

MULTI DWELLING DEVELOPMENT LANDSCAPE DEVELOPMENT APPLICATION DOCUMENTATION (DA)

26-61 NIKKO ROAD, WARNERVALE



LOCALITY PLAN
scale: NTS

SITE LOCATION

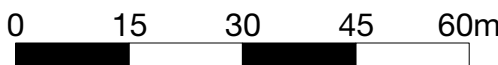
Sheet No.	Sheet Name	Revision	Date
LP01	COVER SHEET	C	10/6/20
LP02	SITE ANALYSIS	C	10/6/20
LP03	SITE PHOTOGRAPHY	C	10/6/20
LP04	LANDSCAPE MASTERPLAN	C	10/6/20
LP05	LANDSCAPE CONCEPT PLAN	C	10/6/20
LP06	LANDSCAPE CONCEPT PLAN	C	10/6/20
LP07	LANDSCAPE CONCEPT PLAN	C	10/6/20
LP08	LANDSCAPE CONCEPT PLAN	C	10/6/20
LP09	LANDSCAPE DETAIL PLAN	C	10/6/20
LP10	LANDSCAPE DETAIL PLAN	C	10/6/20
LP11	ELEVATIONS	C	10/6/20
LP12	ELEVATIONS / SECTIONS	C	10/6/20
LP13	PLANTING SCHEDULE	C	10/6/20

NOT FOR CONSTRUCTION



- LEGEND**
- Boundary of development
 - Entry / exit
 - Site cross fall
 - Current residential area
 - Major road
 - Local road / Lane
 - Railway Line
 - Train station
 - Bushfire Hazard Minimum Setback

SITE ANALYSIS PLAN
scale: 1000@A1



NOT FOR CONSTRUCTION



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CLIENT:

KINGSTON PROPERTY FUND NO.2
PTY LTD

ARCHITECT:

SHADDOCK ARCHITECTS

ENGINEER:

No: DATE: REVISION:

A 24/4/19 70% DRAFT
B 20/5/19 FOR DA SUBMISSION
C 10/6/20 FOR APPROVAL

BY:

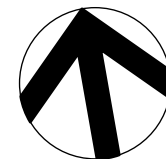
NH
SR
CN

PROJECT TITLE:

MULTI DWELLING DEVELOPMENT
DRAFT

26-61 NIKKO ROAD, WARNERVALE

NOTE:
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North

SITE ANALYSIS

SCALE: 1:1000

ORIGINAL DRAWING AT A1:
Drawn By: NH
Checked By: CX
Approved By: DM

Project No.

1457

Drawing No. Rev

LP02 C



P1 EXISTING ENTRY CORNER



P2 EXISITNG SITE BOUNDARY



P3 EXISTING RAILWAY LINE



P4 EXISITNG ENVIRONMENT OF DETENTION AREA



P5 EXISTING RESIDENTIAL AND SITE ENVIRONMENT



P6 EXISITNG SITE BOUNDARY

NOT FOR CONSTRUCTION

LEGEND

Site boundary

Lot boundary

Existing level

Rainwater tank

Clothes line

Asset Protection Zone

Brick paving

Stabilized Gravel footpath

Concrete footpath

Driveway

- washed concrete with nepean river gravel

Road

Turf

Detention Basin Turf

Proposed Detention Basin

Retaining Wall

FT1 - 1.8m Formed concrete fence (FT1-RW when associated with retaining wall)

FT2 - 1.5m Decorative slatted timber fence (FT2-RW when associated with retaining wall)

FT3 - 1.8m Lapped & capped timber fence (FT3-RW when associated with retaining wall)

Existing trees to be protected and retained

Existing trees to be removed

STREET TREES

Corymbia eximia

Yellow Bloodwood

Elaeocarpus eumundi

Eumundi Quandong

DETENTION BASIN TREES

Ulmus chinensis

Chinese Elm

Fraxinus excelsior 'Aurea'

Golden Ash

FEATURE TREES

DECIDUOUS TREES

Lagerstroemia indica

Crepe Myrtle

Pyrus calleryana 'Chanticleer'

Flowering Pear

Fraxinus angustifolia 'Raywood'

Claret Ash

SMALL SEMI-EVERGREEN & EVERGREEN TREES

Brachychiton populneus

Kurrajong

Cupaniopsis anacardioides

Tuckeroo

Magnolia 'Little Gem'

Little Gem Magnolia

Fraxinus griffithii

Evergreen Ash

LARGE SHRUBS

Syzygium australe 'Resilience'

Lilly Pilly cv.

Murraya paniculata

Orange Jessamine

Acmena smithii

Lilly Pilly

SMALL SHRUBS

Westringia fruticosa

Coastal Rosemary

Acmena smithii 'Minor'

Dwarf Lilly Pilly

Raphiolepis indica 'Spring Time'

Dwarf Indian Hawthorn

Mass Planting

Lomandra longifolia "Tanika"

Matt Rush cv.

Myoporum parvifolium

Creeping Boobialla

Trachelospermum jasminoides

Star Jasmine

Liriope muscari

Giant Liriope

Wetland Plants

Carex inversa

Knob Sedge

Juncus usitatus

Common Rush

Baumea articulata

Jointed Twig-rush

Schoenoplectus validus

River Club-rush

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landscape architecture

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LANDSCAPE MASTERPLAN

Project No.

1457

Drawing No.

Rev

LP04 C

SCALE:

1:500

ORIGINAL DRAWING AT A1:

Drawn By:

SR

Checked By:

MW

Approved By:

DM



LEGEND

- Site boundary
- Lot boundary
- Existing level
- Rainwater tank
- Clothes line
- Asset Protection Zone
- Brick paving
- Stabilized Gravel footpath
- Concrete footpath
- Driveway
- washed concrete with nepean river gravel
- Road
- Turf

- Detention Basin Turf
- Proposed Detention Basin

- Retaining Wall
- FT1 - 1.8m Formed concrete fence (FT1-RW when associated with retaining wall)
- FT2 - 1.5m Decorative slatted timber fence (FT2-RW when associated with retaining wall)
- FT3 - 1.8m Lapped & capped timber fence (FT3-RW when associated with retaining wall)

