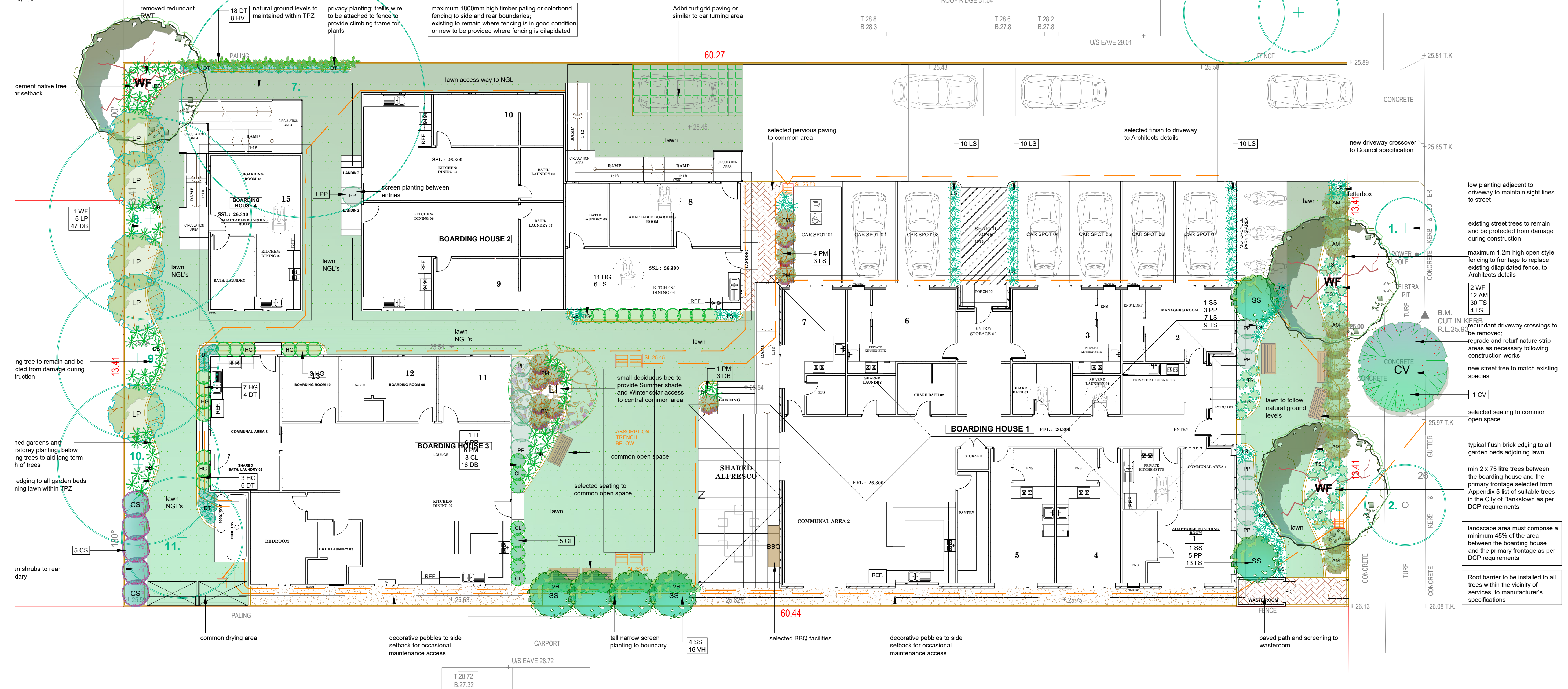
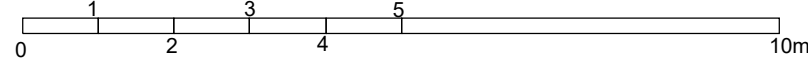


A1



LANDSCAPE PLAN 1:100

**PLANT CODES**
(refer also to plant schedule)

AM	Acmena 'Minipilly'
CL	Callistemon 'Little John'
CS	Callistemon 'Slim'
CV	Callistemon viminalis
DB	Dianella caerulea 'Breeze'
DT	Dianella tasmanica 'Tasred'
HG	Hymenosporum 'Gold Nugget'
HV	Hardenbergia violacea
LI	Lagerstroemia indica
LP	Leptospermum petersonii
LS	Lomandra 'Shara'
PM	Philotheca myoporoides
PP	Prostanthera 'Poorinda Ballerina'
SS	Syzygium 'Straight and Narrow'
TS	Thryptomene saxicola
VH	Viola hederacea
WF	Waterhousea floribunda

Legend

- Selected Pervious Brick paving
- Selected Tiles
- Drying area
- Turf
- Existing trees to be retained
- Typical brick/ steel edge
- Stormwater lines and pits

IRRIGATION NOTE

- All mass planted beds will require a fully automated and self timed, commercial grade, sub-surface irrigation system which is to be designed and installed by an appropriately qualified irrigation consultant. Landscape Contractor or tradesperson prior to planting.
- The irrigation system shall be designed and installed in accordance with all relevant Australian Standards and the current water restrictions that are in place at the time of construction.
- The design of the irrigation system shall only be carried out after water pressure testing has been undertaken.
- The irrigation system shall be installed and in full working order prior to any planting works taking place.
- The site superintendent and all other relevant personnel shall be fully conversant with the operational requirements of the system prior to planting taking place.

