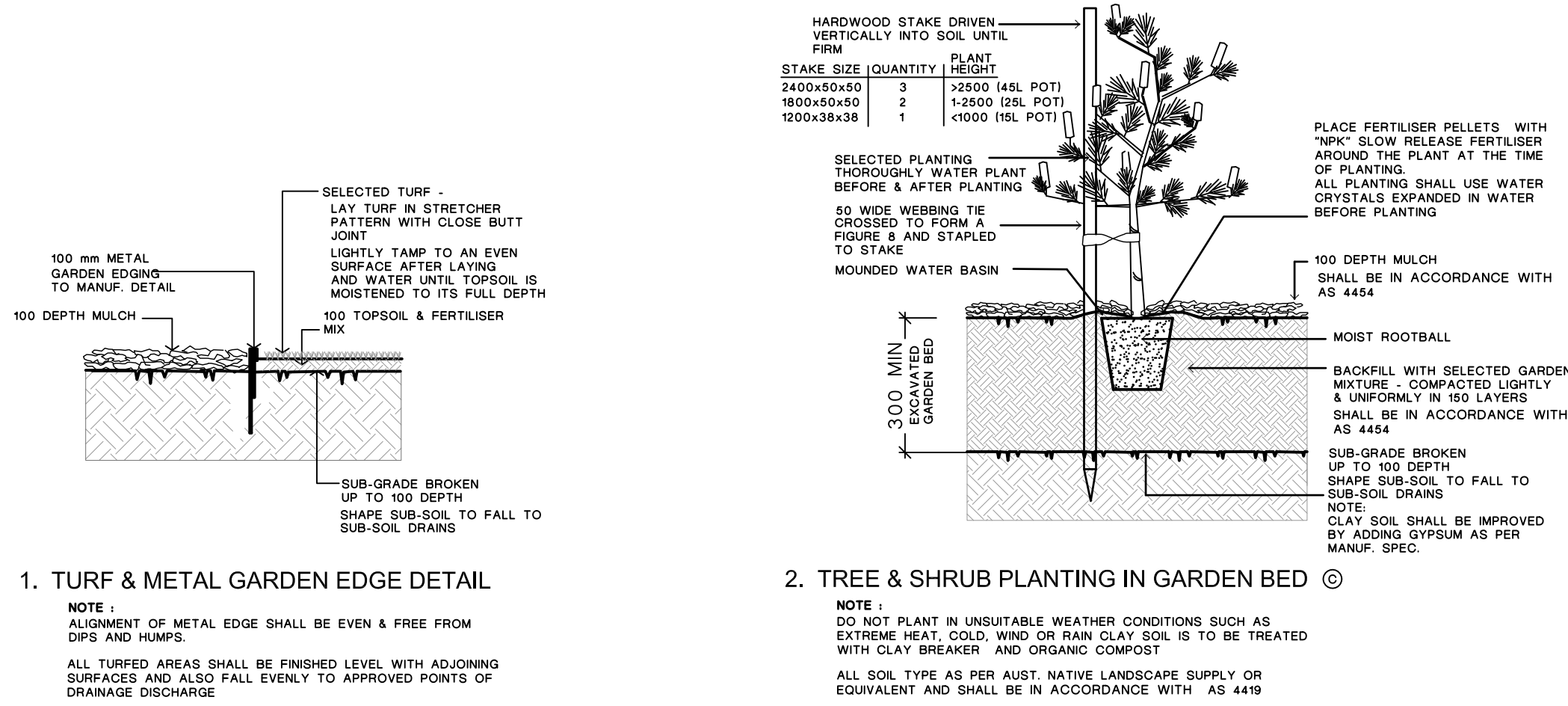
