



Land Division for Developers

Checklist for when Council infrastructure is involved

Land Division at:

Development Application: 473/...../..... STAGE

DESCRIPTION OF WORKS INVOLVED IN THIS STAGE

	Engineering Contact: Tel: Email:	OFFICE USE ONLY
PRIOR TO COMMENCEMENT of the Land Division or any stage of the land division the following must be provided to, and approved by, Council		
<input type="checkbox"/>	Final road design plans (both hardcopy and electronic plans) including: <ul style="list-style-type: none"> • Stage boundaries, legend and north point • Road design layout plan with location of section drawings - road pavement composition, rolled kerbing with radius & set points, and water sensitive urban design features , watertable , footpaths, pram ramps, on-street parking indents and geo technical compaction details. Roads are required to be designed for a minimum 30 year life and in accordance with Pavement Design for Light Traffic, a Supplement to Austroads Pavement Design Guide, and to include: rolled kerb (utilising water sensitive urban design principles) , watertable, on-street parking indents (where specified previously), footpaths, and street lighting/street signage. • Swept paths for Council garbage trucks (truck dimensions available from Technical Officer-Engineering upon request) 	<input type="checkbox"/> Approved by Date:.....
<input type="checkbox"/>	Landscaping plan showing: <ul style="list-style-type: none"> • proposed street planting details and all other vegetation • planting selection (species and plant quantities) and • all existing trees including those approved to be removed and those to be retained with tree protection zones . • Details of work methods for construction adjacent to tree protection zones and details of tree protection measures that will be implemented during construction. 	<input type="checkbox"/> Approved by Date:.....

<input type="checkbox"/>	Water sensitive urban design feature specifications.	<input type="checkbox"/> Approved by Date:.....
<input type="checkbox"/>	Final stormwater management and drainage design plan, stormwater calculations and infrastructure specifications, in accordance with Council's <i>Drainage Design Guidelines</i> .	<input type="checkbox"/> Approved by Date:.....
<input type="checkbox"/>	Open space plan designed for the appropriate reserve level e.g. local level, neighbourhood level or district level reserve including: <ul style="list-style-type: none"> • Scaled contour plan of reserve area (1: 200 scale) with detention or retention basin, drainage infrastructure, footpaths, lighting, irrigation, fencing, reserve furniture, car parking and bollards, • Draft Maintenance service agreement for reserves and detention areas and • Details of facilities to be developer provided. 	<input type="checkbox"/> Approved by Date:.....
<input type="checkbox"/>	Stormwater Erosion Drainage Management Plan (SEDMP).	<input type="checkbox"/> Approved by Date:.....
<input type="checkbox"/>	Construction Erosion Management Plan (CEMP).	<input type="checkbox"/> Approved by Date:.....
<input type="checkbox"/>	Site Contamination Assessment Report from site auditor with remediation requirements (if applicable)	<input type="checkbox"/> Approved by Date:.....

<input type="checkbox"/>	Final Design Plan for Extension of Common Waste Management Scheme infrastructure stamped approved by SA Health	<input type="checkbox"/> Approved by Date:
<input type="checkbox"/>	Draft Bonding Agreement (where title clearance being sought prior to work being undertaken) and timeline for works	<input type="checkbox"/> Approved by Date:
DURING CONSTRUCTION WORKS		
<input type="checkbox"/>	Tree protection zones in place – advised Council	<input type="checkbox"/> Noted by Date:
<input type="checkbox"/>	CEMP and SEDMP in place – advised Council	<input type="checkbox"/> Noted by Date:
<input type="checkbox"/>	Request for Council inspection of trenches prior to backfilling	<input type="checkbox"/> Noted by Date:
<input type="checkbox"/>	Request for Council inspection of prepared road base prior to sealing	<input type="checkbox"/> Noted by Date:

POST CONSTRUCTION – PRIOR TO REQUEST FOR COUNCIL TITLE CLEARANCE

<input type="checkbox"/>	As constructed infrastructure plans (both hardcopy and electronic plans) provided to Council with a survey of infrastructure depths	<input type="checkbox"/> Approved by Date:.....
<input type="checkbox"/>	All line-marking undertaken with Australian Standards and DTPI Pavement Marking Manual 2015	<input type="checkbox"/> Approved by Date:.....
<input type="checkbox"/>	Copies of compaction test results in accordance with AS1289 – Methods of testing soils for engineering purposes provided to Council	<input type="checkbox"/> Approved by Date:.....