DISCLAIMER

Every effort is made to ensure the accuracy of these documents, however they should be thoroughly checked before being issued to any other persons or authority or used for construction purposes. Any inaccuracies, omissions or discrepancies should be referred back to Zenith Landscape Designs immediately.

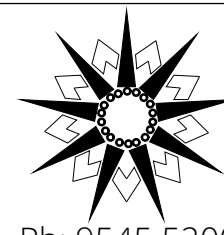
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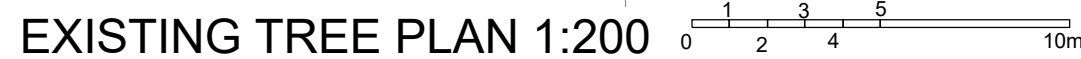
NOTES

- Vehicular pavement, fencing and built structure details shall be to Architect's specification.
- All surface and sub-surface drainage requirements shall be to Engineers details.
- Numeric dimensions should be taken in preference to scaling.
- All dimensions should be checked on-site prior to commencing construction.
- Contractors shall verify the location of all site features prior to commencing works.
- Soil testing has not been undertaken as part of the preparation of this design; Contractors shall determine the need for soil testing prior to any planting works.
- A search of underground services has not been undertaken as part of the preparation of this design; it is recommended that Contractors contact DIAL BEFORE YOU DIG ON 1100 prior to commencing any works.
- This plan is to be read in conjunction with the architectural and engineering plans.
- It is recommended that an approved root barrier be installed to manufacturers recommendations to all tree planting in the vicinity of structures, walls and hard pavement areas.



NOT FOR CONSTRUCTION





Proposed building line

Proposed driveway line

Existing trees to be retained

Existing trees to be removed

LANDSCAPE GUIDELINES

1. **GENERAL**
- 1.1 The Contractor shall familiarise themselves with the site prior to tender.
- 1.2 The Contractor shall be responsible for any damage to utility services, pipes, building structures, paving surfaces, fencing, footways, kerbs, roads and existing plant material.
- 1.3 The site is to be left in a clean and tidy condition at the completion of works to the satisfaction of the Superintendent.
- 1.4 No work involving an extra shall be undertaken unless approval is first obtained from the Superintendent.
- 1.5 No substitute of material shall be made unless approval is given by the Superintendent.
- 1.6 The Contractor shall continuously maintain all areas of the Contract during progress of the works specified.
2. **SITE PREPARATION**
- 2.1 Prepared sub-grade is to be free of stones larger than 100mm diameter, cement, rubbish and any other foreign matter that could hinder plant growth.
3. **MASS PLANTED AREAS**
- 3.1 Once clear of weed growth, grass and debris, sub-grade should be cultivated to a minimum depth of 150mm incorporating Dynamic Liff or equivalent at the manufacturers recommended rates.
- 3.2 Weeds shall be controlled by a combination of chemical and hand removal techniques.
4. **PLANTING**
- 4.1 All plant material is to be hardened off, disease and insect free and true to species, type and variety. Plants are to be well grown but not root bound and shall comply with Natspec- "Guide to Purchasing Landscape Trees".
- 4.2 Plants prior to be removed from their containers prior to planting as close distance to the root system as possible.
- 4.3 Planting shall not be carried out in dry soil or extreme weather conditions.
- 4.4 Plants should be planted at the same depth as the plants were in the containers and allow for a shallow saucer of soil to be formed around the plant to aid the penetration of water.
- 4.5 All plant material should be watered thoroughly immediately after planting.
- 4.6 The Contractor shall be responsible for the failure of plants during construction, except for acts of vandalism.
- 4.7 Labels shall be removed entirely from the plants.
5. **STAKING**
- 5.1 Ties should be firmly attached to the stakes, in a way to avoid damage to the stem while allowing a small degree of movement.
6. **TURF AREAS**
- 6.1 Turf areas should be cultivated before turving by tippng or harrowing.
- 6.2 At the completion of turving the whole area shall be thoroughly soaked and kept moist till the completion of landscape works.
7. **MULCH**
- 7.1 Mulch for all general mass planted beds shall be 'Broughmatt' mulch as supplied by A.N.L. or similar.
8. **SOIL MIXES**
- 8.1 Soil mix for mass planted areas shall be 3 parts site soil to 1 part 'Organic Garden Mix' as supplied by A.N.L. or equivalent.
- 8.2 Soil mix for street tree planting shall be 1 part site soil to 1 part 'Organic Garden Mix' as supplied by A.N.L. or equivalent.

