

# NOTIFICATION PLANS

## SENIORS HOUSING

1-7 Fergerson Avenue, FAIRFIELD, NSW



FERGERSON AVENUE - STREET PERSPECTIVE - BLOCK A-B



Locked Bag 5022 (Level 15),  
Parramatta NSW 2124  
[www.dpie.nsw.gov.au](http://www.dpie.nsw.gov.au)

ARCHITECT:



NOTIFICATION - COVER SHEET  
SENIORS HOUSING  
1-7 Fergerson avenue FAIRFIELD

REV:

A

DATE:

01/11/23

PROJECT NO:

2260

SHEET:

N01





FERGERSON AVENUE - STREET PERSPECTIVE - BLOCK C



Locked Bag 5022 (Level 15),  
Parramatta NSW 2124  
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ARCHITECT:



NOTIFICATION - STREET PERSPECTIVE  
SENIORS HOUSING  
1-7 Fergerson Avenue FAIRFIELD

REV:

A

DATE:

01/11/23

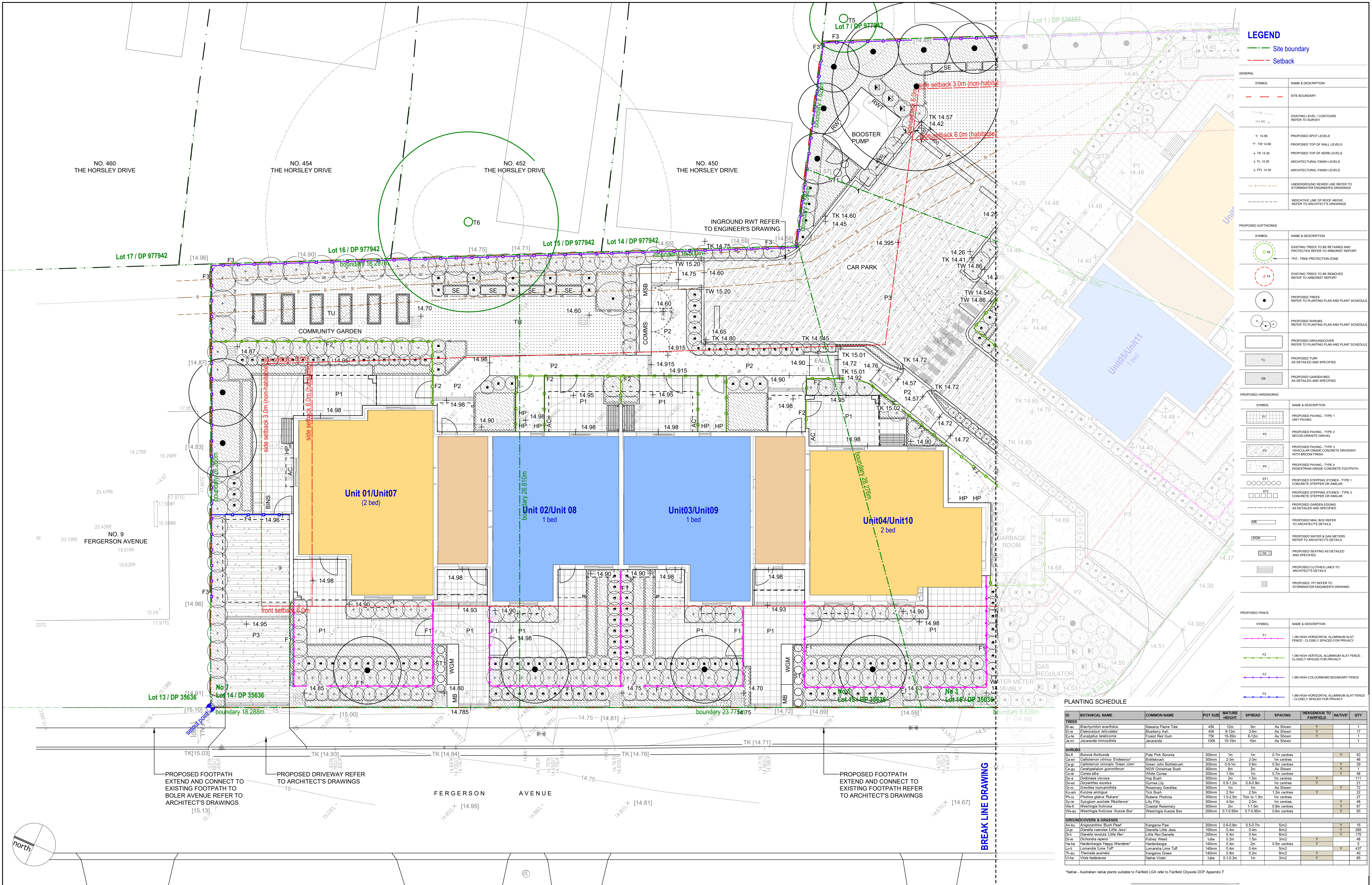
PROJECT NO:

2260

SHEET:

