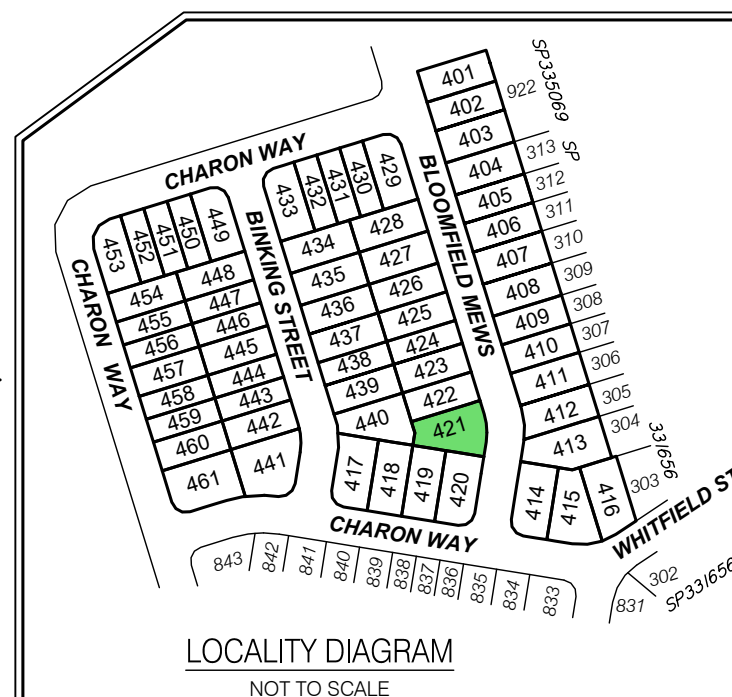
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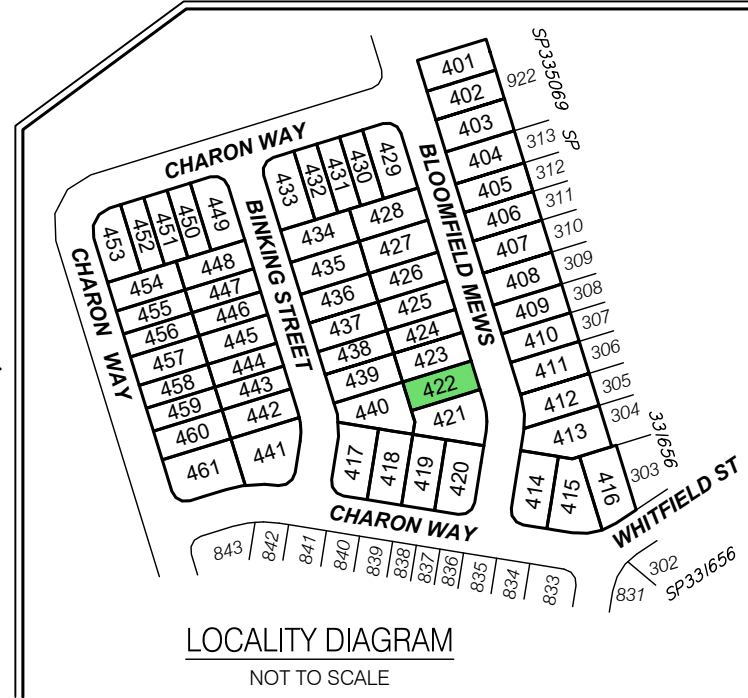
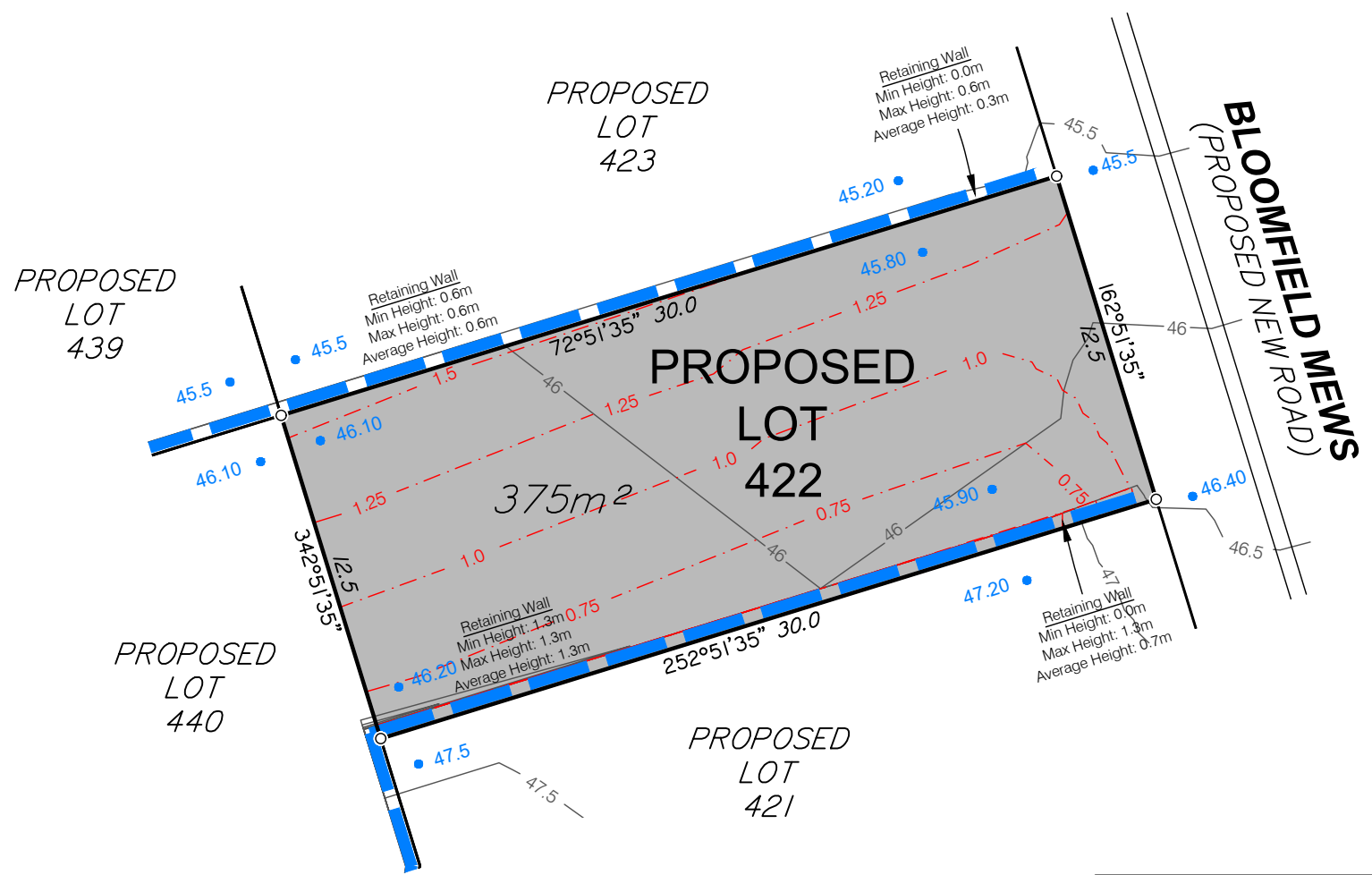
Finished surface levels shown as: 66.30

NOTE:

This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.





Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable, Kerb line shown as: Finished surface levels shown as: 66.30

NOTE: This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.

DISCLOSURE PLAN FOR PROPOSED LOT 422

This plan shows:
 Details of Proposed Lot 422 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as:

Area of Fill shown as:

Fill ranges in depth from 0.7m to 1.8m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as:

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as:

Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

Project: **AURORA**
 RIPLEY
 STAGE 4

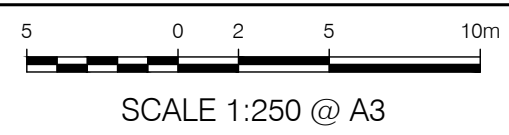
Client: **ORCHARD (DALEYS) DEVELOPMENTS PTY LTD**

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 surveyors and planners

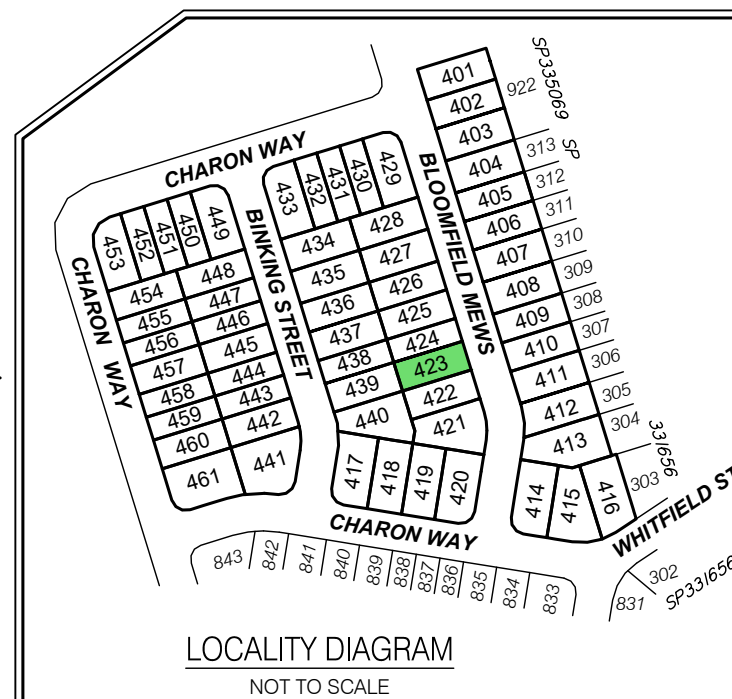
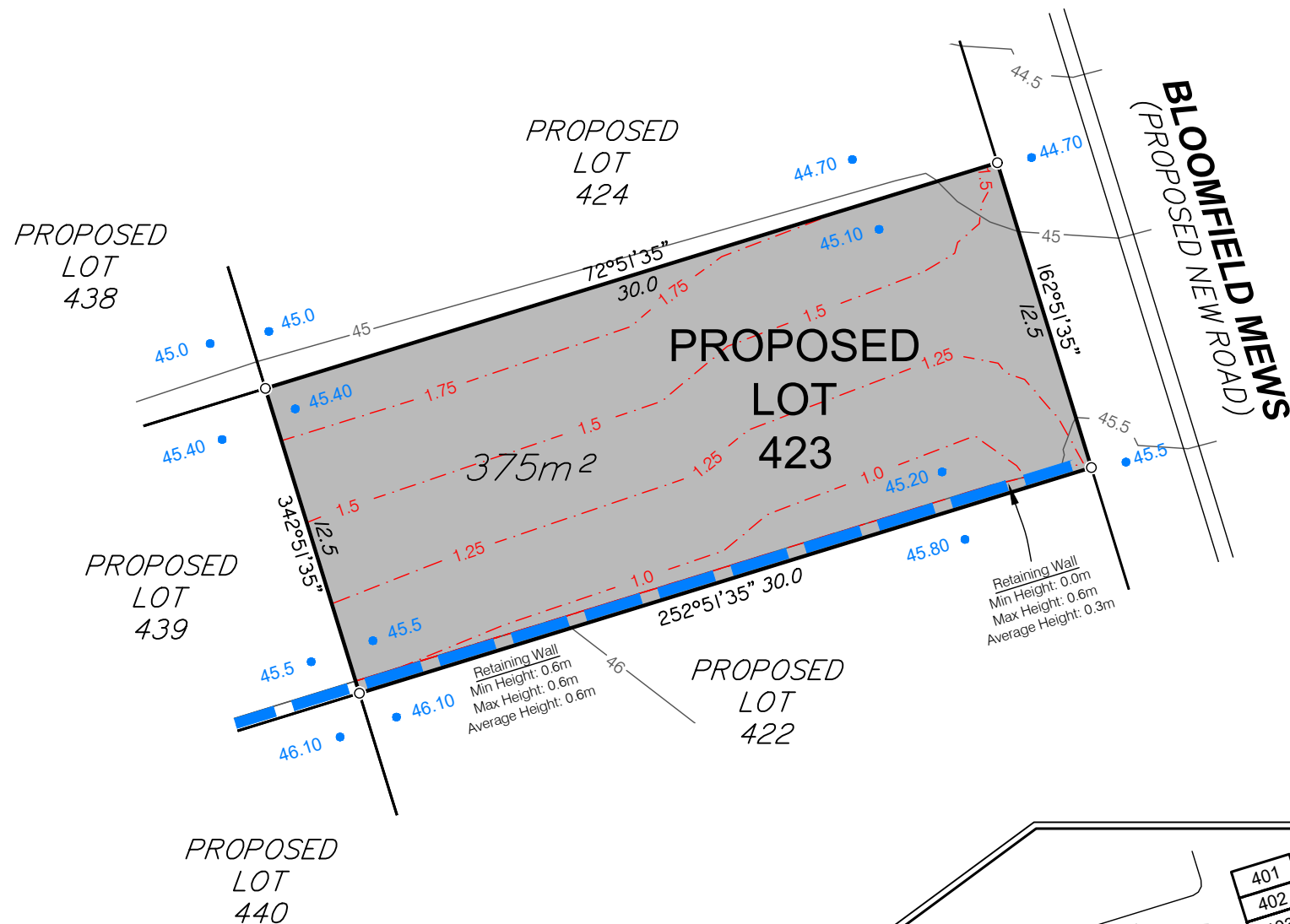
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LEVEL DATUM	AHD		
LEVEL ORIGIN	PSM58055 RL37.563		
COMPUTER FILE	BRSS5365-O04-3-1		
SCALE	1:250 @ A3		
DRAWN	AJD	DATE	16/06/2022
CHECKED	AJD	DATE	16/06/2022
APPROVED	RGGA	DATE	16/06/2022



UDN
BRSS5365-O04- 025 - 1



Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable,
Kerb line shown as: Finished surface levels shown as: 66.30

NOTE:
This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.

DISCLOSURE PLAN FOR PROPOSED LOT 423

This plan shows:

Details of Proposed Lot 423 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as:

Area of Fill shown as:

Fill ranges in depth from 1.0m to 1.8m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as: 48.5

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as: 0.25

Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

Project:

AURORA
RIPLEY
STAGE 4

Client:

ORCHARD (DALEYS) DEVELOPMENTS PTY LTD

LANDPARTNERS
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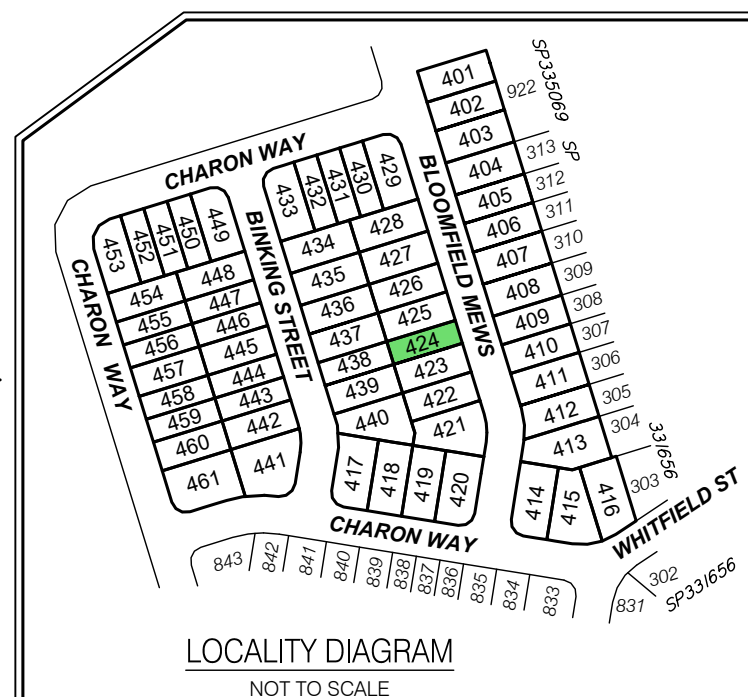
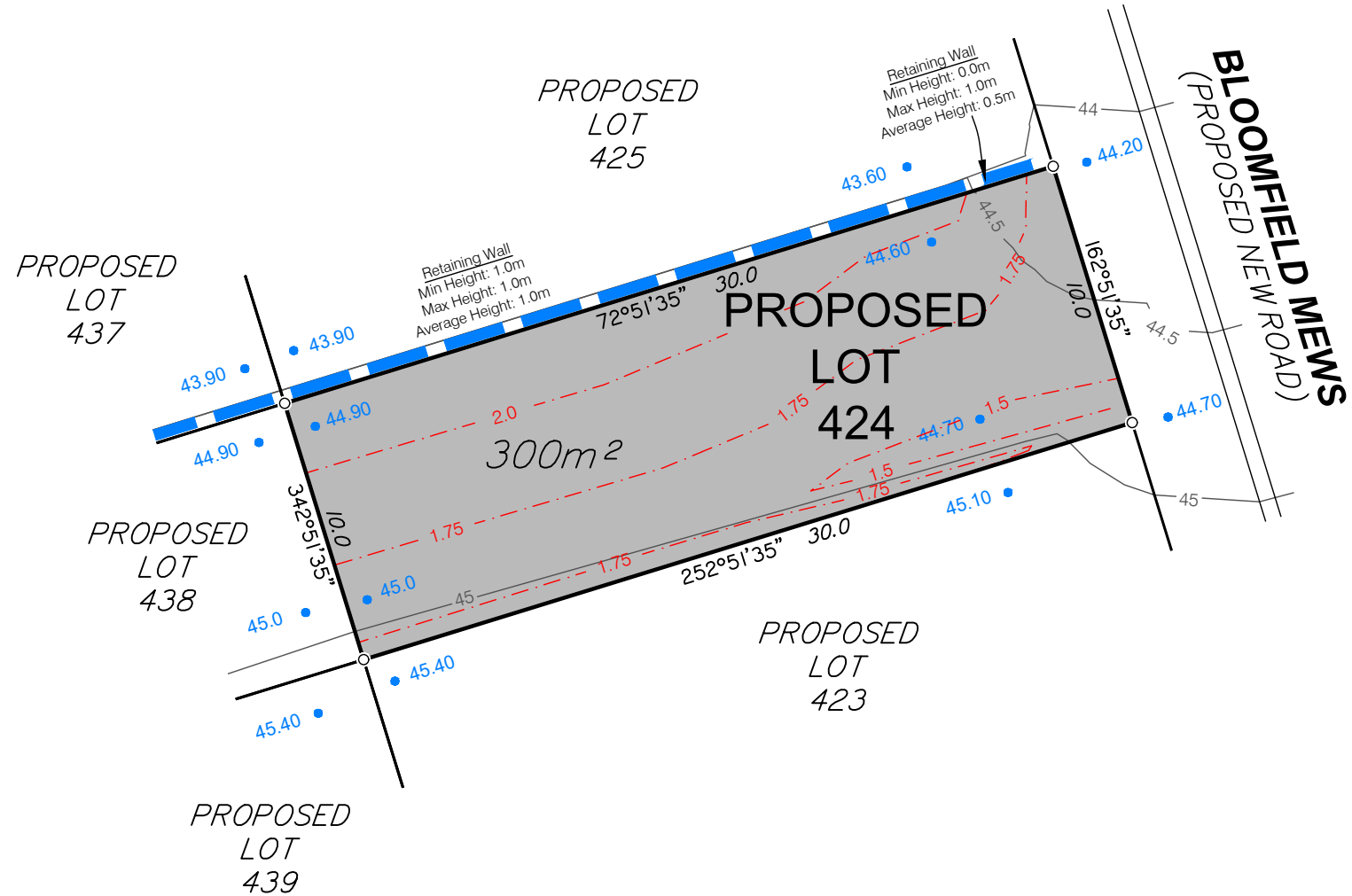
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SCALE 1:250 @ A3

LEVEL DATUM	AHD		
LEVEL ORIGIN	PSM58055 RL37.563		
COMPUTER FILE	BRSS5365-O04-3-1		
SCALE	1:250 @ A3		
DRAWN	AJD	DATE	16/06/2022
CHECKED	AJD	DATE	16/06/2022
APPROVED	RG	DATE	16/06/2022

UDN
BRSS5365-O04- 026 - 1



Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable,
Kerb line shown as: Finished surface levels shown as: 66.30

NOTE:
This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.

DISCLOSURE PLAN FOR PROPOSED LOT 424

This plan shows:
Details of Proposed Lot 424 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

- Retaining Walls are shown as:
- Area of Fill shown as:
- Fill ranges in depth from 1.5m to 2.0m.
- Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.
- Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as: 48.5
- Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as: 0.25

Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

Project:

AURORA
RIPLEY
STAGE 4

Client:

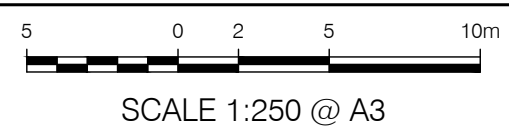
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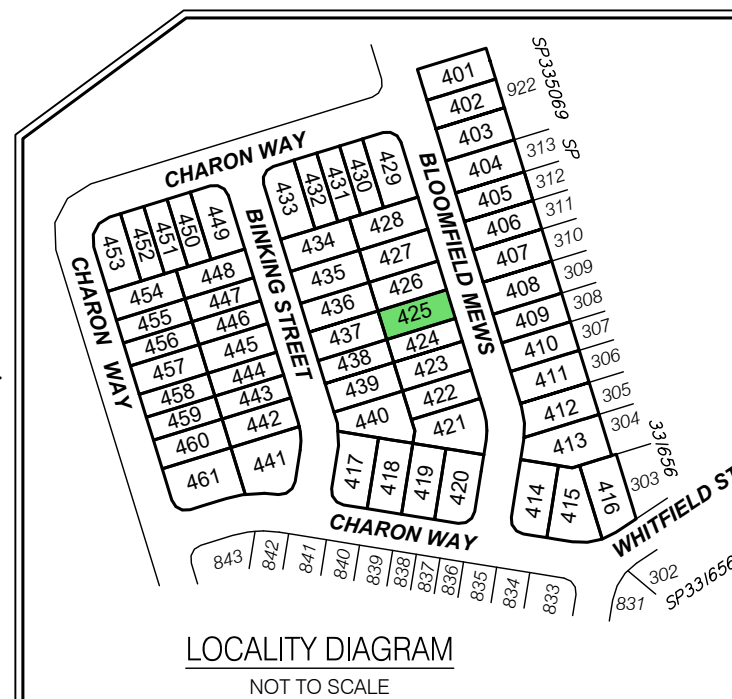
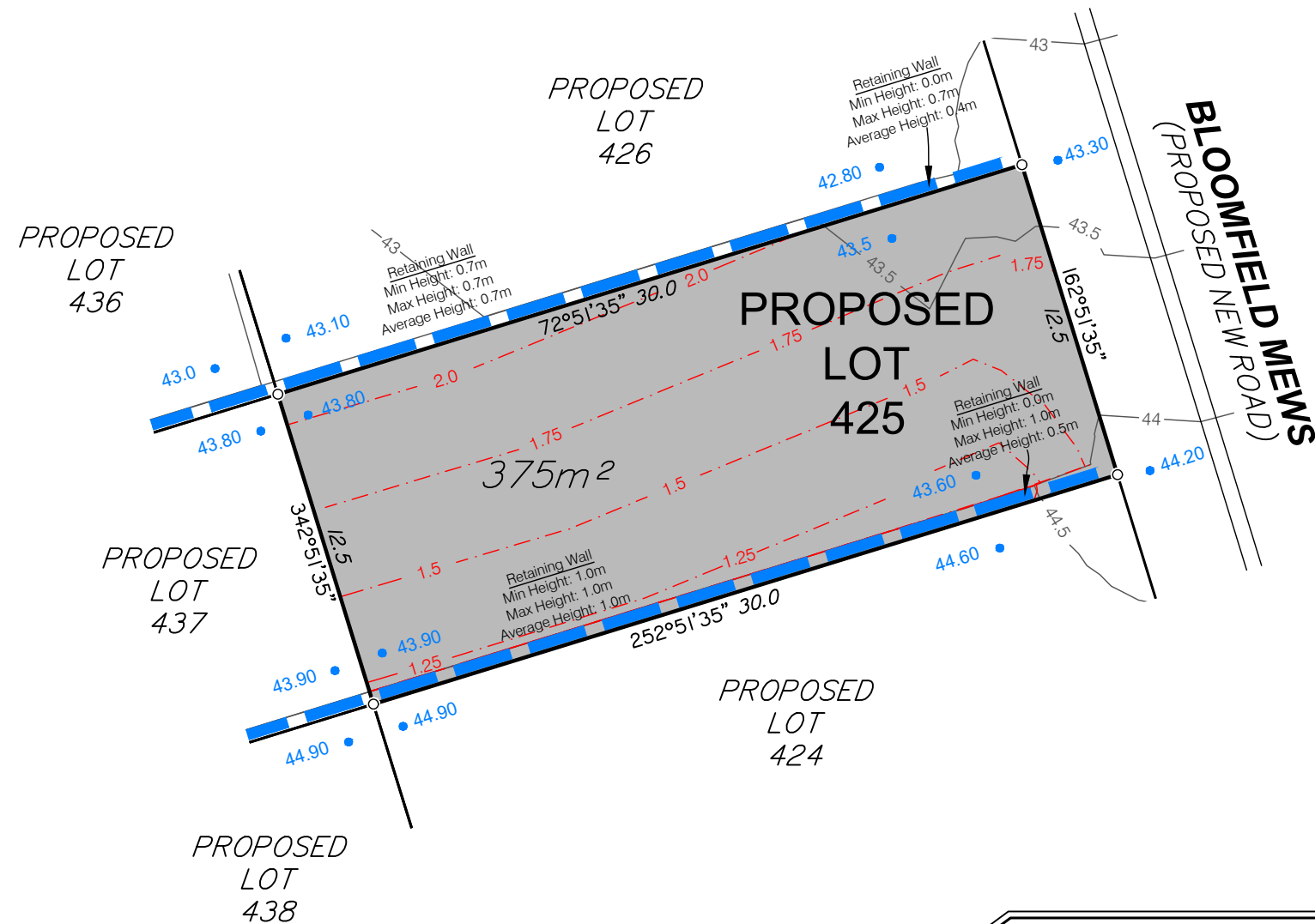
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LEVEL DATUM	AHD		
LEVEL ORIGIN	PSM58055 RL37.563		
COMPUTER FILE	BRSS5365-O04-3-1		
SCALE	1:250 @ A3		
DRAWN	AJD	DATE	16/06/2022
CHECKED	AJD	DATE	16/06/2022
APPROVED	RGGA	DATE	16/06/2022



UDN
BRSS5365-O04- 027 - 1



Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable,
Kerb line shown as: Finished surface levels shown as: 66.30

NOTE:
This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.

DISCLOSURE PLAN FOR PROPOSED LOT 425

This plan shows:

Details of Proposed Lot 425 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as:

Area of Fill shown as:

Fill ranges in depth from 1.3m to 2.0m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as: 48.5

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as: 0.25

Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

Project:

AURORA
RIPLEY
STAGE 4

Client:

ORCHARD (DALEYS) DEVELOPMENTS PTY LTD



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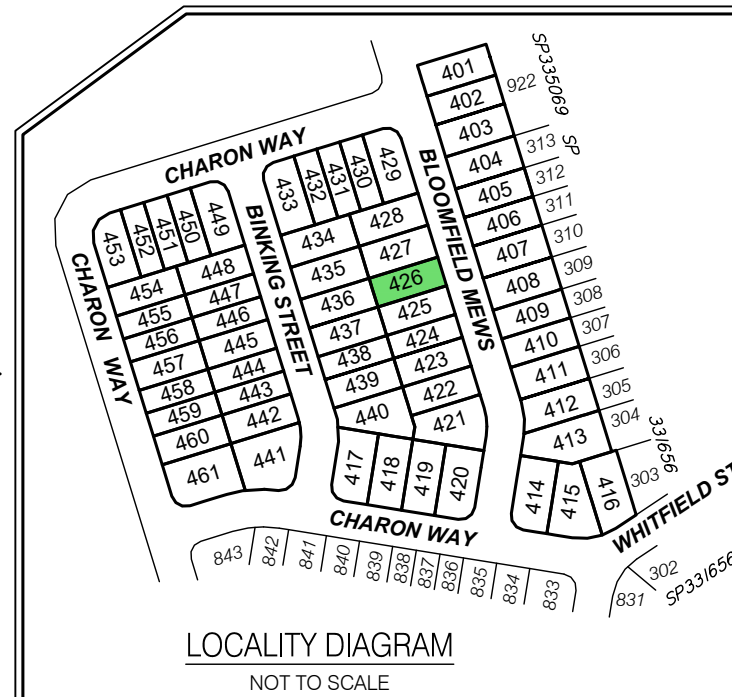
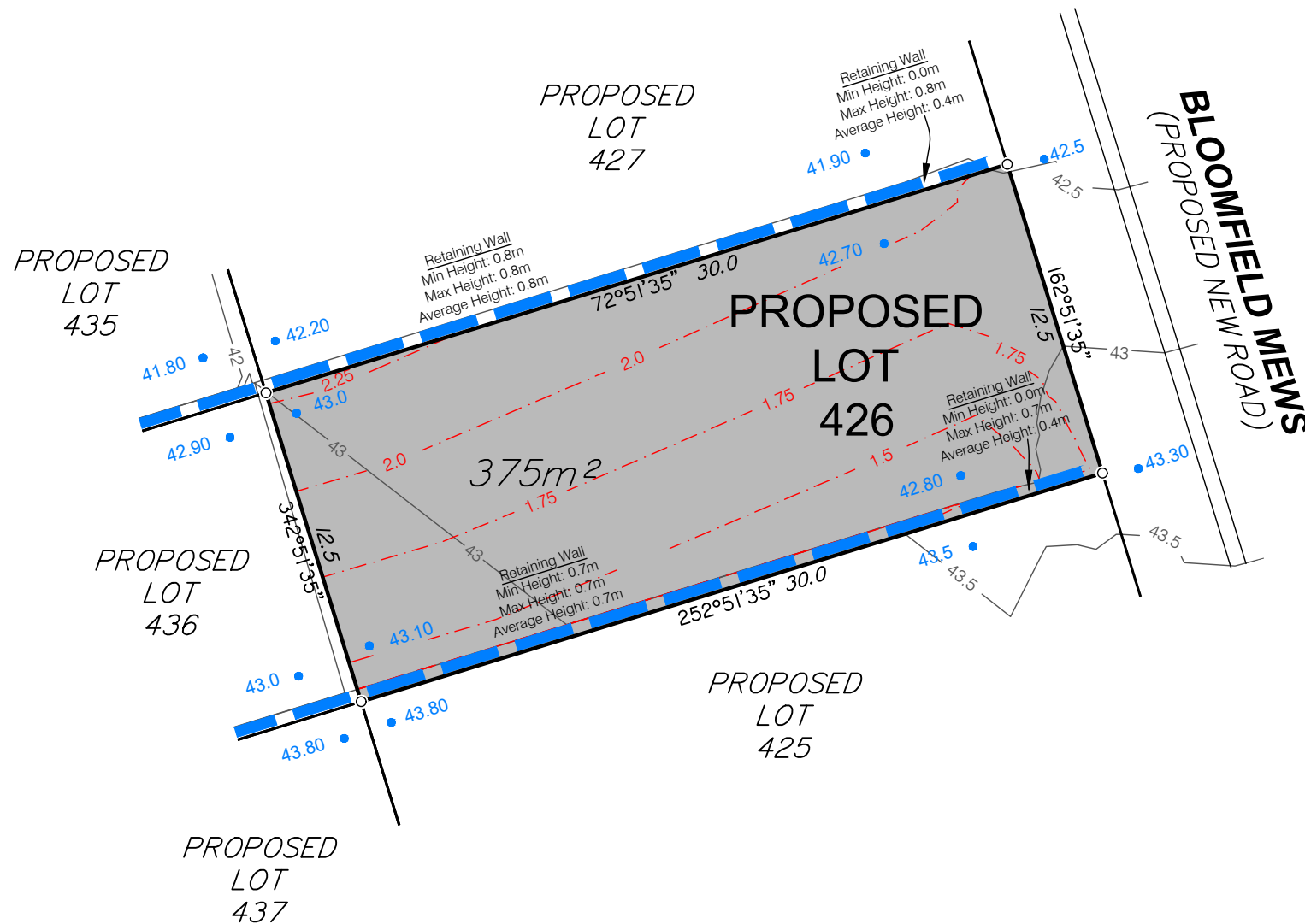
e: info@landpartners.com.au
w: www.landpartners.com.au



SCALE 1:250 @ A3

LEVEL DATUM	AHD		
LEVEL ORIGIN	PSM58055 RL37.563		
COMPUTER FILE	BRSS5365-O04-3-1		
SCALE	1:250 @ A3		
DRAWN	AJD	DATE	16/06/2022
CHECKED	AJD	DATE	16/06/2022
APPROVED	RGGA	DATE	16/06/2022

UDN
BRSS5365-O04- 028 - 1



Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable,
Kerb line shown as: Finished surface levels shown as: 66.30

NOTE:
This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.

