#### IRRIGATION

The client may choose to have an approved automated drip-irrigation system installed to garden bed areas prior to planting. This system shall be designed and installed by a qualified, licensed irrigation specialist to suit the garden layouts and planting species nominated in the design. Note that endemic and native planting will not require significant watering once established, and that a longer maintenance period should be considered in lieu of irrigation.

Irrigation systems shall be installed in accordance to the latest Sydney Water Irrigation regulations and times, and shall consist of the necessary components to ensure safe, efficient operation. Such components shall include a back-flow prevention valve and moisture sensor to prevent watering during wet periods. The irrigation shall be tested and approved upon completion, and monitored / maintained at 6 monthly periods.

After a landscape compliance certificate has been issued to the Principal Certifying Authority approving the correct installation of landscape construction works and Practical Completion, the maintenance period shall begin.

Consolidation & landscape maintenance shall mean the care and maintenance of the contracted landscape works using acceptable horticultural practices, ensuring that all plants and planting areas experience the optimum growing conditions and are in excellent appearance at all times, as well as the rectification of defects which have resulted from regular use.

The landscape maintenance period shall be a minimum of 3 months (12 weeks) or as required by Council, or requested by client, from the certificate date, and shall include, but not be limited to the following

- Replacement of dead, damaged, stolen, unhealthy or diseased plants (at the reasonable discretion of client / landscape architect) - Watering all garden areas as required by hand to ensure plant establishment without loss / irrigation maintenance (monitor soil moisture)

- Clearing litter and other debris from landscaped & lawn areas
- Monitoring for pests and disease & treat as required - Fertilizing with approved fertilizer at rates applicable to plant species
- Adjusting stakes and ties / removing as tree mature

1. ALL TIMBER TO BE DAR SEASONED HARDWOOD, U.N.O.

2. ALL FIXINGS TO BE 316 GRADE STAINLESS STEEL

PLAN VIEW

COLORED CONCRETE SLAB THICKEN

SIDE ELEVATION approx 1:20

**K050 San Marco Seat** 

Dimensions: 2100mm x 650mm

Frame: Black Powder Coated finish

Fixings: Stainless Steel 316 grade

UNDER SEAT LEGS

BENCH SEATING scale as shown

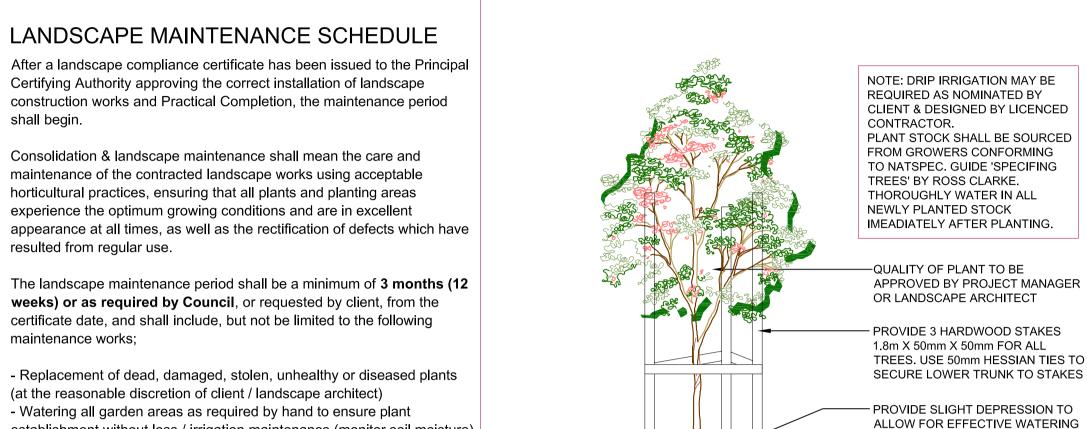
Boards: Dressed All Round Seasoned Iornbark Hardwood

Footings: Bolt to Ground, vandal resistant fixings

Timber Finish: Factory applied Oil Based Preservative stain

approx 1:20

- Mowing lawn areas, watering, edging and weeding as required (Mowing at period of 18 days during summer & 21 during winter)
- Topping up mulch areas and keeping beds free or weeds - Making good areas of soil subsistence or erosion & repair problem
- Maintaining all hard and semi permeable areas including toping / raking gravel and decomposed granite areas, cleaning / weeding paving etc)