N02





# LEGEND

- Site boundary
- Setback

SYMBOL	NAME & DESCRIPTION
---	SITE BOUNDARY
(14.96) +	EXISTING LEVEL/ CONTOURS REFER TO SURVEY
+ 14.95	PROPOSED SPOT LEVELS
+ TW 14.88	PROPOSED TOP OF WALL LEVELS
+ TK 14.30	PROPOSED TOP OF KERB LEVELS
+ FL 14.30	ARCHITECTURAL FINISH LEVELS
+ FFL 14.30	ARCHITECTURAL FINISH LEVELS
---	UNDERGROUND SEWER LINE REFER TO STORMWATER ENGINEER'S DRAWINGS
---	INDICATIVE LINE OF ROOF ABOVE REFER TO ARCHITECT'S DRAWINGS

SYMBOL	NAME & DESCRIPTION
○ T6	EXISTING TREES TO BE RETAINED AND PROTECTED REFER TO ARBORIST REPORT
○ T4	EXISTING TREES TO BE REMOVED REFER TO ARBORIST REPORT
●	PROPOSED TREES REFER TO PLANTING PLAN AND PLANT SCHEDULE
●	PROPOSED SHRUBS REFER TO PLANTING PLAN AND PLANT SCHEDULE
---	PROPOSED GROUND COVER REFER TO PLANTING PLAN AND PLANT SCHEDULE
TU	PROPOSED TURF AS DETAILED AND SPECIFIED
GB	PROPOSED GARDEN BED AS DETAILED AND SPECIFIED

SYMBOL	NAME & DESCRIPTION
P1	PROPOSED PAVING - TYPE 1 UNIT PAVING
P2	PROPOSED PAVING - TYPE 2 DECOS-GRAVITE GRAVEL
P3	PROPOSED PAVING - TYPE 3 VEHICULAR GRADE CONCRETE DRIVEWAY WITH BROOM FINISH
P4	PROPOSED PAVING - TYPE 4 PEDESTRIAN GRADE CONCRETE FOOTPATH
ST1	PROPOSED STEPPING STONES - TYPE 1 CONCRETE STEPPER OR SIMILAR
ST2	PROPOSED STEPPING STONES - TYPE 2 CONCRETE STEPPER OR SIMILAR
---	PROPOSED GARDEN EDGING AS DETAILED AND SPECIFIED
MB	PROPOSED MAIL BOX REFER TO ARCHITECT'S DETAILS
WGM	PROPOSED WATER & GAS METERS REFER TO ARCHITECT'S DETAILS
SE	PROPOSED SEATING AS DETAILED AND SPECIFIED
---	PROPOSED CLOTHES LINES TO ARCHITECT'S DETAILS
---	PROPOSED PTV REFER TO STORMWATER ENGINEER'S DRAWING

SYMBOL	NAME & DESCRIPTION
F1	1.2M HIGH HORIZONTAL ALUMINIUM SLAT FENCE - CLOSELY SPACED FOR PRIVACY
F2	1.5M HIGH VERTICAL ALUMINIUM SLAT FENCE - CLOSELY SPACED FOR PRIVACY
F3	1.8M HIGH COLOURBOND BOUNDARY FENCE
F4	1.8M HIGH HORIZONTAL ALUMINIUM SLAT FENCE - CLOSELY SPACED FOR PRIVACY

## PLANTING SCHEDULE

ID	BOTANICAL NAME	COMMON NAME	POT SIZE	MATURE HEIGHT	SPREAD	SPACING	INDIGENOUS TO FAIRFIELD	NATIVE	QTY
TREES									
Br-1	Brachycten acutifolius	Blawana Flame Tree	45L	12m	5m	As Shown	Y	Y	1
El-1	Elaeagnus reticulata	Blueberry Ash	45L	8-12m	3-5m	As Shown	Y	Y	17
Eu-1	Eucalyptus tereticornis	Forest Red Gum	75L	15-20m	6-10m	As Shown	Y	Y	1
Ja-1	Jacaranda mimosifolia	Jacaranda	100L	10-15m	10m	As Shown	Y	Y	1
SHRUBS									
Bo-1	Boronia floribunda	Pale Pink Boronia	300mm	1m	1m	0.7m centres	Y	Y	63
Ca-1	Callistemon citrinus 'Endeavour'	Bottlebrush	300mm	2.3m	2.3m	1m centres	Y	Y	46
Ca-2	Callistemon viminalis 'Green John'	Green John Bottlebrush	300mm	0.5-1m	0.6m	0.5m centres	Y	Y	29
Co-1	Conatopetalum gummiferum	NSW Christmas Bush	300mm	6m	2m	As Shown	Y	Y	4
Co-2	Cornus alba	White Cornus	300mm	1.5m	1m	0.7m centres	Y	Y	46
Do-1	Dodonaea viscosa	Hop Bush	300mm	3m	1.5m	1m centres	Y	Y	111
Do-2	Doryanthes aegyptia	Gymea Lily	300mm	0.8-1.2m	0.6-0.8m	1m centres	Y	Y	21
Gro-1	Grevillea rosmarinifolia	Rosemary Grevillea	300mm	1m	1m	As Shown	Y	Y	72
Ku-1	Kunzea ambigua	Tick Bush	300mm	2.5m	2.5m	1.2m centres	Y	Y	22
Ph-1	Phoradendron glaucum	Rubens Phytol	300mm	1.5-2.5m	1.5m to 1.5m	1m centres	Y	Y	27
Si-1	Syzygium australe 'Resilience'	Lilly Pilli	300mm	4.5m	2.3m	1m centres	Y	Y	48
We-1	Westringia fruticosa	Coastal Rosemary	300mm	3m	1.1-1.5m	0.8m centres	Y	Y	67
We-2	Westringia fruticosa 'Aussie Box'	Westringia Aussie Box	300mm	0.7-0.8m	0.7-0.8m	0.5m centres	Y	Y	83
GROUNDCOVERS & GRASSES									
An-1	Anagallis arvensis	Kangaroo Paw	200mm	0.6-0.8m	0.5-0.7m	5m2	Y	Y	15
Di-1	Dianella caerulea 'Little Jess'	Dianella Little Jess	150mm	0.4m	0.4m	8m2	Y	Y	265
Di-2	Dianella revoluta 'Little Jess'	Dianella Little Jess	200mm	0.4m	0.4m	8m2	Y	Y	170
Di-3	Dichondra repens	Kidney Weed	150mm	0.2m	1.5m	3m2	Y	Y	48
Ha-1	Hebe x 'Hendersonii'	Hendersonia	140mm	0.4m	0.4m	0.5m centres	Y	Y	3
Lo-1	Lomandra lineata 'Lime Tuff'	Lomandra Lime Tuff	140mm	0.4m	0.4m	5m2	Y	Y	437
Th-1	Themeda australis	Kangaroo Grass	140mm	0.8m	0.3m	8m2	Y	Y	40
Vi-1	Violeta sp.	Native Violet	150mm	0.1-0.2m	1m	3m2	Y	Y	65