DISCLOSURE PLAN FOR PROPOSED LOT 426

This plan shows:

Details of Proposed Lot 426 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as:

Area of Fill shown as:

Fill ranges in depth from 1.5m to 2.3m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as:

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as:

Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

Project:

AURORA
RIPLEY
STAGE 4

Client:

ORCHARD (DALEYS) DEVELOPMENTS PTY LTD

LANDPARTNERS
surveyors and planners

Brisbane Office
Level 1
18 Little Cribb Street
Milton Qld 4064
PO Box 1399
Milton Qld 4064

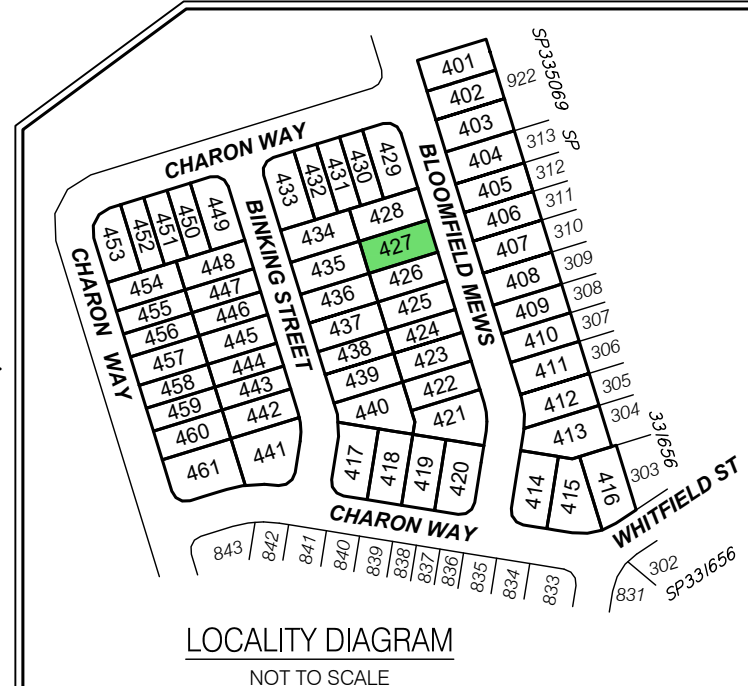
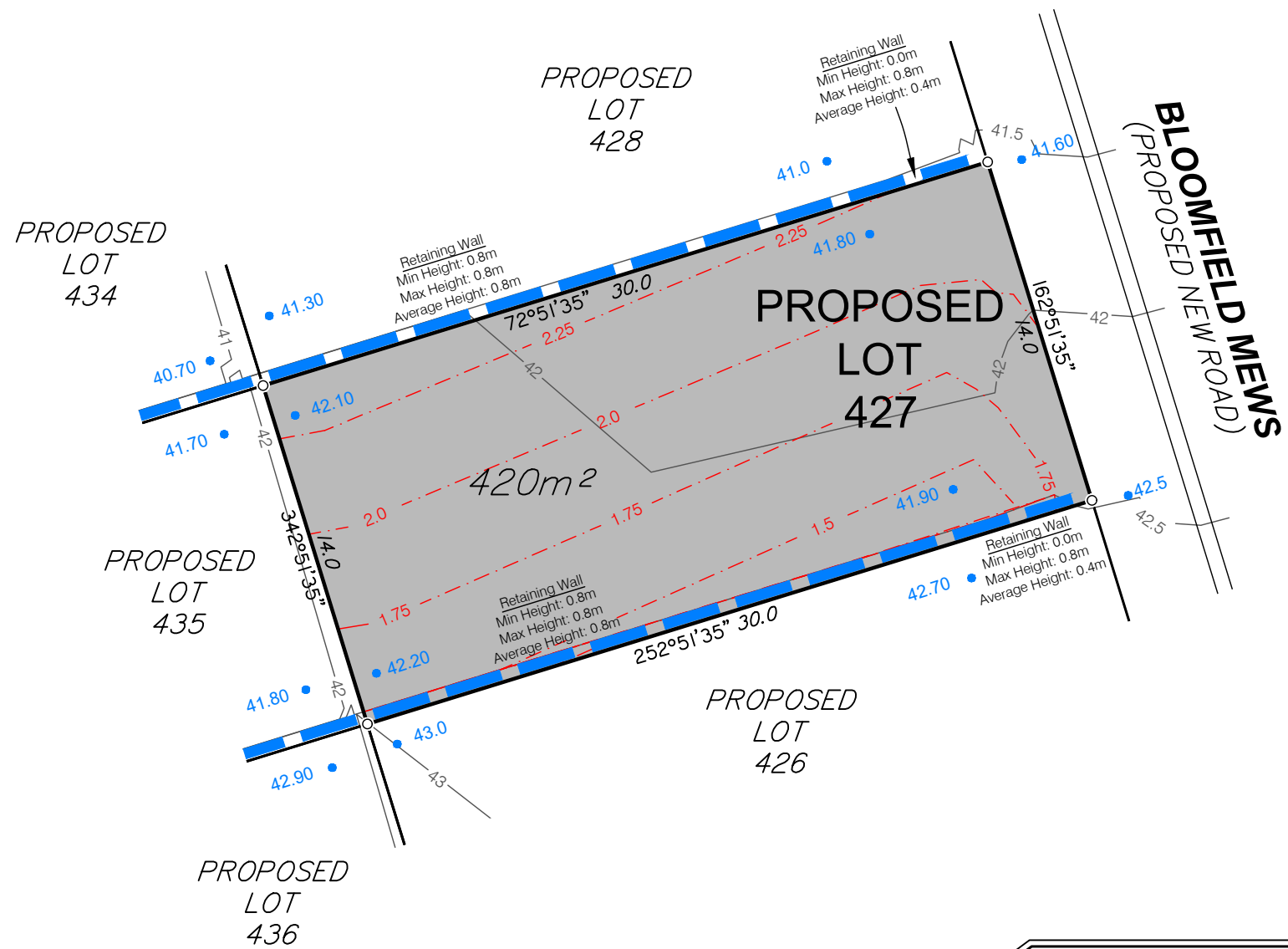
p: (07) 3842 1000
f: (07) 3842 1001
e: info@landpartners.com.au
w: www.landpartners.com.au



SCALE 1:250 @ A3

LEVEL DATUM	AHD		
LEVEL ORIGIN	PSM58055 RL37.563		
COMPUTER FILE	BRSS5365-O04-3-1		
SCALE	1:250 @ A3		
DRAWN	AJD	DATE	16/06/2022
CHECKED	AJD	DATE	16/06/2022
APPROVED	RGGA	DATE	16/06/2022

UDN
BRSS5365-O04- 029 - 1



Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable, Kerb line shown as: Finished surface levels shown as: 66.30

NOTE: This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.

DISCLOSURE PLAN FOR PROPOSED LOT 427

This plan shows:
 Details of Proposed Lot 427 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as:

Area of Fill shown as:
 Fill ranges in depth from 1.5m to 2.3m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as: 48.5

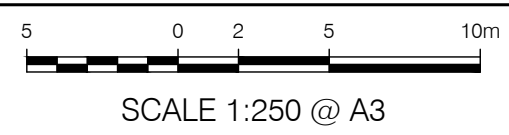
Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as: 0.25

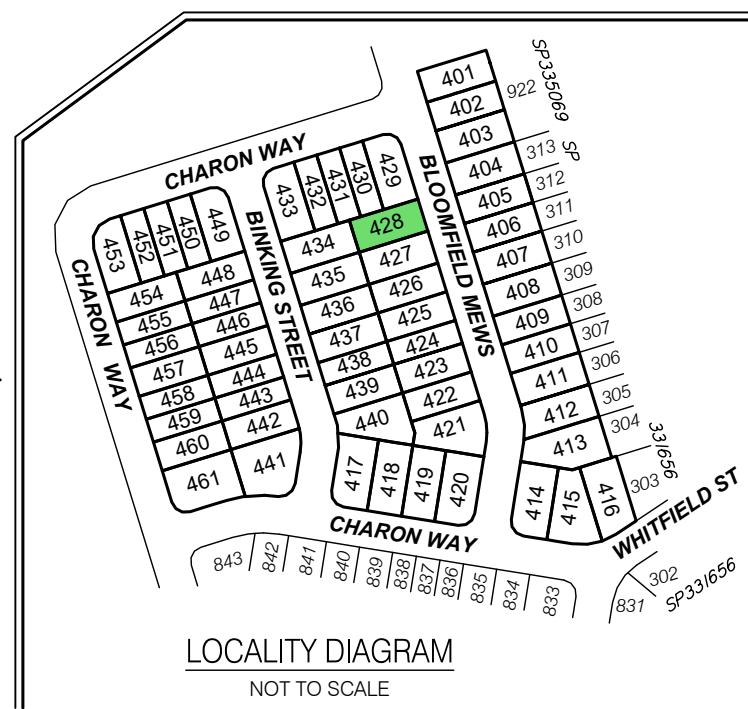
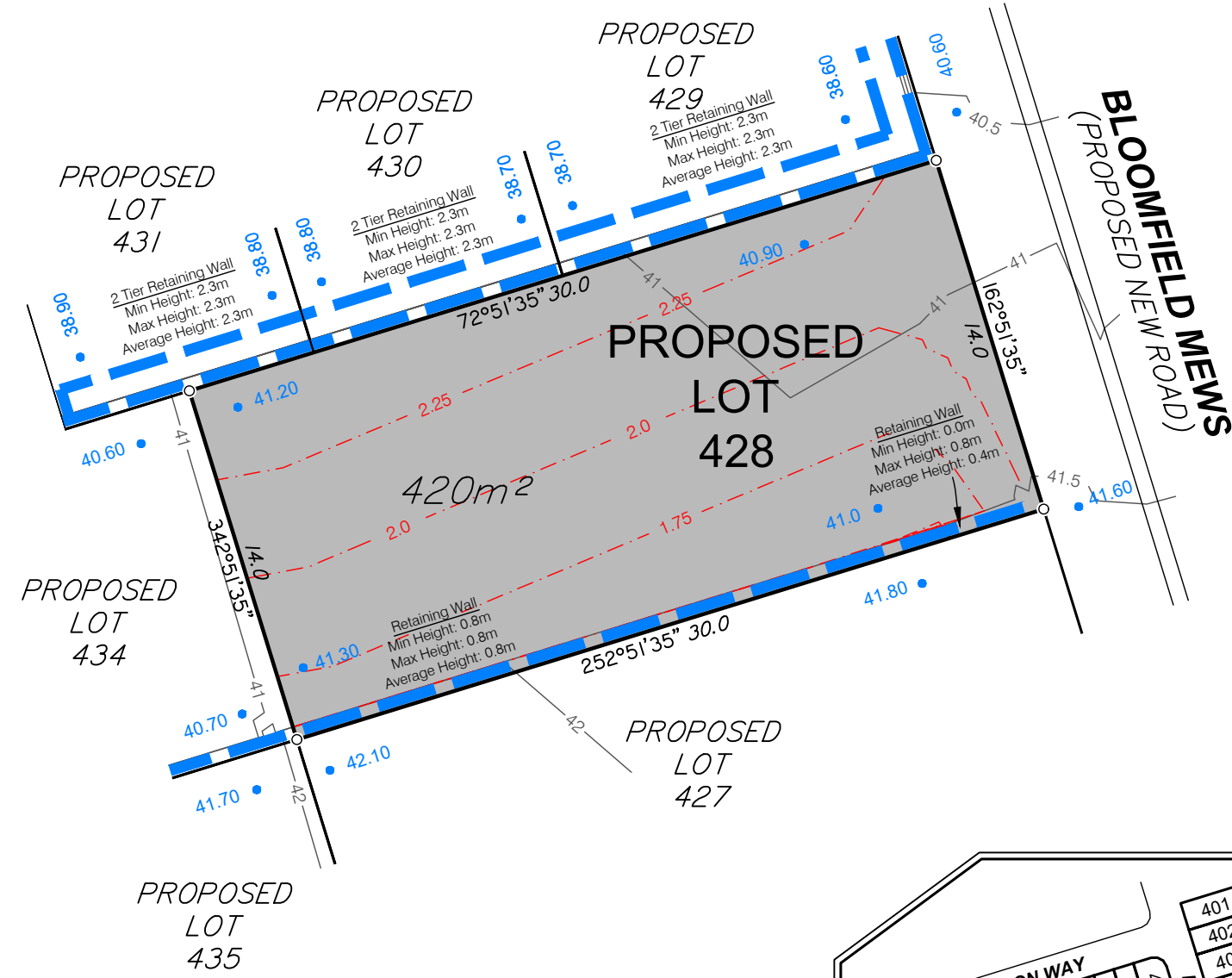
Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

Project: **AURORA**
 RIPLEY
 STAGE 4

Client: **ORCHARD (DALEYS) DEVELOPMENTS PTY LTD**

 LANDPARTNERS surveyors and planners Brisbane Office Level 1 18 Little Cribb Street Milton Qld 4064 PO Box 1399 Milton Qld 4064 p: (07) 3842 1000 f: (07) 3842 1001 e: info@landpartners.com.au w: www.landpartners.com.au 	LEVEL DATUM	AHD
	LEVEL ORIGIN	PSM58055 RL37.563
	COMPUTER FILE	BRSS5365-O04-3-1
	SCALE	1:250 @ A3
	DRAWN	AJD
CHECKED	AJD	DATE 16/06/2022
APPROVED	RGGA	DATE 16/06/2022
UDN	BRSS5365-O04- 030 - 1	





Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable,
 Kerb line shown as: Finished surface levels shown as: ● 66.30

NOTE:
 This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.

DISCLOSURE PLAN FOR PROPOSED LOT 428

This plan shows:
 Details of Proposed Lot 428 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as:

Area of Fill shown as:

Fill ranges in depth from 1.5m to 2.5m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as: 48.5

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as: 0.25

Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

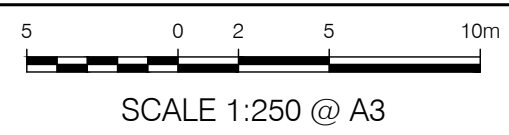
Project:

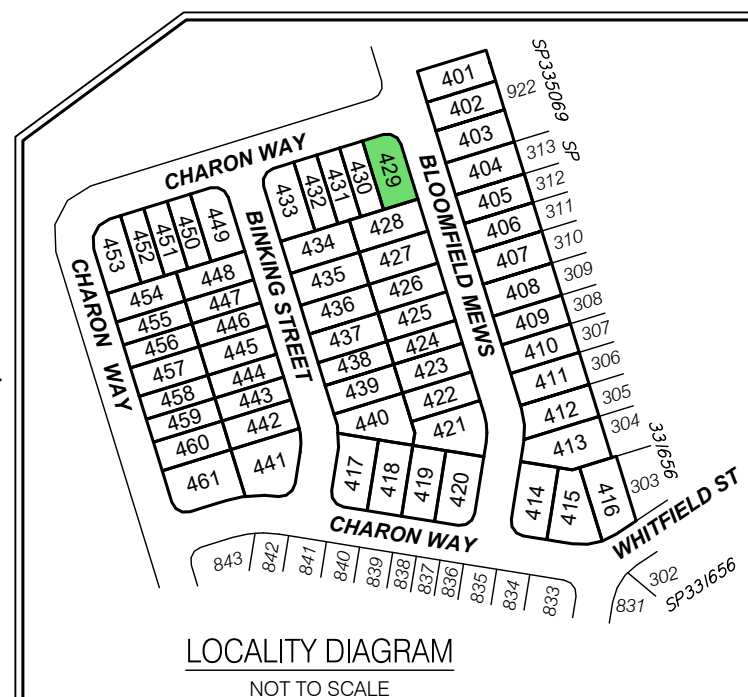
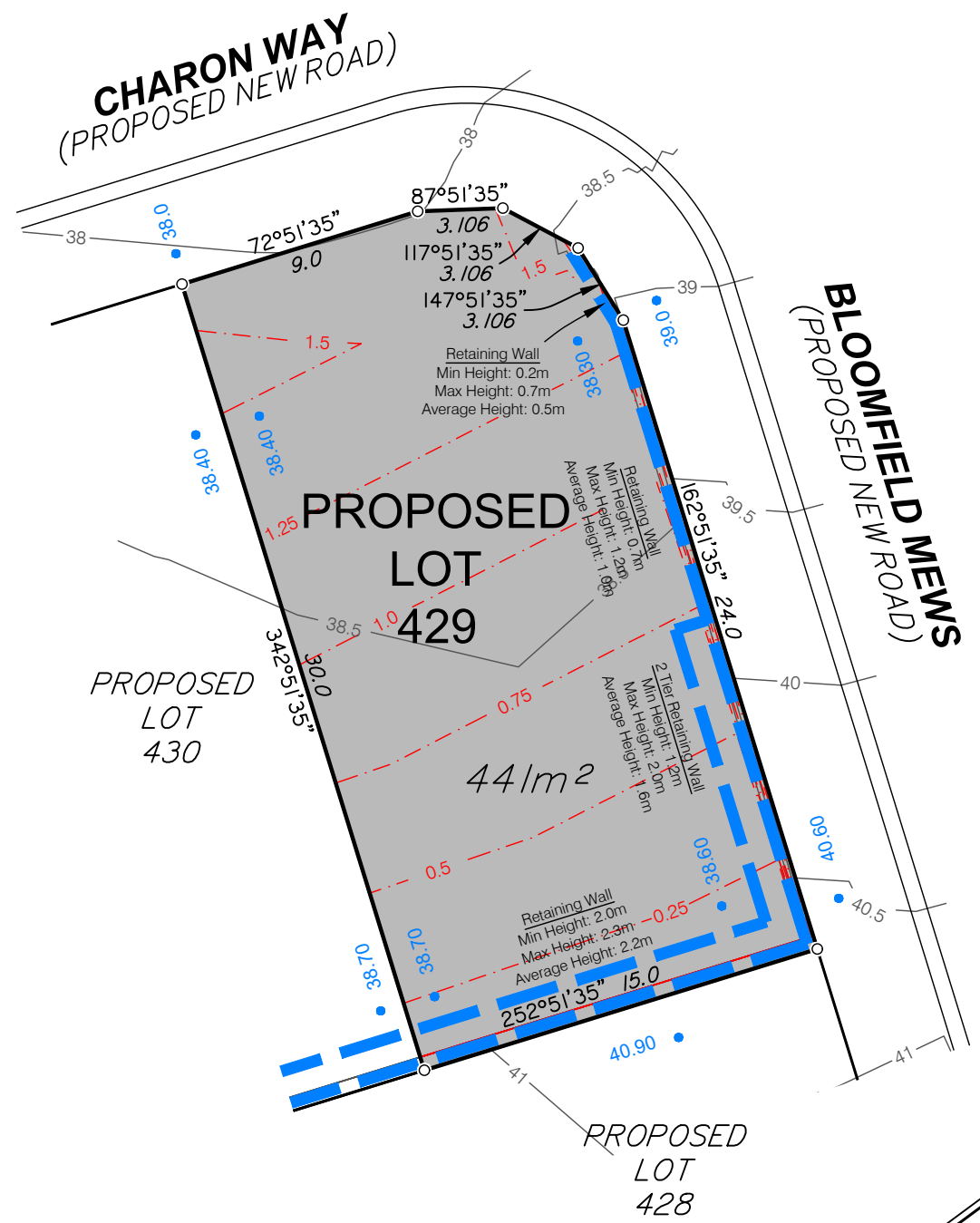
AURORA
 RIPLEY
 STAGE 4

Client:

ORCHARD (DALEYS) DEVELOPMENTS PTY LTD

 LANDPARTNERS surveyors and planners Brisbane Office Level 1 18 Little Cribb Street Milton Qld 4064 PO Box 1399 Milton Qld 4064 p: (07) 3842 1000 f: (07) 3842 1001 e: info@landpartners.com.au w: www.landpartners.com.au 	LEVEL DATUM	AHD
	LEVEL ORIGIN	PSM58055 RL37.563
	COMPUTER FILE	BRSS5365-O04-3-1
	SCALE	1:250 @ A3
	DRAWN	AJD
CHECKED	AJD	DATE 16/06/2022
APPROVED	RGGA	DATE 16/06/2022
UDN	BRSS5365-O04- 031 - 1	





Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable,
 Kerb line shown as: Finished surface levels shown as: ● 66.30

NOTE:
 This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.

DISCLOSURE PLAN FOR PROPOSED LOT 429

This plan shows:

Details of Proposed Lot 429 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as:

Area of Fill shown as:

Fill ranges in depth from 0.3m to 2.3m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as: 48.5

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as: 0.25

Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

Project:



Client:

ORCHARD (DALEYS) DEVELOPMENTS PTY LTD



Brisbane Office
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 Milton Qld 4064
 PO Box 1399
 Milton Qld 4064

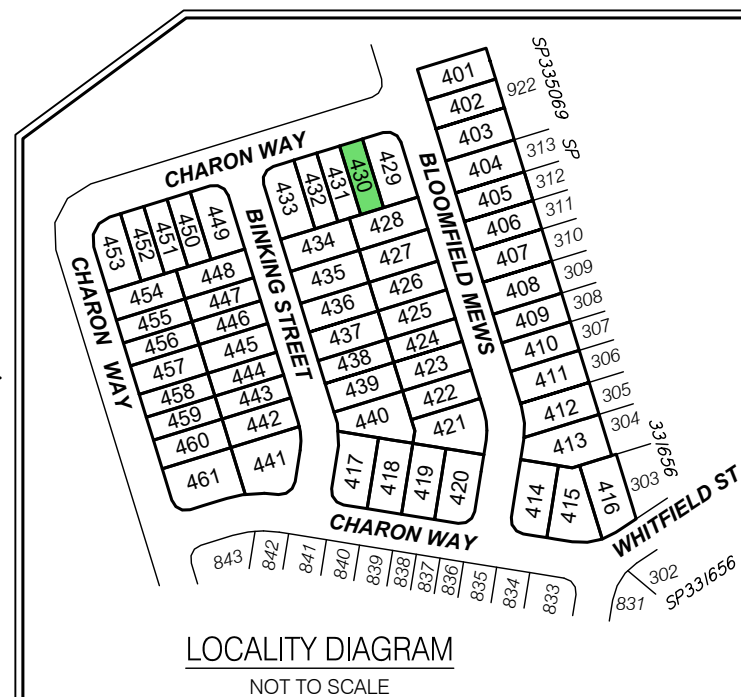
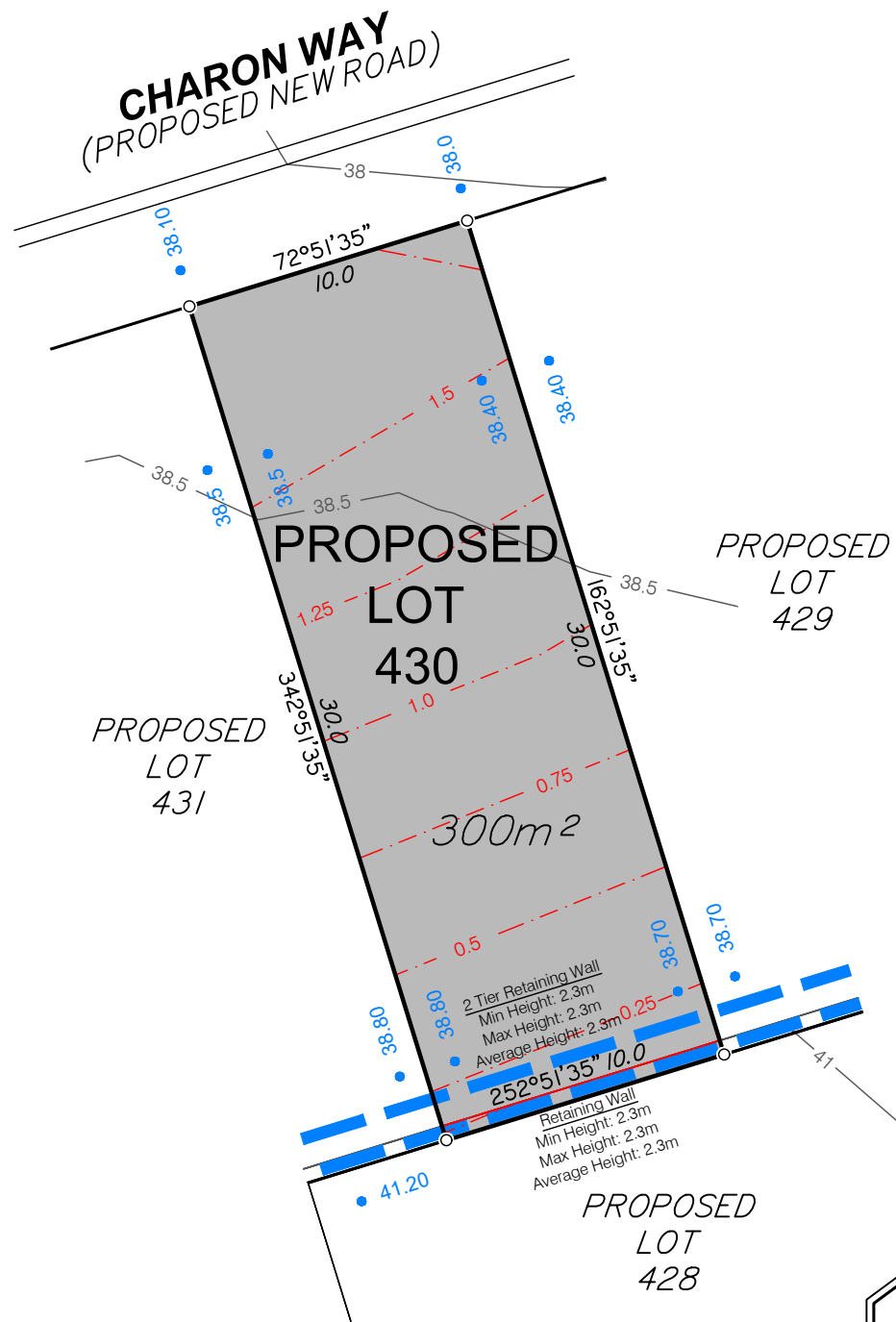
p: (07) 3842 1000
 f: (07) 3842 1001
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 w: www.landpartners.com.au



SCALE 1:250 @ A3

LEVEL DATUM	AHD		
LEVEL ORIGIN	PSM58055 RL37.563		
COMPUTER FILE	BRSS5365-O04-3-1		
SCALE	1:250 @ A3		
DRAWN	AJD	DATE	16/06/2022
CHECKED	AJD	DATE	16/06/2022
APPROVED	RG	DATE	16/06/2022

UDN
BRSS5365-O04- 032 - 1



Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable,
Kerb line shown as: Finished surface levels shown as: 66.30

NOTE:
This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.

DISCLOSURE PLAN FOR PROPOSED LOT 430

This plan shows:

Details of Proposed Lot 430 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as:

Area of Fill shown as:

Fill ranges in depth from 0.3m to 2.5m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as: 48.5

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as: 0.25

Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

Project:

AURORA
RIPLEY
STAGE 4

Client:

ORCHARD (DALEYS) DEVELOPMENTS PTY LTD

LANDPARTNERS
surveyors and planners

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Milton Qld 4064
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Milton Qld 4064

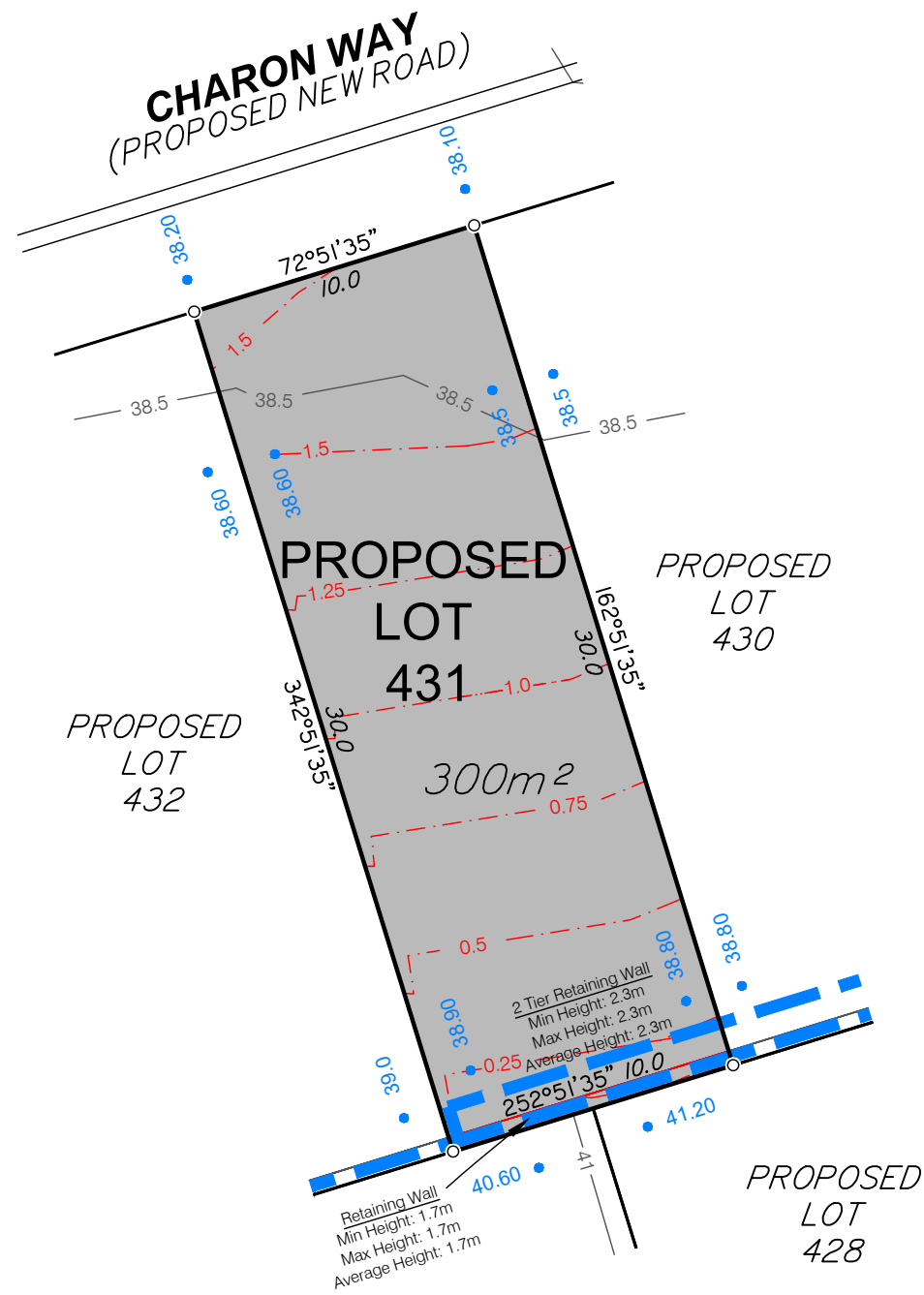
p: (07) 3842 1000
f: (07) 3842 1001
e: info@landpartners.com.au
w: www.landpartners.com.au



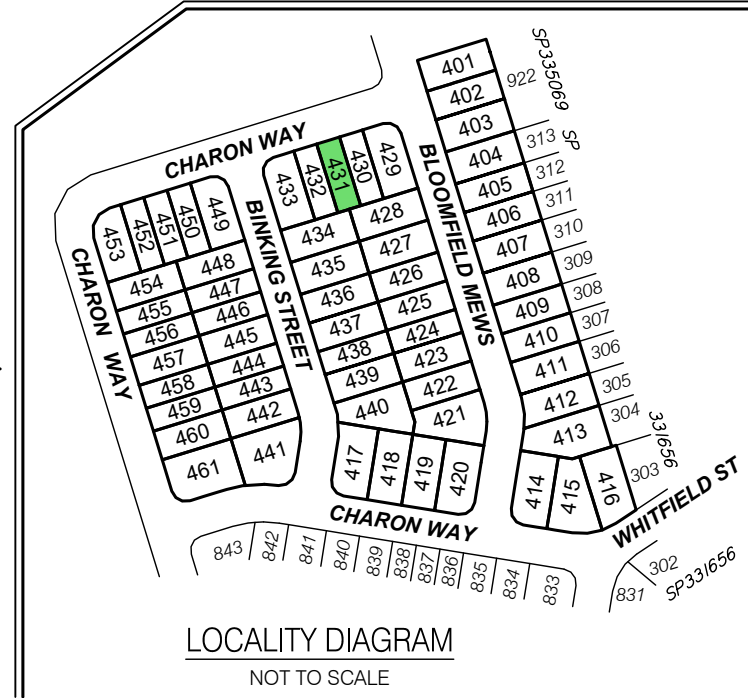
SCALE 1:250 @ A3

LEVEL DATUM	AHD		
LEVEL ORIGIN	PSM58055 RL37.563		
COMPUTER FILE	BRSS5365-O04-3-1		
SCALE	1:250 @ A3		
DRAWN	AJD	DATE	16/06/2022
CHECKED	AJD	DATE	16/06/2022
APPROVED	RG	DATE	16/06/2022

UDN
BRSS5365-O04- 033 - 1



PROPOSED LOT 434



Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable,
Kerb line shown as: Finished surface levels shown as: • 66.30

NOTE:
This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.

