AUSTRALIAN BUILDING SPECIALIST PTY LTD
STRUCTURAL ENGINEERING

ABN: 34 644 228 580
ACN: 644 228 580

31st May 2024

Our Ref: S5159 - SCL - 1

DRAFTWORX

SITE CLASSIFICATION REPORT
49 BONDI STREET, MOUNT HAWTHORN

Following your request, a representative from this office visited the above-mentioned site on the 6th of May 2024, for the purpose of producing a site classification report site in accordance with AS2870.

Site Classification: **A** (in accordance with AS2870)

Soil Profile: Borehole locations are indicated on the borehole location sketch (Appendix A).
Laboratory test results are presented in Appendix B.
Soil profile as follows:

BH1:	**0 - 150mm:**	TOP SOIL.
	150 - 600mm:	SAND – Well graded, brown, dry, dense.
	600 - 1800mm+:	SAND – Well graded, brown, dry, dense.
BH2:	**0 - 150mm:**	TOP SOIL.
	150 - 600mm:	SAND – Well graded, brown, dry, dense.
	600 - 1800mm+:	SAND – Well graded, brown, dry, dense.

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Wind Classification: **N1** (in accordance with AS4055)

Wind Region:	**A**
Terrain Category:	**TC3**
Topographic Class:	**T1**
Shielding Class:	**FS**

Durability Classification: **R3** (in accordance with AS3700)

Water Table: Not encountered.

Compaction: Refer to notes included in this report.

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SITE PREPARATION

- Remove all vegetation and topsoil from the building area.
- Remove trees or shrubs within 2.5m or a distance equal to the anticipated maximum height of the trees to the building (whichever is greater).
- Sand fill should be placed in layers not greater than 300mm in loose condition and compacted to achieve Perth Sand Penetrometer (PSP) readings of at least 8 blows over 150 – 450mm, 9 blows over 450 – 750mm, and 10 blows over 750 – 1050mm.
- Natural sand should be compacted to achieve Perth Sand Penetrometer (PSP) readings of at least 8 blows over 150 – 450mm, 9 blows over 450 – 750mm, and 10 blows over 750 – 1050mm.
- Proper site drainage is very important. It is recommended that the ground surface immediately next to the perimeter footings be graded away and any site drainage issues be addressed. Should detailed design for drainage be required, please do not hesitate to contact Australian Building Specialist.
- The site classification is provided subject to site preparation being in accordance with the provisions of AS3798 – “Guidelines on earthworks for commercial and residential developments”.
- The recommendations are based on performance as defined in AS2870. Minor foundation movement is to be expected. This can result in cracking up to level 2 damage criteria. This is non-structural cracking.
- Care will need to be taken when compacting in the vicinity of existing structures to avoid any damage that may occur due to excessive vibrations.

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LIMITATIONS

- The field investigation works only concentrated on the planned building area suggested by the client in lieu of the entire lot.
- Generally, the site investigation involves gathering and assimilating limited facts about the site on a particular location under certain conditions, which are directly related to the test locations only. The ground is a product of continuing natural and synthetic processes. Due to the inherent nature of “natural ground” it is possible that sub-surface conditions will vary over short distances within the site. Achieving full coverage of the site to ensure all variations are investigated is not practical and is seldom done due to cost and time constraints. Any interpretation or recommendation given in this report is based on judgement and experience.
- This office should be contacted if the site conditions encountered during construction differ from those noted in this report.
- The recommendations made in this report may need to be reviewed should any site works disturb any soil greater than 200mm below the proposed founding depth.
- Australian Building Specialist do not guarantee that this site is free from the risks of flooding or bushfires as further, specific investigation may be required.
- This report does not assess the potential for landslide, undermining, or aggressive soils.
- Subject to the limitations of this report as expressed above, Australian Building Specialist will not accept liability for loss or damage, consequential or otherwise, based on the recommendations of this report, other than for the cost of re-assessment. This site classification assessment should not be considered a comprehensive analysis of the subject site. Should a more detailed geotechnical assessment be required, we can provide such a report.

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Should you have any questions regarding the above or require further assistance please contact the undersigned on (08) 6154 2896.

Regards,



Nino Llapi
Structural Engineer
BEng (Hons) (Civil/Structural)
CPEng, NER, APEC, IntPE(Aus), MIEAust (5948108), RPEQ (31477), BLA (PE0014398)



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APPENDIX A



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Figure 1 – Testing locations

⊗ . *TEST LOCATION*

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APPENDIX B



Figure 2 – Location of Site Classification

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Figure 3 – Borehole Testing

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