STREET TREES

- Corymbia eximia*
Yellow Bloodwood
- Elaeocarpus eumundi*
Eumundi Quandong

DETENTION BASIN TREES

- Ulmus chinensis*
Chinese Elm
- Fraxinus excelsior* 'Aurea'
Golden Ash

FEATURE TREES

- DECIDUOUS TREES**
 - Lagerstroemia indica*
Crape Myrtle
 - Pyrus calleryana* 'Chanticleer'
Flowering Pear
 - Fraxinus angustifolia* 'Raywood'
Claret Ash
- SMALL SEMI-EVERGREEN & EVERGREEN TREES**
 - Brachychiton populneus*
Kurrajong
 - Cupaniopsis anacardioides*
Tuckeroo
 - Magnolia* 'Little Gem'
Little Gem Magnolia
 - Fraxinus griffithii*
Evergreen Ash

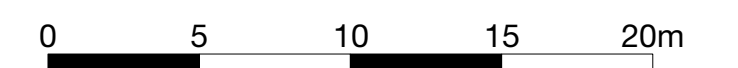
LARGE SHRUBS

- Syzygium australe* 'Resilience'
Lilly Pilly cv.
- Murraya paniculata*
Orange Jessamine
- Acmena smithii*
Lilly Pilly

SMALL SHRUBS

- Westringia fruticosa*
Coastal Rosemary
- Acmena smithii* 'Minor'
Dwarf Lilly Pilly
- Raphiolepis indica* 'Spring Time'
Dwarf Indian Hawthorn
- Existing trees to be protected and retained
- Existing trees to be removed

- Mass Planting
Lomandra longifolia 'Tanika'
Matt Rush cv.
- Myoporum parvifolium*
Creeping Boobialla
- Trachelospermum jasminoides*
Star Jasmine
- Liriope muscari*
Giant Liriope
- Wetland Plants
Carex inversa
Knob Sedge
- Juncus usitatus*
Common Rush
- Baumea articulata*
Jointed Twig-rush
- Schoenoplectus validus*
River Club-rush



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LANDSCAPE CONCEPT PLAN

Project No. 1457

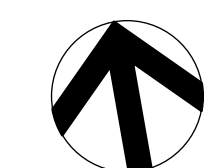
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ORIGINAL DRAWING AT A1:

Drawn By: NH

Checked By: CX

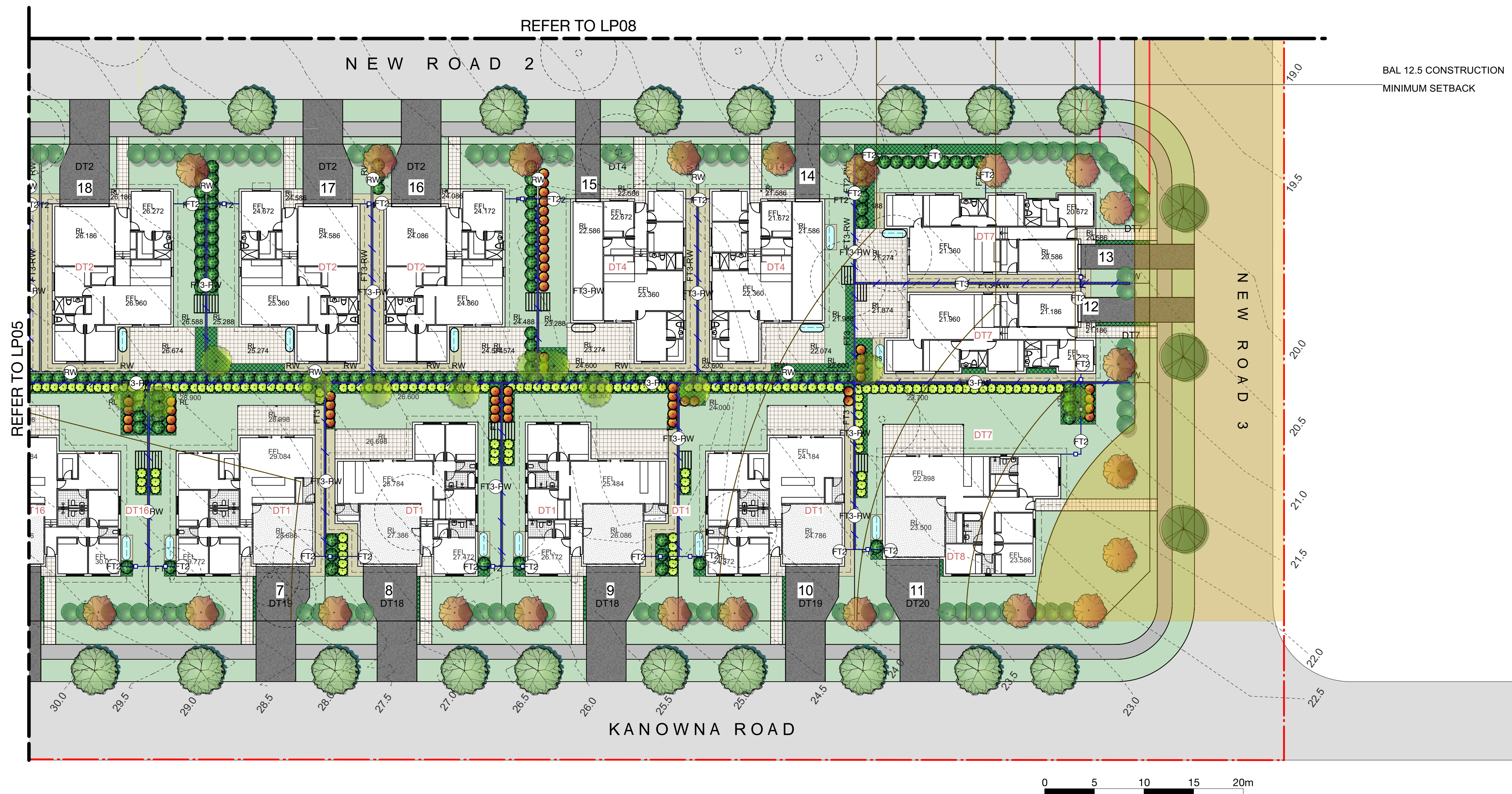
Approved By: DM



North

Drawing No. Rev

LP05 C



LEGEND

- Site boundary
- Lot boundary
- Existing level
- Rainwater tank
- Clothes line
- Asset Protection Zone
- Brick paving
- Stabilized Gravel footpath
- Concrete footpath
- Driveway - washed concrete with nepean river gravel
- Road
- Turf