\*Native - Australian native plants suitable to Fairfield LGA refer to Fairfield Citywide DCP Appendix F



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ARCHITECT:



NOTIFICATION - SITE/LANDSCAPE PLAN - PART 01  
SENIORS HOUSING  
1-7 Fergusson avenue FAIRFIELD

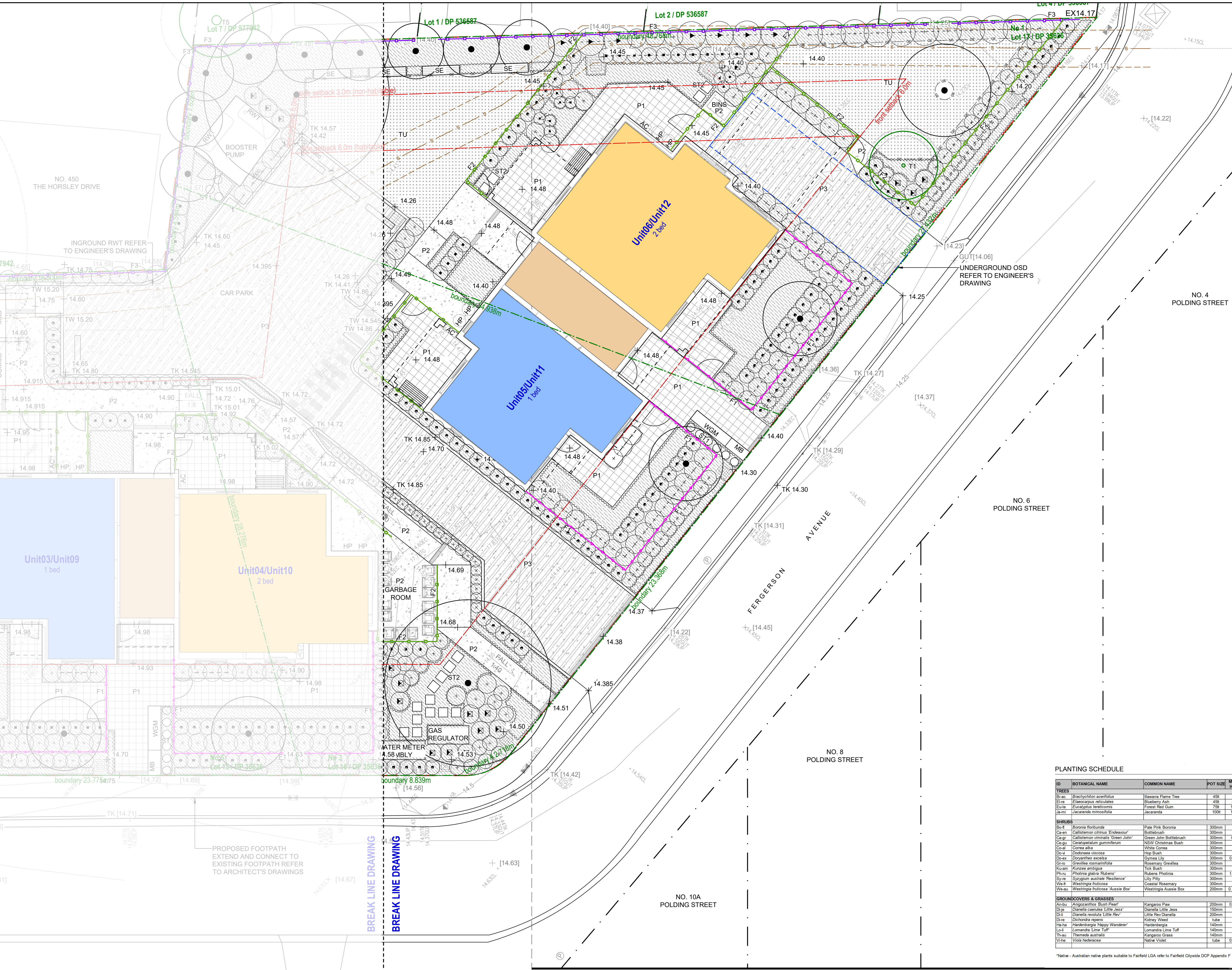
REV:  
A

DATE:  
01/11/23

PROJECT NO:  
2260

SHEET:  
N03





#### LEGEND

- Site boundary
- Setback

SYMBOL	NAME & DESCRIPTION
---	SITE BOUNDARY
[14.96] +	EXISTING LEVEL/ CONTOURS REFER TO SURVEY
+ 14.95	PROPOSED SPOT LEVELS
+ TW 14.88	PROPOSED TOP OF WALL LEVELS
+ TK 14.30	PROPOSED TOP OF KERB LEVELS
+ FL 14.30	ARCHITECTURAL FINISH LEVELS
+ FFL 14.30	ARCHITECTURAL FINISH LEVELS
---	UNDERGROUND SEWER LINE REFER TO STORMWATER ENGINEER'S DRAWINGS
---	INDICATIVE LINE OF ROOF ABOVE REFER TO ARCHITECT'S DRAWINGS

SYMBOL	NAME & DESCRIPTION
[14.96] +	EXISTING TREES TO BE RETAINED AND PROTECTED REFER TO ARBORIST REPORT
[14.96] +	TPZ - TREE PROTECTION ZONE
[14.96] +	EXISTING TREES TO BE REMOVED REFER TO ARBORIST REPORT
[14.96] +	PROPOSED TREES REFER TO PLANTING PLAN AND PLANT SCHEDULE
[14.96] +	PROPOSED SHRUBS REFER TO PLANTING PLAN AND PLANT SCHEDULE
[14.96] +	PROPOSED GROUND COVER REFER TO PLANTING PLAN AND PLANT SCHEDULE