DISCLOSURE PLAN FOR PROPOSED LOT 431

This plan shows:
Details of Proposed Lot 431 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as:

Area of Fill shown as:
Fill ranges in depth from 0.2m to 2.5m.
Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as: 48.5
Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as: 0.25

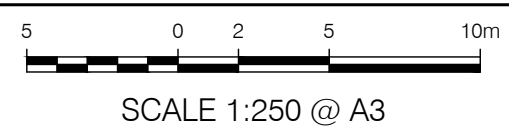
Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

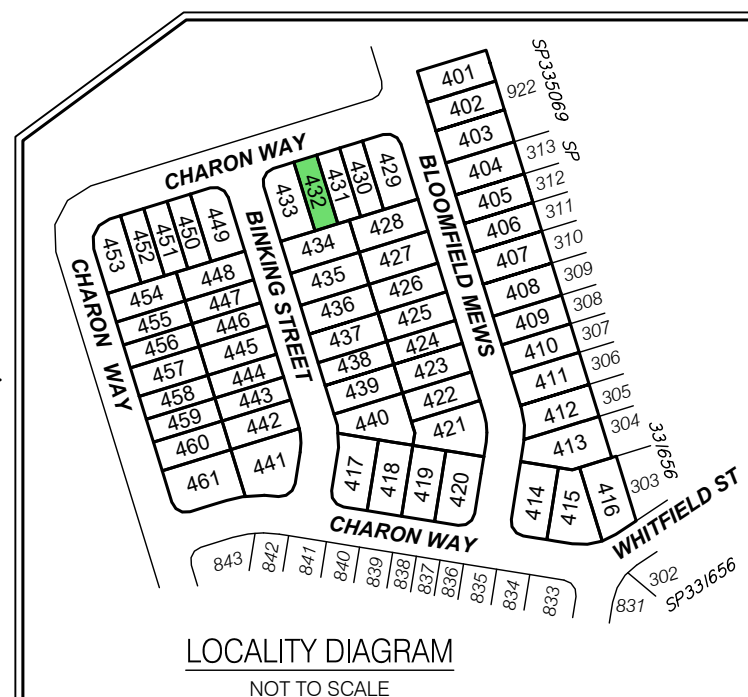
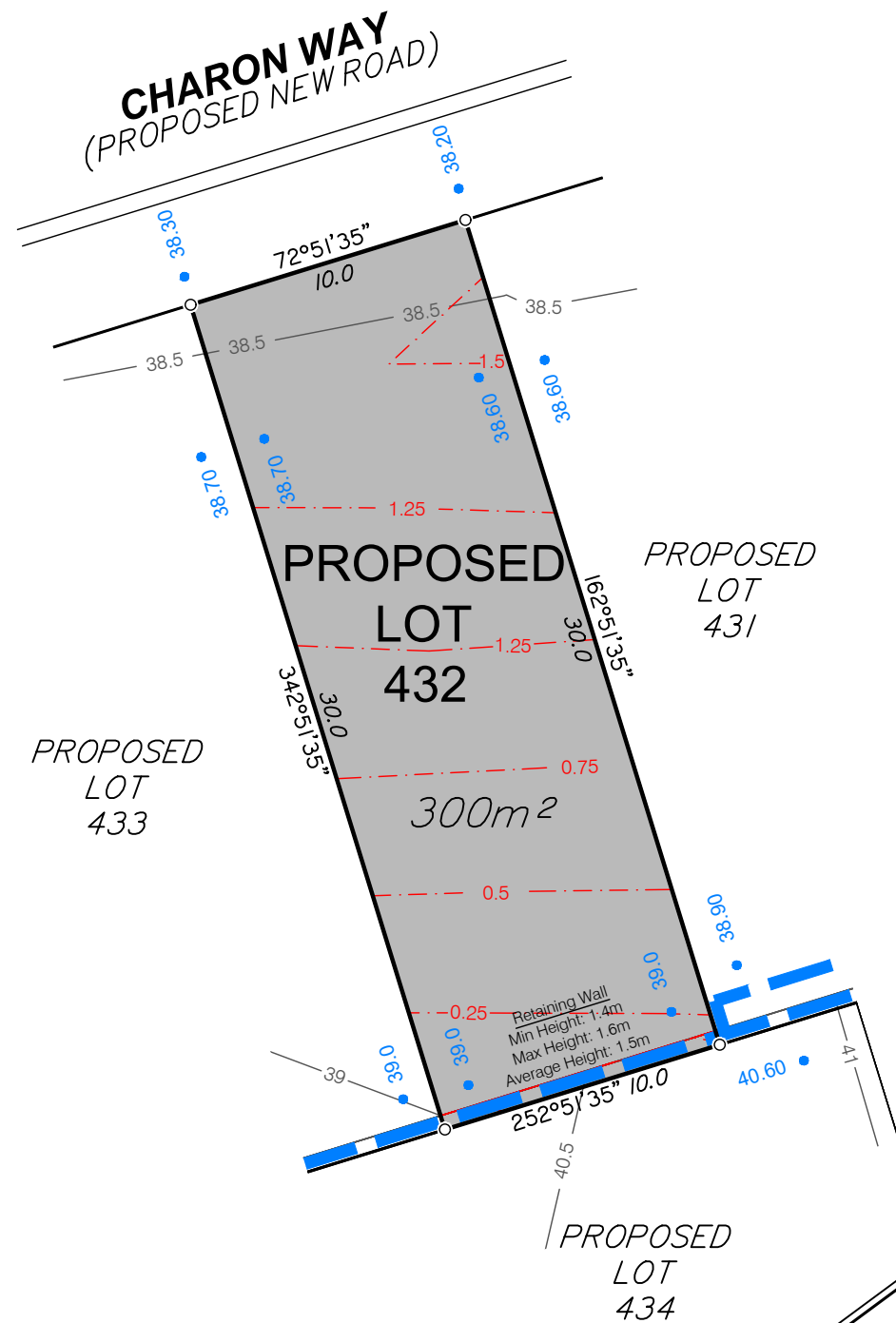
Project:

Client:

ORCHARD (DALEYS) DEVELOPMENTS PTY LTD

<p>LANDPARTNERS surveyors and planners</p> <p>Brisbane Office Level 1 18 Little Cribb Street Milton Qld 4064 PO Box 1399 Milton Qld 4064</p> <p>p: (07) 3842 1000 f: (07) 3842 1001 e: info@landpartners.com.au w: www.landpartners.com.au</p>	LEVEL DATUM	AHD
	LEVEL ORIGIN	PSM58055 RL37.563
	COMPUTER FILE	BRSS5365-O04-3-1
	SCALE	1:250 @ A3
	DRAWN	AJD
CHECKED	AJD	DATE 16/06/2022
APPROVED	RGGA	DATE 16/06/2022
UDN	BRSS5365-O04- 034 - 1	





Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable, Kerb line shown as: Finished surface levels shown as: 66.30

NOTE:
This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.

DISCLOSURE PLAN FOR PROPOSED LOT 432

This plan shows:

Details of Proposed Lot 432 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as:

Area of Fill shown as:

Fill ranges in depth from 0.3m to 1.8m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as: 48.5

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as: 0.25

Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

Project:



Client:

ORCHARD (DALEYS) DEVELOPMENTS PTY LTD



Brisbane Office
Level 1
18 Little Cribb Street
Milton Qld 4064
PO Box 1399
Milton Qld 4064

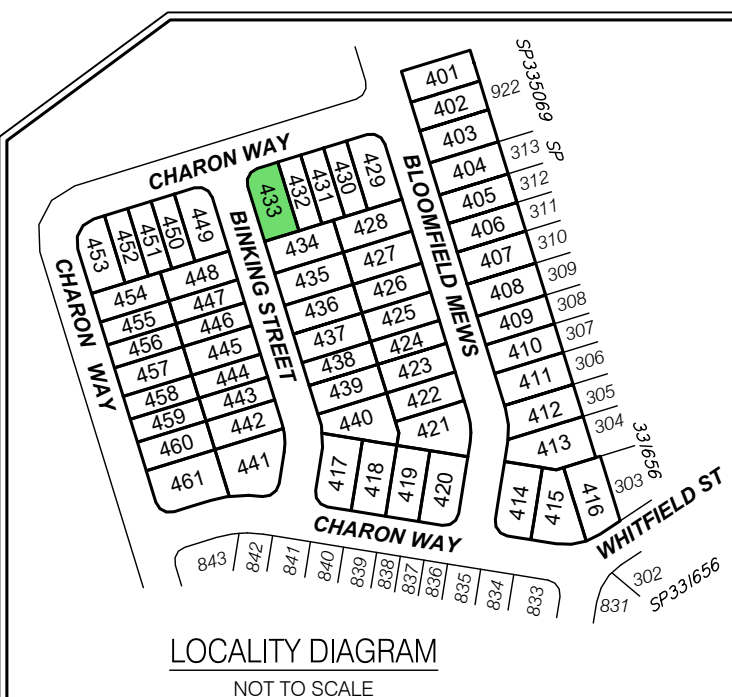
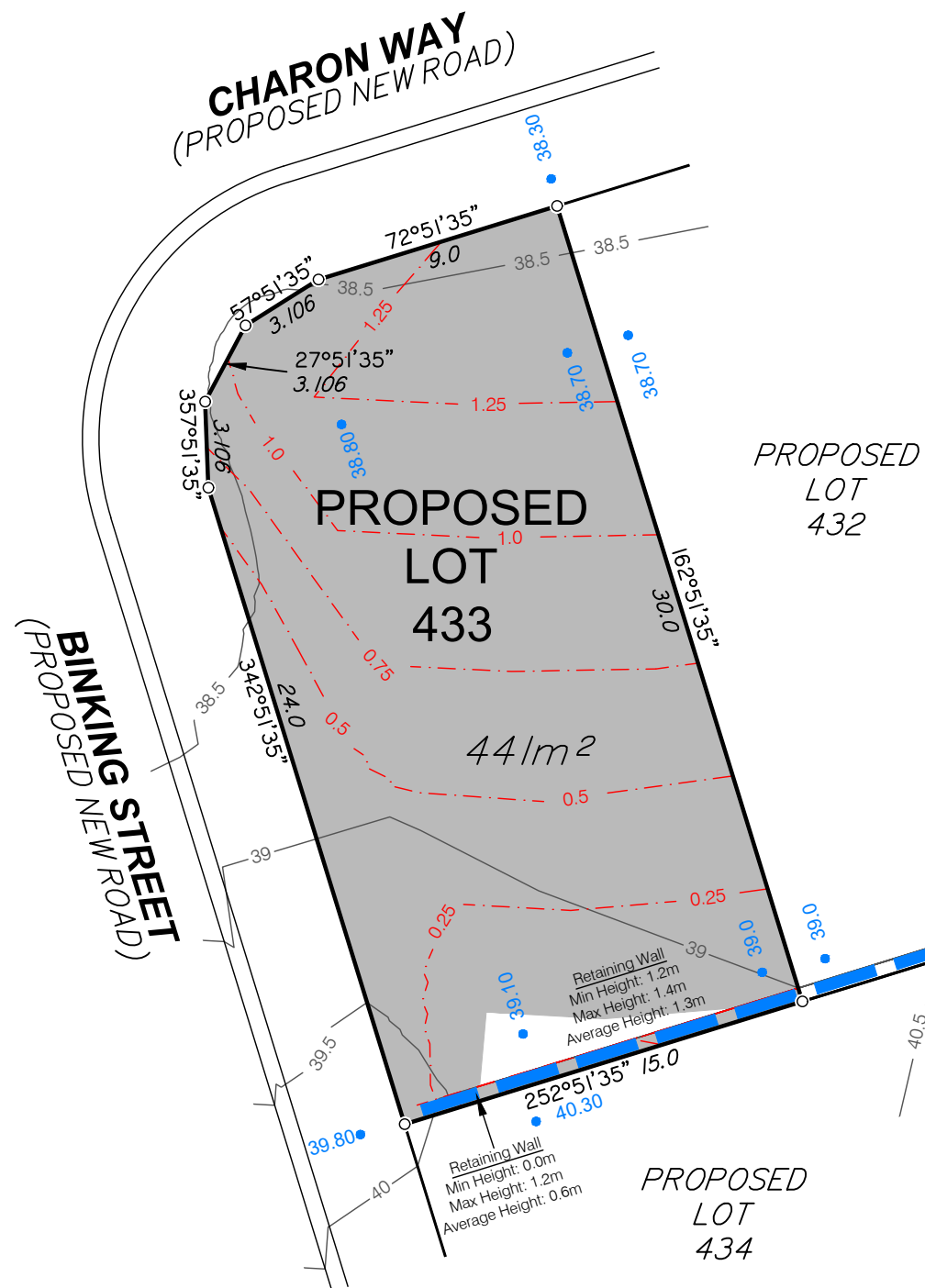
p: (07) 3842 1000
f: (07) 3842 1001
e: info@landpartners.com.au
w: www.landpartners.com.au



SCALE 1:250 @ A3

LEVEL DATUM	AHD		
LEVEL ORIGIN	PSM58055 RL37.563		
COMPUTER FILE	BRSS5365-O04-3-1		
SCALE	1:250 @ A3		
DRAWN	AJD	DATE	16/06/2022
CHECKED	AJD	DATE	16/06/2022
APPROVED	RG	DATE	16/06/2022

UDN
BRSS5365-O04- 035 - 1



Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable,
Kerb line shown as: Finished surface levels shown as: 66.30

NOTE:
This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.

DISCLOSURE PLAN FOR PROPOSED LOT 433

This plan shows:

Details of Proposed Lot 433 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as:

Area of Fill shown as:

Fill ranges in depth from 0.0m to 1.4m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as: 48.5

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as: 0.25

Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

Project:



Client:

ORCHARD (DALEYS) DEVELOPMENTS PTY LTD

LandPartners
surveyors and planners

Brisbane Office
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18 Little Cribb Street
Milton Qld 4064
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Milton Qld 4064

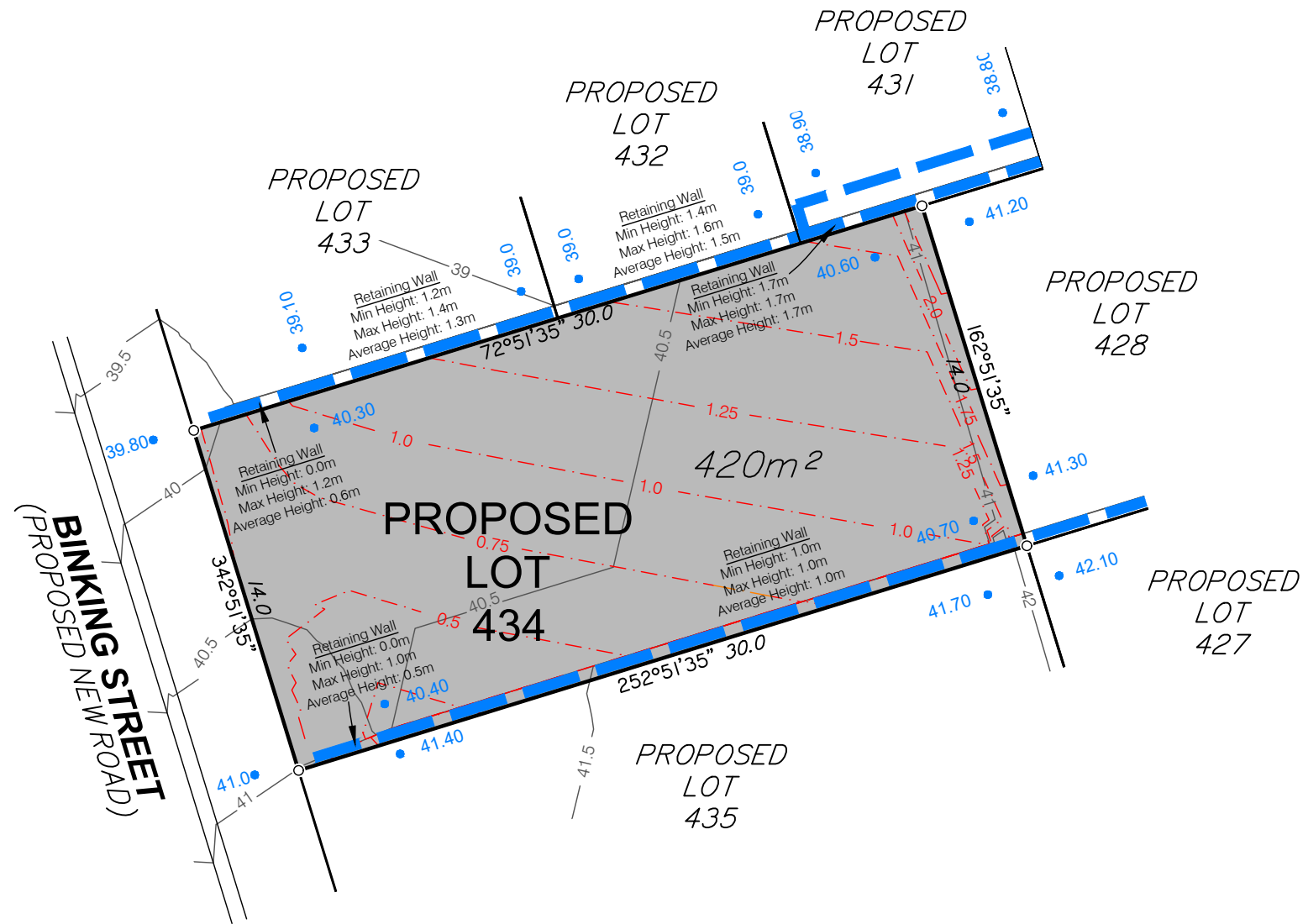
p: (07) 3842 1000
f: (07) 3842 1001
e: info@landpartners.com.au
w: www.landpartners.com.au

LEVEL DATUM	AHD
LEVEL ORIGIN	PSM58055 RL37.563
COMPUTER FILE	BRSS5365-O04-3-1
SCALE	1:250 @ A3
DRAWN	AJD DATE 16/06/2022
CHECKED	AJD DATE 16/06/2022
APPROVED	RGGA DATE 16/06/2022



SCALE 1:250 @ A3

UDN
BRSS5365-O04-036 - 1



DISCLOSURE PLAN FOR PROPOSED LOT 434

This plan shows:

Details of Proposed Lot 434 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as:

Area of Fill shown as:

Fill ranges in depth from 0.3m to 2.4m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as: 48.5

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as: 0.25

Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

Project:

AURORA
RIPLEY
STAGE 4

Client:

ORCHARD (DALEYS) DEVELOPMENTS PTY LTD

LANDPARTNERS
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LEVEL DATUM	AHD		
LEVEL ORIGIN	PSM58055 RL37.563		
COMPUTER FILE	BRSS5365-O04-3-1		
SCALE	1:250 @ A3		
DRAWN	AJD	DATE	16/06/2022
CHECKED	AJD	DATE	16/06/2022
APPROVED	RGGA	DATE	16/06/2022



SCALE 1:250 @ A3

UDN
BRSS5365-O04- 037 - 1

Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable,

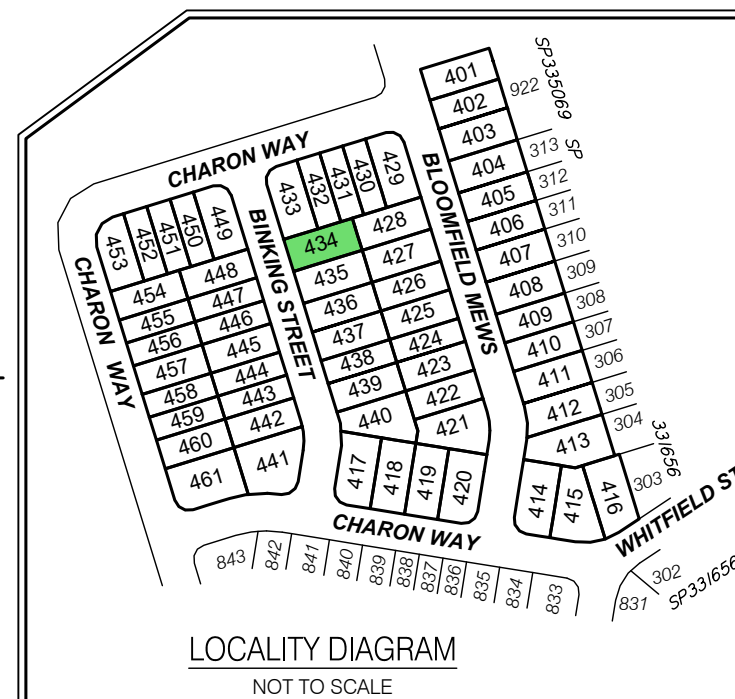
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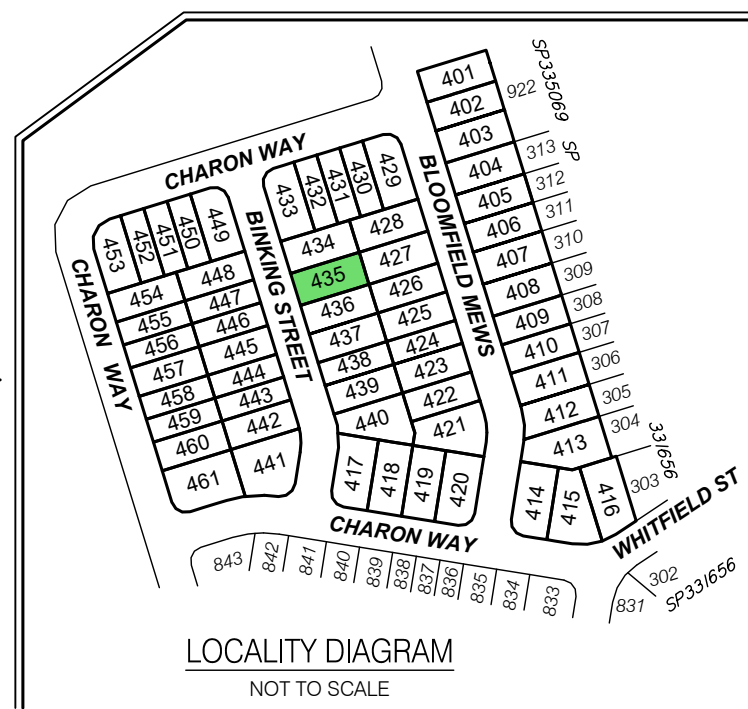
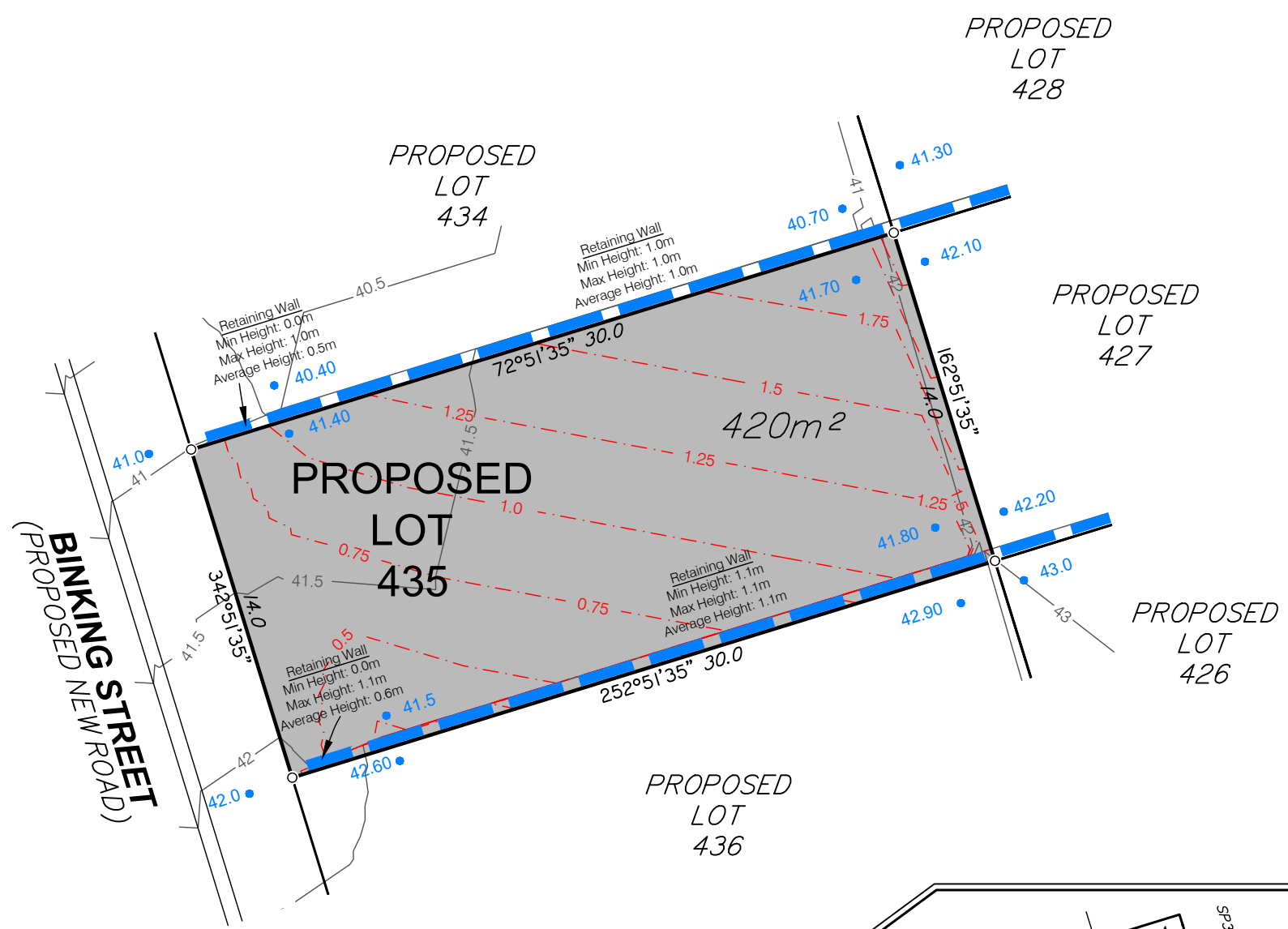
Finished surface levels shown as: 66.30

NOTE:

This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.





Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable, Kerb line shown as: Finished surface levels shown as: ● 66.30

NOTE: This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.

DISCLOSURE PLAN FOR PROPOSED LOT 435

This plan shows:
 Details of Proposed Lot 435 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as:

Area of Fill shown as:
 Fill ranges in depth from 0.3m to 2.3m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as: 48.5

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as: 0.25

Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

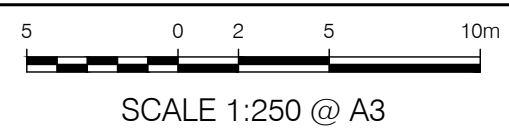
Project: **AURORA**
 RIPLEY
 STAGE 4

Client: **ORCHARD (DALEYS) DEVELOPMENTS PTY LTD**

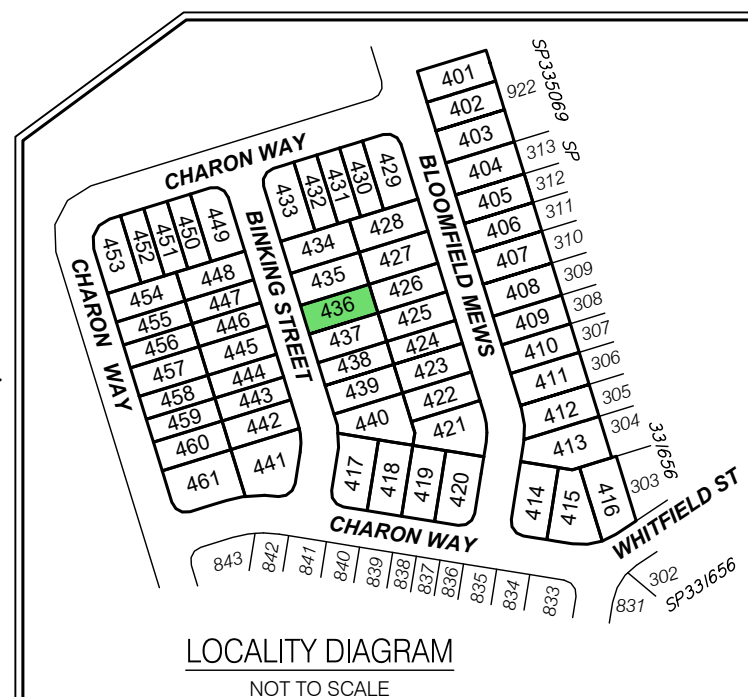
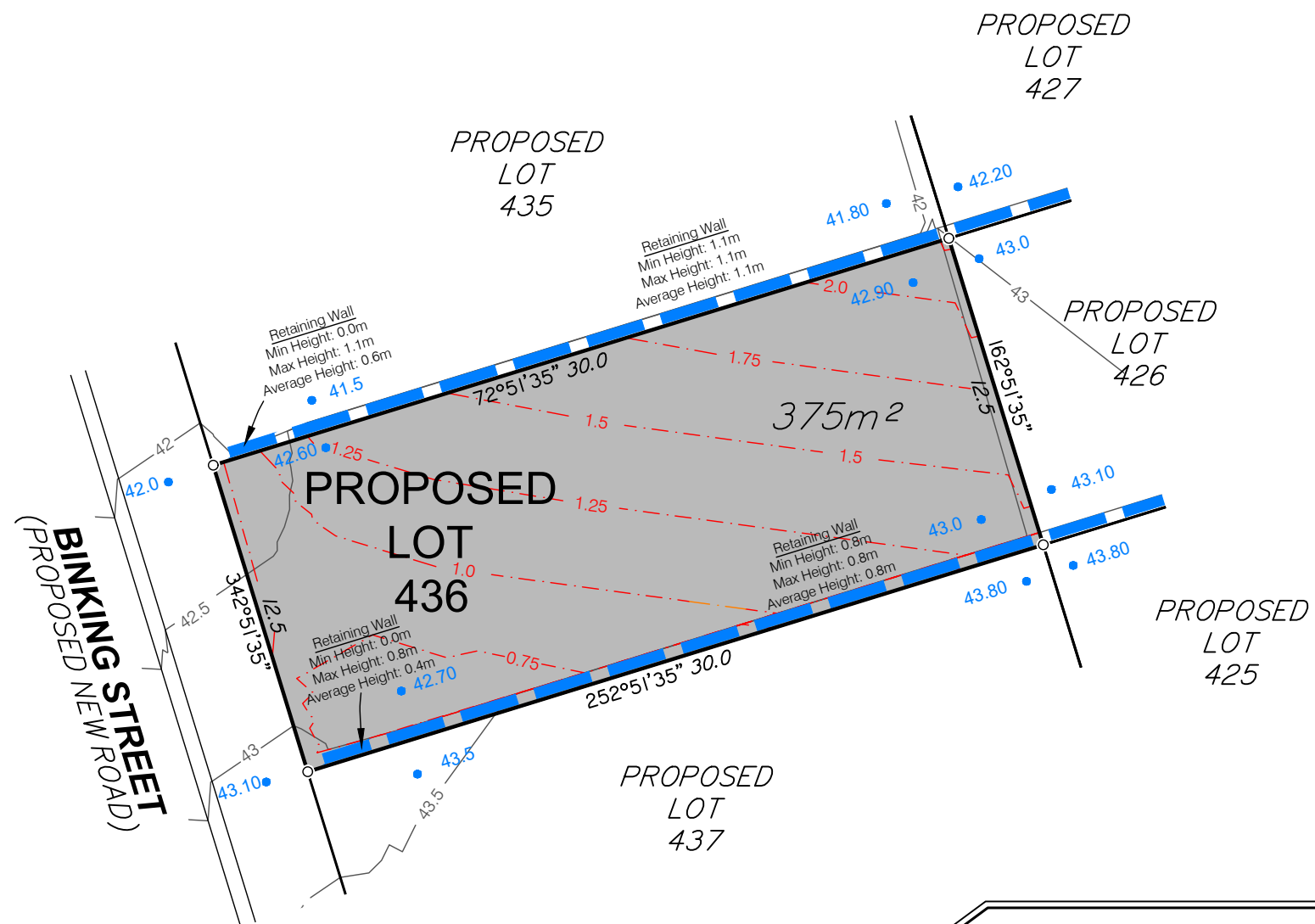
Brisbane Office
 Level 1
 18 Little Cribb Street
 Milton Qld 4064
 PO Box 1399
 Milton Qld 4064

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 f: (07) 3842 1001
 e: info@landpartners.com.au
 w: www.landpartners.com.au

LEVEL DATUM	AHD		
LEVEL ORIGIN	PSM58055 RL37.563		
COMPUTER FILE	BRSS5365-O04-3-1		
SCALE	1:250 @ A3		
DRAWN	AJD	DATE	16/06/2022
CHECKED	AJD	DATE	16/06/2022
APPROVED	RGGA	DATE	16/06/2022



UDN
BRSS5365-O04- 038 - 1



Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable,
 Kerb line shown as: Finished surface levels shown as: ● 66.30

NOTE:
 This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.