- Detention Basin Turf
- Proposed Detention Basin

- Retaining Wall
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STREET TREES

- Corymbia eximia*
Yellow Bloodwood
- Elaeocarpus eumundi*
Eumundi Quandong

DETENTION BASIN TREES

- Ulmus chinensis*
Chinese Elm
- Fraxinus excelsior* 'Aurea'
Golden Ash

FEATURE TREES

- DECIDUOUS TREES**
 - Lagerstroemia indica*
Crape Myrtle
 - Pyrus calleryana* 'Chanticleer'
Flowering Pear
 - Fraxinus angustifolia* 'Raywood'
Claret Ash
- SMALL SEMI-EVERGREEN & EVERGREEN TREES**
 - Brachychiton populneus*
Kurrajong
 - Cupaniopsis anacardioides*
Tuckeroo
 - Magnolia* 'Little Gem'
Little Gem Magnolia
 - Fraxinus griffithii*
Evergreen Ash

LARGE SHRUBS

- Syzygium australe* 'Resilience'
Lilly Pilly cv.
- Murraya paniculata*
Orange Jessamine
- Acmena smithii*
Lilly Pilly

SMALL SHRUBS

- Westringia fruticosa*
Coastal Rosemary
- Acmena smithii* 'Minor'
Dwarf Lilly Pilly
- Raphiolepis indica* 'Spring Time'
Dwarf Indian Hawthorn

- Existing trees to be protected and retained
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- Mass Planting
 - Lomandra longifolia* 'Tanika'
Matt Rush cv.
 - Myoporum parvifolium*
Creeping Boobialla
 - Trachelospermum jasminoides*
Star Jasmine
 - Liriope muscari*
Giant Liriope
- Wetland Plants
 - Carex inversa*
Knob Sedge
 - Juncus usitatus*
Common Rush
 - Baumea articulata*
Jointed Twig-rush
 - Schoenoplectus validus*
River Club-rush

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26-61 NIKKO ROAD, WARNERVALE

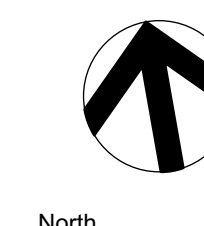
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LANDSCAPE CONCEPT PLAN

Project No. **1457**
Drawing No. Rev
LP06 C

SCALE: 1:250

ORIGINAL DRAWING AT A1:
Drawn By: NH
Checked By: CX
Approved By: DM



LEGEND

- Site boundary
- Lot boundary
- Existing level
- Rainwater tank
- Clothes line
- Asset Protection Zone
- Brick paving
- Stabilized Gravel footpath
- Concrete footpath
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Chinese Elm
- Fraxinus excelsior* 'Aurea'
Golden Ash

FEATURE TREES

- DECIDUOUS TREES**
- Lagerstroemia indica*
Crepe Myrtle

- Pyrus calleryana* 'Chanticleer'
Flowering Pear

- Fraxinus angustifolia* 'Raywood'
Claret Ash

- SMALL SEMI-EVERGREEN & EVERGREEN TREES**
- Brachychiton populneus*
Kurrajong

- Cupaniopsis anacardioides*
Tuckeroo

- Magnolia* 'Little Gem'
Little Gem Magnolia

- Fraxinus griffithii*
Evergreen Ash

LARGE SHRUBS

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Lilly Pilly cv.

- Murraya paniculata*
Orange Jessamine

- Acmena smithii*
Lilly Pilly

SMALL SHRUBS

- Westringia fruticosa*
Coastal Rosemary

- Acmena smithii* 'Minor'
Dwarf Lilly Pilly

- Raphiolepis indica* 'Spring Time'
Dwarf Indian Hawthorn

- Mass Planting**
- Lomandra longifolia* "Tanika"
Matt Rush cv.

- Myoporum parvifolium*
Creeping Boobialla

- Trachelospermum jasminoides*
Star Jasmine

- Liriope muscari*
Giant Liriope

- Wetland Plants**
- Carex inversa*
Knob Sedge

- Juncus usitatus*
Common Rush

- Baumea articulata*
Jointed Twig-rush

- Schoenoplectus validus*
River Club-rush

APPROX LINE OF 1%
AEP FLOOD LEVEL

REFER TO LP08

REFER TO LP05

0 5 10 15 20m

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26-61 NIKKO ROAD, WARNERVALE

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LANDSCAPE CONCEPT PLAN

Scale: 1:250

ORIGINAL DRAWING AT A1:

Drawn By: NH

Checked By: CX

Approved By: DM

Project No.

1457

Drawing No. Rev

LP07 C

- LEGEND**
- Site boundary
 - Lot boundary
 - Existing level
 - Rainwater tank
 - Clothes line
 - Asset Protection Zone
 - Brick paving
 - Stabilized Gravel footpath
 - Concrete footpath
 - Driveway
 - washed concrete with nepean river gravel
 - Road
 - Turf
 - Detention Basin Turf
 - Proposed Detention Basin
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 - Existing trees to be protected and retained
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- STREET TREES**
- Corymbia eximia*
Yellow Bloodwood
 - Elaeocarpus eumundi*
Eumundi Quandong
- DETENTION BASIN TREES**
- Ulmus chinensis*
Chinese Elm
 - Fraxinus excelsior* 'Aurea'
Golden Ash
- FEATURE TREES**
- DECIDUOUS TREES**
- Lagerstroemia indica*
Crape Myrtle
 - Pyrus calleryana* 'Chanticleer'
Flowering Pear
 - Fraxinus angustifolia* 'Raywood'
Claret Ash
- SMALL SEMI-EVERGREEN & EVERGREEN TREES**
- Brachychiton populneus*
Kurrajong
 - Cupaniopsis anacardioides*
Tuckeroo
 - Magnolia* 'Little Gem'
Little Gem Magnolia
 - Fraxinus griffithii*
Evergreen Ash
- LARGE SHRUBS**
- Syzygium australe* 'Resilience'
Lilly Pilly cv.
 - Murraya paniculata*
Orange Jessamine
 - Acmena smithii*
Lilly Pilly
- SMALL SHRUBS**
- Westringia fruticosa*
Coastal Rosemary
 - Acmena smithii* 'Minor'
Dwarf Lilly Pilly
 - Raphiolepis indica* 'Spring Time'
Dwarf Indian Hawthorn
- Mass Planting**
- Lomandra longifolia* 'Tanika'
Matt Rush cv.
 - Myoporum parvifolium*
Creeping Boobialla
 - Trachelospermum jasminoides*
Star Jasmine
 - Liriope muscari*
Giant Liriope
 - Wetland Plants**
 - Carex inversa*
Knob Sedge
 - Juncus usitatus*
Common Rush
 - Baumea articulata*
Jointed Twig-rush
 - Schoenoplectus validus*
River Club-rush