SELECTED BRICK EDGING

MATCH HOUSE BRICK, ON

MORTAR BASE TO SUIT

REFER TURF DETAIL

NOM. BY CLIENT TO —

## INDIVIDUAL TREE PLANTING DETAIL

approx 1:10

1.8m HIGH LAPPED AND

CAPPED TREATED PINE **FENCE & POSTS SPACED** TO SUIT; STEP FENCE AT POSTS TO SUIT NATURAL

TIMBER SLEEPERS MAY BE -

ADDED TO THE BASE OF THE

FENCE, AS DETERMINED ON

SITE, TO SUIT MINOR LEVEL

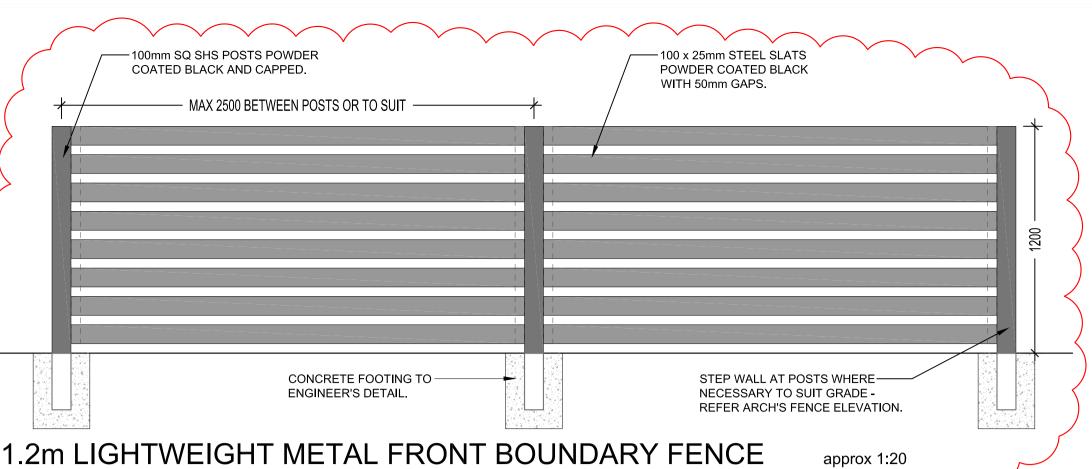
REQUIRED FINISHED LEVELS.

CHANGES IN NATURAL OR

CONCRETE FOOTING TO

ENGINEER'S DETAIL

**GROUND LEVELS** 



FALL TO DRAINAGE POINTS TYPICAL MASONARY PLANTER ON SLAB

SPECIFIED

approx 1:10

PROPOSED SHRUB AND GROUNDCOVER

PLANTING - REFER LANDSCAPE PLAN

SEAL TOP OF PROPOSED WATER

APPLY AN APPROVED BITUMENOUS

APPROVED WATER PROOF LINER TO BE

SPEC. OVER BITUMENOUS PAINT LAYER

-INSTALLED AS PER MANUFACTURERS

PAINT TO INSIDE WALLS AS PER MANUFACTURERS SPECIFICATION

- APPROVED FILTER FABRIC OVER

HORIZONTALLY TO BASE AND

VERTICALLY TO SIDES (in lieu of

- WASHED COARSE SAND TO BASE

CEMENTS SCREED TO BAS OF ALL

PLANTERS TO PROVIDE MIN. 2%

- APPROVED DRAINAGE CELL TO RUN

protection board) EQUAL TO "ATLANTIS" TO BE APPROVED PRIOR TO USE

PROOFING

DRAINAGE CELL

OF PLANTER

MANUFACTURE'S SPEC. AND CIVIL ENGINEER'S DETAILS. CAPPING TO MATCH STYLE 1. CHAIN WIRE MESH PANELS WITH SHADE CLOTH (IF REQUIRED) ATTACHED, HELD IN PLACE WITH

AND COLOUR OF WALL -CLEAN, FREE DRAINING CONSOLIDATED MATERIAL TO REAR OF WALL. KEYSTONE OR BLOCKWORK-**RETAINING WALL AS** NOMINATED BY CLIENT. - APPROVED FILTER FABRIC LINER TO REAR OF WALL. NOTE: ALL RETAINING WALL WHICH FORM PART OF DRAINAGE WORKS SHALL BE BUILT AS DETAILED BY THE HYDRAULIC ENGINEERS. ALL PROVIDED 100mm SLOTTED WALLS EXCEEDING 1m PIPE AG-LINE TO BASE OF HEIGHT SHALL BE DETAILED NEW WALLS IN BLUE METAL BY A QUALIFIED ENGINEER. TRENCH TO DRAIN TO NEW SUMPS / PITS AS SPECIFIED BY HYDRAULIC ENGINEERS. - AG-LINE SHALL BE IN REFER TURF DETAIL APPROVED "SOCK" OR WRAPPED IN FILTER FABRIC TO PREVENT SILTING UP. ALL FOOTINGS TO ENGINEER'S DETAILS.