DISCLOSURE PLAN FOR PROPOSED LOT 436

This plan shows:

Details of Proposed Lot 436 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as:

Area of Fill shown as:

Fill ranges in depth from 0.7m to 2.3m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as:

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as:

Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

Project:



Client:

ORCHARD (DALEYS) DEVELOPMENTS PTY LTD

LandPartners
surveyors and planners

Brisbane Office
 Level 1
 18 Little Cribb Street
 Milton Qld 4064
 PO Box 1399
 Milton Qld 4064

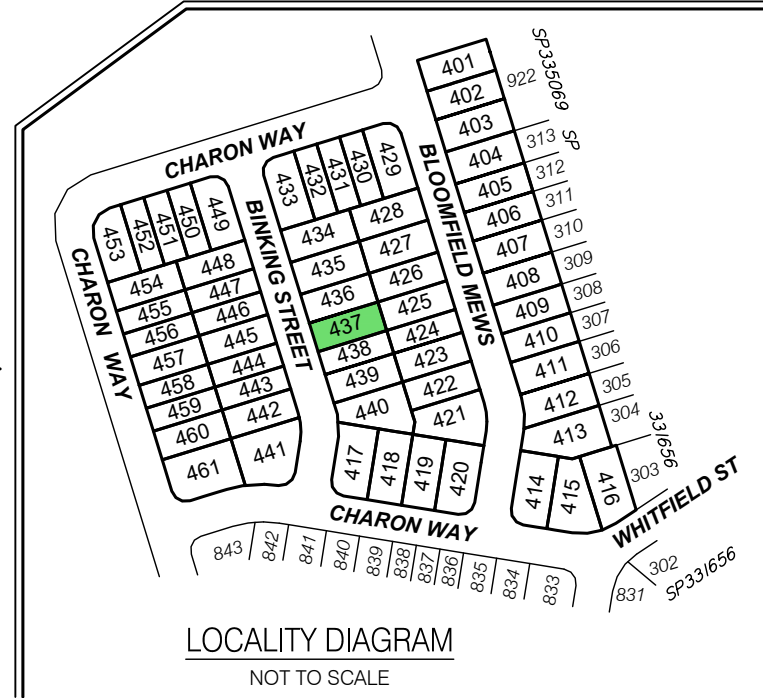
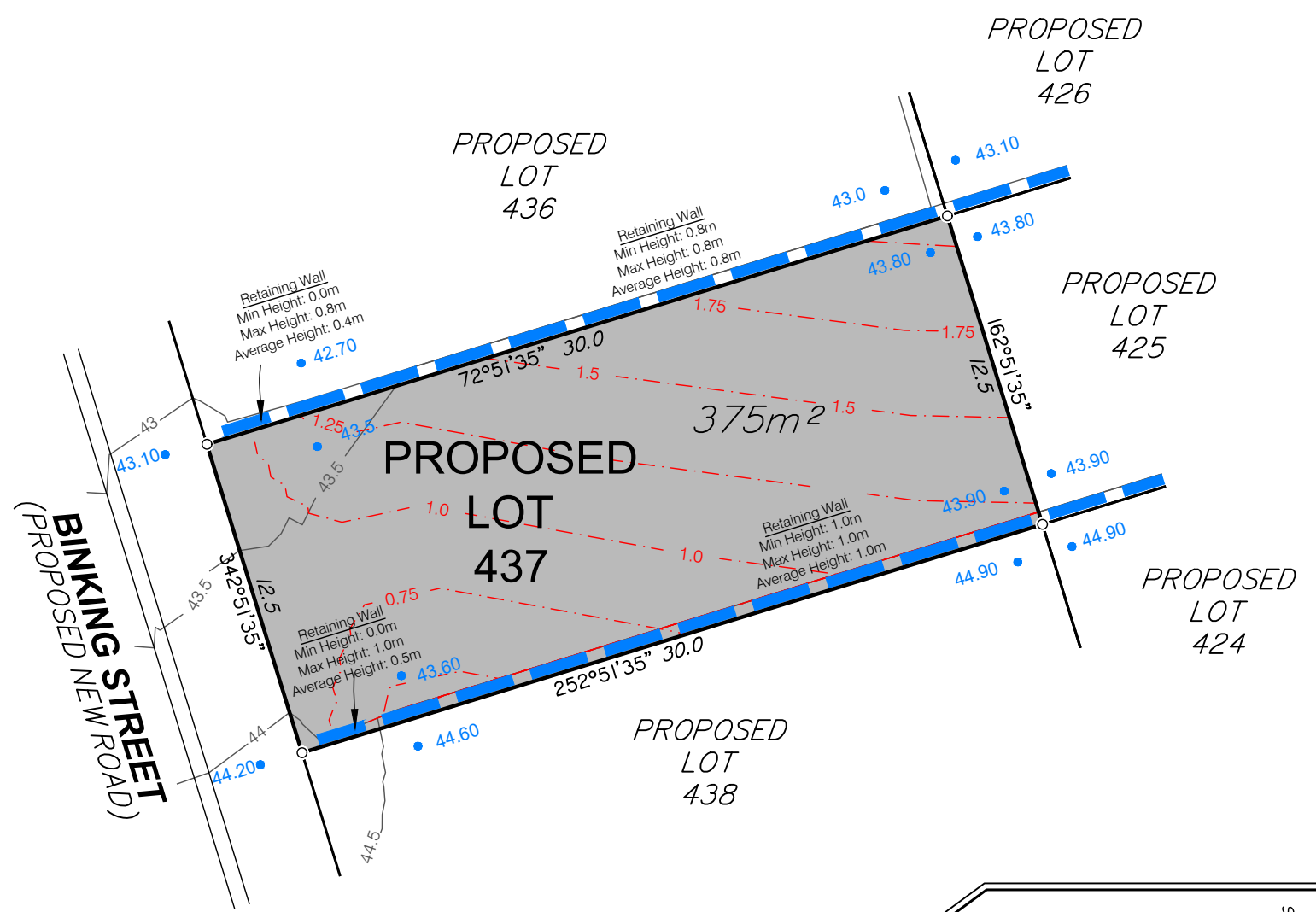
p: (07) 3842 1000
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 e: info@landpartners.com.au
 w: www.landpartners.com.au



SCALE 1:250 @ A3

LEVEL DATUM	AHD		
LEVEL ORIGIN	PSM58055 RL37.563		
COMPUTER FILE	BRSS5365-O04-3-1		
SCALE	1:250 @ A3		
DRAWN	AJD	DATE	16/06/2022
CHECKED	AJD	DATE	16/06/2022
APPROVED	RG	DATE	16/06/2022

UDN
BRSS5365-O04- 039 - 1



Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable,
 Kerb line shown as: Finished surface levels shown as: ● 66.30

NOTE:
 This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.

DISCLOSURE PLAN FOR PROPOSED LOT 437

This plan shows:
 Details of Proposed Lot 437 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as:

Area of Fill shown as:

Fill ranges in depth from 0.5m to 2.0m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as: 48.5

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as: 0.25

Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

Project:

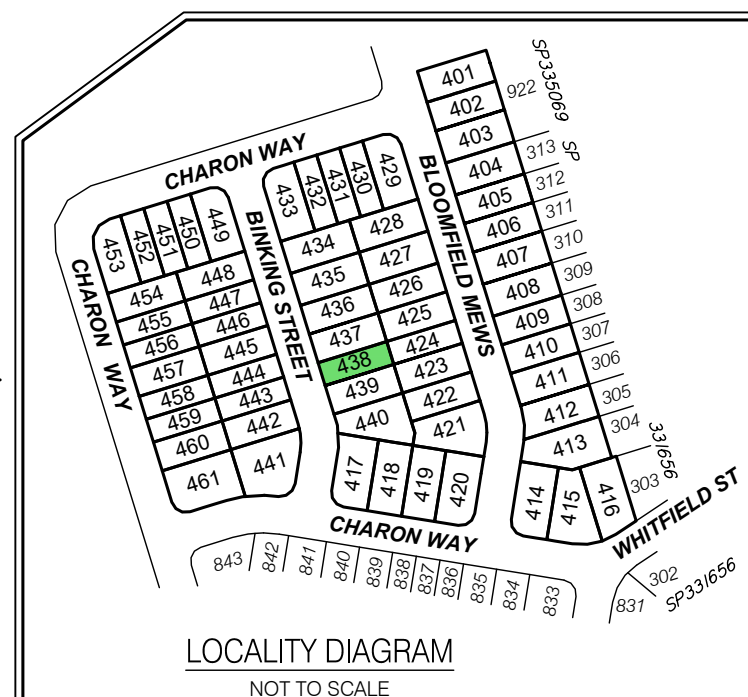
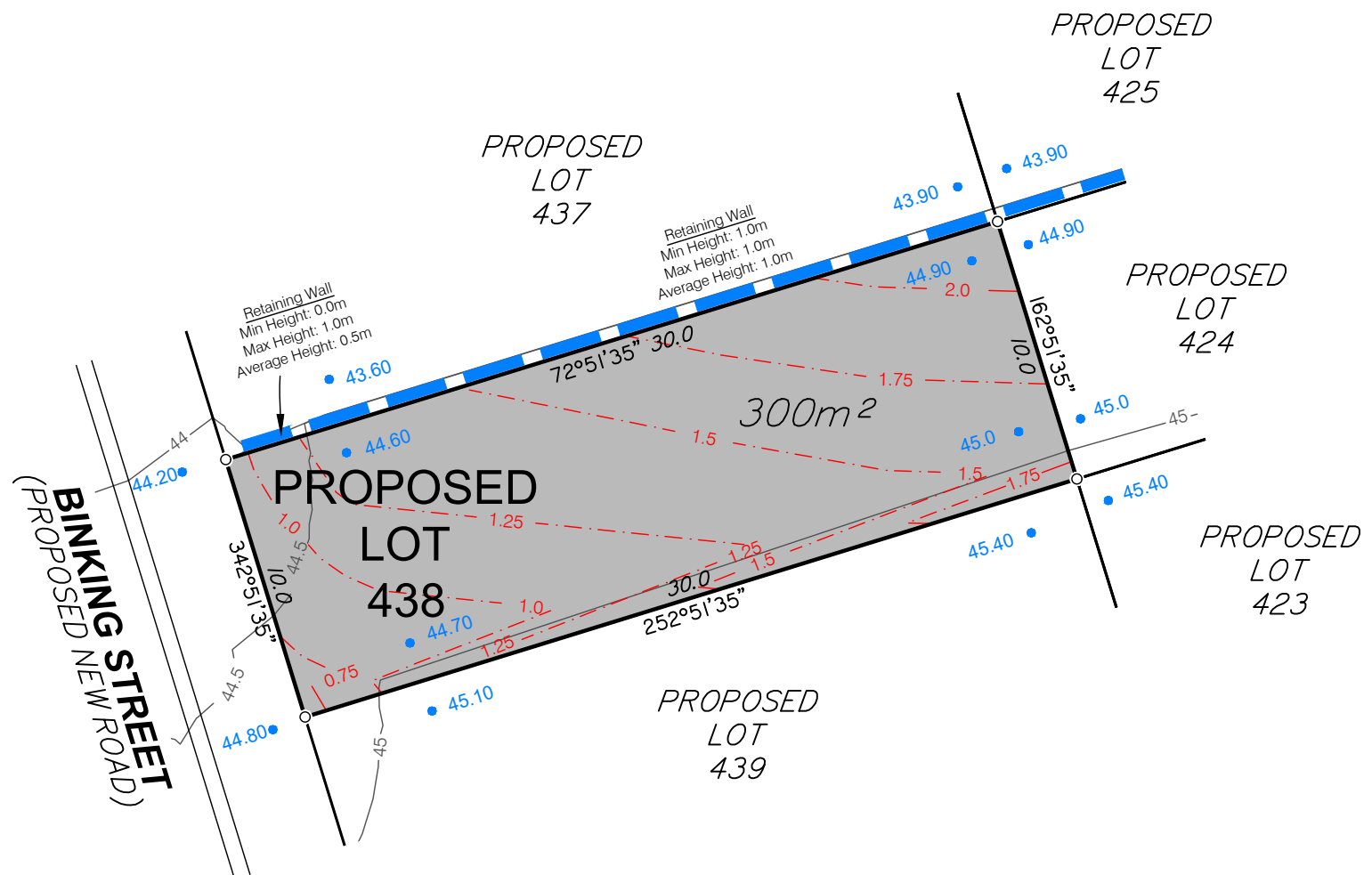
AURORA
 RIPLEY
 STAGE 4

Client:

ORCHARD (DALEYS) DEVELOPMENTS PTY LTD

 LANDPARTNERS surveyors and planners Brisbane Office Level 1 18 Little Cribb Street Milton Qld 4064 PO Box 1399 Milton Qld 4064 p: (07) 3842 1000 f: (07) 3842 1001 e: info@landpartners.com.au w: www.landpartners.com.au 	LEVEL DATUM	AHD
	LEVEL ORIGIN	PSM58055 RL37.563
	COMPUTER FILE	BRSS5365-O04-3-1
	SCALE	1:250 @ A3
	DRAWN	AJD
CHECKED	AJD	DATE 16/06/2022
APPROVED	RGGA	DATE 16/06/2022
UDN	BRSS5365-O04- 040 - 1	

SCALE 1:250 @ A3



Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable,
 Kerb line shown as: Finished surface levels shown as: ● 66.30

NOTE:
 This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.

DISCLOSURE PLAN FOR PROPOSED LOT 438

This plan shows:

Details of Proposed Lot 438 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as:

Area of Fill shown as:

Fill ranges in depth from 0.7m to 2.0m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as: 48.5

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as: 0.25

Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

Project:

AURORA
 RIPLEY
 STAGE 4

Client:

ORCHARD (DALEYS) DEVELOPMENTS PTY LTD

LANDPARTNERS
 surveyors and planners

Brisbane Office
 Level 1
 18 Little Cribb Street
 Milton Qld 4064
 PO Box 1399
 Milton Qld 4064

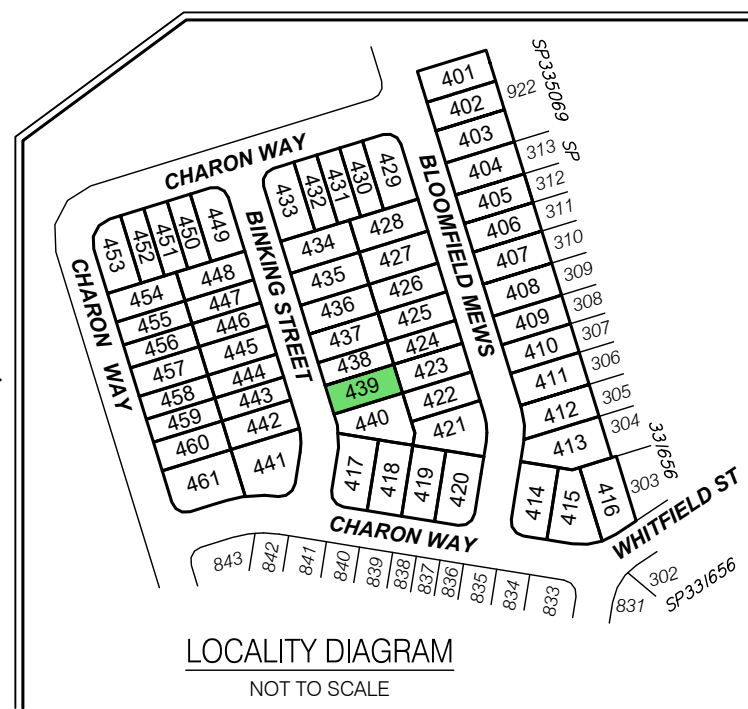
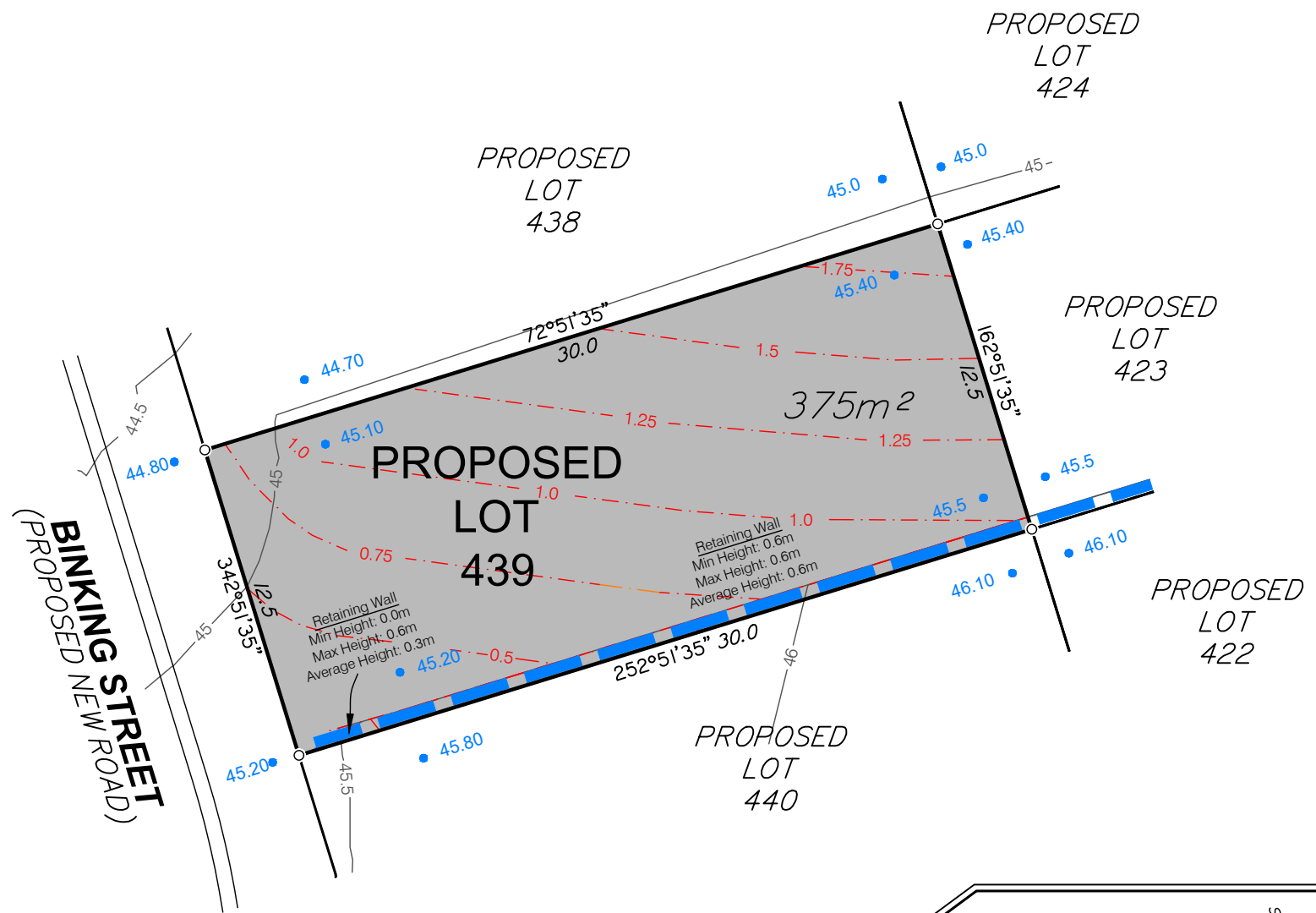
p: (07) 3842 1000
 f: (07) 3842 1001
 e: info@landpartners.com.au
 w: www.landpartners.com.au



SCALE 1:250 @ A3

LEVEL DATUM	AHD		
LEVEL ORIGIN	PSM58055 RL37.563		
COMPUTER FILE	BRSS5365-O04-3-1		
SCALE	1:250 @ A3		
DRAWN	AJD	DATE	16/06/2022
CHECKED	AJD	DATE	16/06/2022
APPROVED	RGGA	DATE	16/06/2022

UDN
BRSS5365-O04- 041 - 1



Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable, Kerb line shown as: Finished surface levels shown as: 66.30

NOTE: This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.

DISCLOSURE PLAN FOR PROPOSED LOT 439

This plan shows:
 Details of Proposed Lot 439 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as:

Area of Fill shown as:
 Fill ranges in depth from 0.3 to 1.8m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as: 48.5

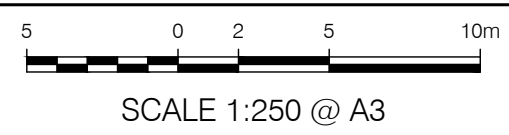
Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as: 0.25

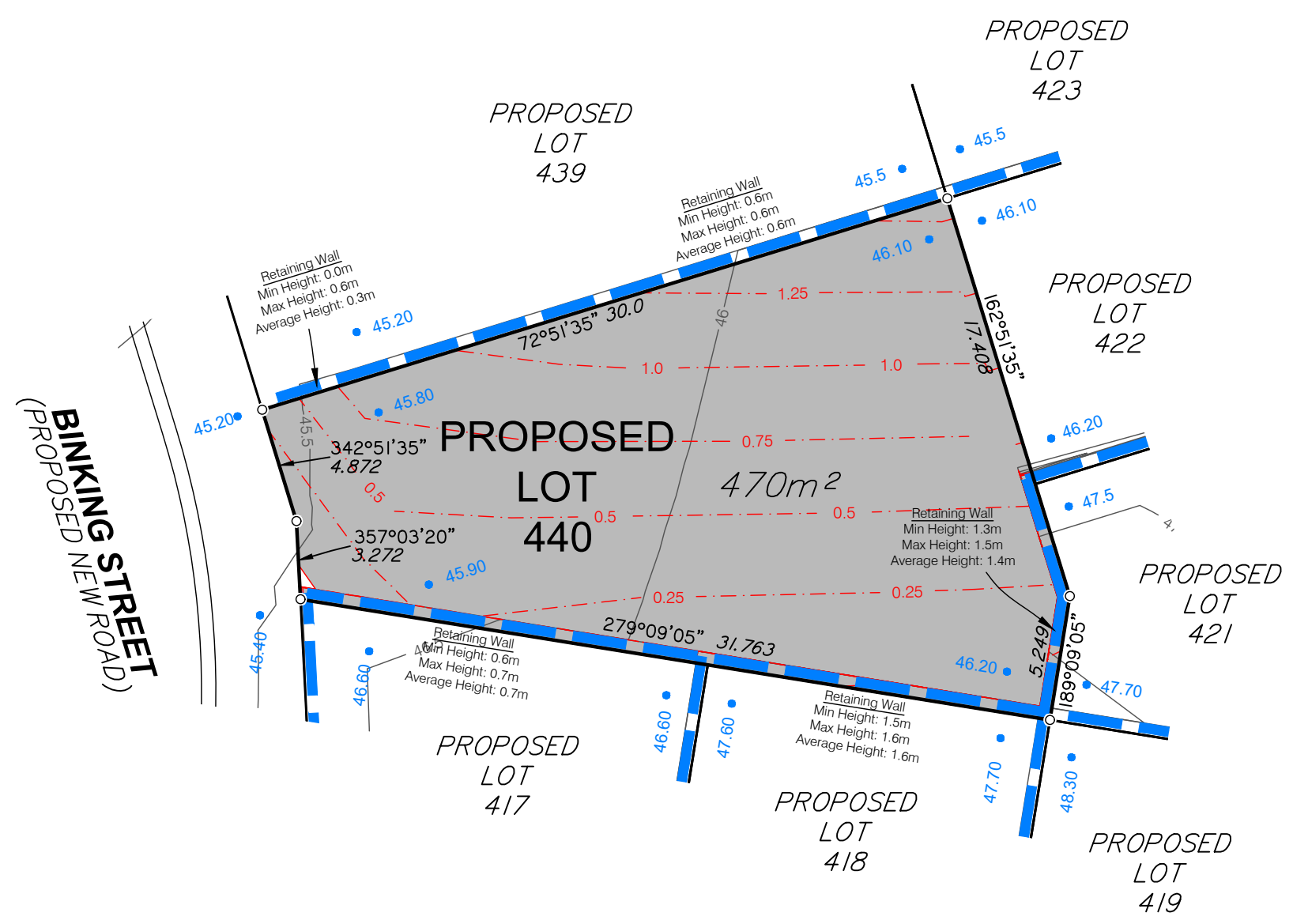
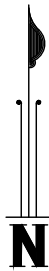
Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

Project: **AURORA**
 RIPLEY
 STAGE 4

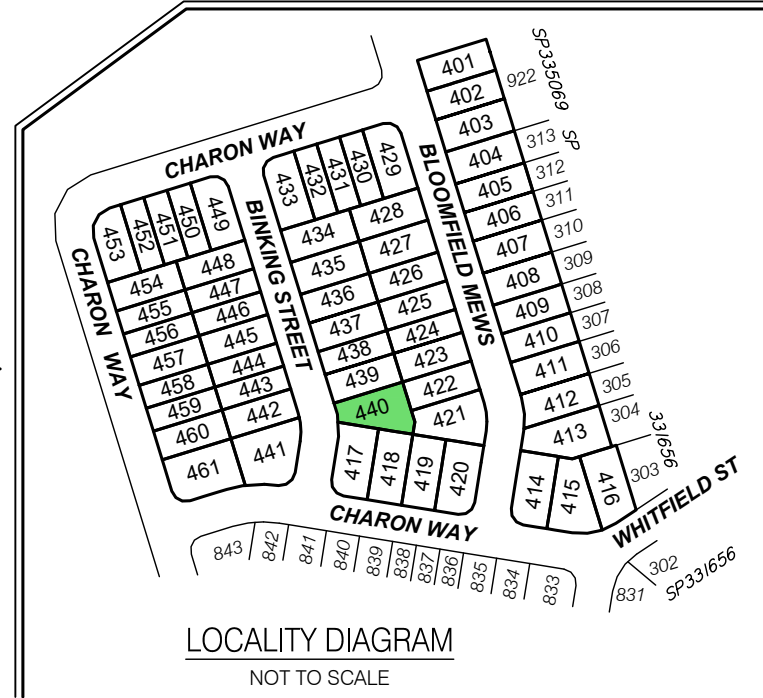
Client: **ORCHARD (DALEYS) DEVELOPMENTS PTY LTD**

 Brisbane Office Level 1 18 Little Cribb Street Milton Qld 4064 PO Box 1399 Milton Qld 4064 p: (07) 3842 1000 f: (07) 3842 1001 e: info@landpartners.com.au w: www.landpartners.com.au	LEVEL DATUM	AHD
	LEVEL ORIGIN	PSM58055 RL37.563
	COMPUTER FILE	BRSS5365-O04-3-1
	SCALE	1:250 @ A3
	DRAWN	AJD
CHECKED	AJD	DATE 16/06/2022
APPROVED	RGGA	DATE 16/06/2022
UDN	BRSS5365-O04- 042 - 1	





BINKING STREET
 (PROPOSED NEW ROAD)



Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable,
 Kerb line shown as: Finished surface levels shown as: ● 66.30

NOTE:
 This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.

DISCLOSURE PLAN FOR PROPOSED LOT 440

This plan shows:
 Details of Proposed Lot 440 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as:

Area of Fill shown as:

Fill ranges in depth from 0.0m to 1.8m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as: 48.5

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as: 0.25

Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

Project:

Client:

ORCHARD (DALEYS) DEVELOPMENTS PTY LTD

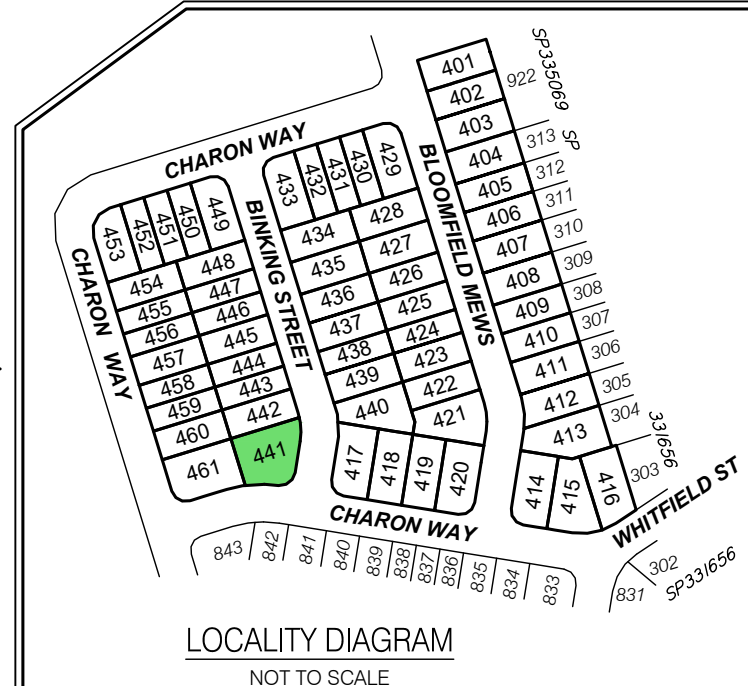
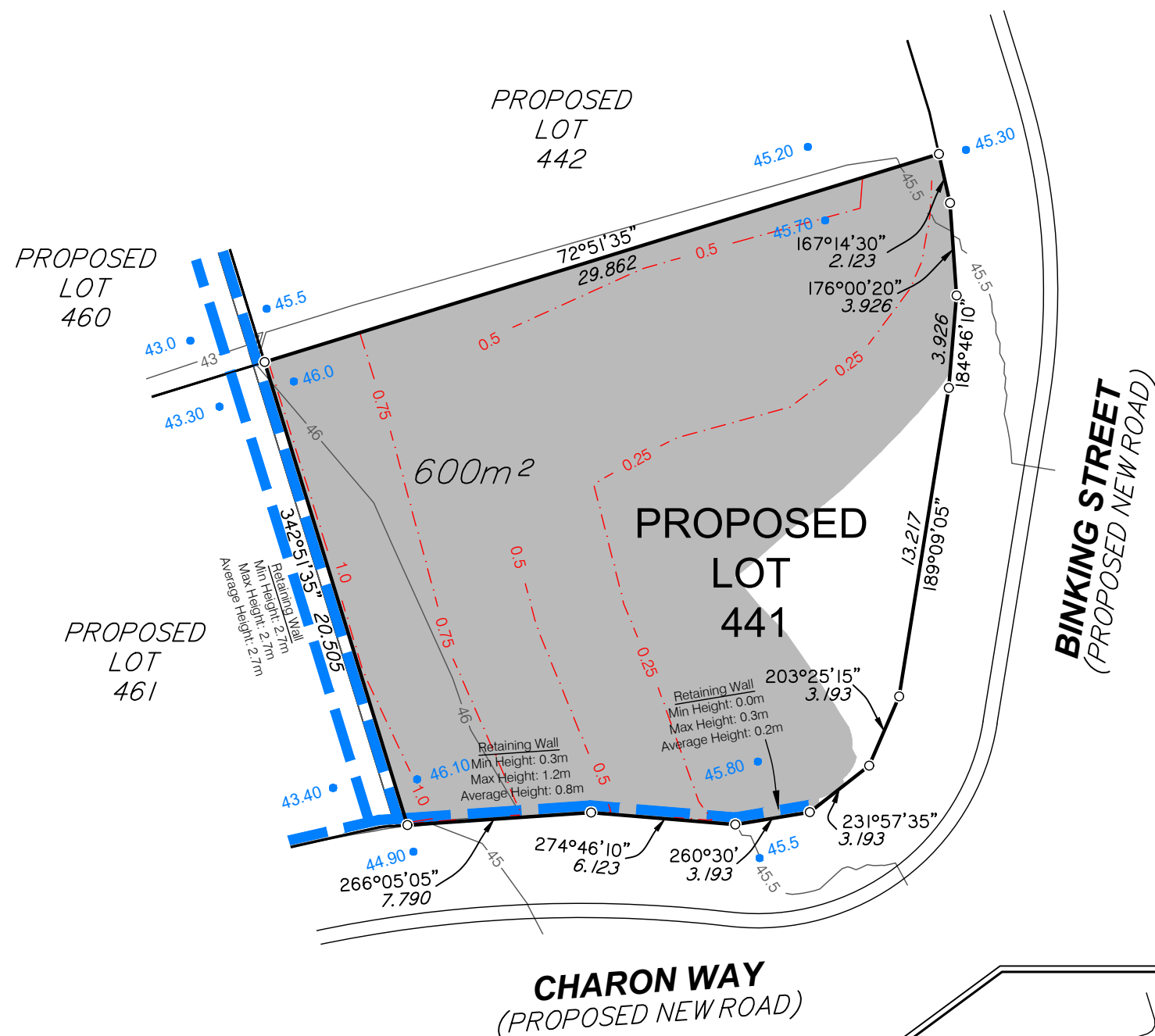
LANDPARTNERS
surveyors and planners

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 Level 1
 18 Little Cribb Street
 Milton Qld 4064
 PO Box 1399
 Milton Qld 4064

p: (07) 3842 1000
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 e: info@landpartners.com.au
 w: www.landpartners.com.au

LEVEL DATUM	AHD		
LEVEL ORIGIN	PSM58055 RL37.563		
COMPUTER FILE	BRSS5365-O04-3-1		
SCALE	1:250 @ A3		
DRAWN	AJD	DATE	16/06/2022
CHECKED	AJD	DATE	16/06/2022
APPROVED	RG	DATE	16/06/2022
UDN	BRSS5365-O04- 043 - 1		

SCALE 1:250 @ A3



Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable,
 Kerb line shown as: Finished surface levels shown as: ● 66.30

NOTE:
 This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.