1. These works shall be in addition to the construction contract.
2. The Contractor shall commence and fully implement the short term maintenance after Practical Completion has been confirmed by the Superintendent.
3. The Contractor shall carry out maintenance works for a minimum period of 26 weeks
4. Maintenance works shall include the following works :
 - a. Mow lawns and trim edges each 10 days in summer and each 14 days in winter.
 - b. Water all planting and lawn areas in order to ensure adequate soil moisture at all times.
 - c. Remove any weed growth from all planting areas.
 - d. Spray and control pests and diseases as required.
 - e. Replace plants which fall with plants of similar size and quality as originally planted.
 - f. Adjust ties to trees as necessary.
 - g. Make good any erosion or soil subsidence which may occur.
 - h. Maintain all mulched areas in a clean and tidy condition to the depth as originally specified.

Note: The Contractor is not to be held responsible for the theft or vandalism of any plants during the maintenance period.

5. Advanced trees shall be individually inspected at least once a month in order to determine their health and vigour. Should the trees exhibit any signs of disease, pest infestation or poor growth then a qualified arborist shall be consulted within 14 days in order to determine the most appropriate course of action. Recommended treatment shall then be commenced within 7 days and shall continue until the problem is resolved.

6. When the maintenance period is completed the Contractor shall notify the Superintendent. The site shall then be inspected and if to the satisfaction of the Superintendent the responsibility will be handed over to the Client for on-going maintenance.

* native species

1. WORK NEAR TREES

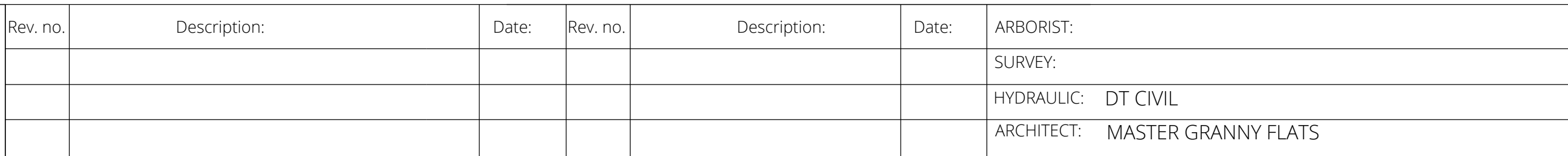
- GENERAL:** All existing trees which are to remain undisturbed are indicated on the drawings and shall be adequately protected for the duration of the contract as specified by the client. Any variation from this specification or requires regarding the protection/health of the trees to be retained must be made known to the Grounds/Landscaping Supervisor prior to the start of the work.
- REQUIREMENTS:** Trees shall not be removed or lopped unless specific instruction is given in writing by the Superintendent. All tree protection works shall be carried out before excavation, grading and site works commence.
- 2. PROTECT TREES**
- 2.1 Method:** Fencing off or shown to be retained from damage by ground works. Take necessary precautions, including the following:
- 2.1.1 Method: Fence off the root zones of all existing trees to be retained in accordance with the Tree Protection Detail. Protective fencing is to remain in place until the completion of all building and hard landscape construction. Fencing is to be located as shown on the Existing Tree Plan. A layer of organic mulch 100mm thick shall be placed over the protected area where existing garden beds are not already present.
 - 2.1.2 Where building works are required within the root zone of existing trees these works must be supervised by a qualified Arborist.
 - 2.1.3 Do not use machinery, do not pile or store materials, do not use materials or materials under or near trees. Do not place spoil or excavations against tree trunks. Prevent wind-blown materials such as cement from harming trees and plants. Prevent concrete wash or other substances from entering the protection zone.
 - 2.1.4 Damage: Prevent damage to trees bark. Do not attach signs, guys and the like to trees.
 - 2.1.5 Work under trees: Do not add or remove topsoil within the drip line of the trees. If it is necessary to excavate within the drip line, use hand methods such that root systems are preserved intact and undamaged. Open up excavations under tree canopies for as short a period as possible.
 - 2.1.6 Roots: Do not cut tree roots exceeding 50mm diameter unless undertaken by a qualified Arborist.

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5. The site superintendent and all other relevant personnel shall be fully conversant with the operational requirements of the system prior to planting taking place.

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1. Verify pavement, fencing and built structure details shall be to Architect's specifications.
2. All surface and sub-surface drainage requirements shall be to Engineers details.
3. Numeric dimensions should be taken in preference to scaling.
4. All dimensions should be checked on-site prior to commencing construction.
5. Contractors shall verify the location of all site features prior to commencing works.
6. Testing shall not be undertaken as part of the preparation of this design; Contractors shall determine the need for testing prior to any planting works.
7. A search of underground services has not been undertaken as part of the preparation of this design; it is recommended that Contractors contact DIAL BEFORE YOU DIG ON 1100 prior to commencing any works.
8. This plan is to be read in conjunction with the architectural and engineering plans and specifications and shall be installed in accordance with the manufacturer's recommendations to all tree planting in the vicinity of structures, walls and hard pavement areas.

NOT FOR CONSTRUCTION



Ph: 9545 5200 info@zenithlandscapes.com.au

106-108 CHESTER HILL RD
BASS HILL

TITLE: LANDSCAPE PLAN		
STATUS: DA	SCALES: 1:100, 1:200	
CHECKED: MFG	SHEET 2 OF 2	REVISION:
DRAWN: MAG	DRAWING No.	
DATE: 19.08.2022	22-4720 LO2	