

LEGEND & SCHEDULE

1. ALL FINAL PLANT QUANTITIES INDICATED ON PLANS SHALL BE CHECKED AND VERIFIED BY SUCCESSFUL LANDSCAPE

3. WORKS CERTIFIED FOR FINAL OCCUPANCY CERTIFICATE ARE TO MATCH APPROVED LANDSCAPE PLANS.

CONTRACTOR. 2. ANY PLANT SUBSTITUTES REQUIRED DUE TO UNAVAILABILITY SHALL BE RECOMMENDED BY THE LANDSCAPE CONTRACTOR TO BEST MATCH SUBSTITUTED PLANTS AND APPROVED PRIOR TO PURCHASING BY THE LANDSCAPE ARCHITECT.

Botanical Name: Daviesia ulicifolia

Mature H x S: 2m x 2m

Mature H x S: 2m x 1.5m

Botanical Name: Cordyline australis

Mature H x S: 1.5-2.5m x 1-2.5m

Botanical Name: Strelitzia nicolai

Botanical Name: Agave tequiliana

Mature H x S: 1.5m x 1.5m

Mature H x S: 0.8m x 0.9m

Mature H x S: 1.1m x 1m

Common Name: Tequila Agave (Exotic)

Mature H x S: 6m x 3m

Common Name: Cabbage tree (Native)

Common Name: Giant Bird of Paradise (Exotic)

Botanical Name: Alcantarea imperialis 'Rubra'

300mm

Botanical Name: Doryanthes excelsa

Common Name: Gymea Lily (Native)

Botanical Name: Philodendron 'Xanadu' Common Name: Xanadu Plant (Exotic)

200mm

Botanical Name: Dianella tasmanica 'Tasred'

Botanical Name: Carpobrotus 'Aussie Rambler'

Common Name: Tasred Flax Lily (Native)

200mm

300mm

Qty Required: 7

Pot size:

Pot size:

ACCENT PLANTS

Pot size:

Qty Required:

Qty Required: 6

Qty Required: 3

Qty Required: 48

Qty Required: 7

Qty Required: 88

Qty Required: 61

Qty Required: 169

GRASSES + GROUNDCOVERS

Mature H x S: 0.7m x 0.7m

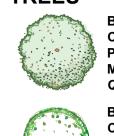
Mature H x S: 0.6m x 0.65m

Mature H x S: 0.25m x spreading

Common Name: Gorse Bitter Pea (Native)

Botanical Name: Dodonaea viscosa 'Purpurea'

TREES



Botanical Name: Eucalyptus tereticornis Common Name: Forest Red Gum (Native) Pot size: Qty Required:

Mature H x S: 15-20m x 5-8m Botanical Name: Waterhousia 'Sweeper' **Common Name:** Weeping Myrtle (Native)

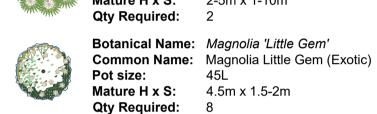
Mature H x S: 6-8m x 3-4m Qty Required: 5

Botanical Name: Waterhousia floribunda Common Name: Weeping Lilly Pilly (Native) Pot size: Mature H x S: 10m x 6m Qty Required: 5 **Botanical Name:** Backhousia citriodora Common Name: Lemon Scented Myrtle (Native)

Pot size: **Mature H x S:** 6-10m x 4-5m Qty Required: 9 Botanical Name: Jacaranda mimosifolia

Common Name: Jacaranda (Exotic) Pot size: Mature H x S: 10m x 6m Qty Required: 5 Botanical Name: Plumeria acutifolia Common Name: Frangipani (Exotic) Pot size:

Mature H x S: 5m x 4m Qty Required: 3 **Botanical Name:** Dracaena draco **Common Name:** Dragon's-blood Tree Pot size: **Mature H x S:** 2-5m x 1-10m



Botanical Name: Melaleauca decora

Mature H x S: 4-6m x 4m

Mature H x S: 5m x 3m

Mature H x S: 8-10m x 6-7m

Mature H x S: 2-3m x 2m

Mature H x S: 1m x 1m

Mature H x S: 1m x 1m

Qty Required: 14

Botanical Name: Banksia serrata

Common Name: Old Man Banksia (Native)

Botanical Name: Elaeocarpus reticulatus Common Name: Blueberry Ash (Native)

Botanical Name: Acmena smithii 'Minor'

Common Name: Minor Lilly Pilly (Native)

Botanical Name: Photinia 'Red Robin'

Mature H x S: 1.5-3m x 1.5-2.5m

Botanical Name: Syzygium 'Tiny Trev'

Botanical Name: *Metrosideros* 'Tahiti'

Botanical Name: Backhousia myrtifolia

Common Name: Dwarf Lilly Pilly (Native)

200mm

Common Name: NZ Christmas Bush (Exotic)

150mm

300mm

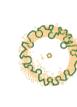
300mm

Common Name: Red Robin Photinia (Exotic)

300mm

Qty Required: 5

Common Name: White Feather Honey Myrtle (Native)



Pot size:

Pot size:

Pot size:

Qty Required:

Qty Required:

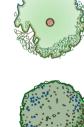
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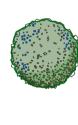
Qty Required:

Qty Required:

Pot size:

Pot size:







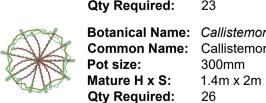


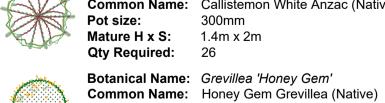




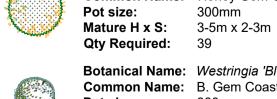


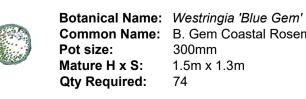








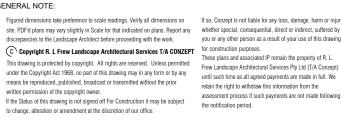


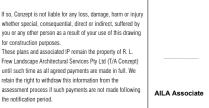




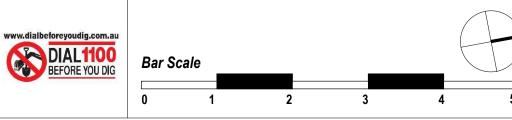


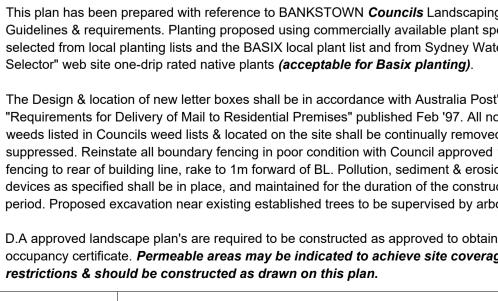


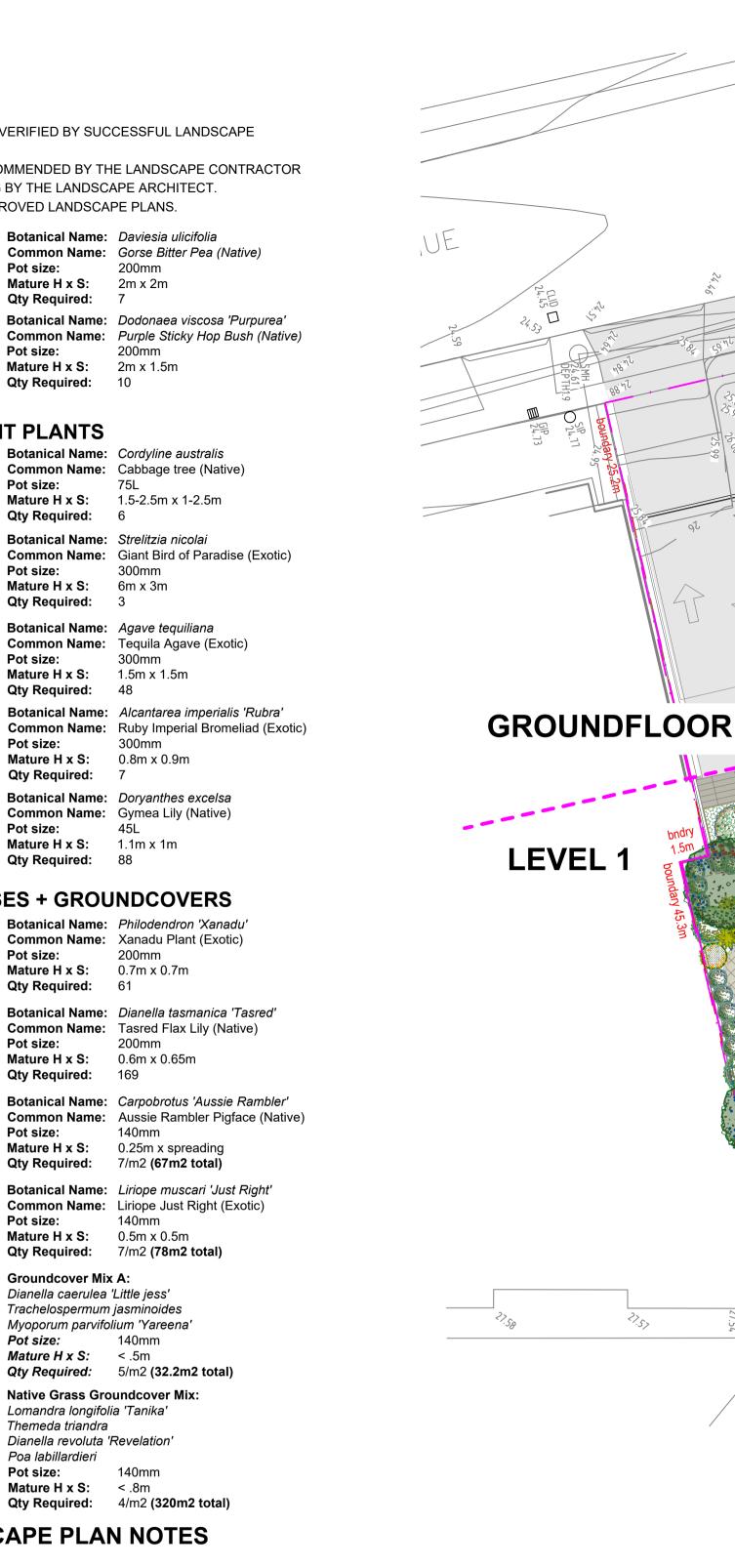














This plan should be read in conjunction with the architectural and hydraulics plans. Work specific to these plans should be prepared in accordance to these plans, including specification and details prior to the installation of landscaping, and should not be altered or compromised during landscape construction. Retaining wall details to engineers design. Elements such as drainage swales may be incorporated in garden bed areas (using non-floatable mulch) without compromising the capacity or form.

This plan has been prepared for DA approval only, not for construction.

This plan has been prepared with reference to BANKSTOWN Councils Landscaping Guidelines & requirements. Planting proposed using commercially available plant species selected from local planting lists and the BASIX local plant list and from Sydney Waters "Plant

The Design & location of new letter boxes shall be in accordance with Australia Post's "Requirements for Delivery of Mail to Residential Premises" published Feb '97. All noxious weeds listed in Councils weed lists & located on the site shall be continually removed & suppressed. Reinstate all boundary fencing in poor condition with Council approved 1.8m fencing to rear of building line, rake to 1m forward of BL. Pollution, sediment & erosion control devices as specified shall be in place, and maintained for the duration of the construction period. Proposed excavation near existing established trees to be supervised by arborist.

D.A approved landscape plan's are required to be constructed as approved to obtain occupancy certificate. Permeable areas may be indicated to achieve site coverage restrictions & should be constructed as drawn on this plan.



AMMERAY NSW 2062 Phone: 9922 5312 Fax: 8209 4982 enquiries@conzept.net.au

LIVERPOOL OMAR ABDUL -RAHMAN

A 25.05.16 Preliminary DA prepared for review B 28.06.16 Co-ordinated with HYD plan C 03.08.16 Revised Landscape Plan D 17.11.16 Co-ordinated with new HYD plan E 08.03.19 Co-ordinated with amended architectural plan

NOTATION/AMENDMENT

COMMERCIAL 2

existing power pole

PROPOSED RESIDENTIAL **DEVELOPMENT** 101 NUWARRA ROAD, MOOREBANK NSW

LANDSCAPE PLAN (LOWER GROUND, GROUND) LPDA 16 - 482

DEVELOPMENT APPLICATION 1:200 @ A1 MAY 2016 CHECKED: R.F D.K/K.Z

AN AUTOMATED COMMERCIAL GRADE IRRIGATION SYSTEM SHALL BE

PROFESSIONALLY INSTALLED TO ALL GARDEN AREAS, INCLUDING RAISED

PLANTERS, UPPER FLOOR PLANTERS AND GARDENS IN NATURAL GROUND. THE

PERFORMANCE SPECIFICATION, BY A LICENCED CONTRACTOR OR LANDSCAPER.

TO THE SUPERINTENDENT FOR STRATA RECORDS. FOR FUTURE MAINTENANCE.

THE LICENCED CONTRACTOR SHALL PREPARE AN 'AS BUILT' PLAN OF THE SYSTEM

SYSTEM SHALL BE DESIGNED AND INSTALLED IN LINE WITH THE IRRIGATION

COMMERCIAL 4

LEGEND & SCHEDULE

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3. WORKS CERTIFIED FOR FINAL OCCUPANCY CERTIFICATE ARE TO MATCH APPROVED LANDSCAPE PLANS.

2. ANY PLANT SUBSTITUTES REQUIRED DUE TO UNAVAILABILITY SHALL BE RECOMMENDED BY THE LANDSCAPE CONTRACTOR TO BEST MATCH SUBSTITUTED PLANTS AND APPROVED PRIOR TO PURCHASING BY THE LANDSCAPE ARCHITECT.

TREES



Botanical Name: Backhousia citriodora Common Name: Lemon Scented Myrtle (Native) Pot size: **Mature H x S:** 6-10m x 4-5m Qty Required:

Botanical Name: Jacaranda mimosifolia Common Name: Jacaranda (Exotic) Pot size:

300mm

300mm

200mm

300mm

Mature H x S: 1.5m x 1.3m

Botanical Name: Cordyline australis

Mature H x S: 1.5-2.5m x 1-2.5m

Botanical Name: Strelitzia nicolai

Common Name: Cabbage tree (Native)

Common Name: Giant Bird of Paradise (Exotic)

Qty Required:

Common Name: B. Gem Coastal Rosemary (Native)

Mature H x S: 10m x 6m Qty Required: 2 Botanical Name: Plumeria acutifolia Common Name: Frangipani (Exotic)

Pot size:

Mature H x S: 5m x 4m Qty Required: 3

Botanical Name: Dracaena draco Common Name: Dragon's-blood Tree Pot size: **Mature H x S:** 2-5m x 1-10m Qty Required:

SHRUBS AND HEDGES Botanical Name: Acmena smithii 'Minor' Common Name: Minor Lilly Pilly (Native) Pot size: **Mature H x S:** 2-3m x 2m

Qty Required: 21 Botanical Name: Photinia 'Red Robin' Common Name: Red Robin Photinia (Exotic) Pot size: Qty Required: 36