DISCLOSURE PLAN FOR PROPOSED LOT 441

This plan shows:
 Details of Proposed Lot 441 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as:

Area of Fill shown as:

Fill ranges in depth from 0.0m to 1.0m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as: 48.5

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as: 0.25

Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

Project:

AURORA

RIPLEY
STAGE 4

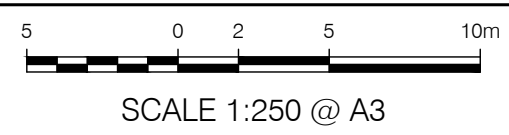
Client:

ORCHARD (DALEYS) DEVELOPMENTS PTY LTD

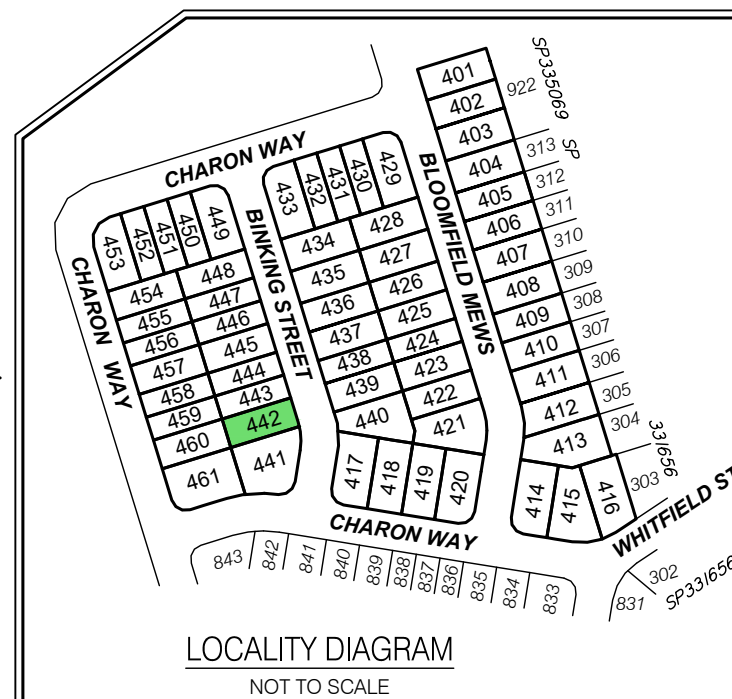
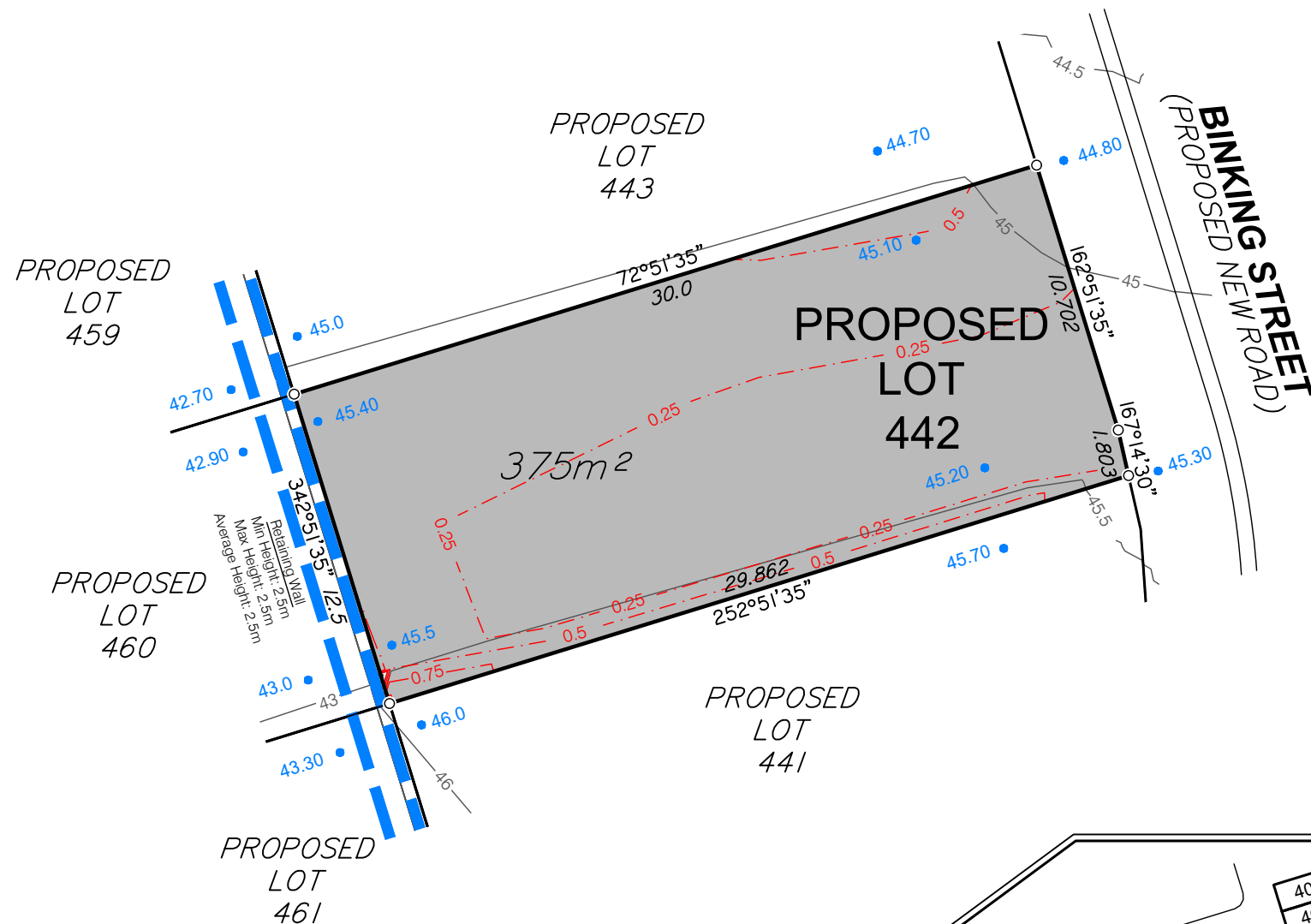
Brisbane Office
 Level 1
 18 Little Cribb Street
 Milton Qld 4064
 PO Box 1399
 Milton Qld 4064

p: (07) 3842 1000
 f: (07) 3842 1001
 e: info@landpartners.com.au
 w: www.landpartners.com.au

LEVEL DATUM	AHD		
LEVEL ORIGIN	PSM58055 RL37.563		
COMPUTER FILE	BRSS5365-O04-3-1		
SCALE	1:250 @ A3		
DRAWN	AJD	DATE	16/06/2022
CHECKED	AJD	DATE	16/06/2022
APPROVED	RGGA	DATE	16/06/2022



UDN
BRSS5365-O04- 044 - 1



Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable,
Kerb line shown as: Finished surface levels shown as: 66.30

NOTE:
This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.

DISCLOSURE PLAN FOR PROPOSED LOT 442

This plan shows:

Details of Proposed Lot 442 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as:

Area of Fill shown as:

Fill ranges in depth from 0.0m to 1.0m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as: 48.5

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as: 0.25

Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

Project:

AURORA
RIPLEY
STAGE 4

Client:

ORCHARD (DALEYS) DEVELOPMENTS PTY LTD

LANDPARTNERS
surveyors and planners

Brisbane Office
Level 1
18 Little Cribb Street
Milton Qld 4064
PO Box 1399
Milton Qld 4064

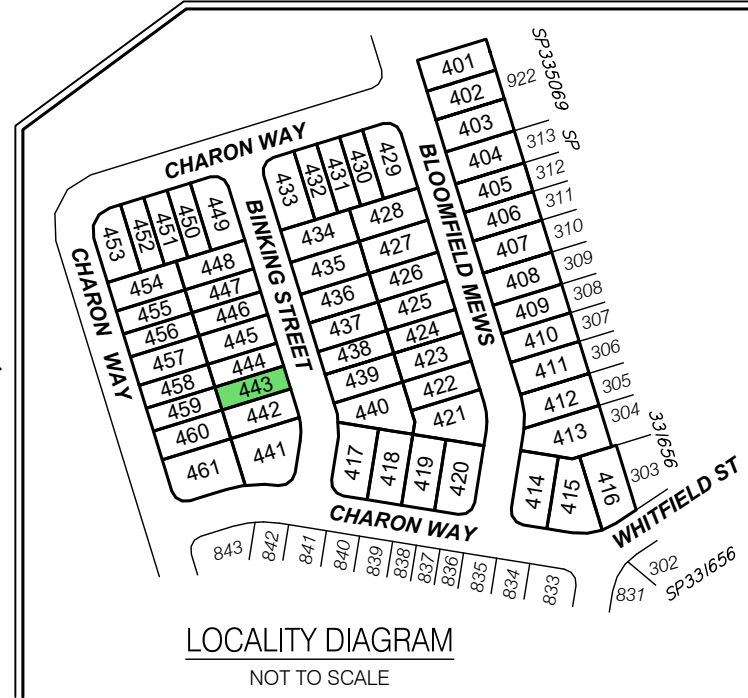
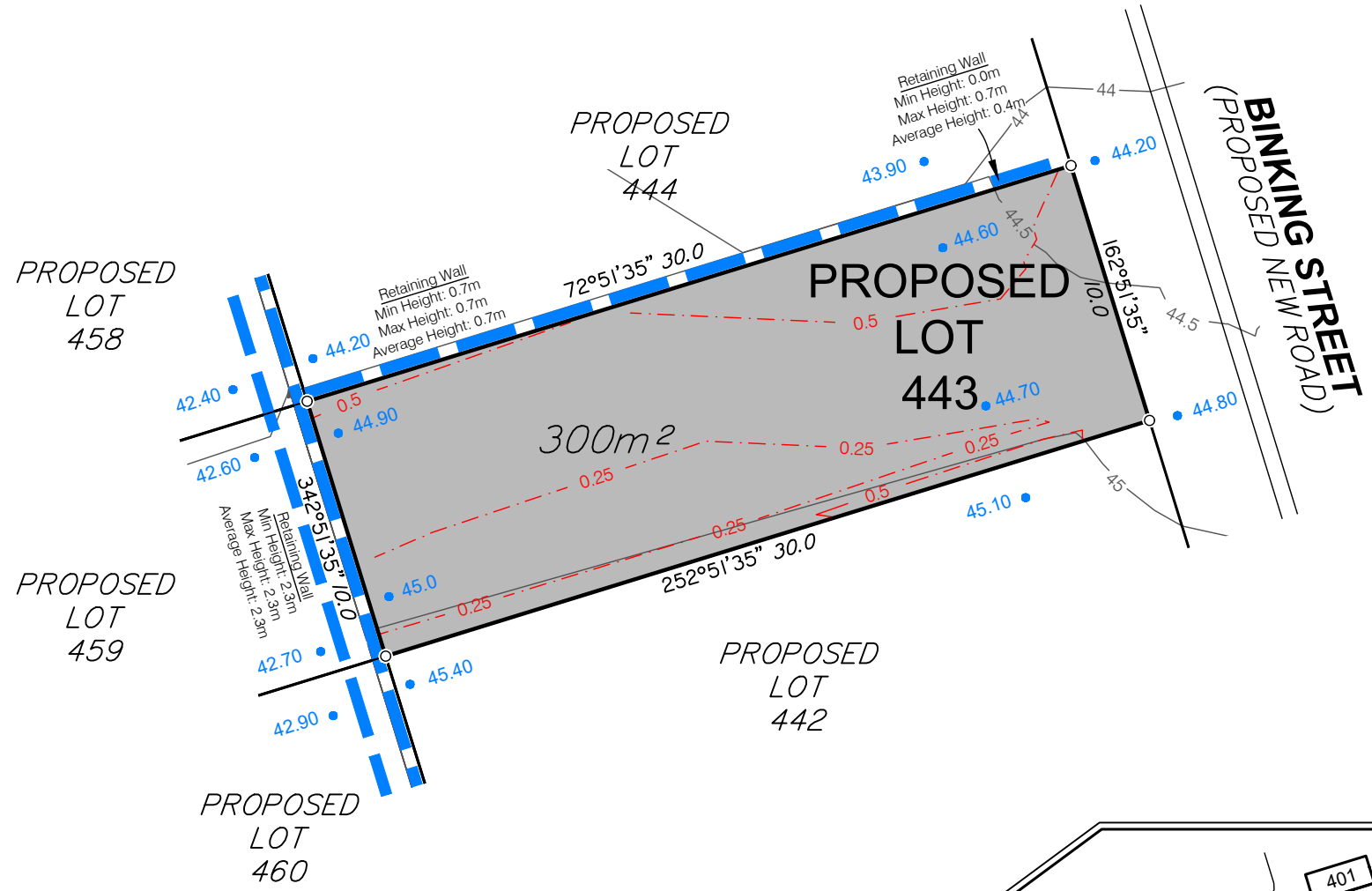
p: (07) 3842 1000
f: (07) 3842 1001
e: info@landpartners.com.au
w: www.landpartners.com.au



SCALE 1:250 @ A3

LEVEL DATUM	AHD		
LEVEL ORIGIN	PSM58055 RL37.563		
COMPUTER FILE	BRSS5365-O04-3-1		
SCALE	1:250 @ A3		
DRAWN	AJD	DATE	16/06/2022
CHECKED	AJD	DATE	16/06/2022
APPROVED	RGGA	DATE	16/06/2022

UDN
BRSS5365-O04- 045 - 1



Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable,
 Kerb line shown as: Finished surface levels shown as: ● 66.30

NOTE:
 This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.

DISCLOSURE PLAN FOR PROPOSED LOT 443

This plan shows:
 Details of Proposed Lot 443 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as:

Area of Fill shown as:

Fill ranges in depth from 0.0m to 0.5m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as: 48.5

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as: 0.25

Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

Project:

AURORA

RIPLEY
STAGE 4

Client:

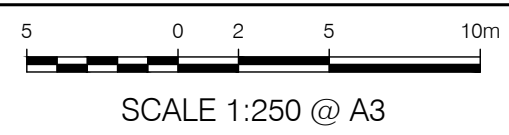
ORCHARD (DALEYS) DEVELOPMENTS PTY LTD

LANDPARTNERS
surveyors and planners

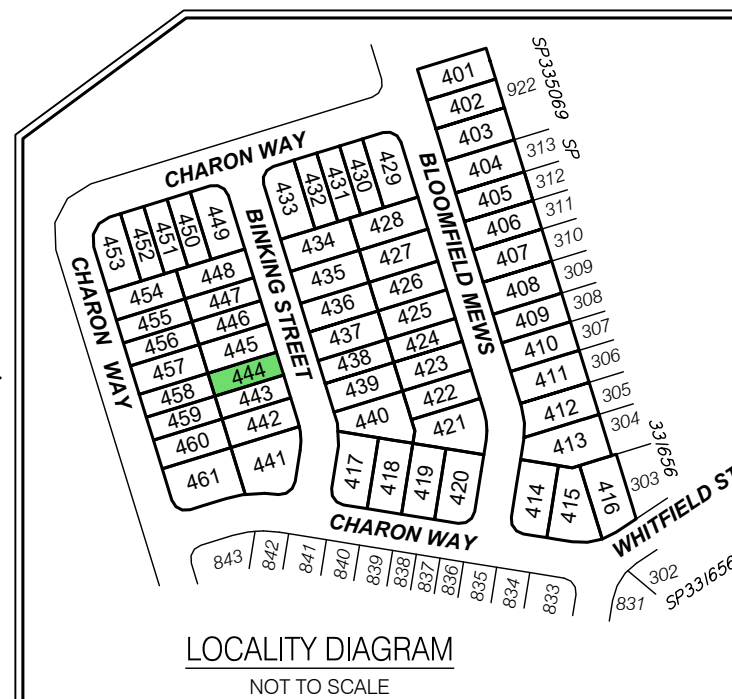
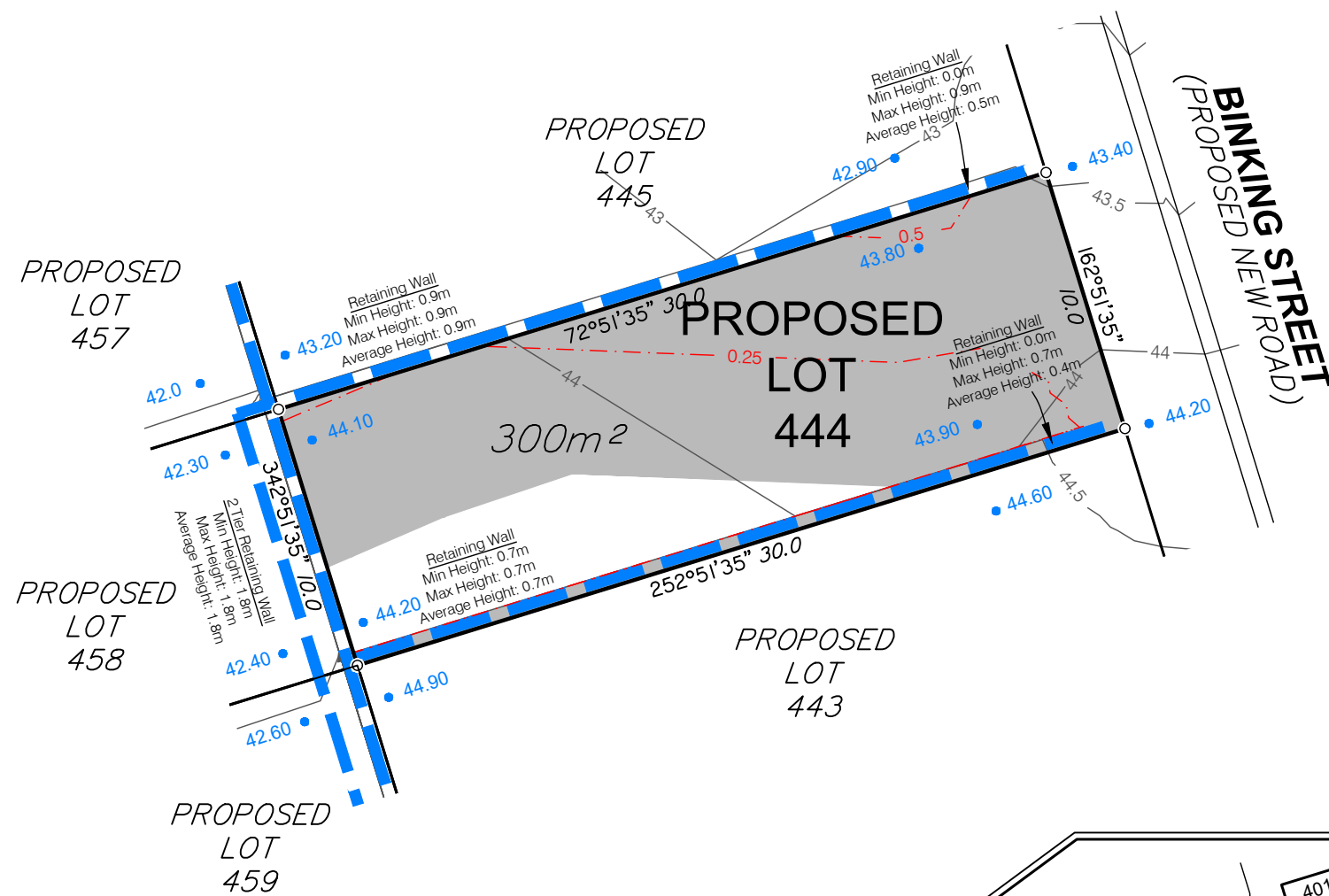
Brisbane Office
 Level 1
 18 Little Cribb Street
 Milton Qld 4064
 PO Box 1399
 Milton Qld 4064

p: (07) 3842 1000
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 e: info@landpartners.com.au
 w: www.landpartners.com.au

LEVEL DATUM	AHD
LEVEL ORIGIN	PSM58055 RL37.563
COMPUTER FILE	BRSS5365-O04-3-1
SCALE	1:250 @ A3
DRAWN	AJD DATE 16/06/2022
CHECKED	AJD DATE 16/06/2022
APPROVED	RGGA DATE 16/06/2022



UDN
BRSS5365-O04- 046 - 1



Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable, Kerb line shown as: Finished surface levels shown as: 66.30

NOTE: This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.

DISCLOSURE PLAN FOR PROPOSED LOT 444

This plan shows:

Details of Proposed Lot 444 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as:

Area of Fill shown as:

Fill ranges in depth from 0.0m to 0.5m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as:

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as:

Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

Project:

AURORA
RIPLEY
STAGE 4

Client:

ORCHARD (DALEYS) DEVELOPMENTS PTY LTD



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18 Little Cribb Street
Milton Qld 4064
PO Box 1399
Milton Qld 4064

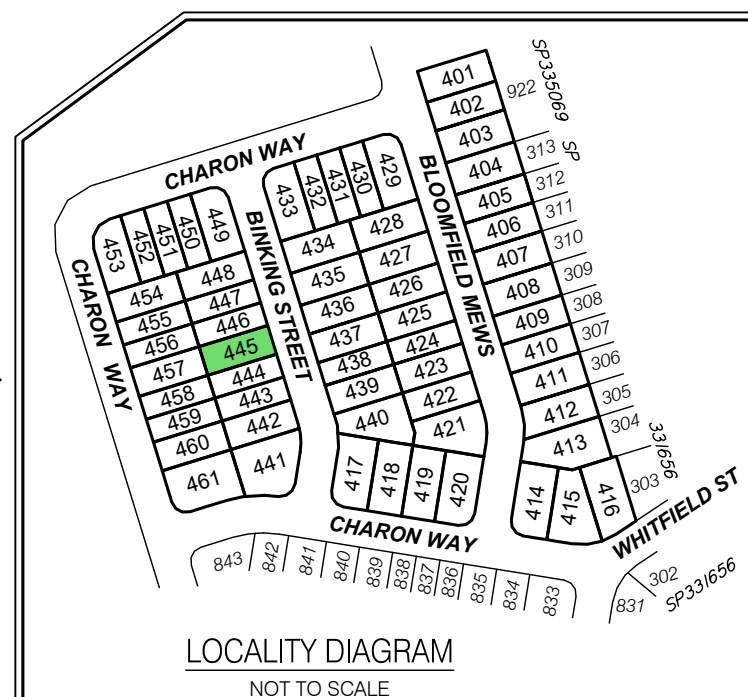
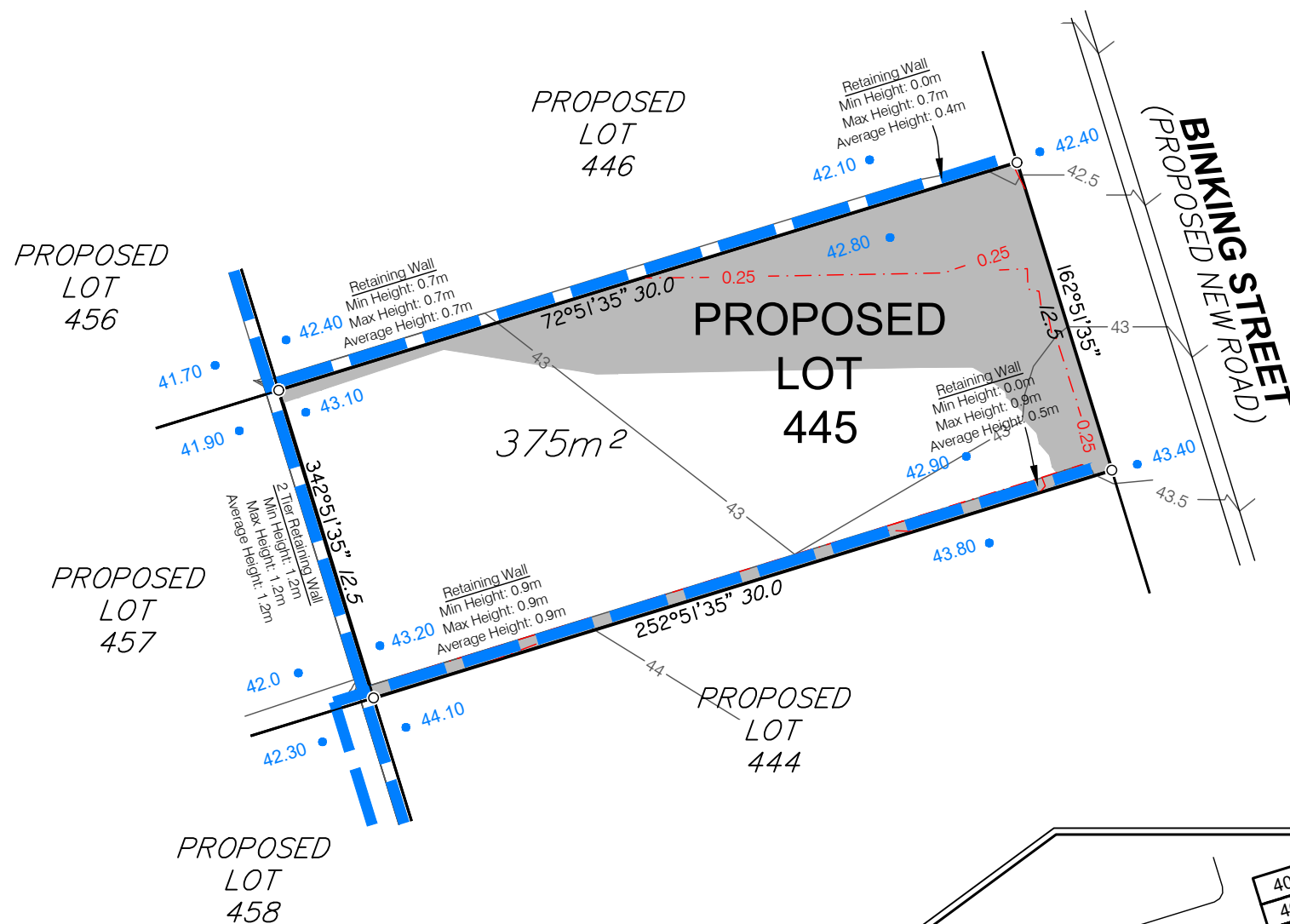
p: (07) 3842 1000
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SCALE 1:250 @ A3

LEVEL DATUM	AHD
LEVEL ORIGIN	PSM58055 RL37.563
COMPUTER FILE	BRSS5365-O04-3-1
SCALE	1:250 @ A3
DRAWN	AJD DATE 16/06/2022
CHECKED	AJD DATE 16/06/2022
APPROVED	RGGA DATE 16/06/2022

UDN
BRSS5365-O04- 047 - 1



Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable, Kerb line shown as: Finished surface levels shown as: 66.30

NOTE: This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.

DISCLOSURE PLAN FOR PROPOSED LOT 445

This plan shows:
 Details of Proposed Lot 445 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as:

Area of Fill shown as:

Fill ranges in depth from 0.0m to 0.5m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as: 48.5

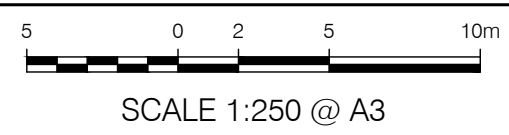
Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as: 0.25

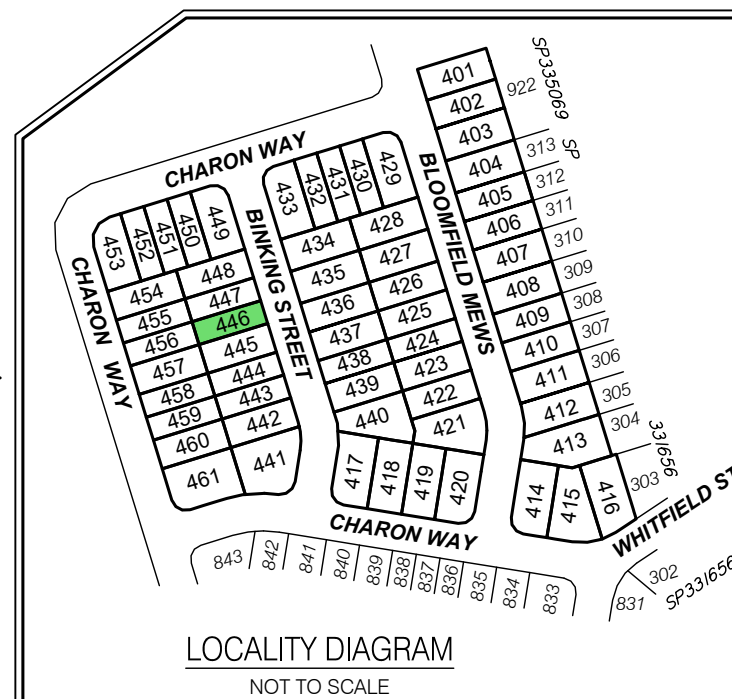
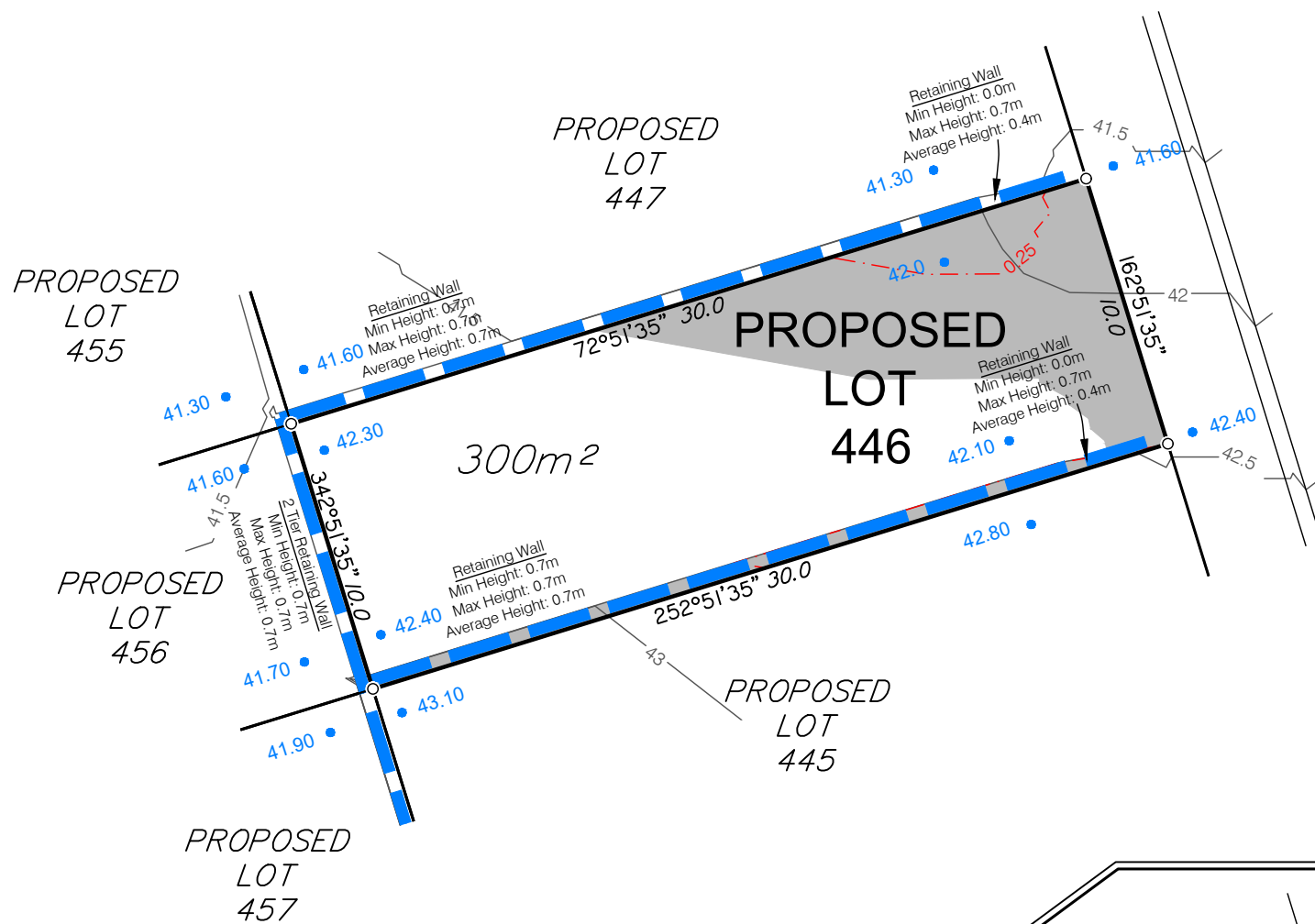
Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

Project: **AURORA**
 RIPLEY
 STAGE 4

Client: **ORCHARD (DALEYS) DEVELOPMENTS PTY LTD**

<p>LANDPARTNERS surveyors and planners</p> <p>Brisbane Office Level 1 18 Little Cribb Street Milton Qld 4064 PO Box 1399 Milton Qld 4064</p> <p>p: (07) 3842 1000 f: (07) 3842 1001 e: info@landpartners.com.au w: www.landpartners.com.au</p>	LEVEL DATUM	AHD
	LEVEL ORIGIN	PSM58055 RL37.563
	COMPUTER FILE	BRSS5365-O04-3-1
	SCALE	1:250 @ A3
	DRAWN	AJD
CHECKED	AJD	DATE 16/06/2022
APPROVED	RGGA	DATE 16/06/2022
UDN	BRSS5365-O04- 048 - 1	





Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable, Kerb line shown as: Finished surface levels shown as: 66.30

NOTE: This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.