TYPICAL DETAIL. INSTALL WALL TO SUIT SITE LEVELS, TO

MASONRY RETAINING WALL DETAIL approx 1:10

CONCRETE FEET 2. ALTERNATIVE PLYWOOD OR

DRAINAGE PITS AND

LAYOUT TO NOMINATED

BY HYDRAULIC ENGINEER

TO WORK WITH PAVING

DESIGN AND LANDSCAPE

RAISED PLANTER WALLS TO

ARCHITECTS DETAILS—

BENEDICT "SMARTMIX " No.

4 LIGHTWEIGHT PLANTER

BENEDICT "SMARTMIX " No.

5 LIGHTWEIGHT PLANTER-

BOX SUB-SOIL OR EQUAL

REFER PAVING DETAIL

SLAB

**BOX MIX OR EQUAL** 

WOODEN PALING FENCE PANELS. THE FENCING MATERIAL ALSO PREVENTS **BUILDING MATERIALS OR SOIL** ENTERING THE TPZ 3. MULCH INSTALLATION ACROSS

SURFACE OF TPZ (AT THE DISCRETION OF THE PROJECT ARBORIST). NO EXCAVATION, CONSTRUCTION ACTIVITY, GRADE CHANGES, SURFACE TREATMENT OR STORAGE OF MATERIALS OF ANY KIND IS PERMITTED WITHIN THE TPZ

4. BRACING IS PERMISSIBLE WITHIN THE TPZ. INSTALLATION OF SUPPORTS TO AVOID DAMAGING ROOTS

NOTE: PROVIDE FENCING AS DETAILED TO ALL TREES PROPOSED TO BE RETAINED ON THE SUBJECT SITE WITHIN 5m OF CONSTRUCTION ZONE, VEHICULAR & MACHINERY MOVEMENT, & DRAINAGE OR SERVICES. FENCING TO BE LOCATED TO THE DRIP LINE OF TREES OR AS INDICATED ON PLANS OR DIRECTED ON-SITE BY ARBORIST. NO STOCKPILING WITHIN FENCE PERIMETERS.

TREE PROTECTION ZONE

-BRANCH

**PADDING** 

TRUNK PROTECTION

(BATTENS STRAPPED

TOGETHER)

PROTECTION

approx 1:10

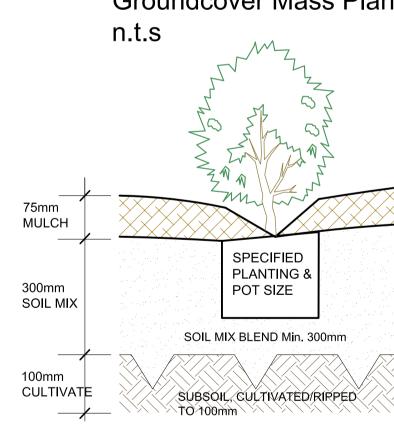
400mm x 400mm UNIT PAVING, COLOUR, FINISH & MATERIAL AS SELECTED BY CLIENT, PAVERS FIXED TO CEMENT SCREED USING APPROVED PAVING GLUE. TO COMPLY WITH CEMENT SCREED LEVEL EXTERNAL PAVMENT SLIP FINISH TO CONCRETE SLAB RESISITANCE AS 1428/1. FOR EVEN PAVING SURFACE. REFER GARDEN ALLOW MIN 1% FALL TO PREP. DETAIL. DRAINAGE PITS SLAB BY CIVIL CONTRACTOR DETAILED BY OTHERS. COMPACTED SUB-GRADE

### TYPICAL PAVING ON SLAB

STAGGERED PLANTING TO SPECIFIED DENSITIES / RATES AS SHOWN

PLANTS AS PER PLANTING SCHEDULE

## **Groundcover Mass Planting Setout**



75mm OF "FOREST BLEND" MULCH OR EQUIVALENT

SOIL MIX:

SOIL TO GARDEN BEDS TO BE UP TO 50% OF STOCKPILED SITE TOPSOIL. TOPSOIL TO BE FREE FROM ALL BUILDER'S RUBBISH AND DELETERIOUS MATERIALS. TOPSOIL TO BE MIXED WITH MINIMUM 50% IMPORTED GARDEN MIX OR SOIL CONDITIONER/ COMPOSTED ORGANIC MATTER- SEE SPEC USE 100% IMPORTED SOIL MIX