Botanical Name: Backhousia myrtifolia **Common Name:** Grey Myrtle (Native) Pot size: **Mature H x S:** 4-6m x 2-4m Qty Required: Botanical Name: Westringia 'Blue Gem'

ACCENT PLANTS





Pot size: Qty Required: 7/m2 (58.6m2 total) Botanical Name: Liriope muscari 'Just Right'

Common Name: Liriope Just Right (Exotic) Pot size: **Mature H x S:** 0.5m x 0.5m

Pot size:

Qty Required: 5/m2 (36.8m2 total)

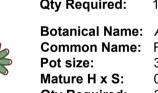
Qty Required: 7/m2 (61.7m2 total)

Botanical Name: Senecio serpens **Common Name:** Blue Chalk sticks (Exotic) **Mature H x S:** 0.2m x 0.4m

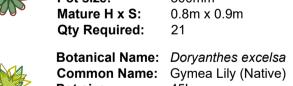
Mature H x S: 6m x 3m Qty Required: **Botanical Name:** Agave tequiliana Common Name: Tequila Agave (Exotic) Pot size: Qty Required:



Qty Required: 11









Mature H x S: 1.1m x 1m Qty Required:

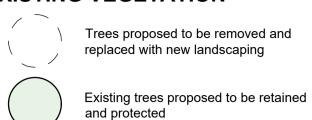
GRASSES + GROUNDCOVERS Botanical Name: Dianella tasmanica 'Tasred' Common Name: Tasred Flax Lily (Native) Pot size:

Mature H x S: 0.6m x 0.65m Qty Required:

Botanical Name: Carpobrotus 'Aussie Rambler' Common Name: Aussie Rambler Pigface (Native) 140mm Mature H x S: 0.25m x spreading

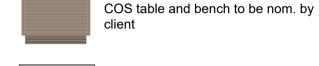
with Australia Post's "Requirements for Delivery of Mail to in Councils weed lists & located on the site shall be continually removed & suppressed. Reinstate all boundary fencing in poor line, rake to 1m forward of BL. Pollution, sediment & erosion

EXISTING VEGETATION



MATERIAL FINISHES







Mature H x S: 1.5-3m x 1.5-2.5m

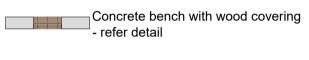


Cast stone bench seat - refer detail



Raised timber composite seat

BBQ facility to be nom. by client



Timber seat fixed to raised planter

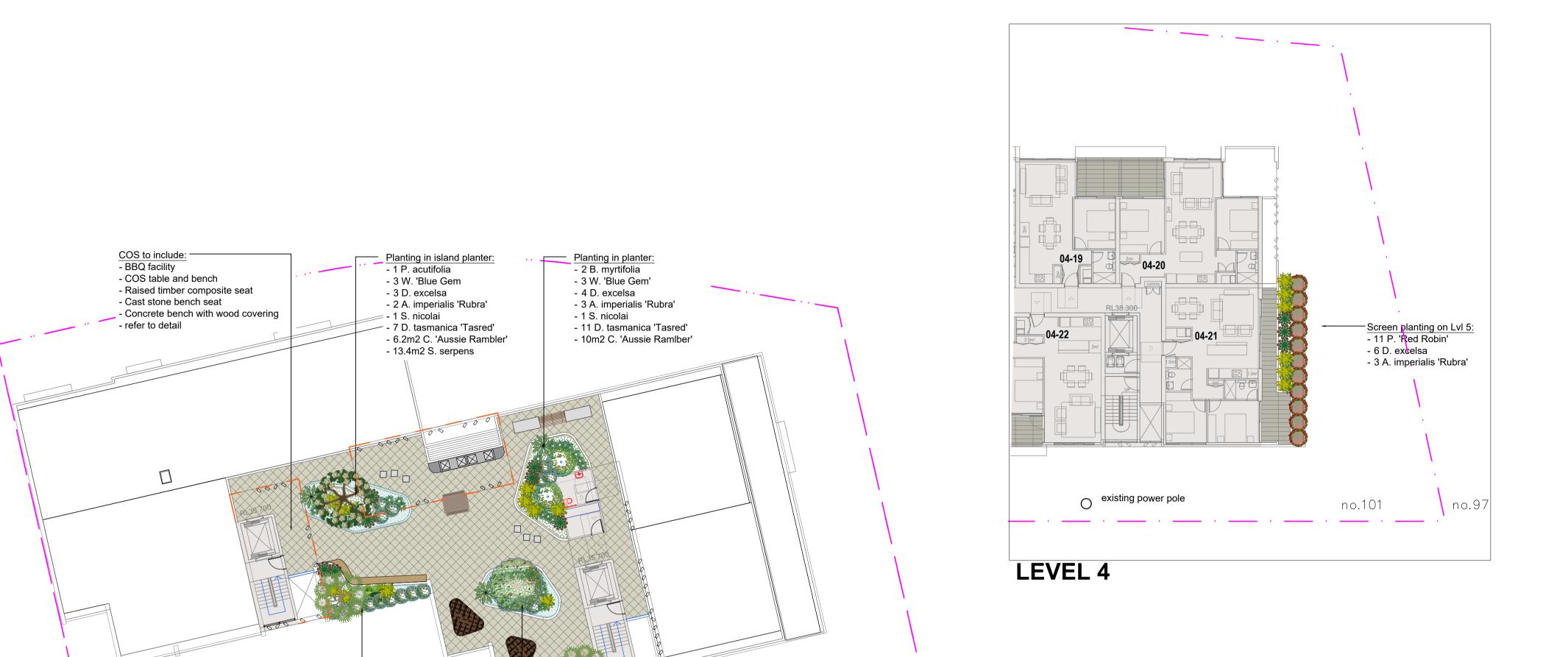
- refer detail

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bed areas (using non-floatable mulch) without compromising the capacity or form.

The Design & location of new letter boxes shall be in accordance Residential Premises" published Feb '97. All noxious weeds listed condition with Council approved 1.8m fencing to rear of building control devices as specified shall be in place, and maintained for the duration of the construction period. Proposed excavation near

D.A approved landscape plan's are required to be constructed as approved to obtain occupancy certificate. Permeable areas may be indicated to achieve site coverage restrictions & should be constructed as drawn on this plan.



Planting in planter:

- 1 D. draco

- 3 C. australis

4 D. excelsa

- 3 A. tequiliana

Planting in island planter:

- 3 A. imperialis 'Rubra'

- 10 D. tasmanica 'Tasred'

- 20m2 C. 'Aussie Rambler'

- 1 D. draco

- 1 C. australis

5 D. excelsa

- 6 A. tequiliana - 2 S. nicolai

Planting in planter

- 6 P. 'Red Robin'

- 3 W. 'Blue Gem'

- 6.3m2 L. muscari 'Just Right'

- 1 D. excelsa

- 1 J. mimosifolia

POS planting in unit #07-04:

- 10m2 L. muscari 'Just Right'

- 1 P. acutifolia

- 1 B. myrtifolia

- 5 D. excelsa

COS to include:

- refer to detail

Planting in island planter:

- 28m2 L. muscari 'Just Right'

- 1 P. acutifolia

- 1 J. mimosifolia

- 8 A. smithii 'Minor'

- 6 W. 'Blue Gem'

- 11 P. 'Red Robin'

9 D. excelsa

- COS table and bench

- Cast stone bench seat

- Raised timber composite seat

- Concrete bench with wood covering

- BBQ facility

LANDSCAPE PLAN NOTES

Elements such as drainage swales may be incorporated in garden

This plan has been prepared for DA approval only, not for construction.