DISCLOSURE PLAN FOR PROPOSED LOT 446

This plan shows:

Details of Proposed Lot 446 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as:

Area of Fill shown as:

Fill ranges in depth from 0.0m to 0.3m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as: 48.5

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as: 0.25

Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

Project:

AURORA
RIPLEY
STAGE 4

Client:

ORCHARD (DALEYS) DEVELOPMENTS PTY LTD



Brisbane Office
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Milton Qld 4064
PO Box 1399
Milton Qld 4064

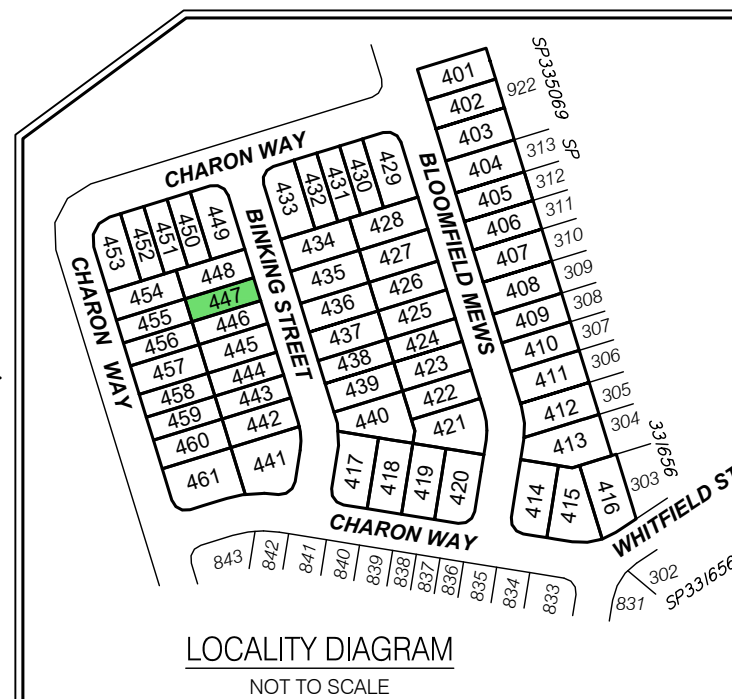
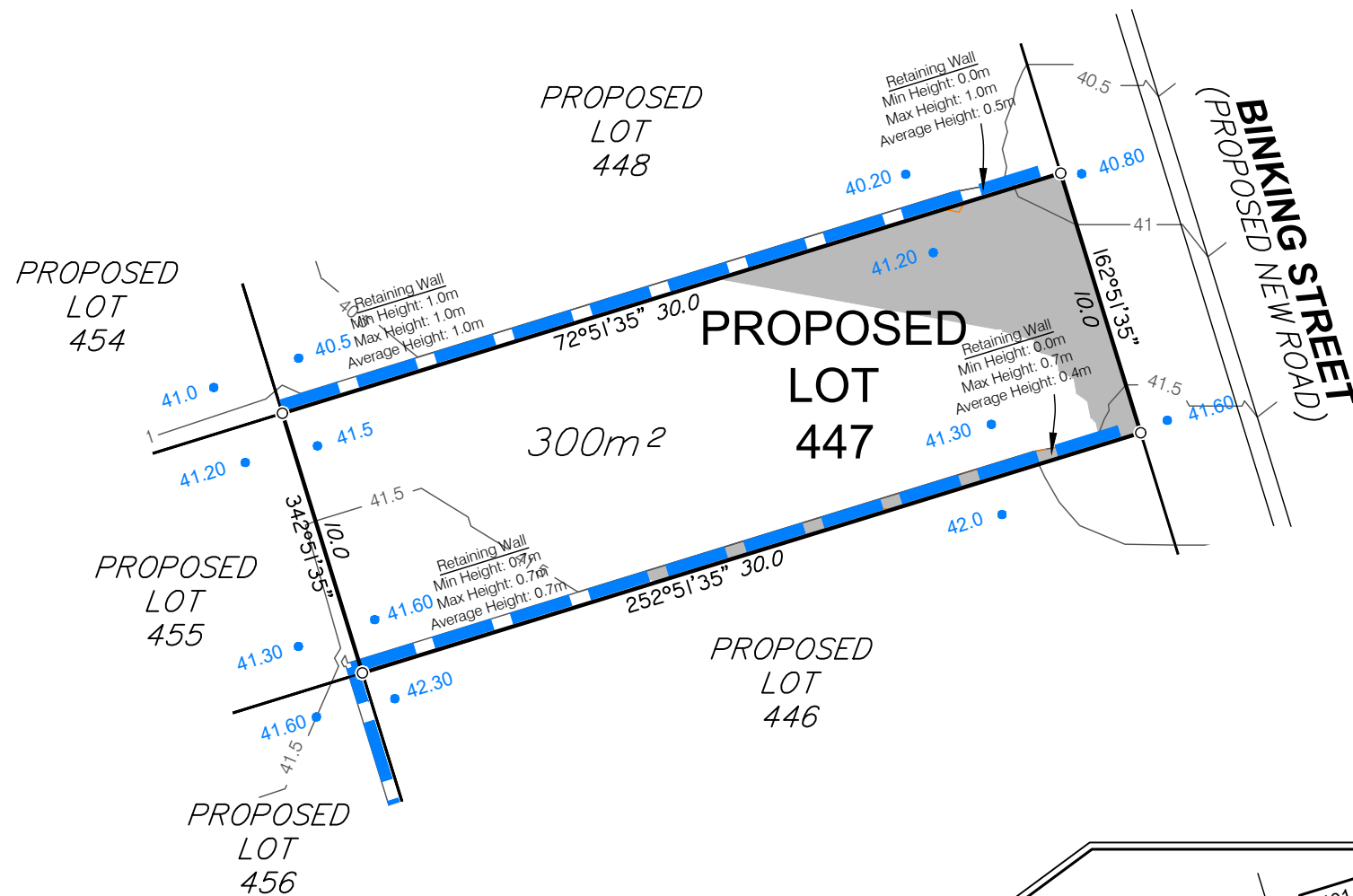
p: (07) 3842 1000
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w: www.landpartners.com.au



SCALE 1:250 @ A3

LEVEL DATUM	AHD		
LEVEL ORIGIN	PSM58055 RL37.563		
COMPUTER FILE	BRSS5365-O04-3-1		
SCALE	1:250 @ A3		
DRAWN	AJD	DATE	16/06/2022
CHECKED	AJD	DATE	16/06/2022
APPROVED	RG	DATE	16/06/2022

UDN
BRSS5365-O04- 049 - 1



Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable,
Kerb line shown as: Finished surface levels shown as: ● 66.30

NOTE:
This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.

DISCLOSURE PLAN FOR PROPOSED LOT 447

This plan shows:

Details of Proposed Lot 447 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as:

Area of Fill shown as:

Fill ranges in depth from 0.0m to 0.3m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as:

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as:

Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

Project:

AURORA
RIPLEY
STAGE 4

Client:

ORCHARD (DALEYS) DEVELOPMENTS PTY LTD

LANDPARTNERS
surveyors and planners

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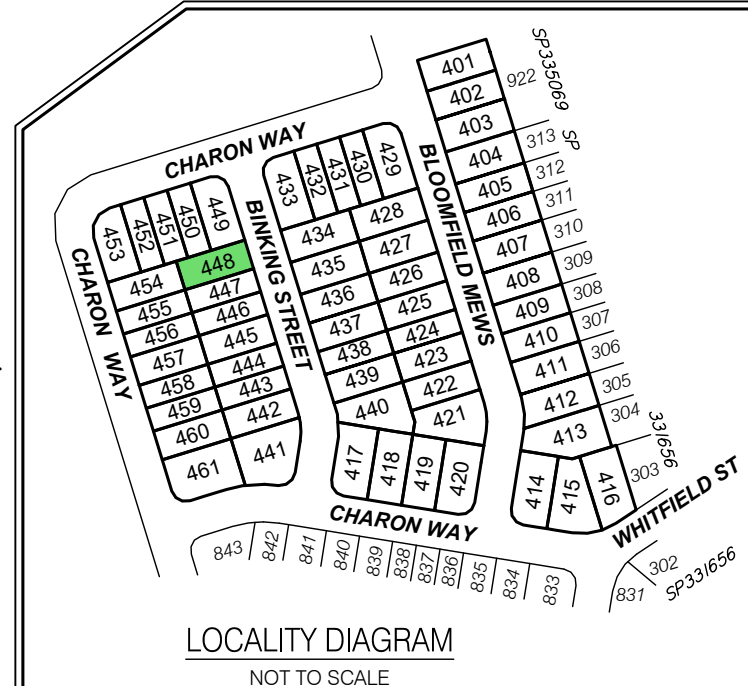
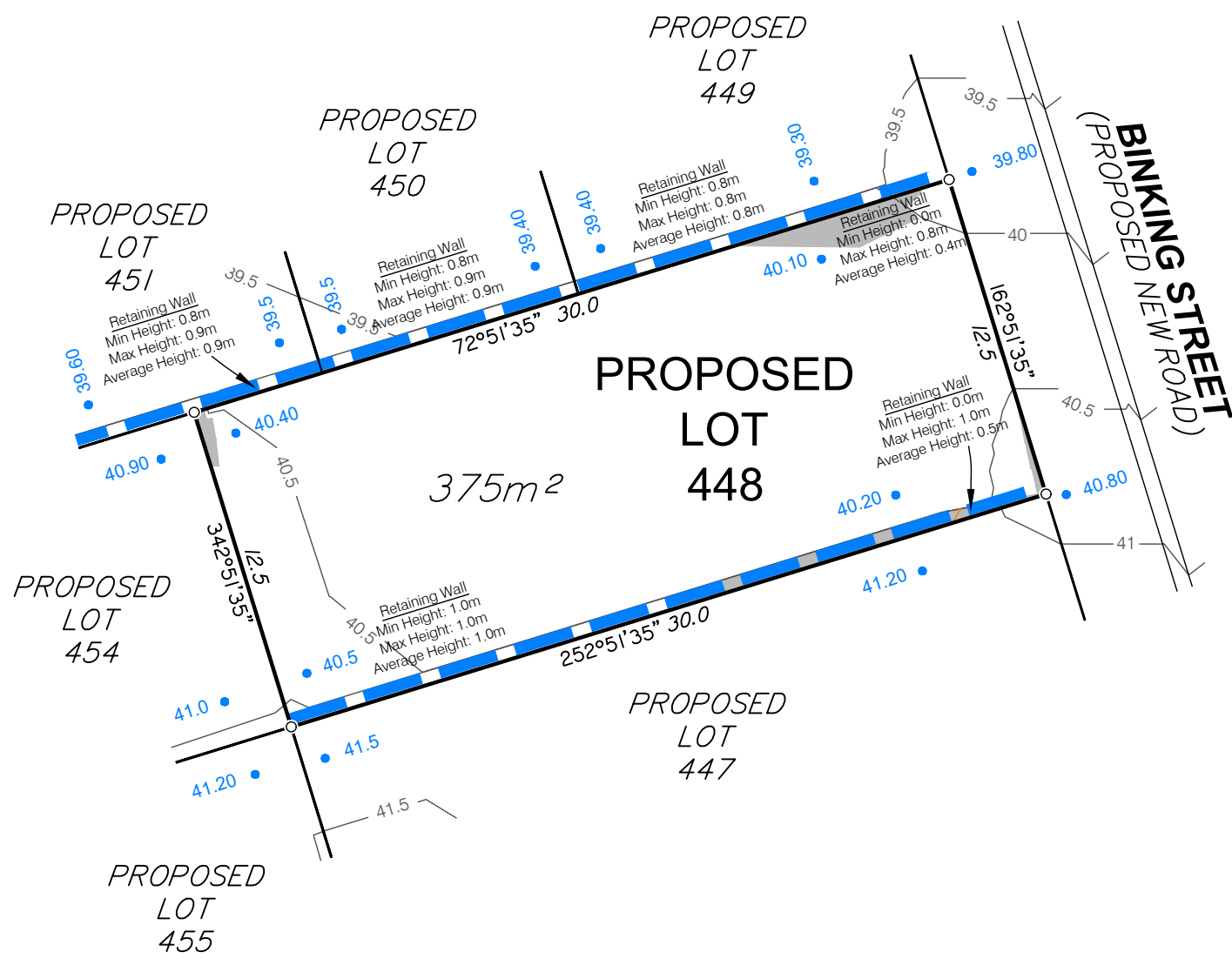


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SCALE 1:250 @ A3

LEVEL DATUM	AHD		
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COMPUTER FILE	BRSS5365-O04-3-1		
SCALE	1:250 @ A3		
DRAWN	AJD	DATE	16/06/2022
CHECKED	AJD	DATE	16/06/2022
APPROVED	RG	DATE	16/06/2022

UDN
BRSS5365-O04- 050 - 1



Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable, Kerb line shown as: Finished surface levels shown as: 66.30

NOTE: This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.

DISCLOSURE PLAN FOR PROPOSED LOT 448

This plan shows:
 Details of Proposed Lot 448 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

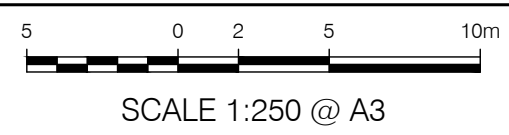
- Retaining Walls are shown as:
- Area of Fill shown as:
- Fill ranges in depth from 0.0m to 0.3m.
- Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.
- Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as: 48.5
- Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as: 0.25

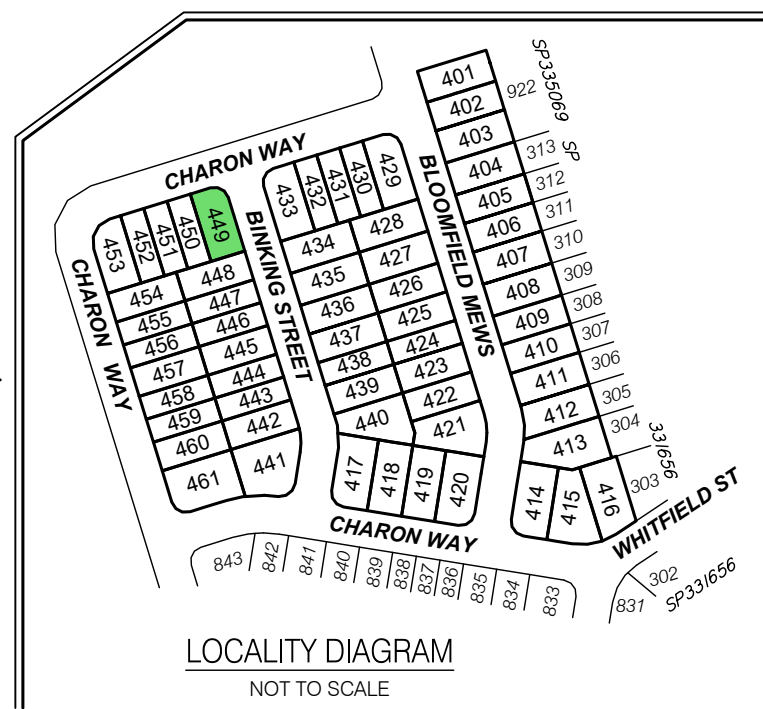
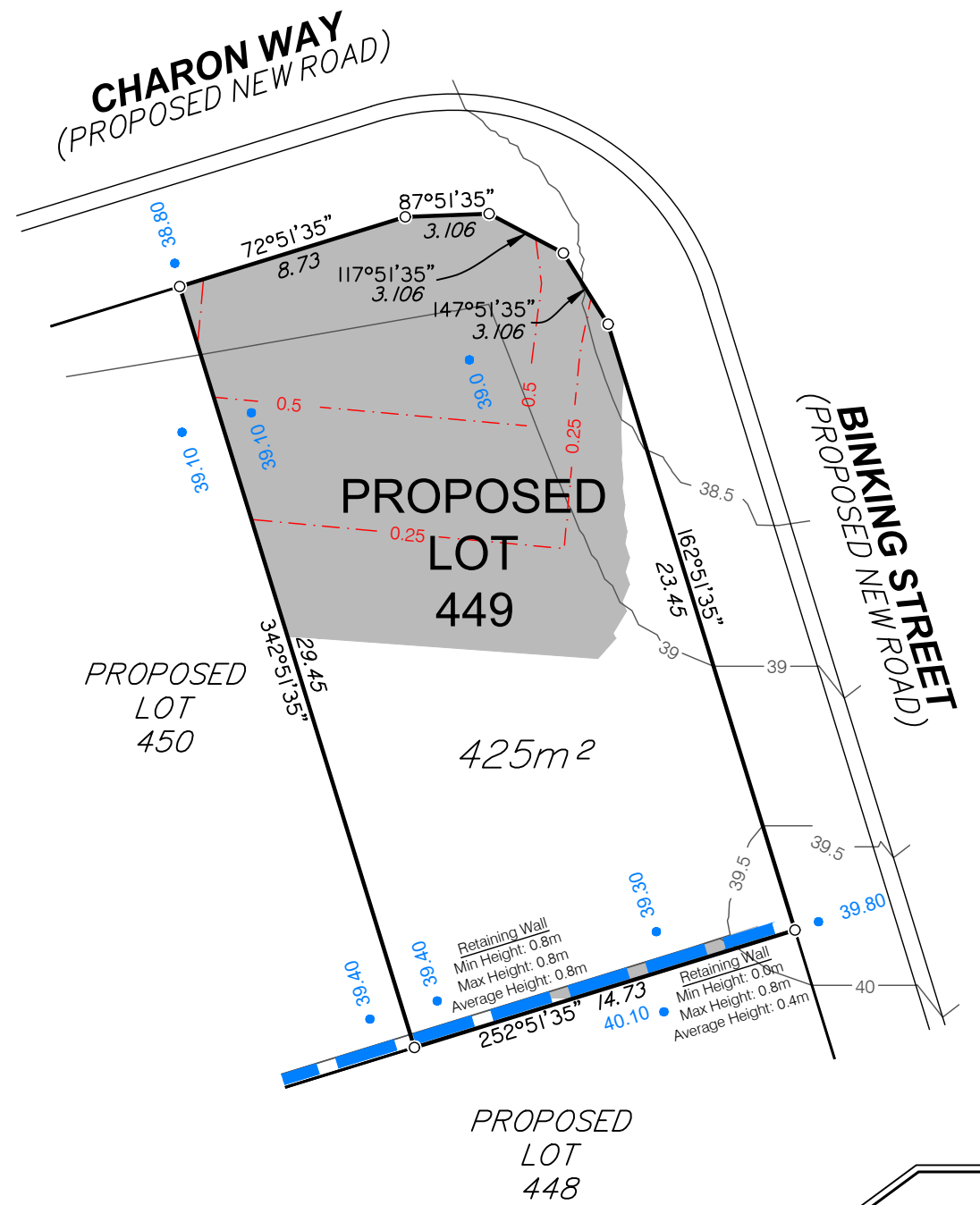
Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

Project: **AURORA**
 RIPLEY
 STAGE 4

Client: **ORCHARD (DALEYS) DEVELOPMENTS PTY LTD**

<p>LANDPARTNERS surveyors and planners</p> <p>Brisbane Office Level 1 18 Little Cribb Street Milton Qld 4064 PO Box 1399 Milton Qld 4064</p> <p>p: (07) 3842 1000 f: (07) 3842 1001 e: info@landpartners.com.au w: www.landpartners.com.au</p>	LEVEL DATUM	AHD
	LEVEL ORIGIN	PSM58055 RL37.563
	COMPUTER FILE	BRSS5365-O04-3-1
	SCALE	1:250 @ A3
DRAWN	AJD	DATE 16/06/2022
CHECKED	AJD	DATE 16/06/2022
APPROVED	RGGA	DATE 16/06/2022
UDN	BRSS5365-O04- 051 - 1	





Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable,
Kerb line shown as: Finished surface levels shown as: 66.30

NOTE:
This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.

DISCLOSURE PLAN FOR PROPOSED LOT 449

This plan shows:
Details of Proposed Lot 449 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as:

Area of Fill shown as:
Fill ranges in depth from 0.0m to 0.7m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as: 48.5

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as: 0.25

Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

Project:

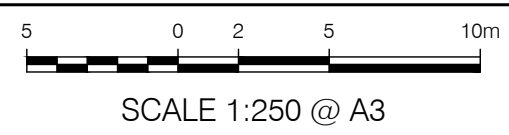
AURORA

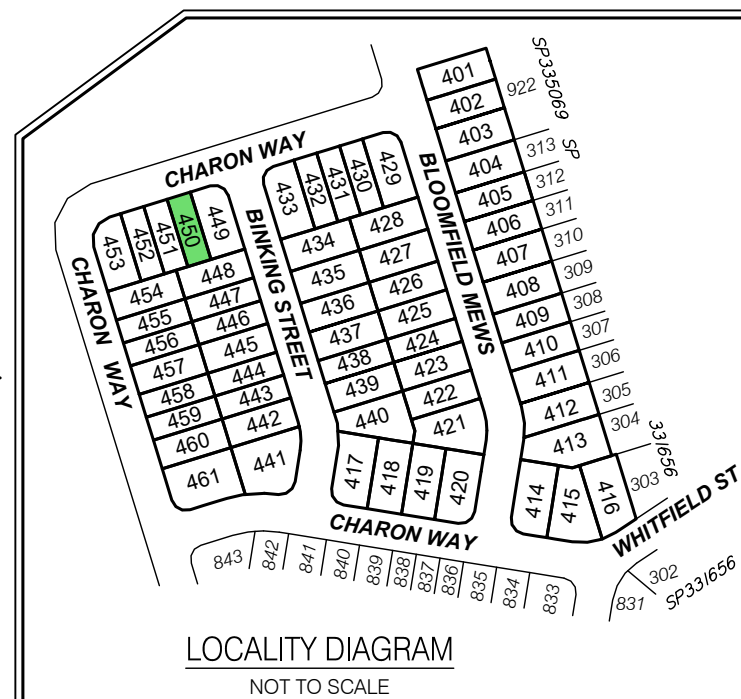
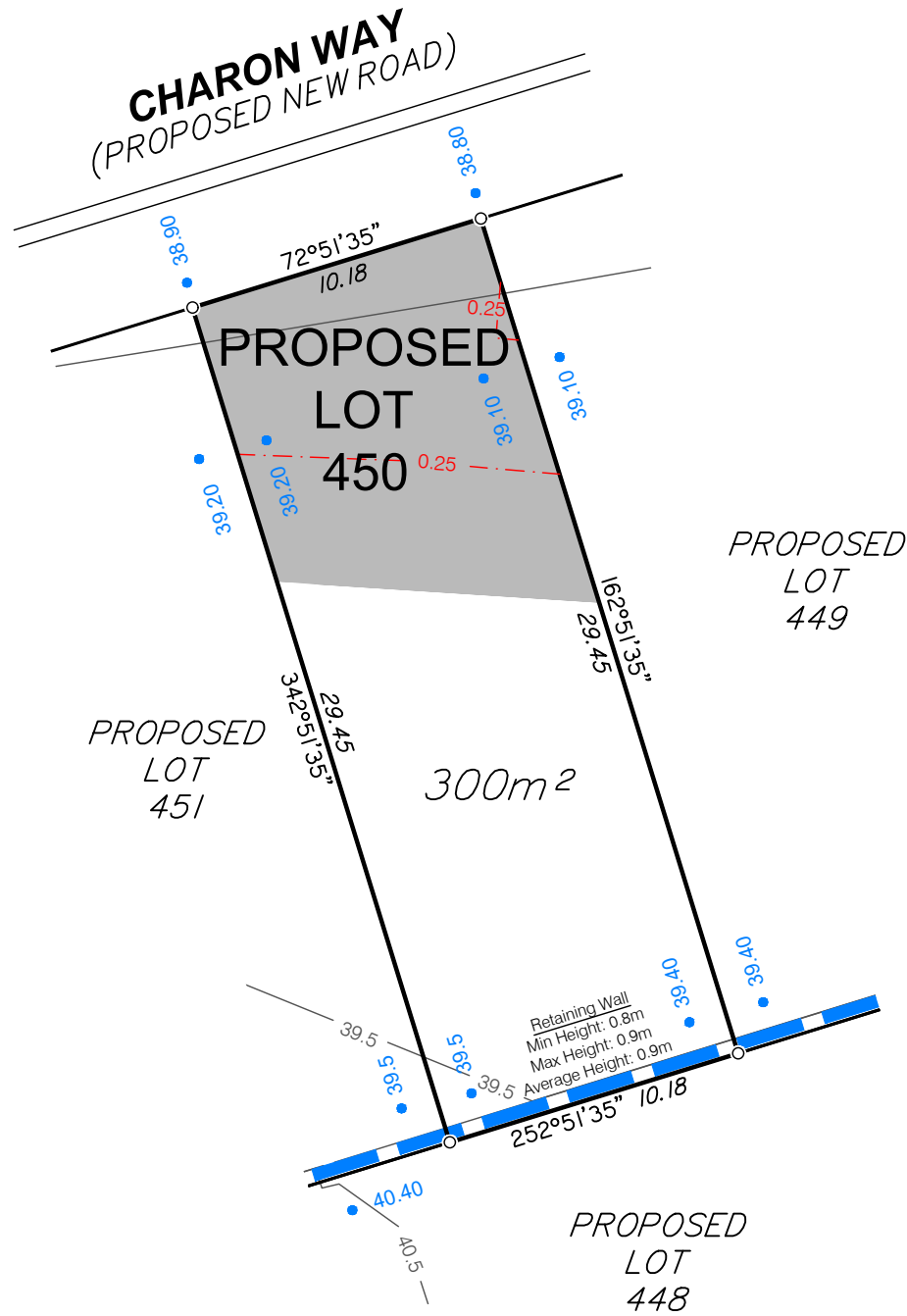
RIPLEY
STAGE 4

Client:

ORCHARD (DALEYS) DEVELOPMENTS PTY LTD

 LANDPARTNERS surveyors and planners Brisbane Office Level 1 18 Little Cribb Street Milton Qld 4064 PO Box 1399 Milton Qld 4064 p: (07) 3842 1000 f: (07) 3842 1001 e: info@landpartners.com.au w: www.landpartners.com.au 	LEVEL DATUM	AHD
	LEVEL ORIGIN	PSM58055 RL37.563
	COMPUTER FILE	BRSS5365-O04-3-1
	SCALE	1:250 @ A3
	DRAWN	AJD
CHECKED	AJD	DATE 16/06/2022
APPROVED	RGGA	DATE 16/06/2022
UDN	BRSS5365-O04- 052 - 1	





Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable,
Kerb line shown as: Finished surface levels shown as: 66.30

NOTE:
This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.

DISCLOSURE PLAN FOR PROPOSED LOT 450

This plan shows:

Details of Proposed Lot 450 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as:

Area of Fill shown as:

Fill ranges in depth from 0.0m to 0.5m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as: 48.5

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as: 0.25

Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

Project:

AURORA
RIPLEY
STAGE 4

Client:

ORCHARD (DALEYS) DEVELOPMENTS PTY LTD

Brisbane Office
Level 1
18 Little Cribb Street
Milton Qld 4064
PO Box 1399
Milton Qld 4064

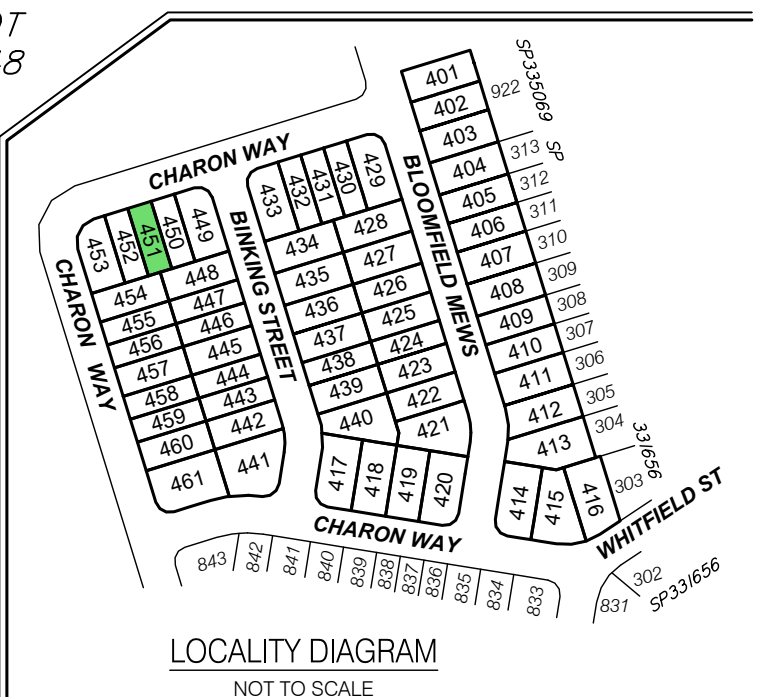
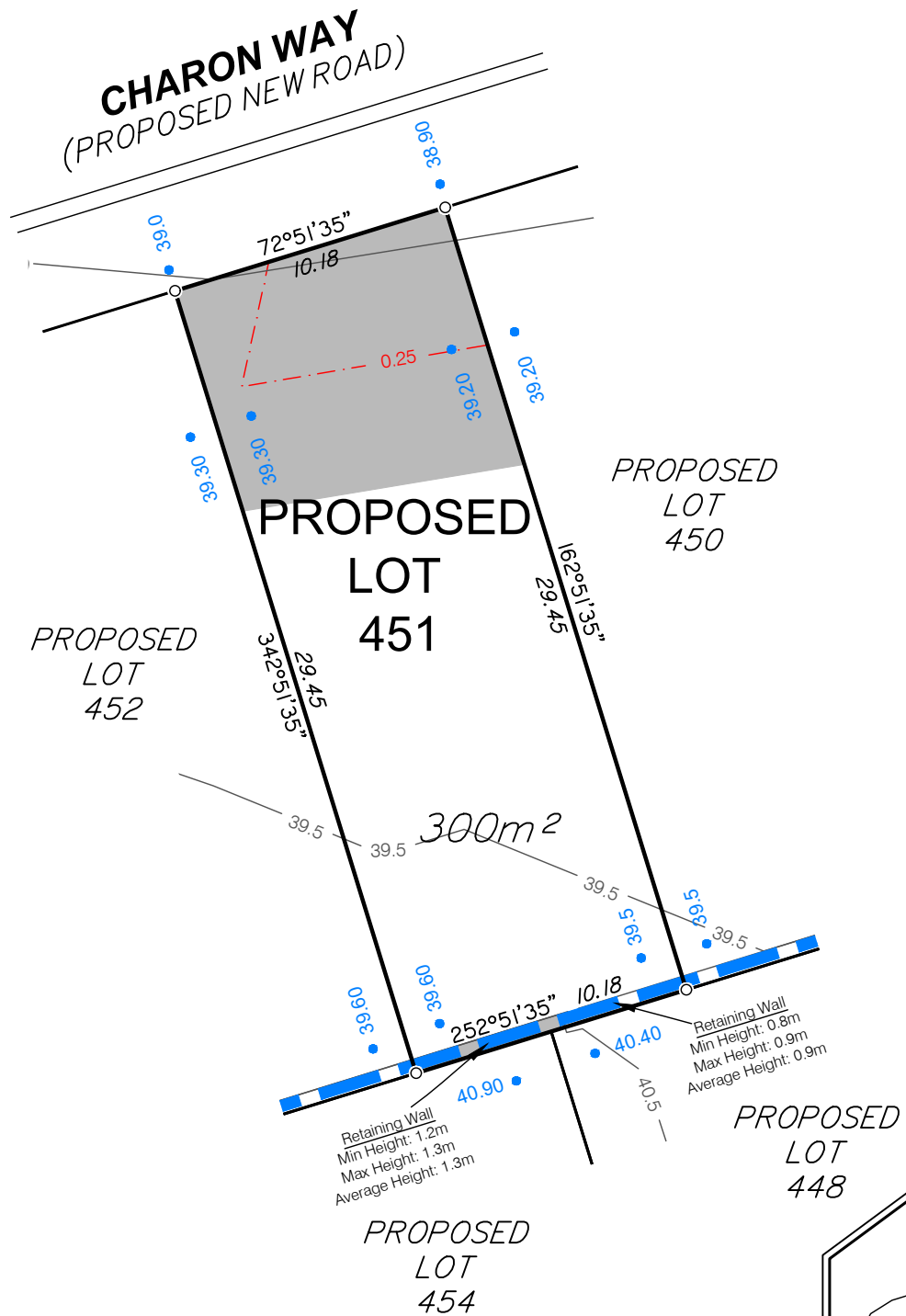
p: (07) 3842 1000
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e: info@landpartners.com.au
w: www.landpartners.com.au



SCALE 1:250 @ A3

LEVEL DATUM	AHD		
LEVEL ORIGIN	PSM58055 RL37.563		
COMPUTER FILE	BRSS5365-O04-3-1		
SCALE	1:250 @ A3		
DRAWN	AJD	DATE	16/06/2022
CHECKED	AJD	DATE	16/06/2022
APPROVED	RGGA	DATE	16/06/2022

UDN
BRSS5365-O04- 053 - 1



Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable,
Kerb line shown as: Finished surface levels shown as: 66.30

NOTE:
This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.