WHEN SITE TOPSOIL RUNS OUT

# TYPICAL GARDEN AREA PREPARATION



Doryanthes excelsa Gymea Lily



**Hedging Native Shrub** Syzygium "Resilience" Resilience Brush Cherry

CONCRETE COLOR & FINISH TO

Pre-fabricated outdoor furniture

supplied by Landmark Australia

Details adapted from drawings

for this product

ovided by Landmark Australia

FUTURE DETAILS



Native Grass: Dianella caerulea "Little Jess" Little Jess Blue Flax Lily

LANDSCAPE AR



**Native Grass:** Poa poiformis "Kingsdale" Blue Coastal Tussock Grass

1.8m HEIGHT BOUNDARY LAPPED AND CAPPED T/P TIMBER FENCING

- 400mm SQ CONCRETE STEPPING

DECOMPOSED GRANITE IN GAPS

STONES SELECTED BY CLIENT

- 75mm DEPTH OF COMPACTED

BETWEEN STEPPING STONES

- 75mm 'FOREST BLEND' MULCH OR

BACKFILL HOLE WITH CLEAN.

LANDSCAPE ARCHITECT

-CULTIVATE/ RIP SUBGRADE

TESTED SITE TOP-SOIL BLEND OR

IMPORTED SOIL MIX APPROVED BY

**EQUAL** 

T/P RAILS TO SUIT (Min 3 No)

CAPPED TREATED PINE

FENCE & POSTS SPACED

TO SUIT; STEP FENCE AT

POSTS TO SUIT NATURAL

**GROUND LEVELS** 

COMPACTED

STEPPING STONES & BRICK EDGE DETAIL

EARTH UNDER



Where ground levels vary, step fence at

posts to suit grades - do not rake fencing.

Elaeocarpus reticulatus Blueberry Ash



approx 1:20

Native Shrub: Syzygium "Cascade" Cascade Lillypilly



**Native Grass:** Lomandra "Nyalla' Dwarf Mat Rush



WHERE A TREE IS TO BE

**PROTECTION ZONE CANNOT BE** 

TO RESTRICTED ACCESS e.g.

TREE LOCATED ALONG SIDE IN

AND BRANCHES IN THE LOWER

**CROWN WILL BE PROTECTED BY** 

WRAPPING 2 LAYERS OF HESSIAN

OR CARPET UNDERFELT AROUND

THE TRUNK AND BRANCHES FOR

A MINIMUM OF 2M OR AS LOWER

BRANCHES PERMIT, THEN WIRE

OR ROPE SECURES 75x50x2000

AN ACCESS WAY, THE TRUNK

ADEQUATELY ESTABLISHED DUE

RETAINED AND A TREE

**Exotic Hedging Shrub:** Viburnum odoratissimum Sweet Viburnum

TYPICAL TRUNK PROTECTION WHERE

TPZ FENCING NOT PRACTICAL

**PYMBLE** 



approx 1:10

**Small Native Tree:** Syzygium luehmannii Small Leafed Lillypilly



LPDA 11 - 275 / 5



**Exotic Grass:** Liriope muscari "Evergreen Giant" Evergreen Giant Lilly Turf



Trachelospermum jasminoides Star Jasmine

FEB 2011





MACKENZIE ARCHITECTS Chartered Architect No. 6033 ABN 46 129 502 772 4/3 The Postern Castlecrag NSW 2068 Phone: (02) 9967 9966 Fax: (02) 9967 9977

info@mackenziearchitects.com.au



CHITECT:	
OINTERPLE	PO Box 416, CREMORNE 2090 79 Atchison Street, CROWS NEST, NSW 206 Phone: 9438 1744 Fax: 9438 1766 Mob: 0413 861 351 www.conzept.net.au enquiries@conzept.net.au

CLIENT		В	20/07/11	1.2m Lightweight metal front boundary fence detail added	PROJ
MR JOHN ZHANG					
LANDSCAPE ARCHITECT					
CONZEPT PH (02) 9438 1744 FAX (02) 9438 1766					
ACRHITECT  MACKENZIE ARCHITECTS PH (02) 9967 9966 FAX (02) 9967 9977	REV	DATE	NOTATION/AMENDMENT		
			DO NOT SCALE DRAWINGS. CHECK ALL DIMENSIONS ON SITE. FIGURED DIMENSIONS TAKE PRECEDENCE.		

RESIDENTIAL APARTMENTS 2 BOBBIN HD RD & 1147-1149 PACIFIC HWY,

DEVELOPMENT APPROVAL LANDSCAPE DETAILS 1:100 @ A1