This plan has been prepared with reference to BANKSTOWN Councils Landscaping Guidelines & requirements. Planting proposed using commercially available plant species selected from local planting lists and the BASIX local plant list and from Sydney Waters "Plant Selector" web site one-drip rated native plants (acceptable for Basix planting).

existing established trees to be supervised by arborist.

no.109

LEVEL 3

Planting Planter:

- 9 W. 'Blue Gem'

- 2 A. imperialis 'Rubra'

- 4.5m2 S. serpens

- 1 C. australis

- 3 D. excelsa

LEVEL 6

- 1 D. draco

| | COUNCIL |
|--|---------------------------|
| uit 101, 506 Miller Street, AMMERAY NSW 2062 | LIVERPOOL |
| none: 9922 5312 ux: 8209 4982 ob: 0413 861 351 | CLIENT OMAR ABDUL -RAHMAN |
| ww.conzept.net.au nquiries@conzept.net.au | |

Planting in island planter:

- 1 A. imperialis 'Rubra'

- 9.4m2 S. serpens

- 10 D. tasmanica 'Tasred'

- 3m2 C. 'Aussie Rambler'

- 1 B. citridora

1 D. excelsa

- 1 S. nicolai

- 3 W. 'Blue Gem'

NOTATION/AMENDMENT A 25.05.16 Preliminary DA prepared for review B 28.06.16 Co-ordinated with HYD plan C 03.08.16 Revised Landscape Plan D 17.11.16 Revised Landscape Plan 08.03.19 Co-ordinated with amended architectural plan

Planting in island planter:

- 1 B. citridora

4 D. excelsa

- 7 A. smithii 'Minor'

- 3 W. 'Blue Gem'

- 5 P. 'Red Robin'

- 11m2 L. muscrai 'Just I

PROPOSED RESIDENTIAL **DEVELOPMENT** 101 NUWARRA ROAD, MOOREBANK NSW

1 D. draco

2 C. australis

D. excelsa

- 7 A. tequiliana

4 A. imperialis 'Rubra'

- 21 D. tasmanica 'Tasred'

- 18m2 C. 'Aussie Rambler'

DEVELOPMENT APPLICATION LANDSCAPE PLAN (LEVEL 3,4,5,6) 1:200 @ A1 MAY 2016 CHECKED: R.F

no.97

AN AUTOMATED COMMERCIAL GRADE IRRIGATION SYSTEM SHALL BE

PROFESSIONALLY INSTALLED TO ALL GARDEN AREAS, INCLUDING RAISED

PLANTERS, UPPER FLOOR PLANTERS AND GARDENS IN NATURAL GROUND. THE

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TO THE SUPERINTENDENT FOR STRATA RECORDS. FOR FUTURE MAINTENANCE.

D.K/K.Z

THE LICENCED CONTRACTOR SHALL PREPARE AN 'AS BUILT' PLAN OF THE SYSTEM

SYSTEM SHALL BE DESIGNED AND INSTALLED IN LINE WITH THE IRRIGATION

Planting in island planter:

- 3 A. imperialis 'Rubra'

- 5 D. tasmanica 'Tasred'

- 9.4m2 S. serpens

Planting in planter:

- 1 B. citridora - 1 B. myrtifolia

- 3 W. 'Blue Gem'

- 3 P. 'Red Robin'

no.101

- 3 D. excelsa

LEVEL 5

LPDA 16 - 482

- 6 A. smithii 'Minor'

