



5 ESSENTIAL DRAINAGE DETAILS COUNCILS EXPECT FOR DA & CC APPROVALS

***Avoid Last-Minute Council Delays
with This Essential Drainage Checklist***

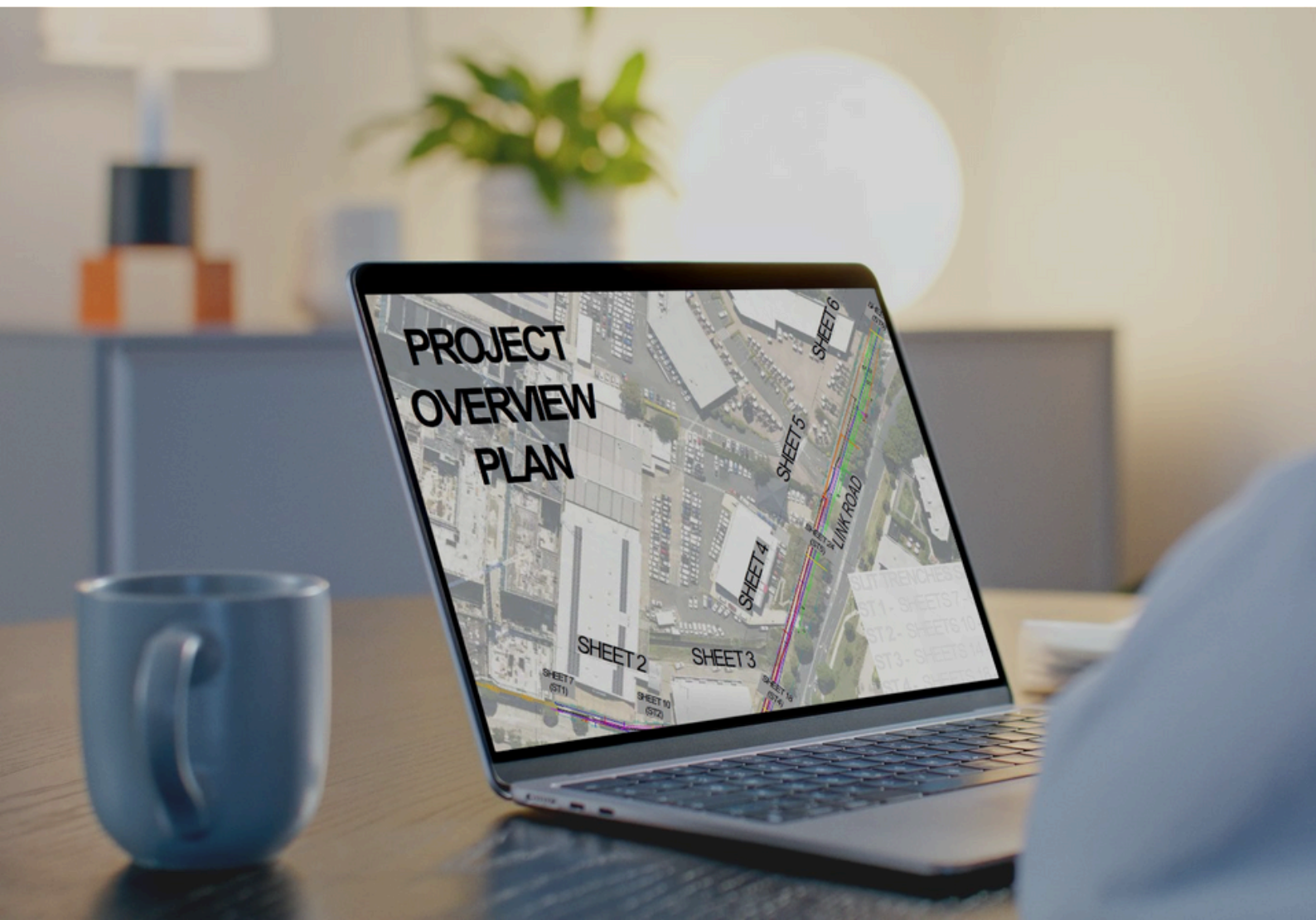
A simple guide for Architects, Developers & Homeowners to ensure their Development Application (DA) or Construction Certificate (CC) submissions are Council-ready.

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Missing Drainage Data Can Derail Your Project

Underground Utilities and in particular Stormwater data is one of the most common reasons Councils issue RFIs (Requests for Further Information).

If you don't supply the exact information Councils expect, you risk:

- 1 Weeks (or months) of delays
- 2 Costly resubmissions
- 3 Blown-out project timelines, holding costs, and budgets

This checklist shows you the 5 key drainage details Councils require so you can keep your submission on track and avoid last-minute headaches.



5 KEY DRAINAGE DETAILS TO INCLUDE IN YOUR SUBMISSION

1

Exact Location of Stormwater Pipes

- Councils want the precise location of any public stormwater pipes traversing your site or easements.
- This must be verified and mapped by a Professional service locating contractor.

2

Exact Depth and Invert Levels

- Drainage assets need to be documented at their true depth, including invert levels at upstream and downstream pits or manholes.
- This is critical for assessing design clashes and compliance.

3

Pipe Diameter and Capacity

- Councils assess pipe diameters to confirm the asset can handle the required flows.
- Missing or incorrect data can lead to non-compliance issues at flood levels.

4

Condition of Existing Assets

- Where required, Councils may request a CCTV condition assessment (also called a preconstruction assessment).
- This ensures the existing stormwater pipes are structurally sound and identifies any repairs needed before development begins.

5

Survey Data Presented to Council Standards

- Deliverables should include drainage surveys with RLs (Reduced Levels), plotted on plans (MGA56 GDA2020 format where required).
- Long sections, cross-sections, and clash checks with other utilities may be required depending on the project scope.

How to Make Sure You're Fully Compliant

- Use this checklist before you submit your DA/CC application
- Confirm the required details with your Council, Architect or Engineer
- If you're missing any of the items above, get a Drainage Location Survey completed as soon as possible