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LANDSCAPE CONCEPT PLAN

SCALE: 1:250

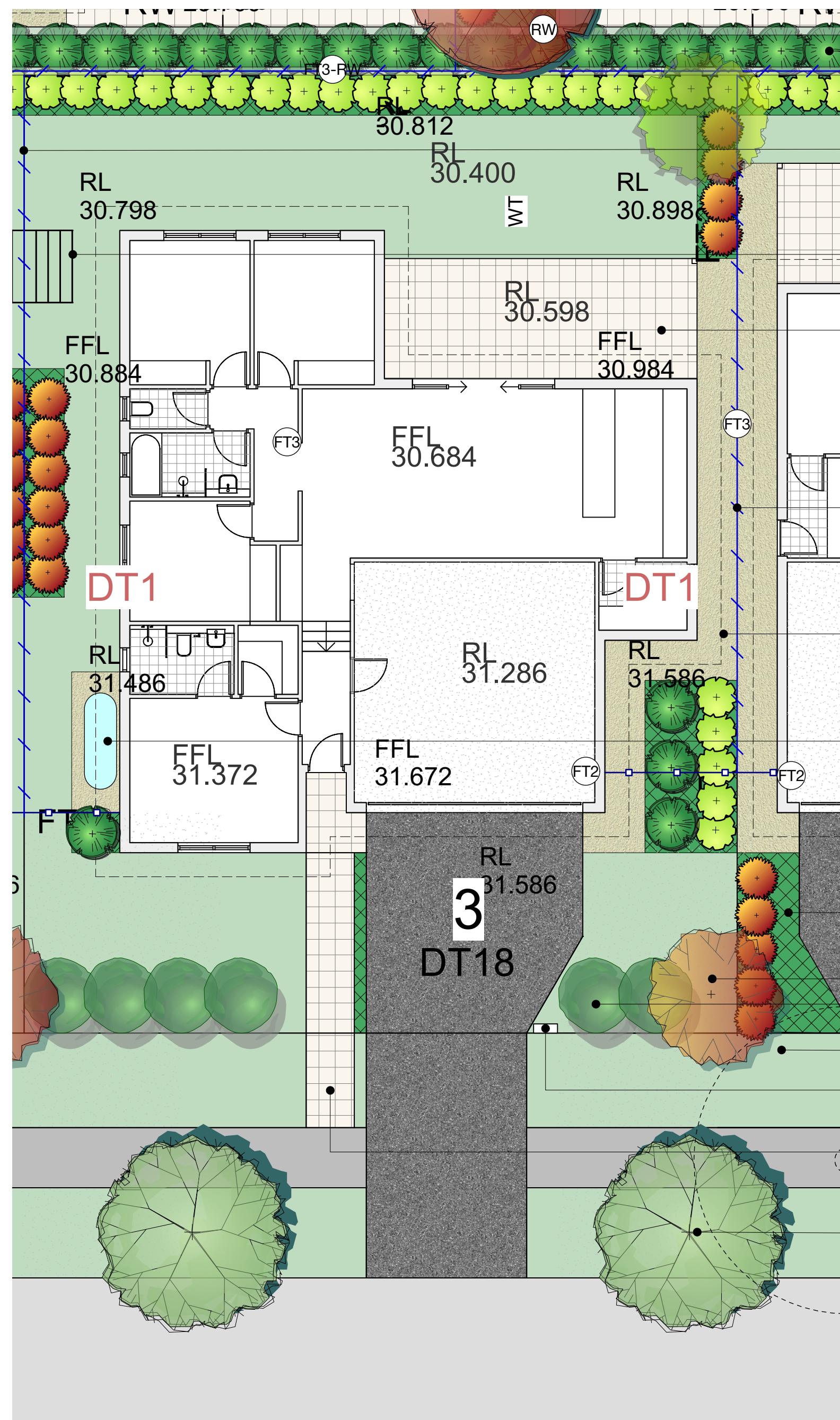
ORIGINAL DRAWING AT A1:
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Checked By: CX
Approved By: DM