- 5.6m2 L. muscari 'Just

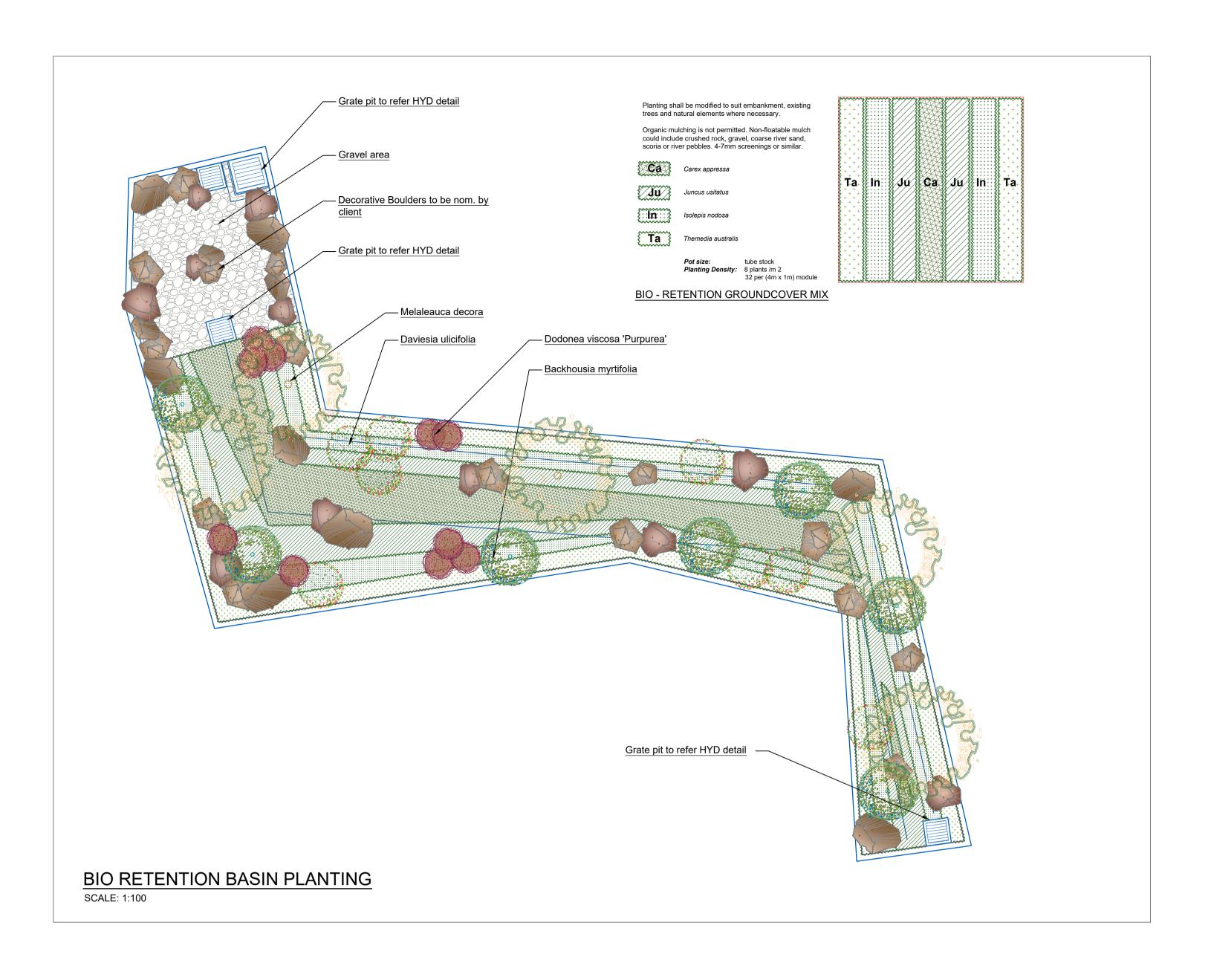
- 3 C. australis

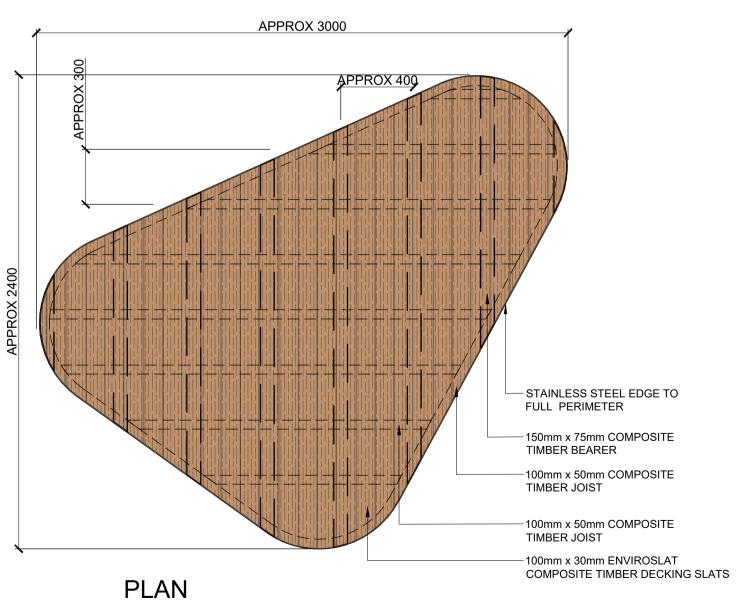
- 3 D. excelsa

- 2 S. nicolai

Figured dimensions take preference to scale readings. Verify all dimensions on site. PDFd plans may vary slightly in Scale for that indicated on plans. Report any whether special, consequential, direct or indirect, suffered by ancies to the Landscape Architect before proceeding with the work. you or any other person as a result of your use of this drawing C Copyright R. L Frew Landscape Architectural Services T/A CONZEPT for construction purposes This drawing is protected by copyright. All rights are reserved. Unless permitted under the Copyright Act 1968, no part of this drawing may in any form or by any under the Copyright Act 1968, no part of this drawing may in any form or by any under the Copyright Act 1968, no part of this drawing may in any form or by any units under the Copyright Act 1968, no part of this drawing may form or by any units under the Copyright Act 1968, no part of this drawing may form or by any units under the Copyright Act 1968, no part of this drawing may form or by any units under the Copyright Act 1968, no part of this drawing may form or by any units under the Copyright Act 1968, no part of this drawing may form or by any units under the Copyright Act 1968, no part of this drawing may form or by any under the Copyright Act 1968, no part of this drawing may form or by any under the Copyright Act 1968, no part of this drawing may form or by any under the Copyright Act 1968, no part of this drawing may form or by any under the Copyright Act 1968, no part of this drawing may form or by any under the Copyright Act 1968, no part of this drawing may form or by any under the Copyright Act 1968, no part of this drawing may form or by any under the Copyright Act 1968, no part of this drawing may form or by any under the Copyright Act 1968, no part of this drawing may form or by any under the Copyright Act 1968, no part of this drawing may form or by any under the Copyright Act 1968, no part of this drawing may form or by any under the Copyright Act 1968, no part of this drawing may form or by any under the Copyright Act 1968, no part of this drawing may form or by any under the Copyright Act 1968, no part of this drawing may form or by any under the Copyright Act 1968, no part of this drawing may form or by any under the Copyright Act 1968, no part of this drawing may form or by any under the Copyright Act 1968, no part of this drawing may form or by any under the Copyright Act 1968, no part of this drawing may form or by any under the means be reproduced, published, broadcast or transmitted without the prior retain the right to withdraw this information from the assessment process if such payments are not made following to change, alteration or amendment at the discretion of our office

DIAL 1100 BEFORE YOU DIG

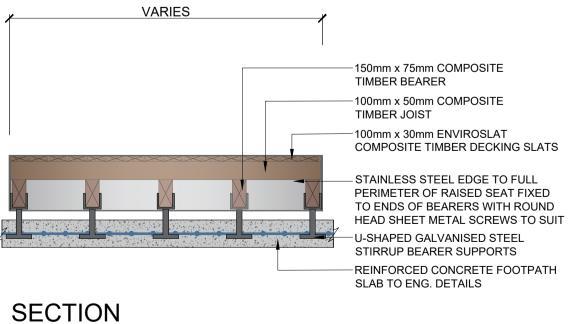




PREPARED TO INDICATE DESIGN
INTENT. SHOP DRAWINGS OF
STRUCTURES AND FIING
REQUIRED FOR CONSTRUCTION
PROVIDED BY SUCCESSFULL
CONTRACTOR

VARIES

GENERAL NOTE: DETAIL





RAISED TIMBER COMPOSITE SEATING

SCALE 1:10

Figured dimensions take preference to scale readings. Verify all dimensions on site. PDP'd plans may vary slightly in Scale for that indicated on plans. Report any discrepancies to the Landscape Architect before proceeding with the work.

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If the Status of this drawing is not signed off For Construction it may be subject

All.A Associate



Suit 101, 506 Miller Street CAMMERAY NSW 2062 Phone: 9922 5312 Fax: 8209 4982 Mob: 0413 861 351 Www.conzept.net.au enquiries@conzept.net.au

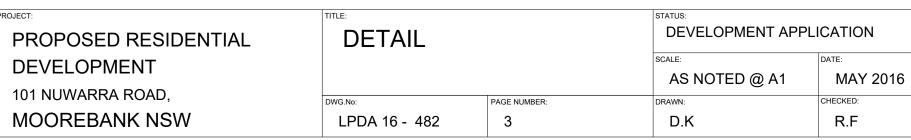
 COUNCIL
 REV
 DATE
 NOTATION/AMENDMENT

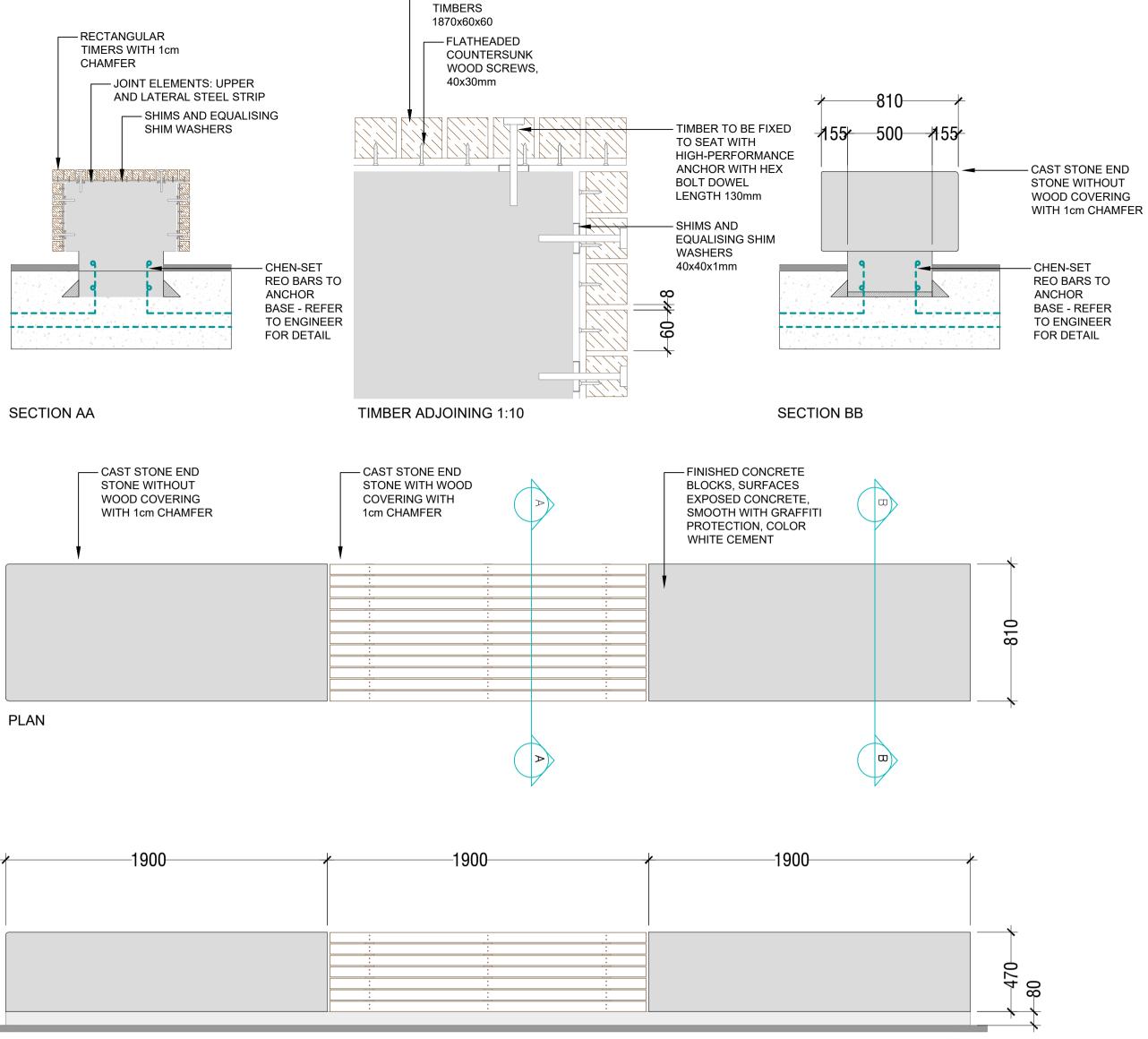
 LIVERPOOL
 A
 25.05.16
 Preliminary DA prepared for review