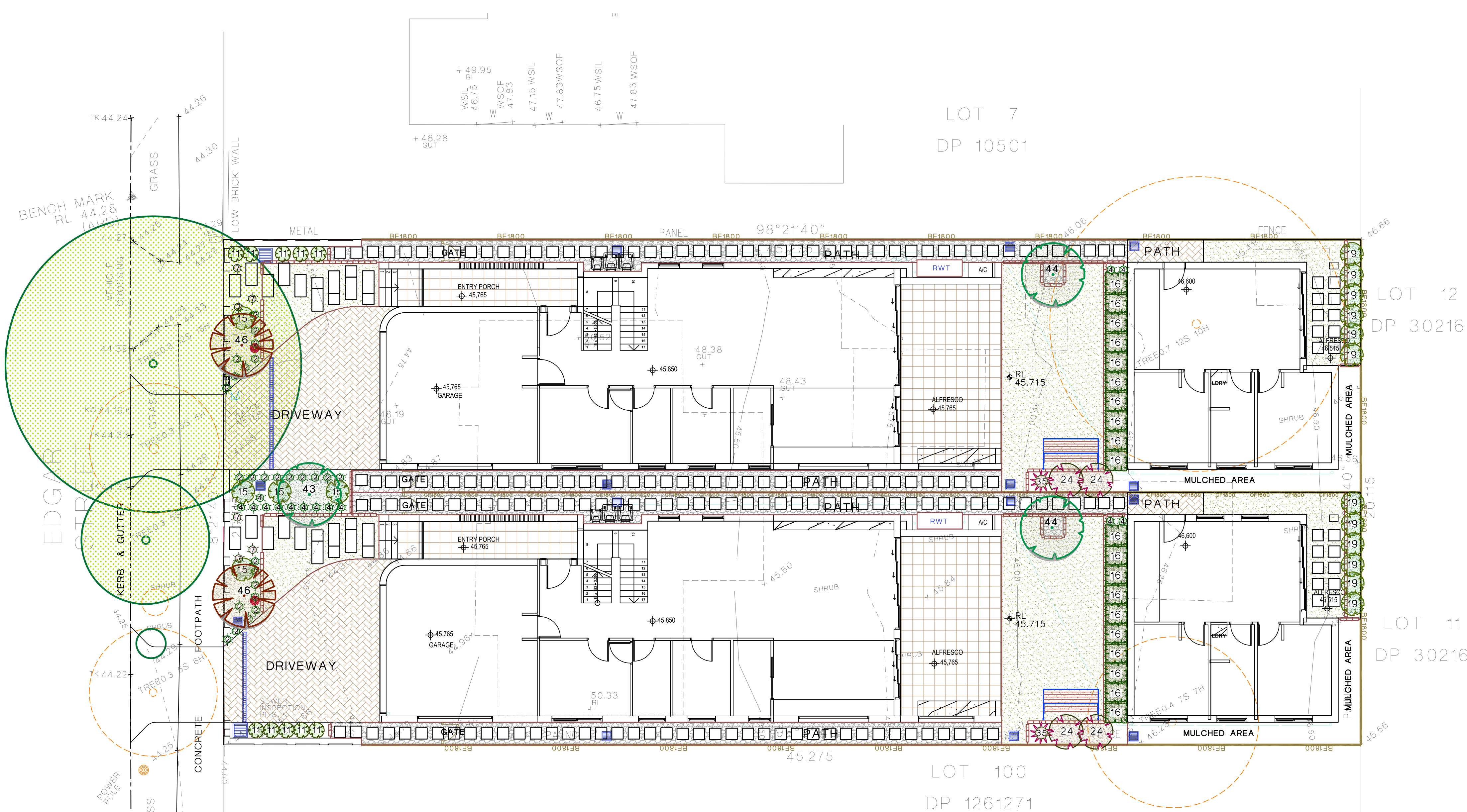