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Drawing No. Rev

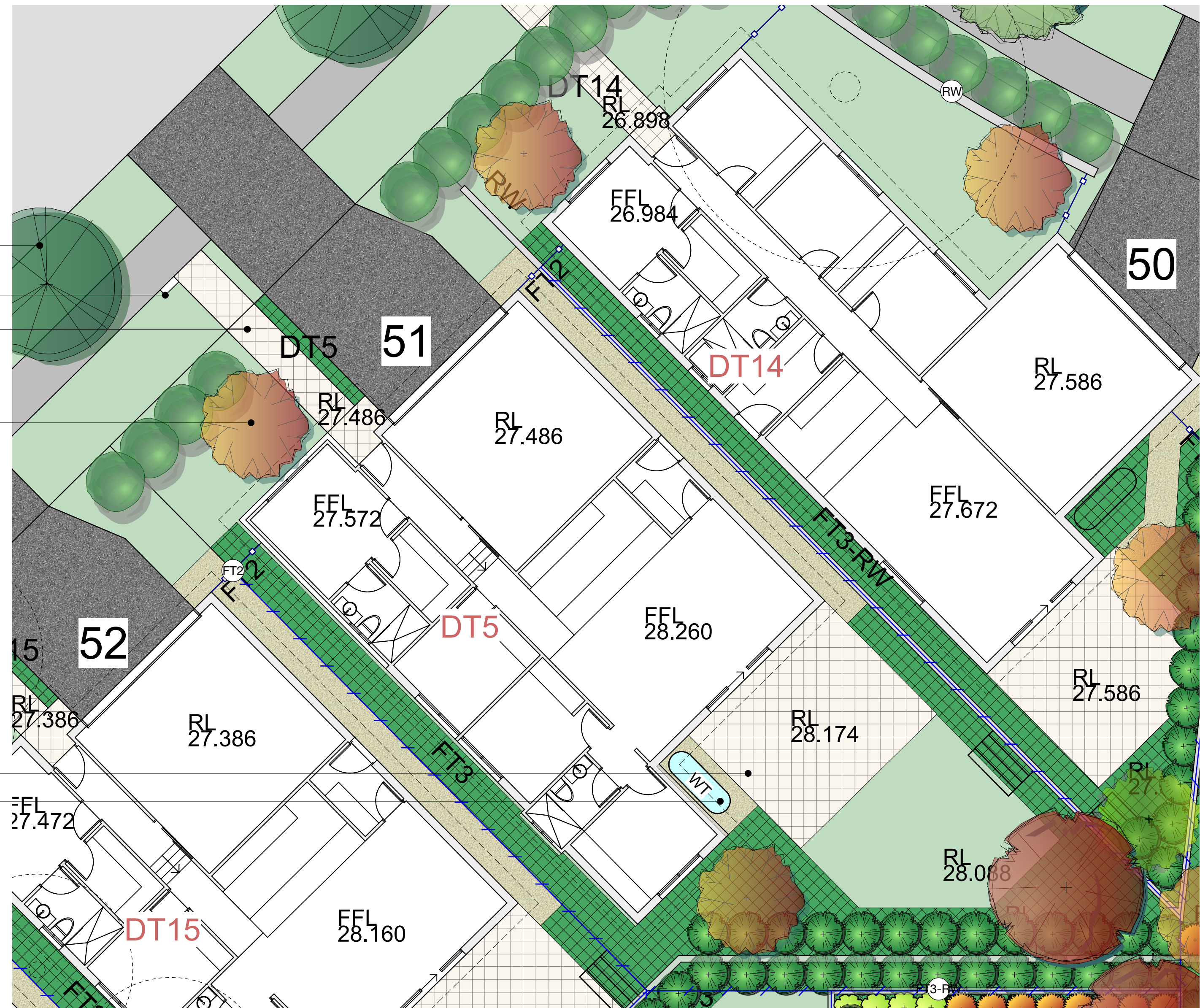
LP08 C



0 2 4 6 8 10m

1 TYPICAL 4 BED DWELLING - FREESTANDING
Scale 1:100

- Small shrub planting in raised garden to visually screen boundary fence.
- Lot Boundary
- Private clothesline space.
- Paved outdoor area.
- Lot Boundary
- Gravel path for side access
- 1500 L Water Tank
- Low maintenance ground covers & native grasses
- Feature small semi-evergreen tree
- Large shrubs for partial privacy from street frontage
- Turf
- Letter box
- Paved path to front door
- Street tree planting



0 2 4 6 8 10m

2 TYPICAL 4 BED DWELLING - FREESTANDING
Scale 1:100

- Street tree planting
- Letter box
- Paved path to front door
- Feature small semi-evergreen tree
- Paved outdoor area
- 1500 L Water Tank

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LANDSCAPE DETAIL PLAN

SCALE: 1:100

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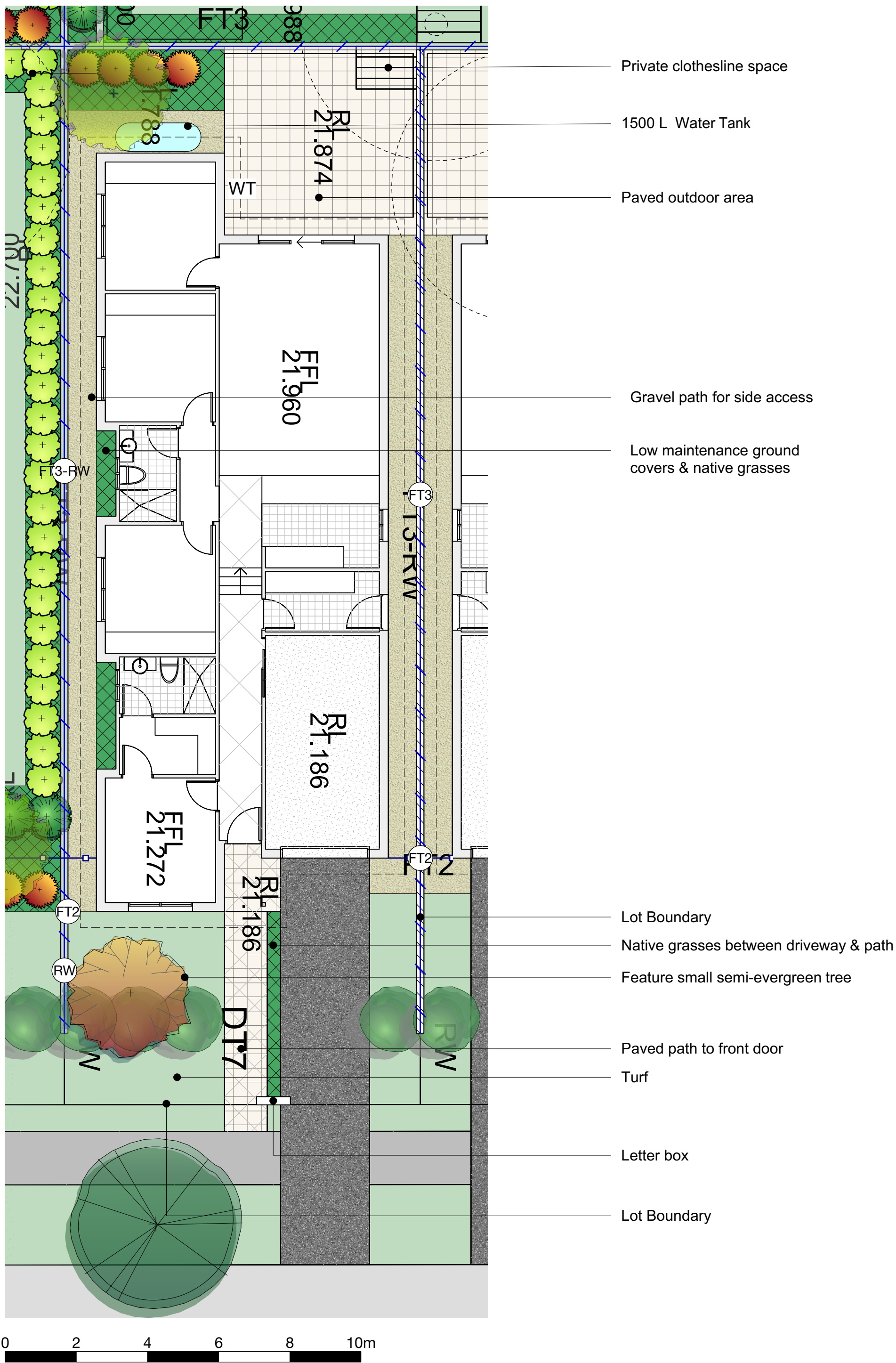
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Drawing No. Rev