DISCLOSURE PLAN FOR PROPOSED LOT 451

This plan shows:

Details of Proposed Lot 451 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as:

Area of Fill shown as:

Fill ranges in depth from 0.0m to 0.4m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as: 48.5

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as: 0.25

Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

Project:

AURORA
RIPLEY
STAGE 4

Client:

ORCHARD (DALEYS) DEVELOPMENTS PTY LTD



Brisbane Office

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Milton Qld 4064
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Milton Qld 4064

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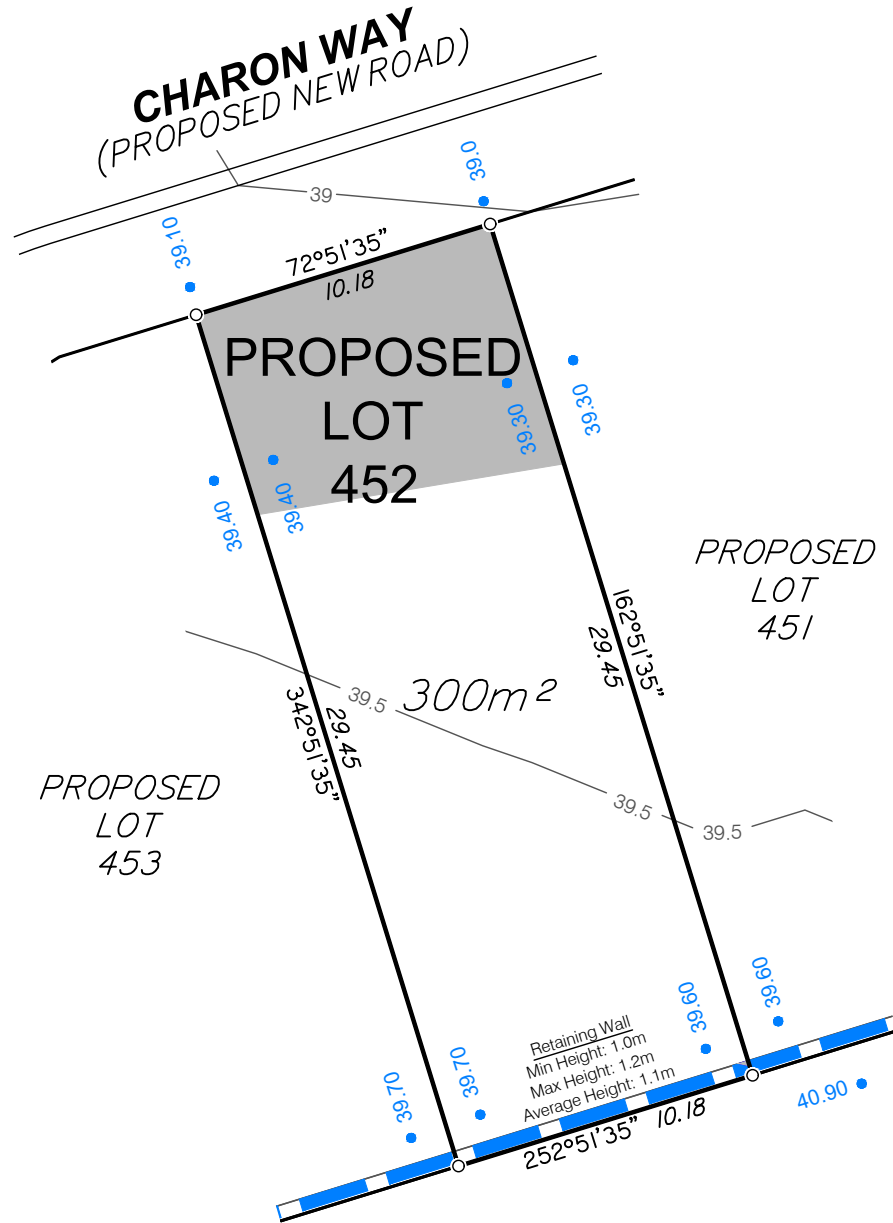
w: www.landpartners.com.au



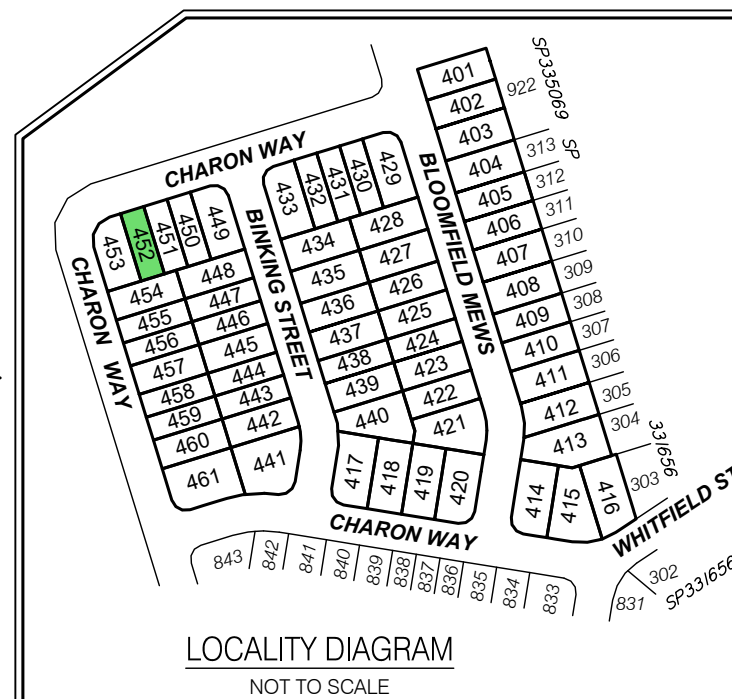
SCALE 1:250 @ A3

LEVEL DATUM	AHD		
LEVEL ORIGIN	PSM58055 RL37.563		
COMPUTER FILE	BRSS5365-O04-3-1		
SCALE	1:250 @ A3		
DRAWN	AJD	DATE	16/06/2022
CHECKED	AJD	DATE	16/06/2022
APPROVED	RG	DATE	16/06/2022

UDN
BRSS5365-O04- 054 - 1



Retaining Wall
 Min Height: 1.0m
 Max Height: 1.2m
 Average Height: 1.1m



Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable,
 Kerb line shown as: Finished surface levels shown as: 66.30

NOTE:
 This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.

DISCLOSURE PLAN FOR PROPOSED LOT 452

This plan shows:

Details of Proposed Lot 452 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as:

Area of Fill shown as:

Fill ranges in depth from 0.0m to 0.3m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as:

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as:

Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

Project:

AURORA
 RIPLEY
 STAGE 4

Client:

ORCHARD (DALEYS) DEVELOPMENTS PTY LTD



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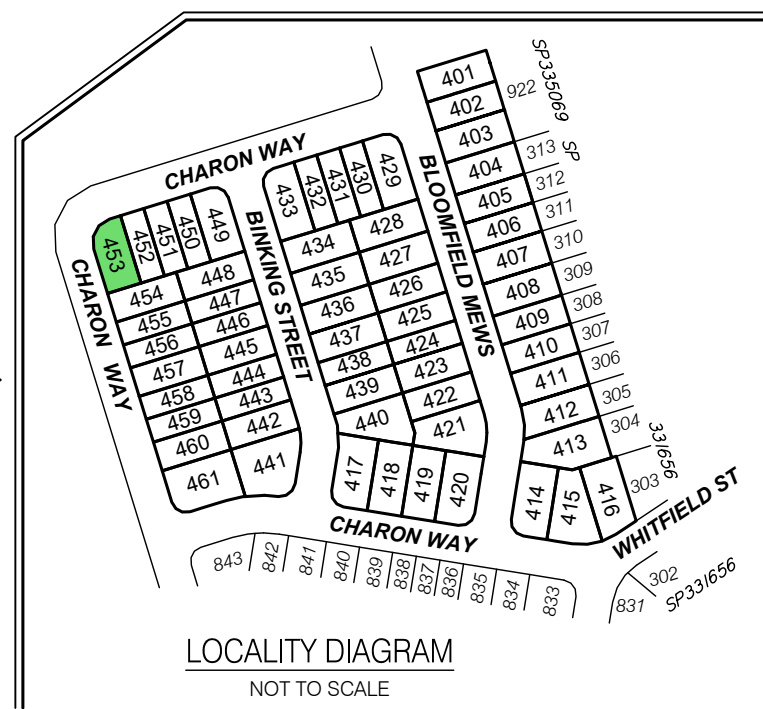
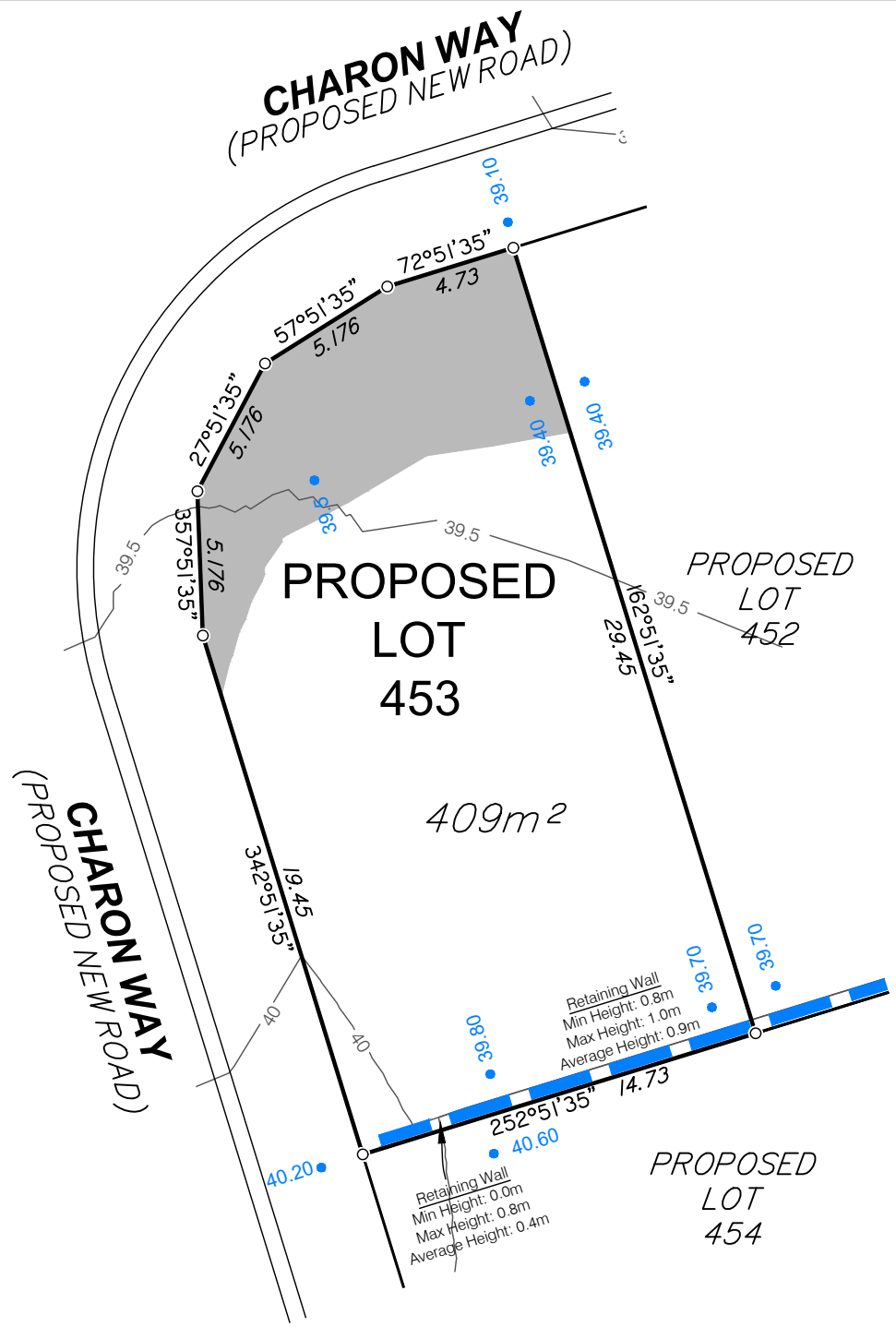
w: www.landpartners.com.au



SCALE 1:250 @ A3

LEVEL DATUM	AHD		
LEVEL ORIGIN	PSM58055 RL37.563		
COMPUTER FILE	BRSS5365-O04-3-1		
SCALE	1:250 @ A3		
DRAWN	AJD	DATE	16/06/2022
CHECKED	AJD	DATE	16/06/2022
APPROVED	RGGA	DATE	16/06/2022

UDN
BRSS5365-O04- 055 - 1



Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable,
Kerb line shown as: Finished surface levels shown as: 66.30

NOTE:
This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.

DISCLOSURE PLAN FOR PROPOSED LOT 453

This plan shows:
Details of Proposed Lot 453 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as:

Area of Fill shown as:

Fill ranges in depth from 0.0m to 0.2m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as: 48.5

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as: 0.25

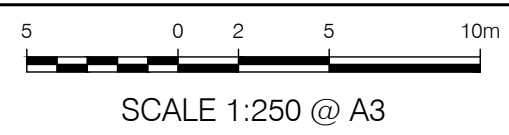
Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

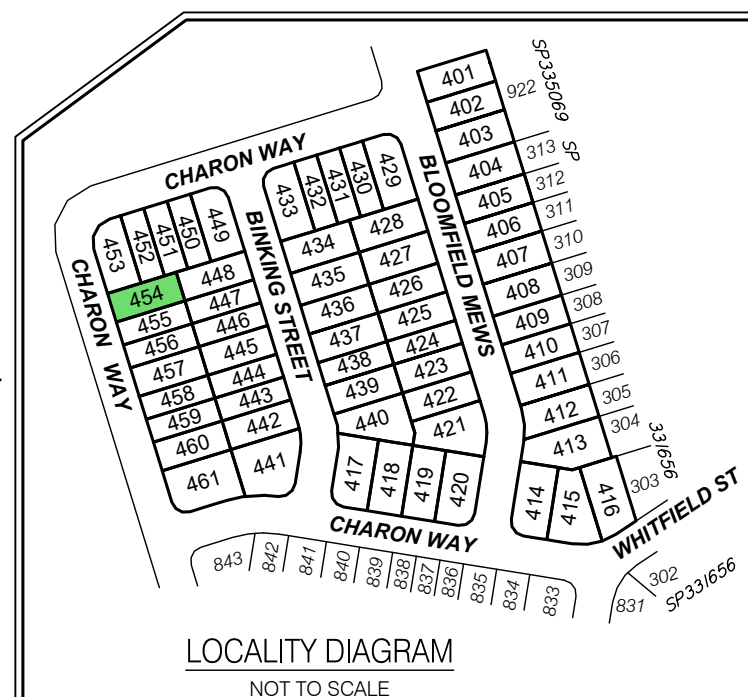
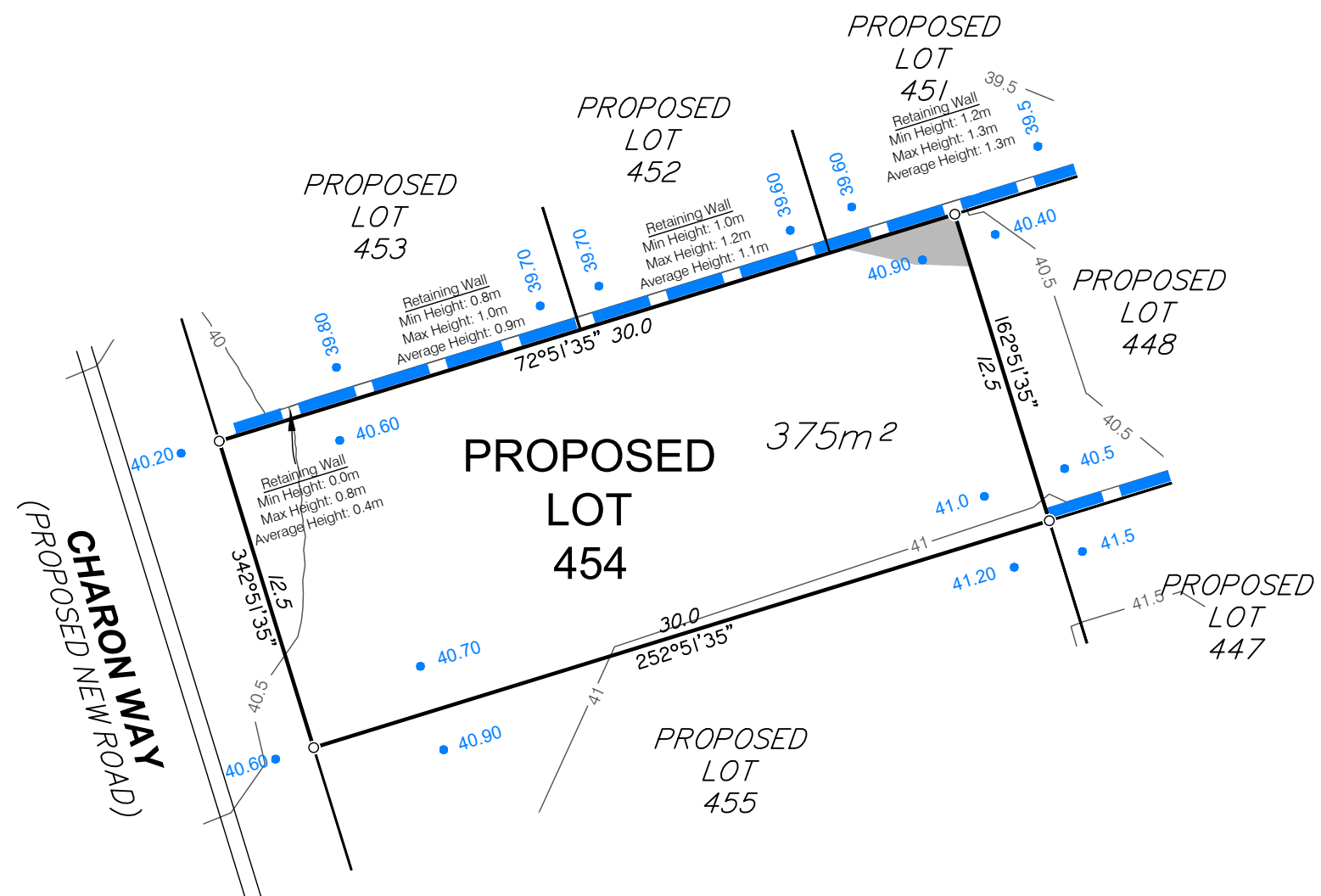
Project:

Client:

ORCHARD (DALEYS) DEVELOPMENTS PTY LTD

 Brisbane Office Level 1 18 Little Cribb Street Milton Qld 4064 PO Box 1399 Milton Qld 4064 <p style="text-align: right; font-size: small;">p: (07) 3842 1000 f: (07) 3842 1001 e: info@landpartners.com.au w: www.landpartners.com.au</p>	LEVEL DATUM	AHD
	LEVEL ORIGIN	PSM58055 RL37.563
	COMPUTER FILE	BRSS5365-O04-3-1
	SCALE	1:250 @ A3
	DRAWN	AJD
CHECKED	AJD	DATE 16/06/2022
APPROVED	RGGA	DATE 16/06/2022
UDN	BRSS5365-O04- 056 - 1	





Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable, Kerb line shown as: Finished surface levels shown as: 66.30

NOTE: This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.

DISCLOSURE PLAN FOR PROPOSED LOT 454

This plan shows:
 Details of Proposed Lot 454 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as:

Area of Fill shown as: This lot requires no fill.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as: 48.5

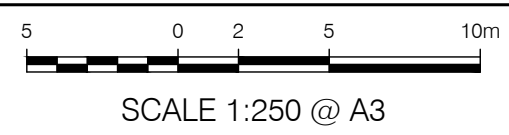
Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as: 0.25

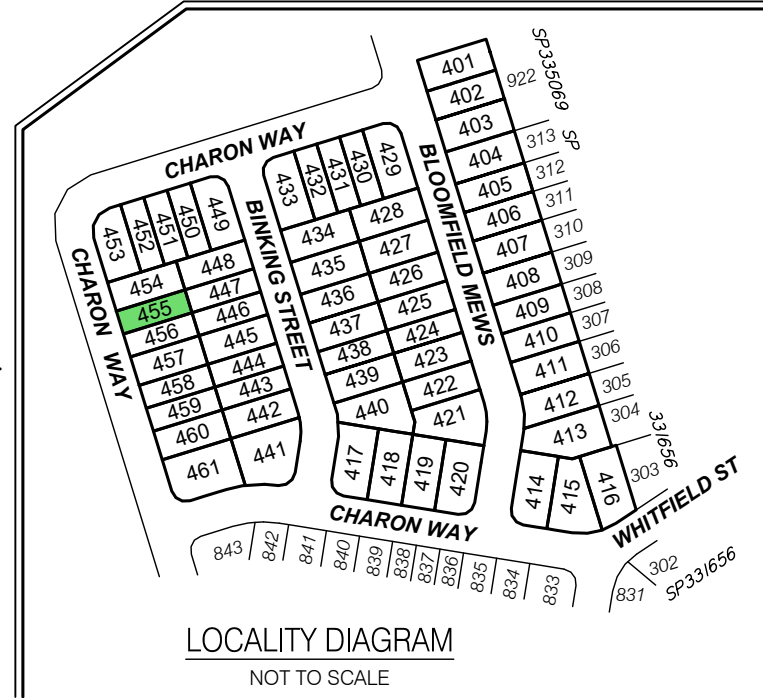
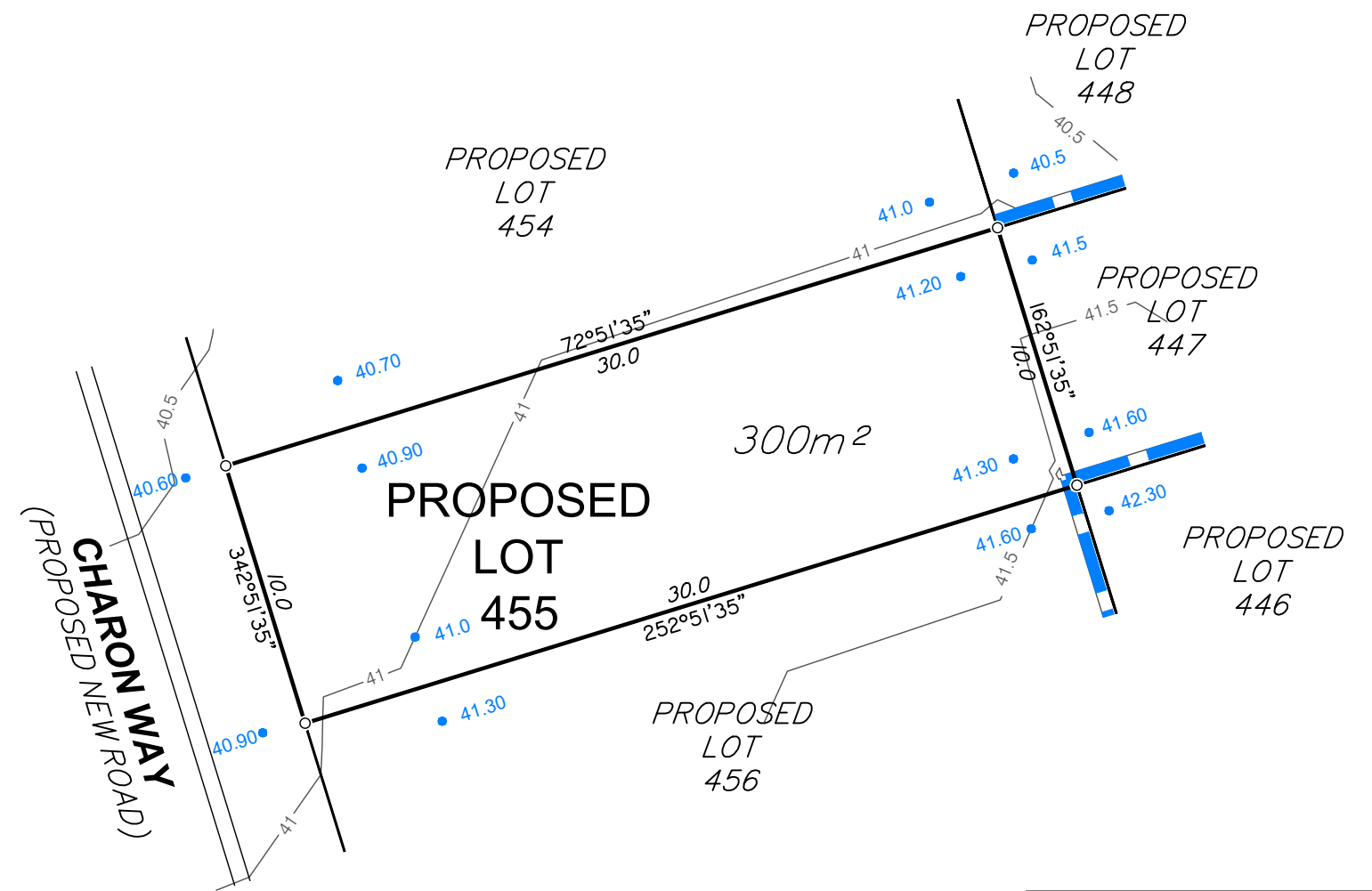
Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

Project: **AURORA**
 RIPLEY
 STAGE 4

Client: **ORCHARD (DALEYS) DEVELOPMENTS PTY LTD**

<p>LANDPARTNERS surveyors and planners</p> <p>Brisbane Office Level 1 18 Little Cribb Street Milton Qld 4064 PO Box 1399 Milton Qld 4064</p> <p>p: (07) 3842 1000 f: (07) 3842 1001 e: info@landpartners.com.au w: www.landpartners.com.au</p>	LEVEL DATUM	AHD
	LEVEL ORIGIN	PSM58055 RL37.563
	COMPUTER FILE	BRSS5365-O04-3-1
	SCALE	1:250 @ A3
	DRAWN	AJD
CHECKED	AJD	DATE 16/06/2022
APPROVED	RG	DATE 16/06/2022
UDN	BRSS5365-O04- 057 - 1	





Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable,
 Kerb line shown as: Finished surface levels shown as: ● 66.30

NOTE:
 This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.

DISCLOSURE PLAN FOR PROPOSED LOT 455

This plan shows:
 Details of Proposed Lot 455 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as:

Area of Fill shown as:
 This lot requires no fill.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as: 48.5

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as: 0.25

Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

Project: **AURORA**
 RIPLEY
 STAGE 4

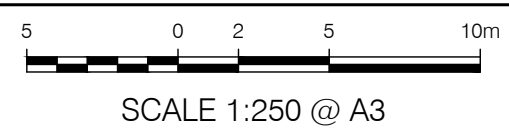
Client: **ORCHARD (DALEYS) DEVELOPMENTS PTY LTD**

LANDPARTNERS
 surveyors and planners

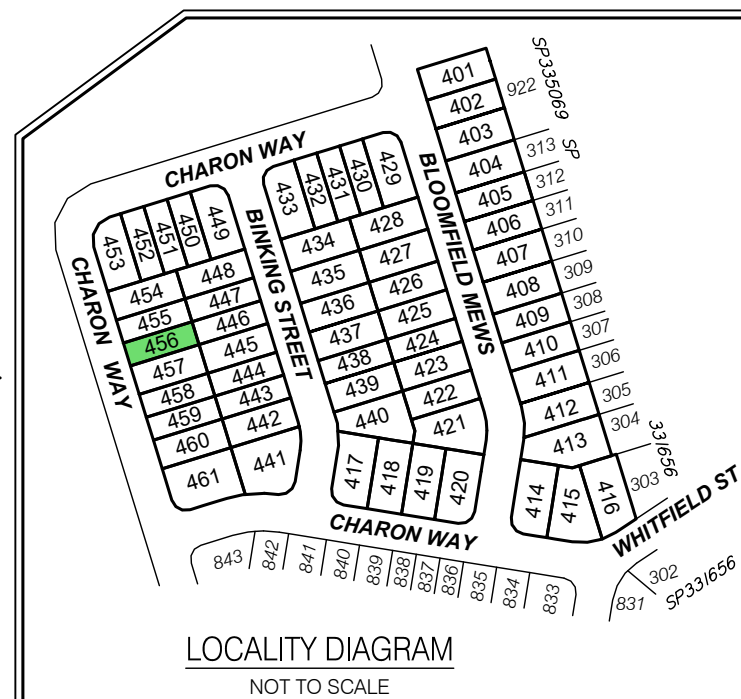
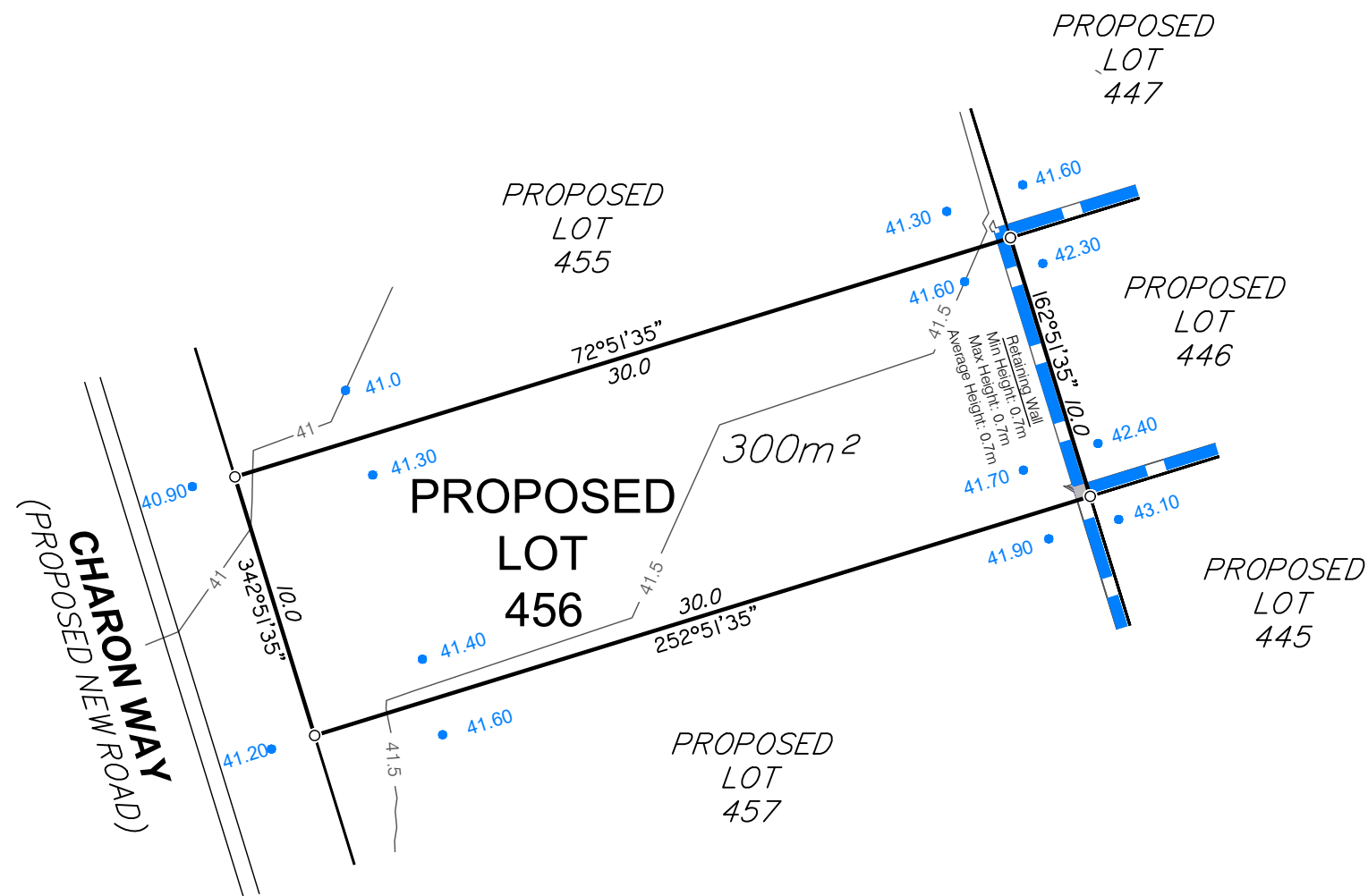
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LEVEL DATUM	AHD
LEVEL ORIGIN	PSM58055 RL37.563
COMPUTER FILE	BRSS5365-O04-3-1
SCALE	1:250 @ A3
DRAWN	AJD DATE 16/06/2022
CHECKED	AJD DATE 16/06/2022
APPROVED	RGGA DATE 16/06/2022



UDN
BRSS5365-O04- 058 - 1



Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable,
Kerb line shown as: Finished surface levels shown as: 66.30

NOTE:
This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.