[14.96] +	PROPOSED TURF AS DETAILED AND SPECIFIED
[14.96] +	PROPOSED GARDEN BED AS DETAILED AND SPECIFIED

SYMBOL	NAME & DESCRIPTION
[14.96] +	PROPOSED PAVING - TYPE 1 UNIT PAVING
[14.96] +	PROPOSED PAVING - TYPE 2 DECORATIVE GRAVEL
[14.96] +	PROPOSED PAVING - TYPE 3 VEHICULAR GRADE CONCRETE DRIVEWAY WITH BROOM FINISH
[14.96] +	PROPOSED PAVING - TYPE 4 PEDESTRIAN GRADE CONCRETE FOOTPATH
[14.96] +	PROPOSED STEPPING STONES - TYPE 1 CONCRETE STEPPING OR SIMILAR
[14.96] +	PROPOSED STEPPING STONES - TYPE 2 CONCRETE STEPPING OR SIMILAR
[14.96] +	PROPOSED GARDEN EDGING AS DETAILED AND SPECIFIED
[14.96] +	PROPOSED MAIL BOX REFER TO ARCHITECT'S DETAILS
[14.96] +	PROPOSED WATER & GAS METERS REFER TO ARCHITECT'S DETAILS
[14.96] +	PROPOSED SEATING AS DETAILED AND SPECIFIED
[14.96] +	PROPOSED CLOTHES LINES TO ARCHITECT'S DETAILS
[14.96] +	PROPOSED PIT REFER TO STORMWATER ENGINEER'S DRAWING

SYMBOL	NAME & DESCRIPTION
[14.96] +	1.8M HIGH HORIZONTAL ALUMINIUM SLAT FENCE - CLOSELY SPACED FOR PRIVACY
[14.96] +	1.8M HIGH HORIZONTAL ALUMINIUM SLAT FENCE - CLOSELY SPACED FOR PRIVACY
[14.96] +	1.8M HIGH COLOURBOND BOUNDARY FENCE
[14.96] +	1.8M HIGH HORIZONTAL ALUMINIUM SLAT FENCE - CLOSELY SPACED FOR PRIVACY