LP09 C

North



1 TYPICAL 4 BED SINGLE STOREY - SINGLE GARAGE
Scale 1:100

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LANDSCAPE DETAIL PLAN

SCALE: 1:100

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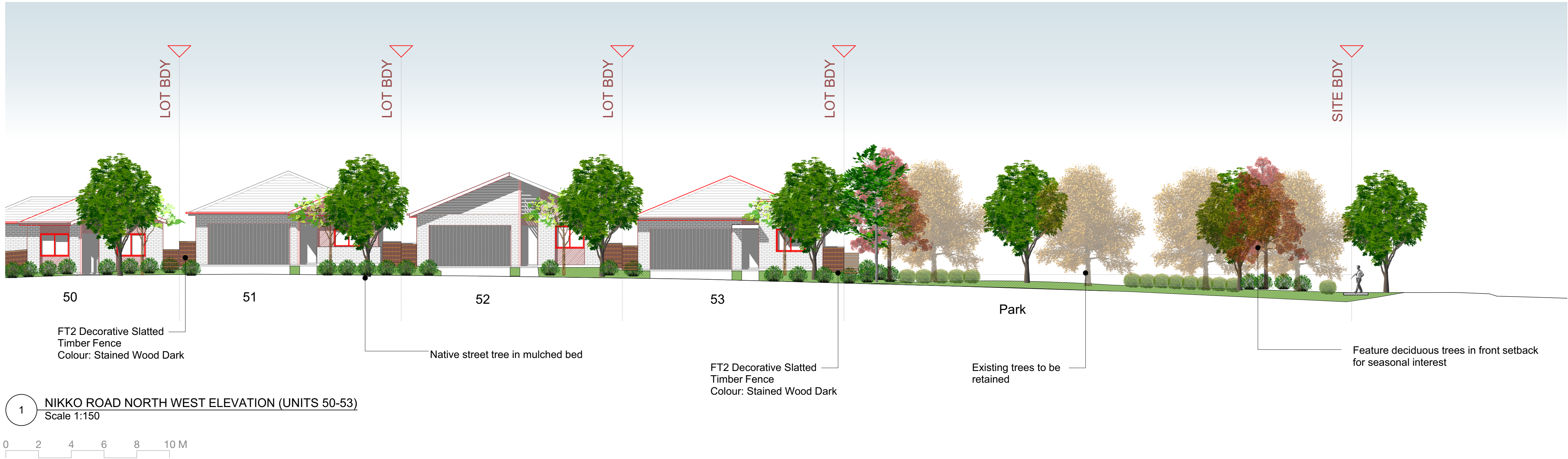
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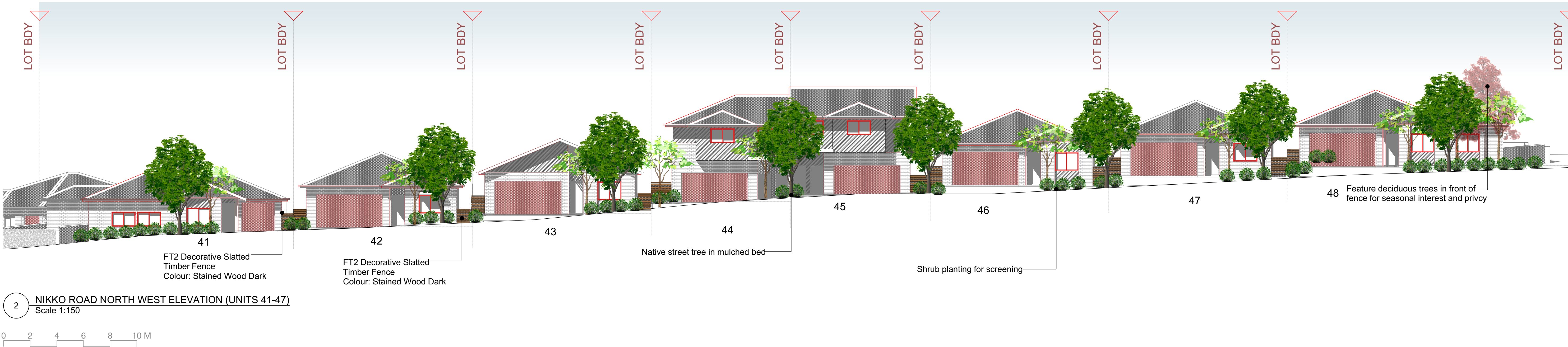
1457

Drawing No. Rev

LP10 C



1 NIKKO ROAD NORTH WEST ELEVATION (UNITS 50-53)
Scale 1:150



2 NIKKO ROAD NORTH WEST ELEVATION (UNITS 41-47)
Scale 1:150

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ELEVATIONS

SCALE: 1:150

ORIGINAL DRAWING AT A1:

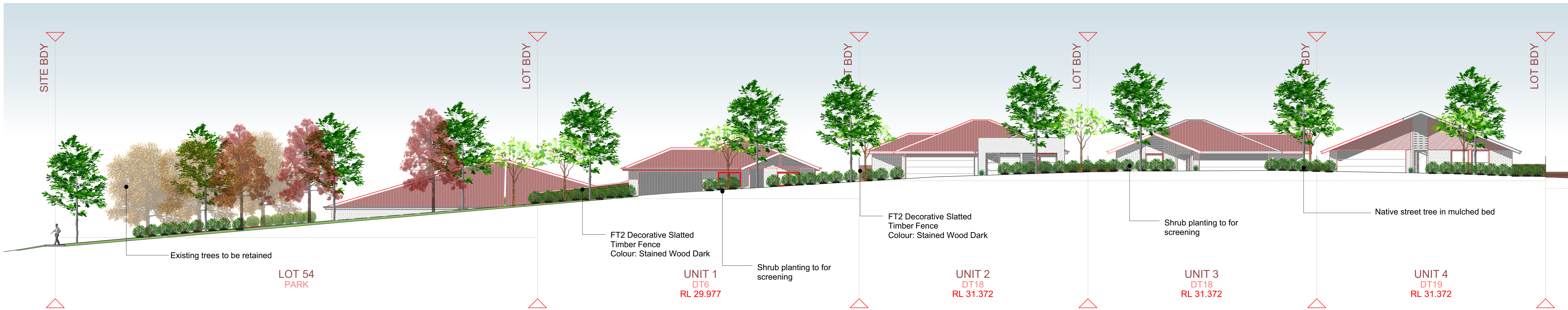
Drawn By: NH
Checked By: CX
Approved By: DM

Project No.