DISCLOSURE PLAN FOR PROPOSED LOT 456

This plan shows:

Details of Proposed Lot 456 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as:

Area of Fill shown as:

This lot requires no fill.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as: 48.5

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as: 0.25

Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

Project:

AURORA
RIPLEY
STAGE 4

Client:

ORCHARD (DALEYS) DEVELOPMENTS PTY LTD

LANDPARTNERS
surveyors and planners

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Milton Qld 4064

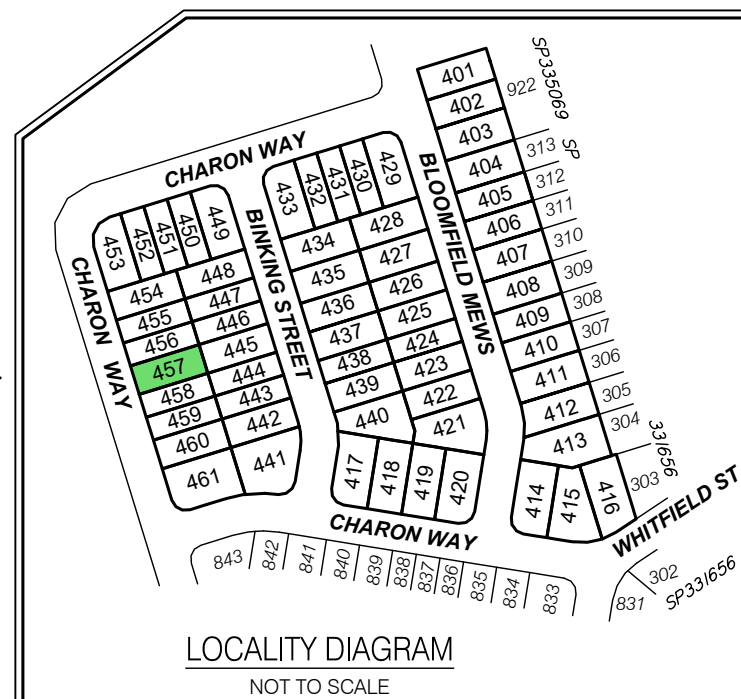
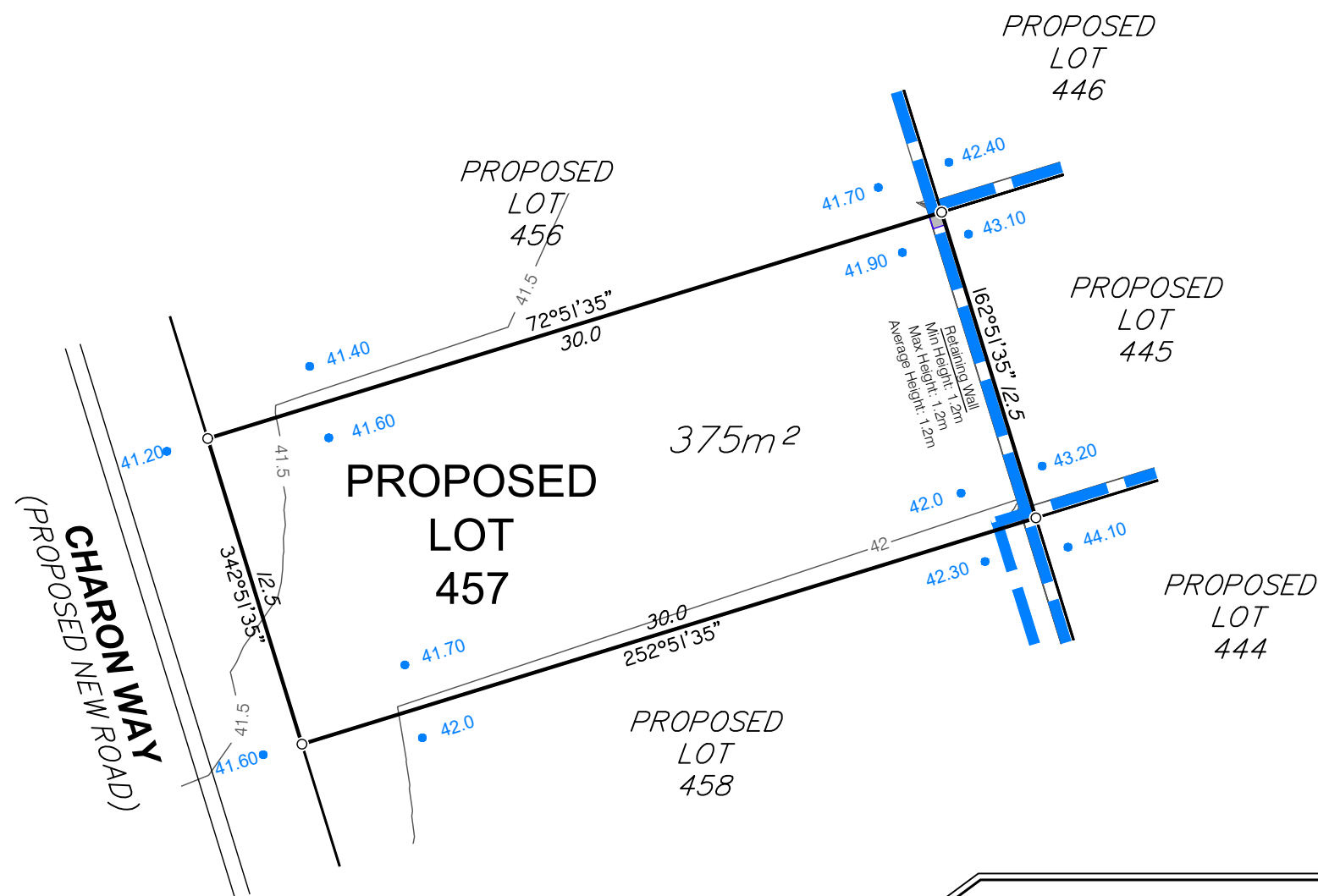
p: (07) 3842 1000
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w: www.landpartners.com.au



SCALE 1:250 @ A3

LEVEL DATUM	AHD		
LEVEL ORIGIN	PSM58055 RL37.563		
COMPUTER FILE	BRSS5365-O04-3-1		
SCALE	1:250 @ A3		
DRAWN	AJD	DATE	16/06/2022
CHECKED	AJD	DATE	16/06/2022
APPROVED	RG	DATE	16/06/2022

UDN
BRSS5365-O04- 059 - 1



Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable, Kerb line shown as: Finished surface levels shown as: ● 66.30

NOTE:
This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.

DISCLOSURE PLAN FOR PROPOSED LOT 457

This plan shows:

Details of Proposed Lot 457 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as:

Area of Fill shown as:

Fill ranges in depth from 0.0m to 0.2

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as: 48.5

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as: 0.25

Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

Project:

AURORA
RIPLEY
STAGE 4

Client:

ORCHARD (DALEYS) DEVELOPMENTS PTY LTD



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Milton Qld 4064

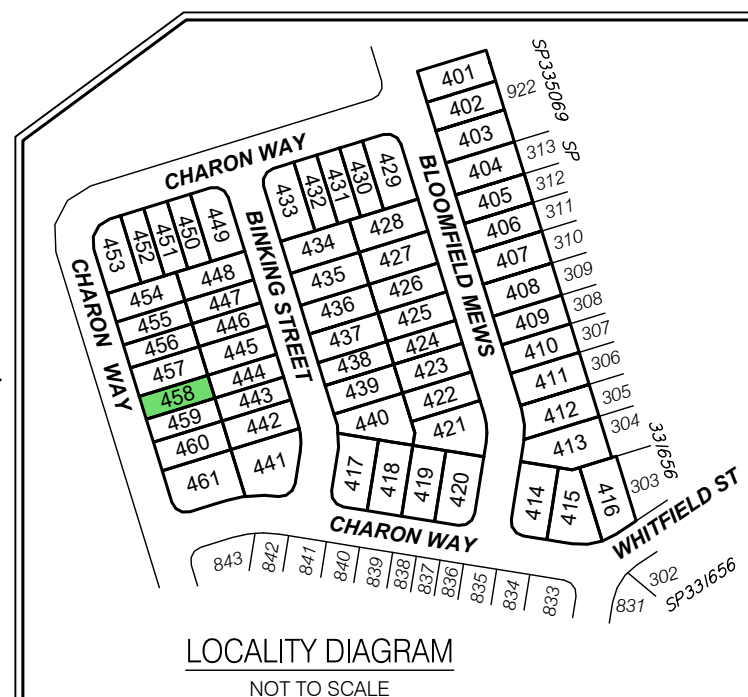
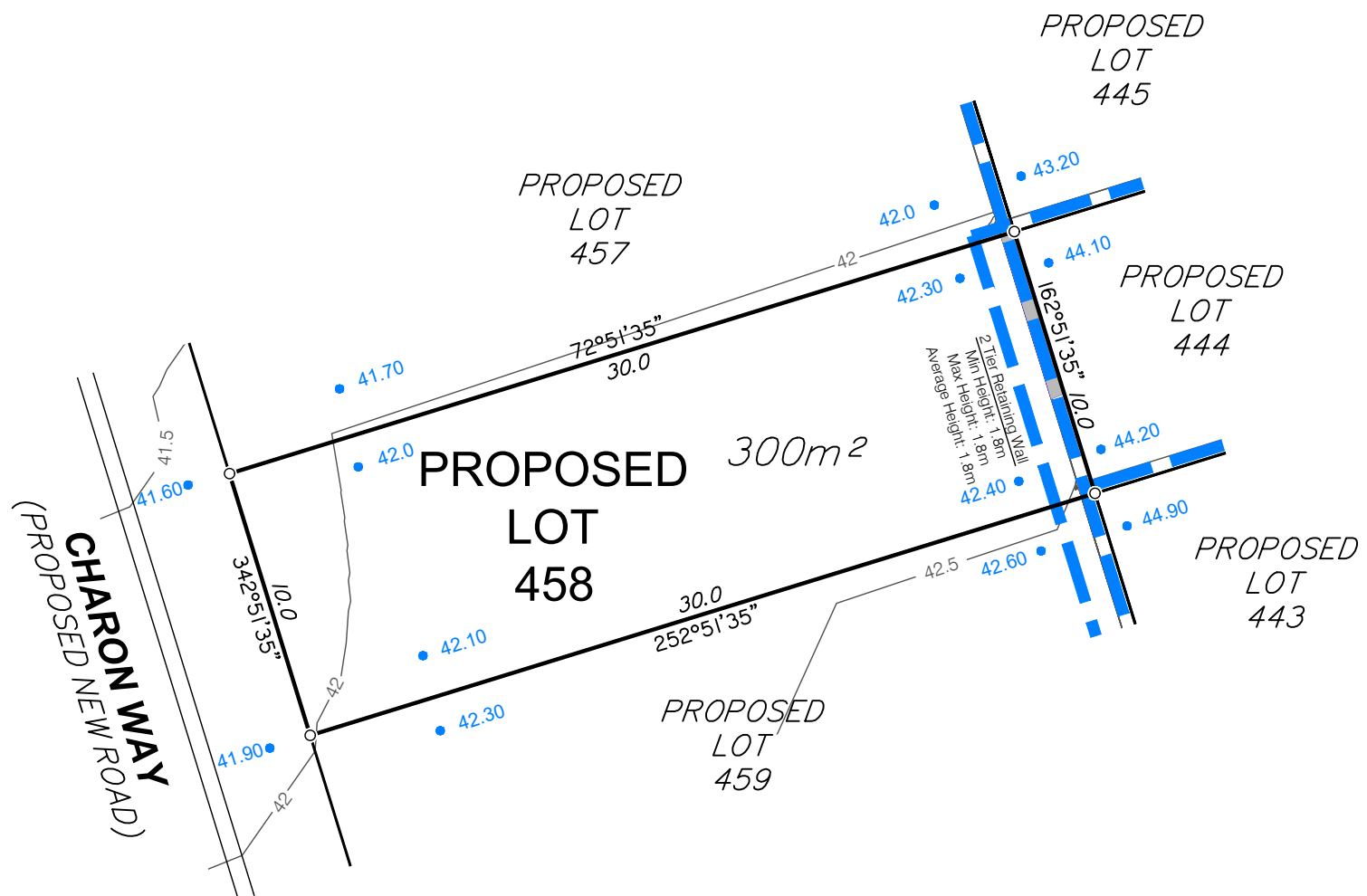
p: (07) 3842 1000
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SCALE 1:250 @ A3

LEVEL DATUM	AHD		
LEVEL ORIGIN	PSM58055 RL37.563		
COMPUTER FILE	BRSS5365-O04-3-1		
SCALE	1:250 @ A3		
DRAWN	AJD	DATE	16/06/2022
CHECKED	AJD	DATE	16/06/2022
APPROVED	RG	DATE	16/06/2022

UDN
BRSS5365-O04- 060 - 1



Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable, Kerb line shown as: Finished surface levels shown as: 66.30

NOTE: This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.

DISCLOSURE PLAN FOR PROPOSED LOT 458

This plan shows:
 Details of Proposed Lot 458 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as:

Area of Fill shown as:
 Fill ranges in depth from 0.0m to 0.5m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as: 48.5

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as: 0.25

Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

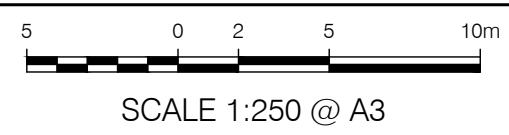
Project: **AURORA**
 RIPLEY
 STAGE 4

Client: **ORCHARD (DALEYS) DEVELOPMENTS PTY LTD**

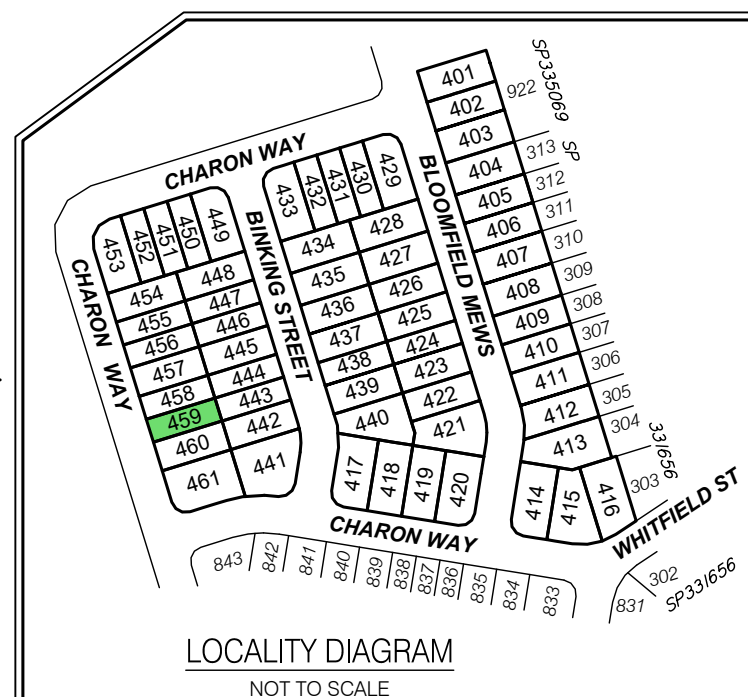
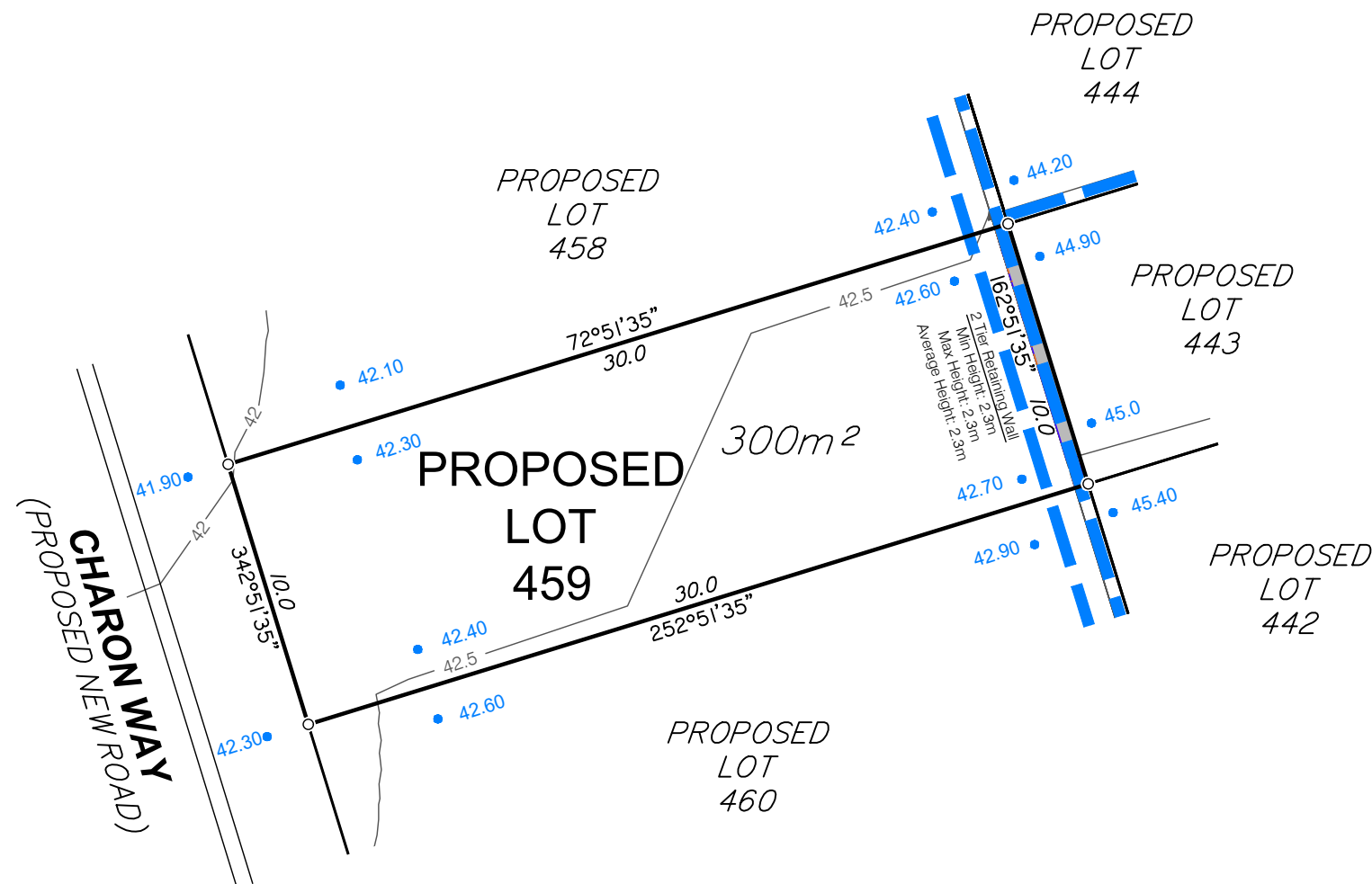
Brisbane Office
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 e: info@landpartners.com.au
 w: www.landpartners.com.au

LEVEL DATUM	AHD
LEVEL ORIGIN	PSM58055 RL37.563
COMPUTER FILE	BRSS5365-O04-3-1
SCALE	1:250 @ A3
DRAWN	AJD DATE 16/06/2022
CHECKED	AJD DATE 16/06/2022
APPROVED	RGGA DATE 16/06/2022



UDN
BRSS5365-O04- 061 - 1



Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable,
 Kerb line shown as: Finished surface levels shown as: ● 66.30

NOTE:
 This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.

DISCLOSURE PLAN FOR PROPOSED LOT 459

This plan shows:

Details of Proposed Lot 459 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as:

Area of Fill shown as:

Fill ranges in depth from 0.0m to 0.5m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as:

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as:

Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

Project:

AURORA
 RIPLEY
 STAGE 4

Client:

ORCHARD (DALEYS) DEVELOPMENTS PTY LTD



Brisbane Office
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 Milton Qld 4064

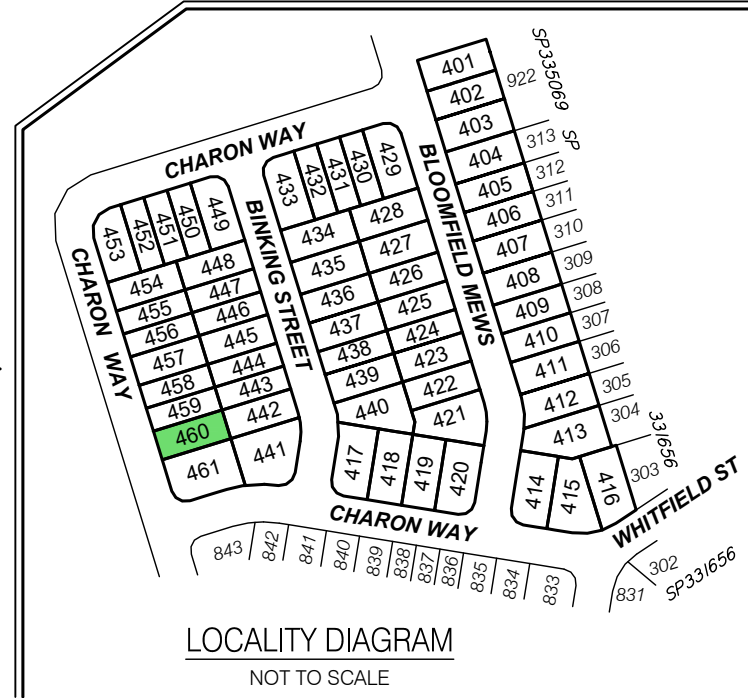
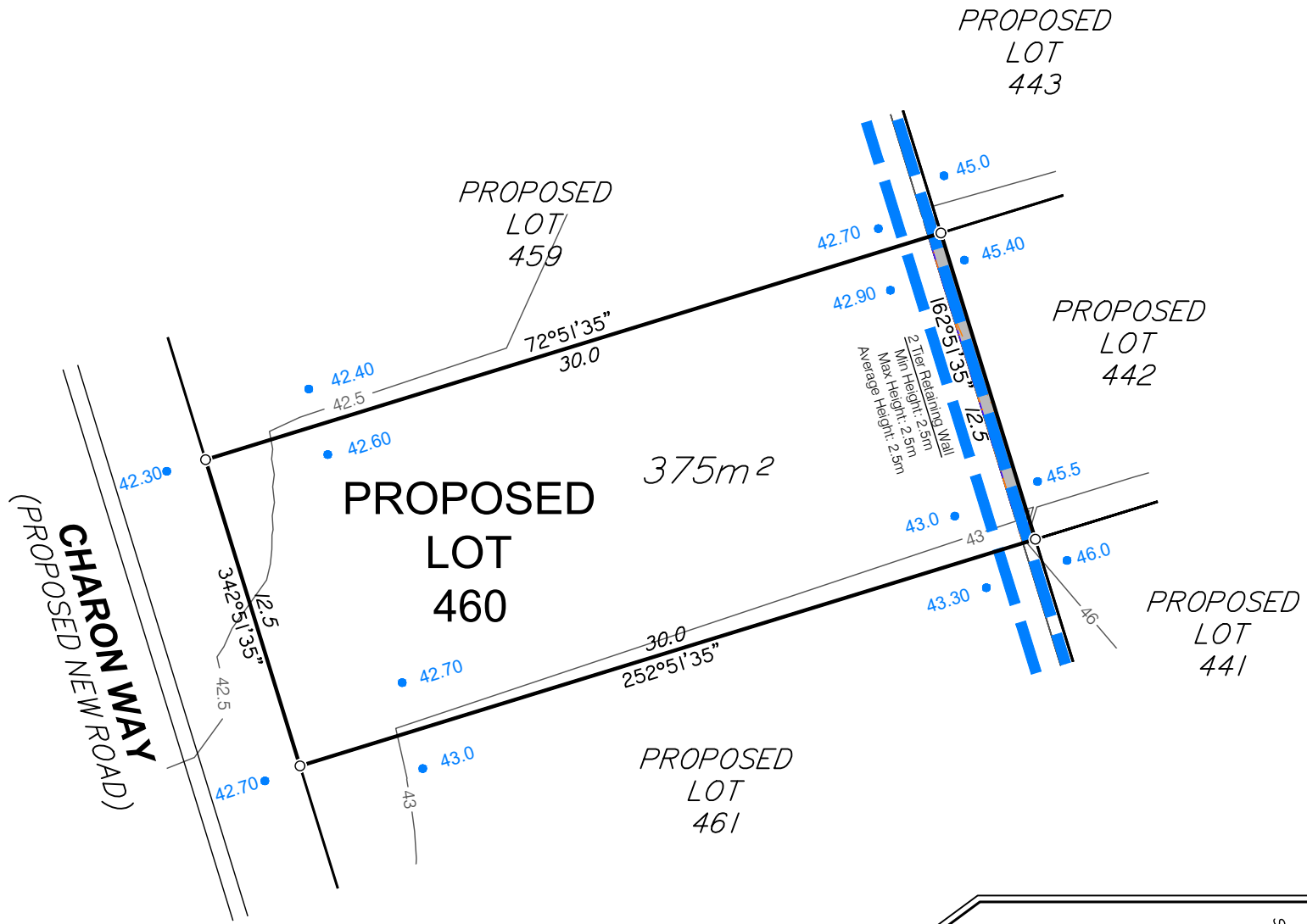
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 w: www.landpartners.com.au



SCALE 1:250 @ A3

LEVEL DATUM	AHD		
LEVEL ORIGIN	PSM58055 RL37.563		
COMPUTER FILE	BRSS5365-O04-3-1		
SCALE	1:250 @ A3		
DRAWN	AJD	DATE	16/06/2022
CHECKED	AJD	DATE	16/06/2022
APPROVED	RG	DATE	16/06/2022

UDN
BRSS5365-O04- 062 - 1



Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable, Kerb line shown as: Finished surface levels shown as: ● 66.30

NOTE: This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.

DISCLOSURE PLAN FOR PROPOSED LOT 460

This plan shows:
 Details of Proposed Lot 460 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as:

Area of Fill shown as:
 Fill ranges in depth from 0.0m to 1.0m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as: 48.5

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as: 0.25

Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

Project: **AURORA**
 RIPLEY
 STAGE 4

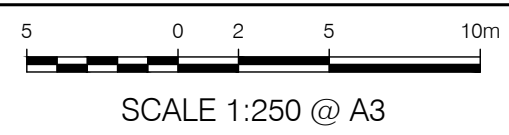
Client: **ORCHARD (DALEYS) DEVELOPMENTS PTY LTD**

LANDPARTNERS
 surveyors and planners

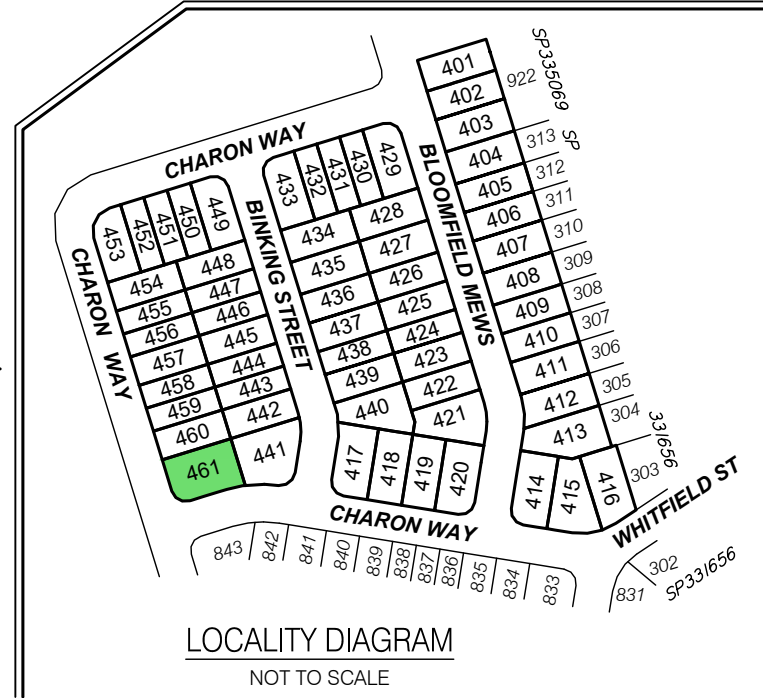
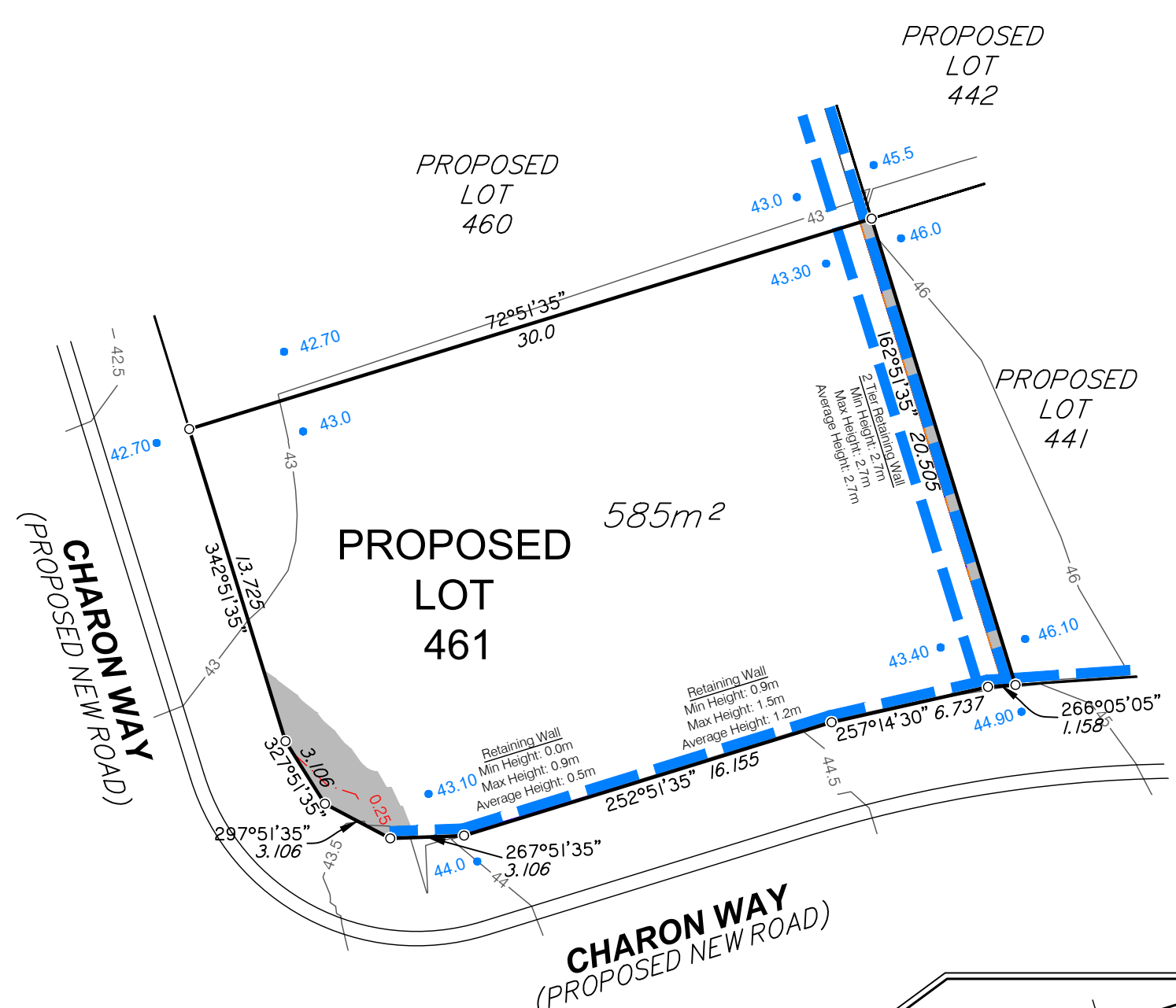
Brisbane Office
 Level 1
 18 Little Cribb Street
 Milton Qld 4064
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LEVEL DATUM	AHD		
LEVEL ORIGIN	PSM58055 RL37.563		
COMPUTER FILE	BRSS5365-O04-3-1		
SCALE	1:250 @ A3		
DRAWN	AJD	DATE	16/06/2022
CHECKED	AJD	DATE	16/06/2022
APPROVED	RG	DATE	16/06/2022



UDN
BRSS5365-O04- 063 - 1



Items included in this section are in addition to standard Disclosure Plan requirements (as defined in the Land Sales Act 1984)

Where applicable,
Kerb line shown as: Finished surface levels shown as: 66.30

NOTE:
This additional information is indicative only and has been taken from various sources and is a representation of the proposed infrastructure. The actual location should be checked on site after completion of construction.

The dimensions and locations of proposed easements may vary and are subject to final Council approval.

DISCLOSURE PLAN FOR PROPOSED LOT 461

This plan shows:
Details of Proposed Lot 461 on the Proposed Reconfiguration Plan BRSS5365-ORC-8-10 dated 24 June 2020, which accompanied an Amendment Application Request for Application Number 1546/2020/PDA, that was originally approved by the Urban Land Development Authority on 20 November 2012 for land described as Lots 3, 5 & 6 on RP180932. The Amendment Application was approved by Ipswich City Council on 19 October 2020 subject to conditions. Further Minor Alterations to the Application Number 1546/2020/PDA were approved by Ipswich City Council on 14 December 2020, 19 January 2021 & 21 February 2022 subject to conditions.

This Disclosure Plan was prepared in accordance with the Land Sales Act 1984 to enable the sale of proposed lots. This plan should not be used for design purposes as the details shown on this plan may vary from final site conditions.

Retaining Walls are shown as:

Area of Fill shown as:

Fill ranges in depth from 0.0m to 1.0m.

Compaction of fill will be carried out in accordance with Australian Standard AS 3798-2007, with Level 1 certification.

Design surface contours based on A.H.D. datum at an interval of 0.5m, shown as: 48.5

Depth of fill contours based on A.H.D. datum at an interval of 0.25m, shown as: 0.25

Areas and dimensions shown on this plan are subject to approval by council and registration with the Department of Resources. Design surface contours, retaining wall heights and fill areas shown hereon have been plotted from data supplied by Peak Urban on 31/05/2022.

Project:

AURORA

RIPLEY
STAGE 4

Client:

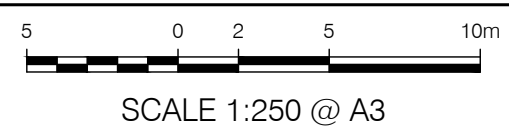
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UDN
BRSS5365-O04- 064 - 1