 B
 28.06.16
 Amended Landscape Detail

 C
 17.11.16
 Amended Landscape Detail

 CLIENT
 OMAR ABDUL -RAHMAN



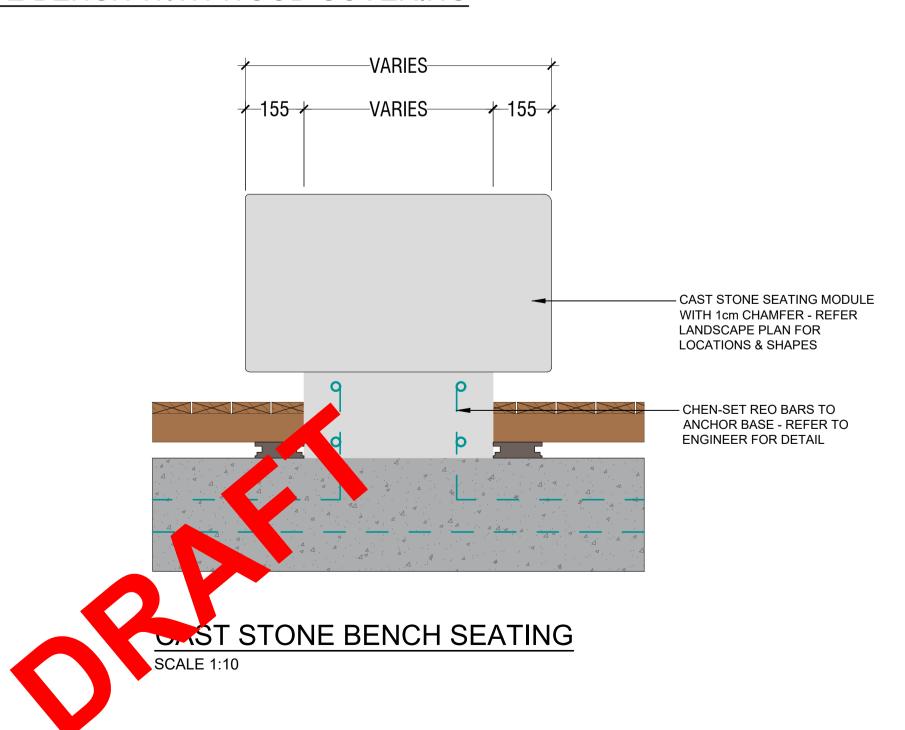


- RECTANGULAR

ELEVATION

CONCRETE BENCH WITH WOOD COVERING

SCALE 1:20



1.01 GENERAL

The following general conditions should be considered prior to the commencement of landscape works:

and survey prepared for the proposed development. All services including existing drainage should be accurately located prior to the commencement of landscape installation. Any proposed tree planting which falls close to services will be relocated on site under the

The landscape plans should be read in conjunction with the architectural plans, hydraulic plans, service plans

Installation of conduit for required irrigation, electrical and other services shall be completed prior to the commencement of hardscape works and hardstand pours

All outdoor lighting specified by architect or client to be installed by qualified electrician

Where an Australian Standard applies for any landscape material testing or installation technique, that

Anomalies that occur in these plans should be brought to our immediate attention.

standard shall be followed.

1.02 PROTECTION OF ADJACENT FINISHES

instruction of the landscape architect

The Contractor shall take all precautions to prevent damage to all or any adjacent finishes by providing adequate protection to these areas / surfaces prior to the commencement of the Works

1.03 PROTECTION OF EXISTING TREES

Existing trees identified to be retained shall be done so in accordance with NATSPEC Guide 2 "A Guide to Assessing Tree Quality". Where general works are occurring around such trees, or pruning is required, a qualified Arborist shall be engaged to oversee such works and manage tree health.

Existing trees designated on the drawing for retention shall be protected at all times during the construction period. Any soil within the drip-line of existing trees shall be excavated and removed by hand only. No stockpiling shall occur within the root zone of existing trees to be retained.

Any roots larger in diameter than 50mm shall only be severed under instruction by a qualified arborist. Roots smaller than 50mm diameter shall be cut cleanly with a saw

Temporary fencing shall be installed around the base of all trees to be retained prior to the commencement of landscape works. Where possible this fencing will be located around the drip line of these trees, or a minimum of 3m from the trunk The fencing shall be maintained for the full construction period.

1.04 EROSION & POLLUTION CONTROL

The Contractor shall take all proper precautions to prevent the erosion of soil from the subject site. The contractor shall install erosion & sediment control barriers and as required by council, and maintain these barriers throughout the construction period. Note that the sediment control measures adopted should reflect the soil type and erosion characteristics of the site.

Erosion & pollution control measures shall incorporate the following:

- Construction of a sediment trap at the vehicle access point to the subject site. - Sediment fencing using a geotextile filter fabric in the location indicated on the erosion control plan or as instructed on

site by the landscape architect - Earth banks to prevent scour of stockpiles - Sandbag kerb sediment traps

- Straw bale & geotextile sediment filter. - Exposed banks shall be pegged with an approved Jute matting in preparation for mass planting

Refer to "Sitewise Reference Kit" as prepared by DLWC & WSROC (1997) for construction techniques

SOIL WORKS

2.01 MATERIALS

Specified Soil Conditioner (Generally to improve site soil)

The specified soil conditioner for site top-soil improvement shall be an organic mix, equal to "Botany Humus", as supplied by ANL. Note that for sites where soil testing indicates toxins or extremes in pH, or soils that are extremely poor, allow to excavate and supply 300mm of imported soil mix.

New garden and planting areas shall consist of a 50/50 mix of clean site soil (refer d) below) and imported "Organic

Garden Mix" as supplied by ANL or approved equal. All mixes are to comply with AS 4419 Soils for landscaping & garden use, & AS 4454 Composts, Soil conditioners & mulches

The specified soil mix for all turf areas shall be a min 75mm layer of imported soil mix consisting of 80% washed river sand (reasonably coarse), and 20% composted organic matter equivalent to mushroom compost or soil conditioner, or other approved lawn top dress

Site topsoil is to be clean and free of unwanted matter such as gravel, clay lumps, grass, weeds, tree roots, sticks, rubbish and plastics, and any deleterious materials and materials toxic to plants. The topsoil must have a pH of between 5.5 and 7. Use 100% imported soil mix when site when site topsoil runs out.