LEGEND / FINISHES SCHEDULE

	EXISTING RL EXISTING TREE TO BE REMOVED NOTE: All noxious weeds on the site shall be removed and destroyed as per their classification under the noxious weeds Act.
	EXISTING TREE TO BE RETAINED AND SHALL BE PROTECTED DURING CONSTRUCTION IN ACCORDANCE WITH AS 4970-2009 TREE PRUNING SHALL BE IN ACCORDANCE WITH AS 4373
	PROPOSED TREES, SHRUBS & GROUND COVER (REFER NO. TO PLANT SCHEDULE)
	BOUNDARY FENCE
	MULCHED GARDEN BED 900 WIDE MIN. OR AS SHOWN ON PLAN REFER TO DETAIL 1 & 2
	SELECTED METAL GARDEN EDGE OR AS SELECTED REFER TO DETAIL 1
	STEPPING STONES SELECTED CONC. STEPPING STONES SET WITHIN LAWN AREA
	LAWN AREA SIR WALTER BUFFALO REFER TO DETAIL 1 All turf area shall be finished level with adjoining surfaces and also fall evenly to approved point of drainage discharge.
	PERMEABLE PEBBLE AREA SELECTED 100 DEPTH RIVER PEBBLES WITH WEED MAT UNDER
	DRIVEWAY / PATH SELECTED STENCILED OR COLOURED CONCRETE - TO AUST. STANDARDS
	PATIO / TERRACE / PATH SELECTED TILES - TO AUST. STANDARDS
	SELECTED CLOTHES LINE SHALL BE AT LEAST 16 LINEAL METRES TO MANUF. DETAIL
	SELECTED LETTER BOX - TO AUST POST REQUIREMENTS AND TO AS/NZS 4253:1994
	SELECTED ILLUMINATION ILLUMINATION SHALL BE DESIGNED BY A QUALIFIED LIGHTING CONSULTANT AND WITH AS 4282, AS 1680 & AS 1158 IN ACCORDANCE
	DRAINAGE REFER TO ENGINEER PLANS FOR DETAILS NOTE: PROVIDE SELECTED HEEL GUARD GRATES TO PITS ON TRAFFICABLE AREAS - TO MANUF. DETAIL

ITEM	MATERIAL
SOIL DETAIL 1 & 2	NOTE: ALL SOIL TYPE AS PER AUST. NATIVE LANDSCAPE SUPPLY OR EQUIVALENT AND SHALL BE IN ACCORDANCE WITH AS 4419 AND AS 4454 FOR SOIL CONDITIONERS AND COMPOSTS
LAWN AREA	1st QUALITY TOP SOIL
NATIVE GARDEN BED	NATIVE GARDEN MIX
EXOTIC GARDEN BED	ORGANIC GARDEN MIX
MULCH	SELECTED HARD WOOD CHIP SHALL BE IN ACCORDANCE WITH AS 4454 NOTE: PROVIDE DECORATIVE GRAVEL TO OSD / RAIN GARDEN AREA REFER TO DETAIL 1 & 2
PLANT MATERIAL	AS PER PLANT SCHEDULE REFER TO DETAIL 2
GARDEN EDGE	SELECTED METAL EDGING OR AS SELECTED REFER TO DETAIL 1
FENCE SIDES & REAR BOUNDARY	1800 HIGH LAPPED & CAPPED TIMBER FENCE OR 1800 HIGH COLOURBOND UNLESS THE TYPE OF MATERIAL IS STIPULATED IN ANY FLOOD STUDY PREPARE FOR THE SITE NOTE: SIDE FENCES ARE TO BE TAPER FROM THE FRONT BUILDING LINE TO BE NOT MORE THAN 900mm HIGH AT THE FRONT BOUNDARY
COURTYARD SEPERATION FENCE	1800 HIGH LAPPED & CAPPED TIMBER FENCE OR 1800 HIGH COLOURBOND
FRONT	REFER TO ARCHITECT'S DETAIL