#### PLANTING SCHEDULE

ID	BOTANICAL NAME	COMMON NAME	POT SIZE	MATURE HEIGHT	SPREAD	SPACING	INDIGENOUS TO FAIRFIELD	NATIVE	QTY
TREES									
Ba-1	Brachyactis acuminata	Blowdown Tree	45L	12m	5m	As Shown	Y	Y	1
El-1	Elaeagnus reticulata	Blueberry Ash	45L	8-12m	3-5m	As Shown	Y	Y	17
Eu-1	Eucalyptus tereticornis	Forest Red Gum	75L	15-20m	6-10m	As Shown	Y	Y	1
Ja-1	Jacaranda mimosifolia	Jacaranda	100L	10-15m	10m	As Shown	Y	Y	1
SHRUBS									
Bo-1	Boronia floribunda	Pale Pink Boronia	300mm	1m	1m	0.7m centres	Y	Y	63
Ca-1	Callistemon citrinus 'Eriodora'	Bottlebrush	300mm	2-3m	2-3m	1m centres	Y	Y	48
Ca-2	Callistemon viminalis 'Green John'	Green John Bottlebrush	300mm	0.6-1m	0.6m	0.5m centres	Y	Y	29
Co-1	Cornatopetalum gummiferum	NSW Christmas Bush	300mm	6m	2m	As Shown	Y	Y	1
Co-2	Cornus alba	White Cornus	300mm	1.5m	1m	0.7m centres	Y	Y	48
Do-1	Dodonaea viscosa	Hop Bush	300mm	3m	1.5m	1m centres	Y	Y	111
Do-2	Dorstenia aegyptia	Gymea Lily	300mm	0.8-1.2m	0.6-0.8m	1m centres	Y	Y	21
Gr-1	Grevillea rosmarinifolia	Rosemary Grevillea	300mm	1m	1m	As Shown	Y	Y	72
Ku-1	Kunzea ambigua	Tick Bush	300mm	2.5m	2.5m	1.2m centres	Y	Y	22
Ph-1	Phoradendron glaucum	Phoradendron	300mm	1.5-2.5m	1m to 1.5m	1m centres	Y	Y	27
Si-1	Syringium australe 'Resilience'	Lilly Pilly	300mm	4-5m	2-3m	1m centres	Y	Y	48
We-1	Westringia fruticosa	Coastal Rosemary	300mm	3m	1.1-1.5m	0.8m centres	Y	Y	67
We-2	Westringia fruticosa	Westringia Aussie Box	300mm	0.7-0.8m	0.7-0.8m	0.5m centres	Y	Y	83
GROUNDCOVERS & GRASSES									
An-1	Anagallis arvensis	Kangaroo Paw	200mm	0.6-0.8m	0.5-0.7m	5m/2	Y	Y	15
Di-1	Dianella caerulea 'Little Jess'	Dianella Little Jess	150mm	0.4m	0.4m	8m/2	Y	Y	265
Di-2	Dianella revoluta 'Little Jess'	Dianella Little Jess	200mm	0.4m	0.4m	8m/2	Y	Y	170
Di-3	Dichondra repens	Kidney Weed	150mm	0.2m	1.5m	3m/2	Y	Y	48
Ha-1	Hardenbergia 'Happy Wanderer'	Hardenbergia	140mm	0.4m	0.4m	0.5m centres	Y	Y	437
Lo-1	Lomandra lineata	Lomandra Line Tuff	140mm	0.4m	0.4m	5m/2	Y	Y	3
Th-1	Themeda australis	Kangaroo Grass	140mm	0.8m	0.3m	8m/2	Y	Y	40
Vi-1	Violeta hederacea	Native Violet	150mm	0.1-0.2m	1m	3m/2	Y	Y	65

\*Native - Australian native plants suitable to Fairfield LGA refer to Fairfield Citywide DCP Appendix F



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ARCHITECT:



NOTIFICATION - SITE/LANDSCAPE PLAN - PART 02  
SENIORS HOUSING  
1-7 Fergerson avenue FAIRFIELD

REV:

A

DATE:

01/11/23

PROJECT NO:

2260

SHEET:

N04





ELEVATION - FERGERSON AVENUE

PROPOSED DEVELOPMENT DATA - SENIORS HOUSING		
SITE AREA	2272.6sq m	
Title Description	Lots 14,15,16&17 of DP 35636	
Proposed Dwelling Numbers	12 dwellings. 6 x 2 bed & 6 x 1 Bed units	
	Requirement	Proposed
Setbacks		
Front Setback	6 m	6 m
Side Setback	3 m	4.9 m
Rear Setback	6 m	8 m
Height	9.5 m	8 m
Floor Space Ratio	0.5:1	0.43:1
Parking (12/5 = 2.4 = 3)		
1 in 5 units to have a disabled space	3 accessible spaces	3 accessible spaces
1 in 5 units to have a parking space	3 parking spaces	3 parking spaces



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NOTIFICATION - DEVELOPMENT DATA  
SENIORS HOUSING  
1-7 Fergerson Avenue FAIRFIELD

REV:

A

DATE:

2/11/23

PROJECT NO:

2260

SHEET:

N05



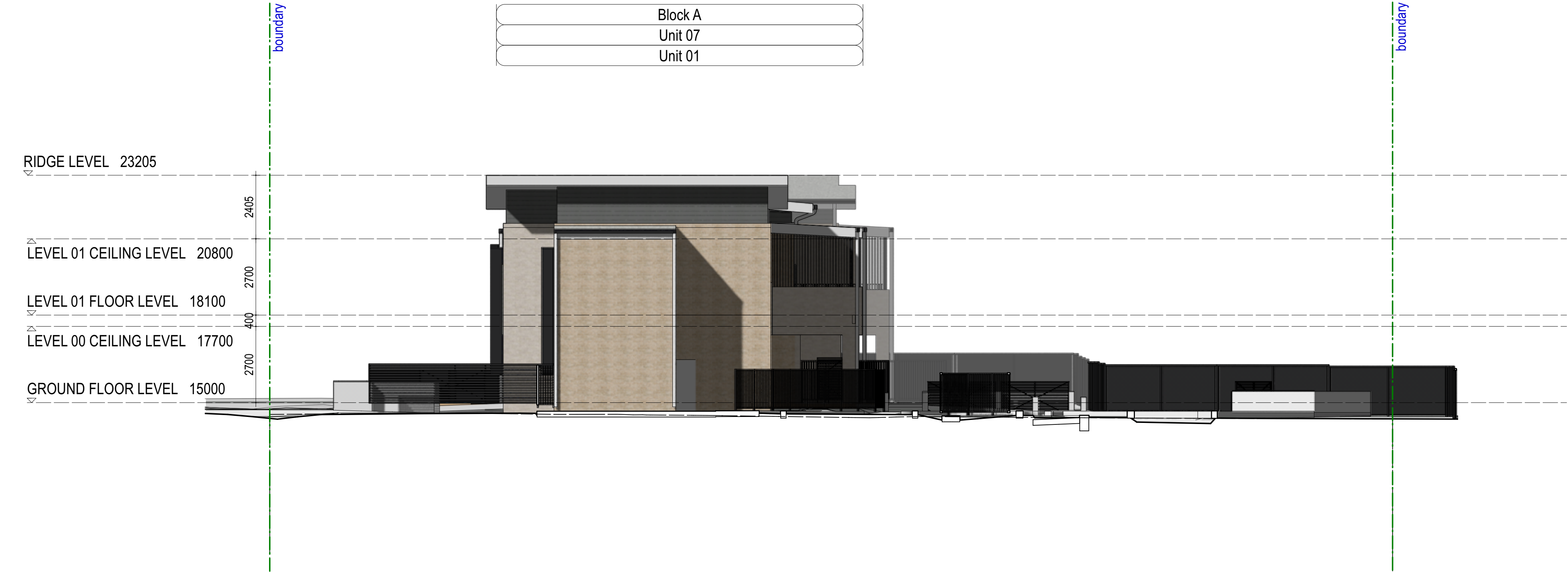


**SOUTH WEST ELEVATION  
BLOCK A & B**



**NORTH EAST ELEVATION  
BLOCK A & B**





**SOUTH EAST ELEVATION  
BLOCK A & B**







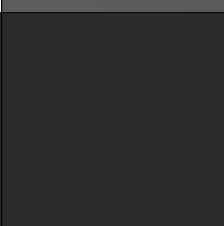
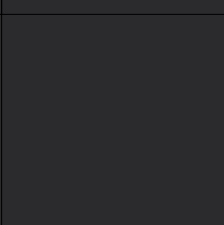
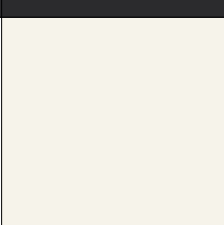
**EAST ELEVATION  
BLOCK C**





ELEVATION - FERGERSON AVENUE

COLOUR SCHEDULE

01	ROOFING		COLORBOND METAL ROOF SHEETING (custom orb)	SHALE GREY
02	WALLS		FACE BRICK	PGH - COASTAL HAMPTONS - GULL GREY
03	WALLS		FACE BRICK	PGH DRY PRESSED TINTO CREAM
04	WALLS		WEATHERBOARD WALL CLADDING	DULUX WALLABY
05	BALUSTRADE, HANDRAILS, FENCES, SCREENS, GUTTERS		POWDERCOATED METAL	COLORBOND MONUMENT OR SIMILAR
06	WINDOWS, DOORS & HOODS		POWDERCOATED METAL	COLORBOND MONUMENT OR SIMILAR
07	FASCIA & DOWNPIPES		POWDERCOATED METAL	COLORBOND SURFMIST OR SIMILAR



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SCHEDULE OF FINISHES  
SENIORS HOUSING  
1-7 Fergerson avenue FAIRFIELD

REV:

A

DATE:

2/11/23

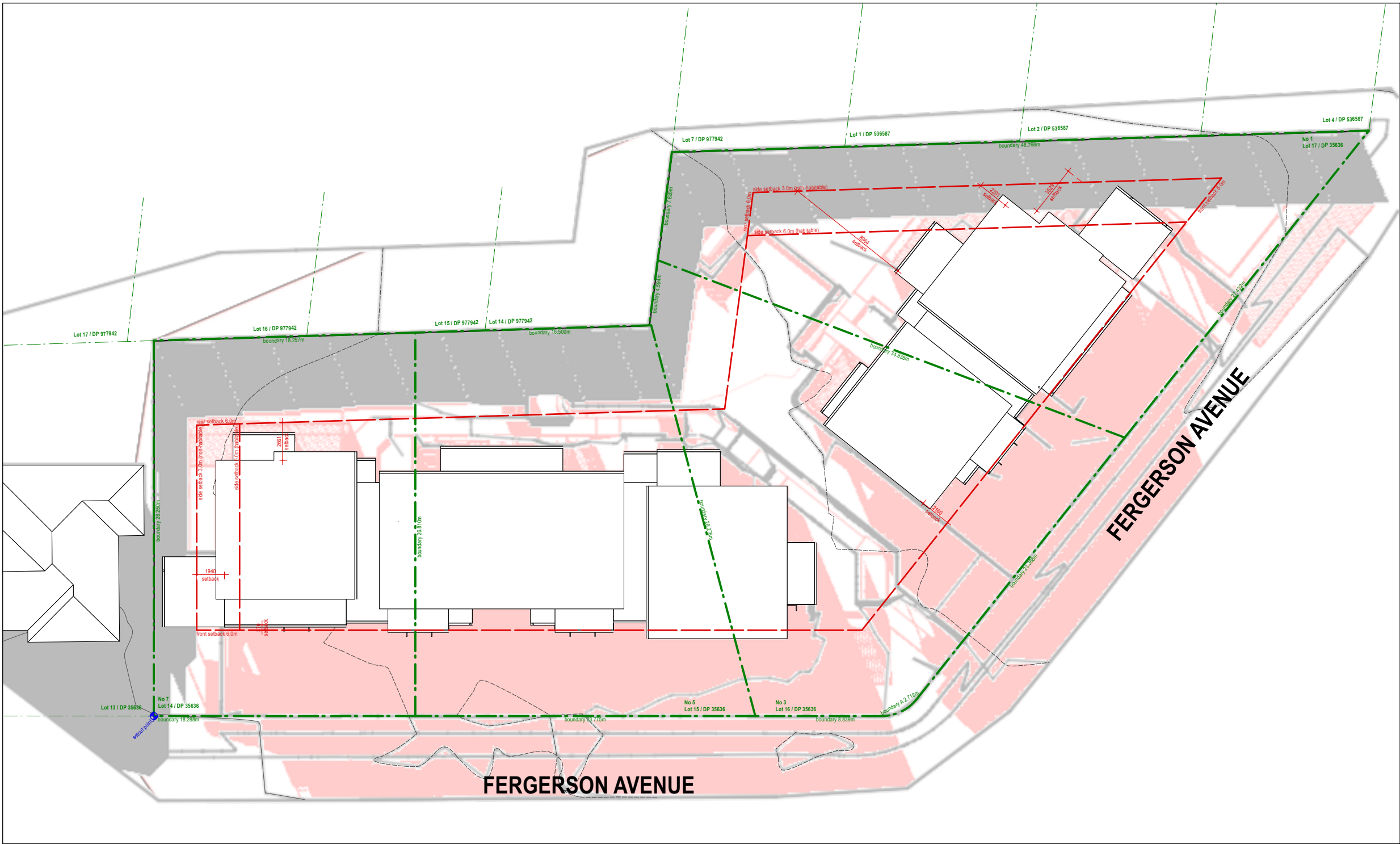
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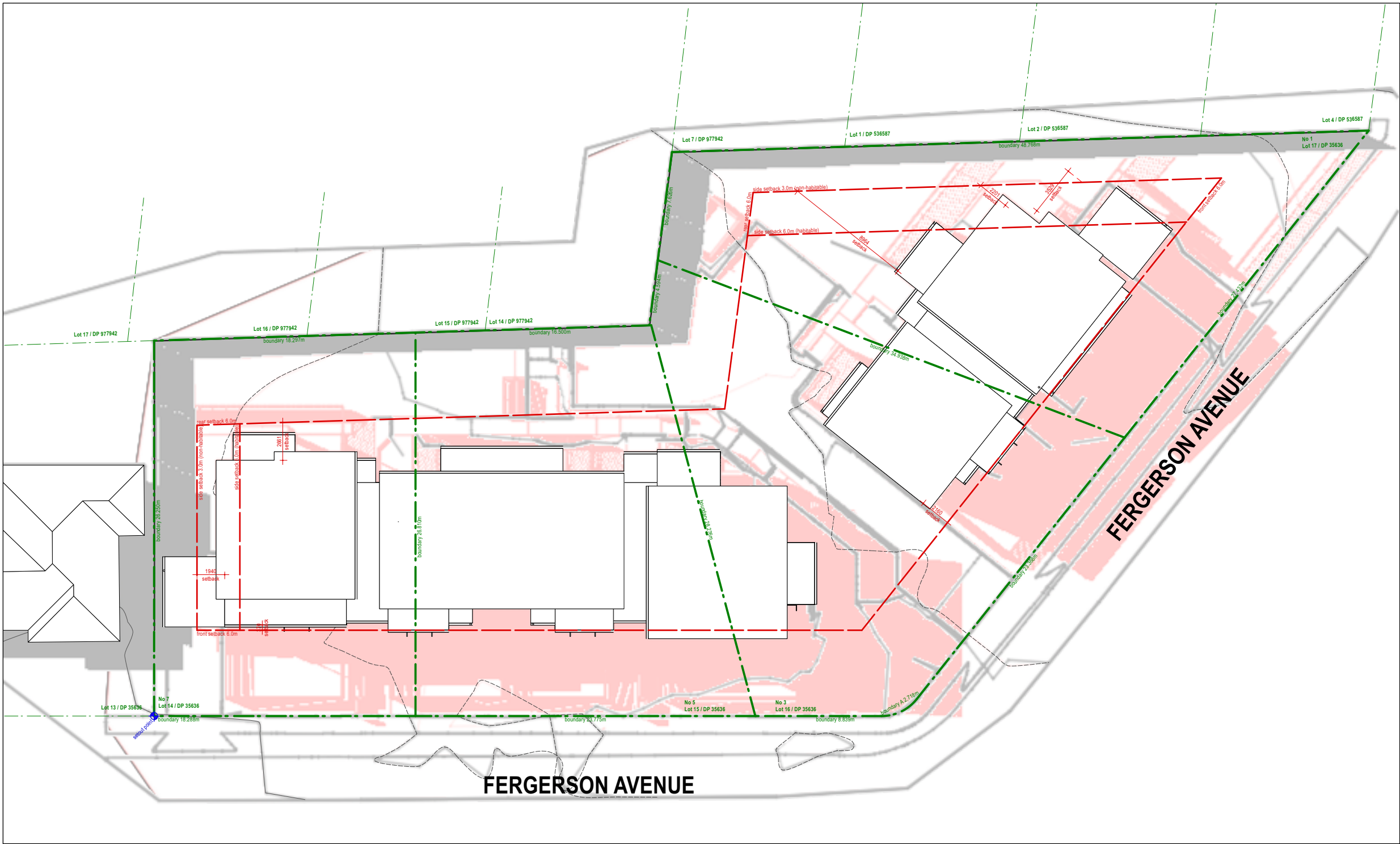
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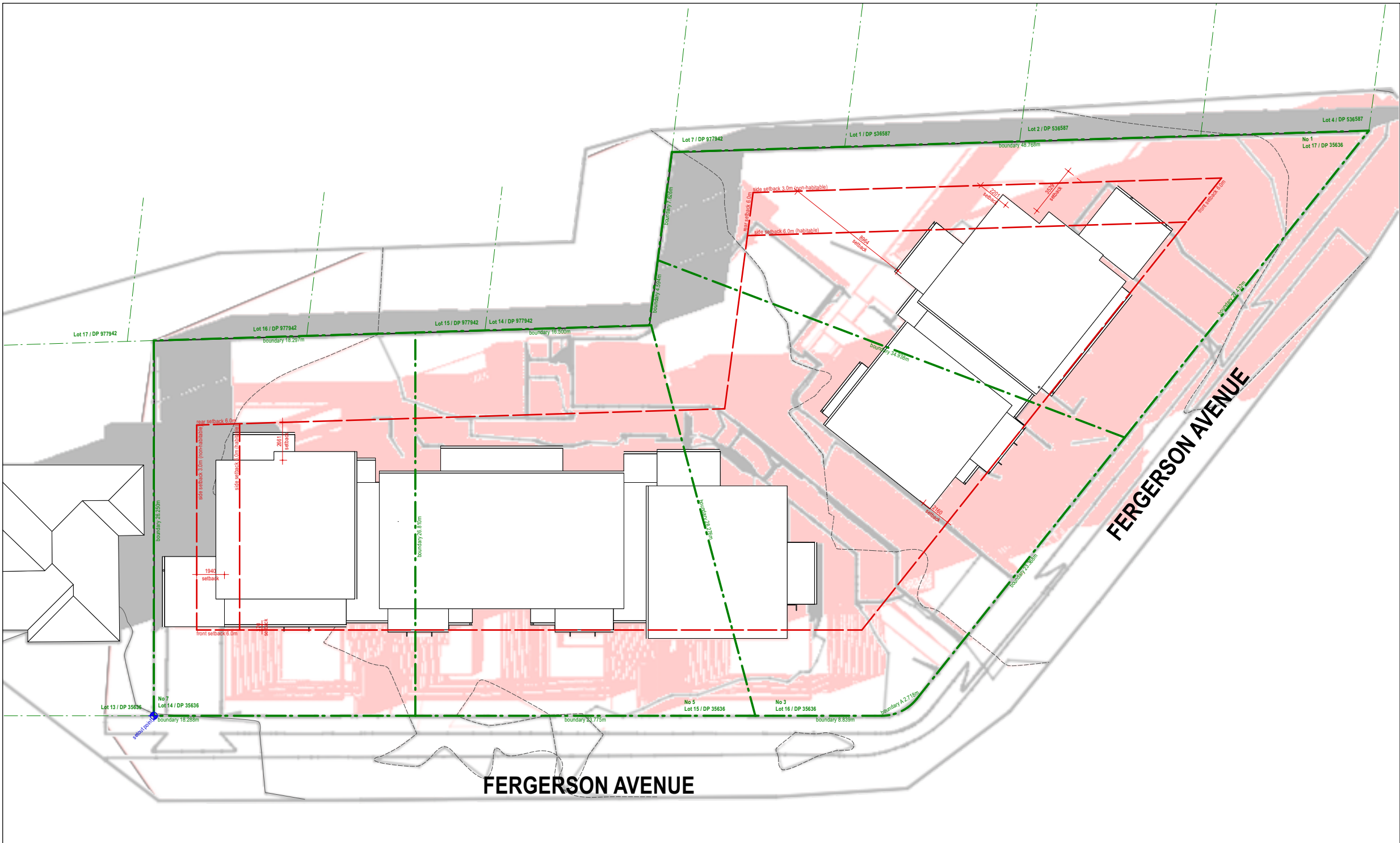




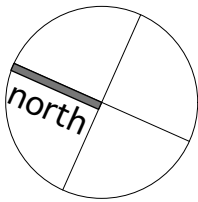
21 JUNE 9:00 AM



21 JUNE 12:00 PM



21 JUNE 3:00 PM



- LEGEND**
- SHADOWS CAST BY THE PROPOSED DEVELOPMENT
  - SHADOWS CAST BY THE EXISTING DWELLINGS AND NEIGHBOURING PROPERTIES



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ARCHITECT:



SHADOW DIAGRAMS  
SENIORS HOUSING  
1-7 Fergerson avenue FAIRFIELD

REV:

A

DATE:

2/11/23

PROJECT NO:

2260

SHEET:

N09