2.02 INSTALLATION

All testing is to be conducted in accordance with AS 1289 Methods for testing soils for engineering purposes. Site soil be taken in several areas where planting is proposed, and the pH shall be adjusted accordingly with sulphur or lime to

Note that a soil test conducted by the "Sydney Soil Lab" or approved equal shall be prepared for all commercial, industrial and multi-unit residential sites. The successful landscape contractor shall implement the recommendations of

b) Set Out of Individual Trees & Mass Planting Areas All individual tree planting positions and areas designated for mass planting shall be set out with stakes or another form

of marking, ready for inspection and approval. Locate all services.

c) Establishing Subgrade Levels

Subgrade levels are defined as the finished base levels prior to the placement of the specified material (i.e. soil conditioner). The following subgrade levels shall apply: Mass Planting Beds - 300mm below existing levels with specified imported soil mix.

Turf areas - 100mm below finished surface level.

Note that all subgrades shall consist of a relatively free draining natural material, consisting of site topsoil placed previously by the Civil Contractor. No builders waste material shall be acceptable.

d) Subgrade Cultivation

Cultivate all subgrades to a minimum depth of 100mm in all planting beds and all turf areas, ensuring a thorough breakup of the subgrade into a reasonably coarse tilth. Grade subgrades to provide falls to surface and subsurface drains, prior to

the placement of the final specified soil mix.

e) Drainage Works Install surface and subsurface drainage where required and as detailed on the drawing. Drain subsurface drains to

outlets provided, with a minimum fall of 1:100 to outlets and / or service pits.

f) Placement and Preparation of Specified Soil Conditioner & Mixes. Trees in turf & beds - Holes shall be twice as wide as root ball and minimum 100mm deeper - backfill hole with

50/50 mix of clean site soil and imported "Organic Garden Mix" as supplied by ANL or approved equal. Mass Planting Beds - Install specified soil conditioner to a compacted depth of 100mm Place the specified soil conditioner to the required compacted depth and use a rotary hoe to thoroughly mix the

conditioner into the top 300mm of garden bed soil. Ensure thorough mixing and the preparation of a reasonably fine tilth and good growing medium in preparation for planting.

Turf Areas - Install specified soil mix to a minimum compacted depth of 75mm. Place the specified soil mix to the required compacted depth and grade to required finished soil levels, in preparation for planting and turfing.

PLANTING

3.01 MATERIALS

a) Quality and Size of Plant Material

All trees supplied above a 25L container size must be grown and planted in accordance with Clarke, R 1996 Purchasing Landscape Trees: A guide to assessing tree quality, Natspec Guide No. 2. Certification that trees have been grown to Natspec guidelines is to be provided upon request of Council's Tree Management Officer. Above - Ground Assessment:

The following plant quality assessment criteria should be followed:

Plant true to type, Good vigour and health, free from pest & disease, free from injury, self-supporting, good stem taper, has been pruned correctly, is apically dominant, has even crown symmetry, free from included bark & stem junctions, even trunk position in pot, good stem structure Below - Ground Assessment:

Good root division & direction, rootball occupancy, rootball depth, height of crown, non-suckering For further explanation and description of these assessment criteria, refer to Ross Clark's book

All Plant material shall be to the type and size specified. No substitutions of plant material shall be permitted without written prior approval by the Landscape Architect. No plant shall be accepted which does not conform to the standards listed above.

b) Stakes and Ties

Provide min. 3 No. Stakes and ties to all plants identified as trees in the plant schedule. Stakes shall be sound, unpainted, straight hardwood, free of knots and pointed at one end. They shall be 2200mm x 50mm x 50mm Hardwood, or approved alternative. Ties shall be 50mm wide hessian webbing material.

Fertilisers shall be approved slow release fertilisers suitable for the proposed planting types. Note that for native plants, specifically Proteaceae family plants including Grevillea species, low phosphorus fertilizers shall be used.

Mulch shall be an approved equal to "Forest Blend" as supplied by ANL. Mulch shall be completely free from any soil,

weeds, rubbish or other debris.

Turf shall be "Sir Walter" Buffalo or equivalent (unless stated otherwise), free from any weeds and other grasses, and be in a healthy growing condition 3.02 INSTALLATION

a) Setting Out All planting set out shall be in strict accordance with the drawings, or as directed. Note that proposed tree planting located near services should be adjusted at this stage. Notify Landscape Architect for inspection for approval prior to

planting.

b) Planting All plant material shall be planted as soon after delivery as possible. Planting holes for trees shall be excavated as detailed and specified. Plant containers shall be removed and discarded, and the outer roots gently teased from the soil mass. Immediately set plant in hole and backfill with specified soil mix, incorporating the approved quantity of fertiliser for each plant type. Ensure that plants are set plumb vertically and root balls set to the consolidated finished grades detailed on the drawings. Compact the backfilled soil and saturate by hand watering to expel any remaining air pockets immediately after planting.

Staking and tying shall be in strict accordance with the drawings and shall occur immediately following plant placement and soil backfilling. All plants identified as "Trees" on the planting schedule shall be staked with a min. 3 stakes.

Mulch should be spread so that a compacted thickness of 75mm is achieved after settlement in all planting beds and around each individual plant. Apply immediately following planting and watering in, ensuring that a 50mm radius is maintained around the trunk of each plant. There shall be no mixing of soil and mulch material.

Moisten soil prior to the turf being laid. Turf shall be neatly butt jointed and true to grade to finish flush with adjacent surfaces. Incorporate a lawn fertilizer and thoroughly water in. Keep turf moist until roots have taken and sods/rolls cannot be lifted. Keep all traffic off turf until this has occurred. Allow for top dressing of all turf areas. All turf shall be rolled immediately following installation

f) Brick Edging The Contractor shall install Brick edging as detailed on the drawings, to all mass planting beds adjoining turf or gravel mulched areas, and where required. The resultant edge shall be true to line and flush with adjacent surfaces.

HARDSCAPE WORKS 4.01 GENERAL

The Contractor shall undertake the installation of all hardscape works as detailed on the drawing, or where not detailed

by manufacturers specification Paving - refer to typical details provided, and applicable Australian Standards. Permeable paving may be used as a suitable means of satisfying Council permeable surface requirements, while providing a useable, hardwearing, practical surface. In most instances, the client shall nominate the appropriate paving material to

Australian Standards shall be adhered to in relation to all concrete, masonry & metal work. Some details are typical and may vary on site. All hardscape works shall be setout as per the drawings, and inspected and approved by the Landscape Architect prior to installation. All workmanship shall be of the highest standard. Any queries or problems that arise from hardscape variations should be bought to the attention of the Landscape Architect. Your attention is directed to any obligations or responsibilities under the Dividing Fences Act, 1991 in respect of adjoining property owner/s which may arise from this application. Any enquiries in this regard may be made to the Crown Lands Division on (02) 8836 5332.

IRRIGATION WORKS

5.01 GENERAL (PERFORMANCE SPECIFICATION)

New irrigation systems to planting areas shall be a Commercial Grade Irrigation System conforming to all relevant Australian standards, including AS 3500 & the Electrical Safety Act 2002, Workplace Health & Safety Act 1995, & the latest Sydney Water Code

An automated drip-irrigation system is to be installed to all gardens, planters and lawn areas in accordance with the approved Irrigation Design.

This system shall be designed and installed by a qualified and licensed irrigation specialist, to the highest industry standards and to maximise the efficient usage of water. The Installer is required to obtain all approvals necessary for the completion of works in accordance with the Laws of Australia, Laws of the State of NSW, BANKSTOWN Council By-Laws and Ordinances.