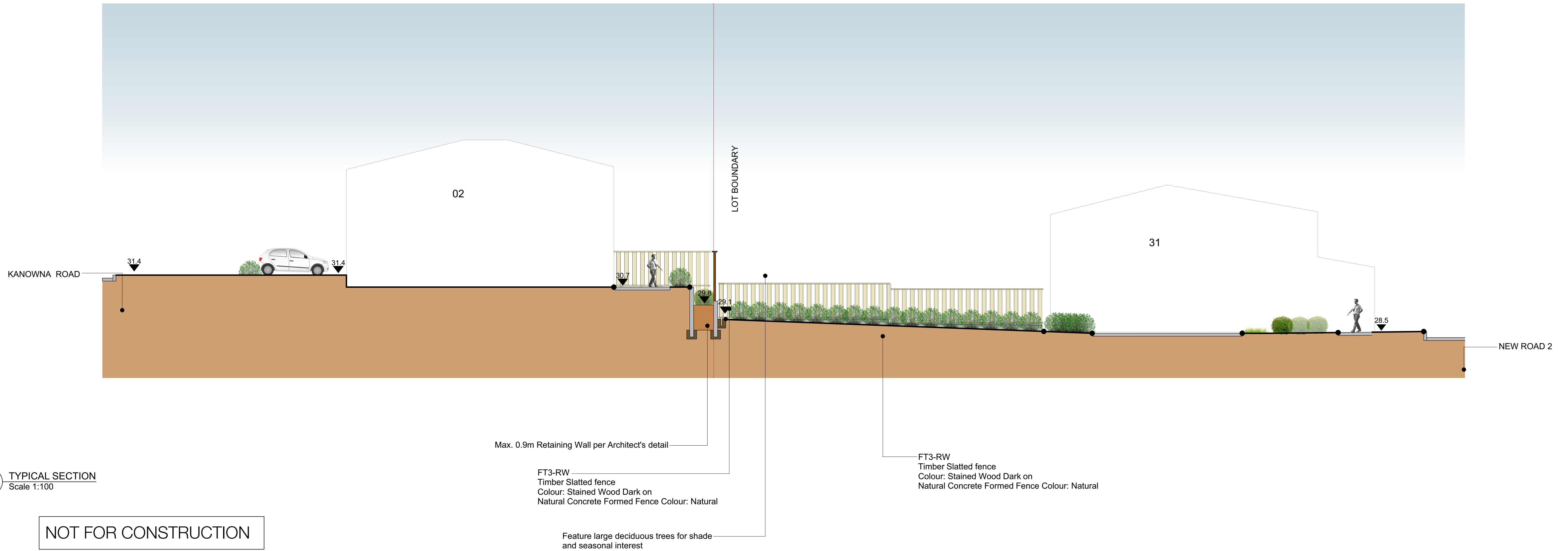
1457

Drawing No. Rev

LP11 C



1 KANOWNA ROAD PART SOUTH ELEVATION (UNITS 1-4)
Scale 1:150



2 TYPICAL SECTION
Scale 1:100

NOT FOR CONSTRUCTION



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CLIENT:
KINGSTON PROPERTY FUND NO.2
PTY LTD

ARCHITECT:
SHADDOCK ARCHITECTS

ENGINEER:

No: DATE: REVISION:
A 24/4/19 70% DRAFT
B 20/5/19 FOR DA SUBMISSION
C 10/6/20 FOR APPROVAL

BY:
NH
SR
CN

PROJECT TITLE:
MULTI DWELLING DEVELOPMENT
DRAFT
26-61 NIKKO ROAD, WARNERVALE
NOTE:
DRAWING PURPOSES FOR APPROVAL ONLY. NOT FOR CONSTRUCTION.

ELEVATIONS / SECTIONS

SCALE: 1:150

ORIGINAL DRAWING AT A1:
Drawn By: NH
Checked By: CX
Approved By: DM

Project No.
1457
Drawing No. Rev
LP12 C

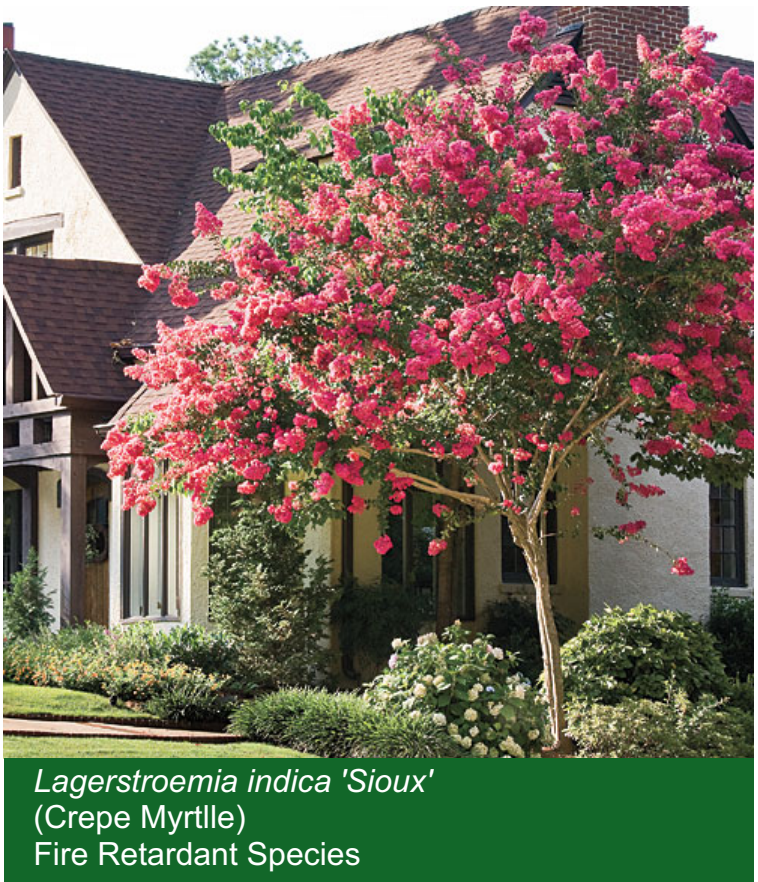
North



Corymbia eximia
(Yellow Bloodwood)