PROPOSED PLANT SCHEDULE

IN ACCORDANCE WITH AS 2303: 2015

CODE	BOTANICAL NAME	COMMON NAME	APPROX MATURED HEIGHT	POT SIZE	QUANTITY
GROUND COVER / BOARDER					
2	Lomandra 'TANIKAI'	Dwarf Lomandra	0.75	150mm	26
4	Liriope muscari 'Just Right'	Just Right Liriope	0.5	150mm	14
7	Phormium Chocomint Mist	Chocomint Mist	0.5	150mm	6
LOW SHRUBS					
11	Westringia Ozbreed Aussie Box	Aussie Box Westringia	0.5	200mm	10
15	Callistemon Great Balls of Fire	Great Balls of Fire	2	200mm	5
16	Murraya paniculata	Murraya	3	200mm	20
19	Acmena 'Allyn's Magic'	Lilly pilly	1.5	200mm	12
TALL SHRUBS					
24	Callistemon SLIM	Slim callistemon	3	200mm	4
FEATURE SHRUBS					
35	Cordyline 'Red Sensation'	Red Sensation	1.2	25 L	2
TREES					
43	Elaeocarpus reticulatus	Blueberry Ash	8	45 L	1
44	Tristania laurina 'Luscious'	Water gum	8	45 L	2
46	Lagerstroemia indica 'Indian Summer'	Crape Myrtle	5	45 L	2

NOTE:

THE TREES SHALL COMPLY WITH NATSPEC SPECIFYING TREES:
A GUIDE TO ASSESSMENT OF TREE QUALITY (2003) OR AUSTRALIAN STANDARD AS 2303 - 2015 TREE STOCK FOR LANDSCAPE USE.

HEIGHT AND SPAN ARE INDICATIVE ONLY SUBJECT TO ON SITE ENVIRONMENTAL FACTORS.
USE ONLY AS A GUIDE.

REV	DESCRIPTION	REVISION DATE
A	DA ISSUE	26.6.22

NOTE:

- In the event of any inconsistency between the architectural plans and stormwater plans, The architectural plan shall prevail to the extent of the inconsistency
- All landscape works shall be carried out by members of the LANDSCAPE CONTRACTORS ASSOCIATION of AUSTRALIA.
- Contractors must verify all dimensions at the site before commencing any work or making any shop drawings which must be approved before manufacturing.
- Do not scale drawing, if in doubt - ASK
- This drawing is to be read in conjunction with Architectural, Hydraulic and survey plans
- All Existing trees to remain shall be protected as per arborist report & council requirements
- All pruning shall be in accordance with the AS 4373
- Thoroughly eradicate weeds from all garden areas.
- No variation to the works to be carried out without prior approval from owner.
- All materials to be the best of their respective kinds and shall comply with approved sample type submitted or specified.
- Substitution of plant species or varieties will not be permitted.
- Unless otherwise specified or directed, all instructions are to be issued by the consulting landscape designer.
- All storm water outlets & surface run off shall be to Hydraulic Engineers detail.
- Provide sub-soil drainage to garden beds & lawn areas where required - To be confirmed on site.
- Refer to survey plan for position of all existing services.
- Refer to Architectural elevations & Sections for existing and proposed ground lines.
- All landscape works shall comply with all councils, DA & CC conditions and all relevant "AUSTRALIAN STANDARDS" and AUS SPEC NO.1 Specification C273-Landscaping.
- Irrigation system - If required, shall be designed & installed to comply with AS 2698, AS 2698.1-1994, AS 2698.2-1985, AS 2698.3-1990, water board and other relevant authority regulations.

MAINTENANCE

- All landscape works are to be maintained for a period of 12 months (or as required by council DA Consent) by landscape contractor after final completion AND shall be maintained at all times in a suitable manner. Replace all plants which have failed with the same species. Mulch is to be maintained at specified depth. All plants and turf shall be watered on a regular basis to maintain moisture levels required for optimum growth. All garden areas are to be maintained free from weeds.

0 1 2 3 4 5
SCALE

PROPOSED DUPLEX

21 Edgar Street,
Yagoona

ARCHITECT:

vision dynamics
landscape design
m: 0412 282 888
Ph: (02) 9499 8888
em: visiondynamics@westnet.com.au

DRAWING TITLE
LANDSCAPE CONCEPT PLAN

DRAWN	FF	SCALE	1:100@A1 OR 1:200@A3	REV.	
DRAWING NUMBER	22122 DA 1			A	

MEMBER Fiona Fong Associate Member
Australian Institute Landscape Designers & Managers Ltd of Membership No. 193