Elaeocarpus eumundi
(Eumudi Quandong)
Fire Retardant Species



Lagerstroemia indica 'Sioux'
(Crepe Myrtle)
Fire Retardant Species



Pyrus calleryana 'Chanticleer'
(Flowering Pear)
Fire Retardant Species



Fraxinus angustifolia 'Raywood'
(Claret Ash)
Fire Retardant Species



Brachychiton populneus
(Kurrajong)



Cupaniopsis anacardioides
(Tuckeroo)
Fire Retardant Species



Fraxinus griffithii
(Evergreen Ash)
Fire Retardant Species



Magnolia grandiflora 'Little Gem'
(Little Gem Magnolia)
Fire Retardant Species



Murraya paniculata
(Orange Jasmine)



Acmena smithii 'Firescreen'
(Psyllid Free Lilly Pilly)



Raphiolepis indica 'Apple Blossom'
(Indian Hawthorn)



Westringia fruticosa 'Jervis Bay'
(Coastal Rosemary)



Syzygium australe 'Resilience'
(Lilly Pilly cv.)



Trachelospermum jasminoides
(Star Jasmine)



Lomandra longifolia 'Tanika'
(Mat-Rush)



Myoporum parvifolium
(Creeping Boobialla)



Liriope muscari 'Evergreen Giant'
(Evergreen Giant)

DETENTION



Ulmus chinensis
(Chinese Elm)
Fire Retardant Species



Fraxinus excelsior 'aurea'
(Golden Ash)
Fire Retardant Species



Carex inversa
(Knob Sedge)



Juncus usitatus
(Common Rush)



Baumea articulata
(Jointed Twig-rush)



Schoenoplectus validus
(River Club-rush)

- PLANT SCHEDULE -

Code:	Botanical Name:	Common Name:	Pot Size:	Spacing:
Trees:				
COR exi	<i>Corymbia eximia</i>	Yellow Bloodwood	75L	As Shown
ELA eum	<i>Elaeocarpus eumundi</i>	Eumundi Quandong	75L	As Shown
PYR cal	<i>Pyrus calleryana</i> 'Chanticleer'	Flowering Pear	75L	As Shown
LAG ind	<i>Lagerstroemia indica</i> 'Sioux'	Crepe Myrtle	75L	As Shown
FRA ang	<i>Fraxinus angustifolia</i> 'Raywood'	Claret Ash	75L	As Shown
BRA pop	<i>Brachychiton populneus</i>	Kurrajong	75L	As Shown
CUP ana	<i>Cupaniopsis anacardioides</i>	Tuckeroo	75L	As Shown
FRA gri	<i>Fraxinus griffithii</i>	Evergreen Ash	75L	As Shown
MAG lit	<i>Magnolia grandiflora</i> 'Little Gem'	Little Gem Magnolia	75L	As Shown
ULM chi	<i>Ulmus chinensis</i>	Chinese Elm	75L	As Shown
FRA exc	<i>Fraxinus excelsior</i> 'Aurea'	Golden Ash	75L	As Shown
Shrubs:				
ACM smi	<i>Acmena smithii</i>	Lilly Pilly	200mm	As Shown
ACM min	<i>Acmena smithii</i> 'Minor'	Dwarf Lilly Pilly Cv.	200mm	As Shown
MUR pan	<i>Murraya paniculata</i>	Orange Blossom	200mm	As Shown
WES jer	<i>Westringia fruticosa</i> 'Jervis Gem'	Coastal Rosemary cv.	200mm	As Shown
RAP ind	<i>Raphiolepis indica</i> 'Apple Blossom'	Indian Hawthorn	200mm	As Shown
SYZ res	<i>Syzygium australe</i> 'Resilience'	Lilly Pilly Cv.	200mm	As Shown
RAP ind	<i>Raphiolepis indica</i> 'Apple Blossom'	Indian Hawthorn	200mm	As Shown
SYZ res	<i>Syzygium australe</i> 'Resilience'	Lilly Pilly Cv.	200mm	As Shown
Groundcovers & Low Lying Plants:				
LOM tan	<i>Lomandra longifolia</i> 'Tanika'	Matt Rush Cv.	140mm	4/m2
MYO por	<i>Myoporum parvifolium</i>	Creeping Boobialla	140mm	1/m2
TRA jat	<i>Trachelospermum jasminoides</i> 'Tricolour'	Chinese star jasmine Cv.	140mm	2/m2
LIR mus	<i>Liriope muscari</i> 'Evergreen Giant'	Evergreen Giant	140mm	2/m2
Open Space Trees:				
ANG cos	<i>Angophora costata</i>	Smoothed Barked Apple	75L	As Shown
EUC rob	<i>Eucalyptus robusta</i>	Swamp Mahogany	75L	As Shown
Open Space Shrubs:				
ALL lit	<i>Allocasuarina littoralis</i>	Black Sheoak	200mm	As Shown
CAL sal	<i>Callistemon salignus</i>	Pink-tip Bottlebrush	200mm	As Shown
MEL nod	<i>Melaleuca nodosa</i>	Prickly Leaved Paperbark	200mm	As Shown
Wetland Plants:				
BAU art	<i>Baumea articulata</i>	Jointed Twig-rush	140mm	4/m2
CAR inv	<i>Carex inversa</i>	Knob Sedge	140mm	4/m2
Jun usi	<i>Juncus usitatus</i>	Common Rush	140mm	4/m2
SCH val	<i>Schoenoplectus validus</i>	River Club-rush	140mm	4/m2

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