- The Landscape Contractor nominated Licensed Irrigation Specialist shall provide irrigation drawings for approval upon

The irrigation system shall be installed prior to all planting works. It shall incorporate a commercially available irrigatior system, with sub-surface dripper lines to irrigate all gardens, planters and lawn areas. - It shall incorporate a suitable back flow prevention device for the scale of works, an in-line filter, check valves, and suitable high and low density poly hose fittings and PVC piping to achieve flow rates suitable for specified planting.

- The landscape contractor shall check the existing pressure available from the ring mains and size irrigation piping to suit. Supply shall be from local hose cock where available. - All piping and fittings shall be buried 50mm below the finished soil levels in garden and lawn areas, and secured in

- The irrigation application rate shall not exceed the infiltration rate of the soil or creates run-off.

position at 500mm centres with galv wire pins. - Size of pipes shall be selected to ensure the working pressure at the end of the line does not decrease by more than

Services Co-ordination:

- Co-ordination required by Landscape Contractor or Project Manager to provide required conduit, pipe work and penetration through slabs and planter walls for water and power provisions. - The Landscape Contractor shall be engaged with the Irrigation Specialist to co-ordinate with the Project Manager to

identify the preferred service and conduit locations. - Project Manager and Landscape Contractor to establish area suitable for irrigation control system with required area, power provision and water supply.

exceed 300Kpa.

Further Documentation:

Testing & Defects: Upon completion of installation, the system shall be tested, including:

- Main Line Pressure Test: The main line is pressurised to test for leaks. All valves are shut and the pressure is taken over a determined length of time. - Dripper Pressure Test: Measurement at flushing valves are taken and the pressure gauged to make sure it conforms to the manufacturer recommendations. The inlet pressure is then tested under the same conditions to check it does not

- All components are to be satisfactorily functional and operational prior to approval. Should any defect develop, or the capacity or efficiency of the system decline during the agreed maintenance system, then these faults shall be immediately rectified.

- A full 12 month warranty shall be included to cover labour and all parts.

- On request, a detailed irrigation performance specification report can be issued.

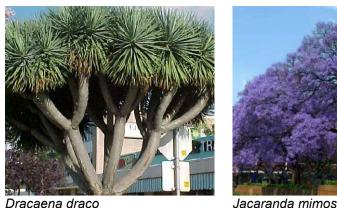
CONSOLIDATION AND MAINTENANCE

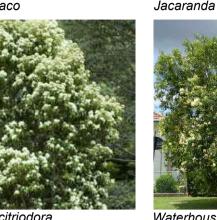
The consolidation and maintenance period shall be 12 months beginning from the approved completion of the specified construction work (Practical Completion). A qualified landscape maintenance contractor shall undertake the required landscape maintenance works. Consolidation and maintenance shall mean the care and maintenance of Contracted works by accepted landscaping or horticultural practices, ensuring that all plants are in optimum growing conditions and appearance at all times, as well as rectifying any defects that become apparent in the contracted works.

- This shall include, but not be limited to, the following items where and as required: • Watering all planting and lawn areas / irrigation maintenance.
- Clearing litter and other debris from landscaped areas. Removing weeds, pruning and general plant maintenance. • Replacement of damaged, stolen or unhealthy plants.
- Make good areas of soil subsidence or erosion Topping up of mulched areas.
- Spray / treatment for Insect and disease control Fertilizing with approved fertilizers at correct rates.
- Mowing lawns & trimming edges each 14 days in summer or 18 days in winter
- Adjusting ties to Stakes Maintenance of all paving, retaining and hardscape elements

On the completion of the maintenance period, the landscape works shall be inspected and at the satisfaction of the superintendent or landscape architect, the responsibility will be signed over to the client.

PLANTING PALETTE











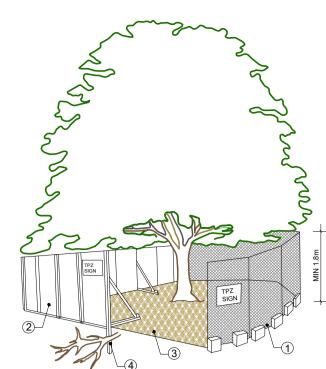












1. CHAIN WIRE MESH PANELS WITH SHADE CLOTH (IF REQUIRED) ATTACHED, HELD IN PLACE WITH CONCRETE FEET 2. ALTERNATIVE PLYWOOD OR

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

PROVIDE FENCING AS DETAILED TO ALL TREES PROPOSED TO BE RETAINED ON THE SUBJECT SITE. 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.

MATERIALS. TOPSOIL TO BE MIXED WITH MINIMUM 50% IMPORTED **GARDEN MIX OR SOIL** 300mm DERTH SOIL MIX BLEND CONDITIONER/ COMPOSTED ORGANIC MATTER - SEE SPEC. USE 100% IMPORTED SOIL MIX SUBSOIL CULTIVATED TO 100mm WHEN SITE TOPSOIL RUNS OUT.

SPECIFIED

PLANTING &

POT SIZE

TYPICAL GARDEN PREPARATION DETAIL

TYPICAL SETBACK FROM

MULCH OR EQUIVALENT

75mm DEPTH "FOREST BLEND"

FREE FROM ALL BUILDER'S

RUBBISH AND DELETERIOUS

50% OF STOCKPILED SITE TOPSOIL

75mm DEPTH OF DECORATIVE

BETWEEN STEPPING STONES

STONES SELECTED BY CLIENT

STONES

GRAVEL NOM BY CLIENT IN GAPS

400mm SQ CONCRETE STEPPING

-CONCRETE PAD UNDER STEPPING

MAY 2016

R.F

LAWN/GARDEN EDGE

SOIL MIX:

SCALE 1:10

-STAGGERED PLANTING

DENSITIES AS SHOWN

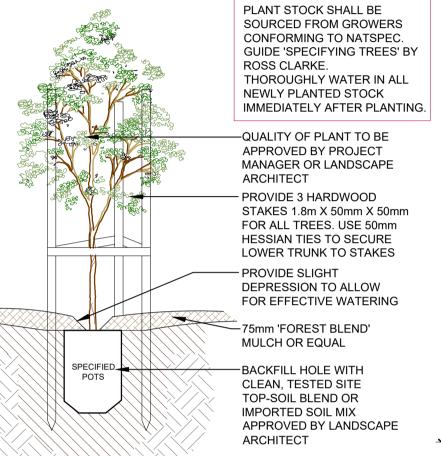
TO SPECIFIED

PLANTS AS PER

SCHEDULE

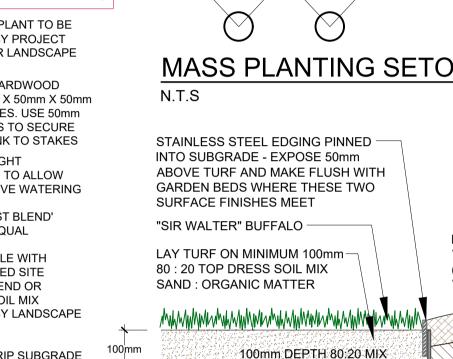
TREE PROTECTION ZONE

N.T.S



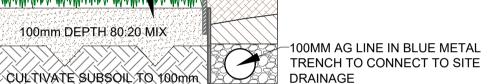
TREE PLANTING DETAIL

SCALE: 1:10



MASS PLANTING SETOUT

NOTE: TURF AREAS TO FINISH FLUSH WITH SURROUNDING SURFACE FINISHES (EXCEPT GARDEN BEDS). ROLL AND WATER IMMEDIATELY AFTER LAYING. REFER GARDEN PREP DETAIL



STAINLESS STEEL EDGING

SURROUNDING SURFACES

REFER TURE DETAIL

SCALE 1:10

PINNED INTO SUBGRADE -

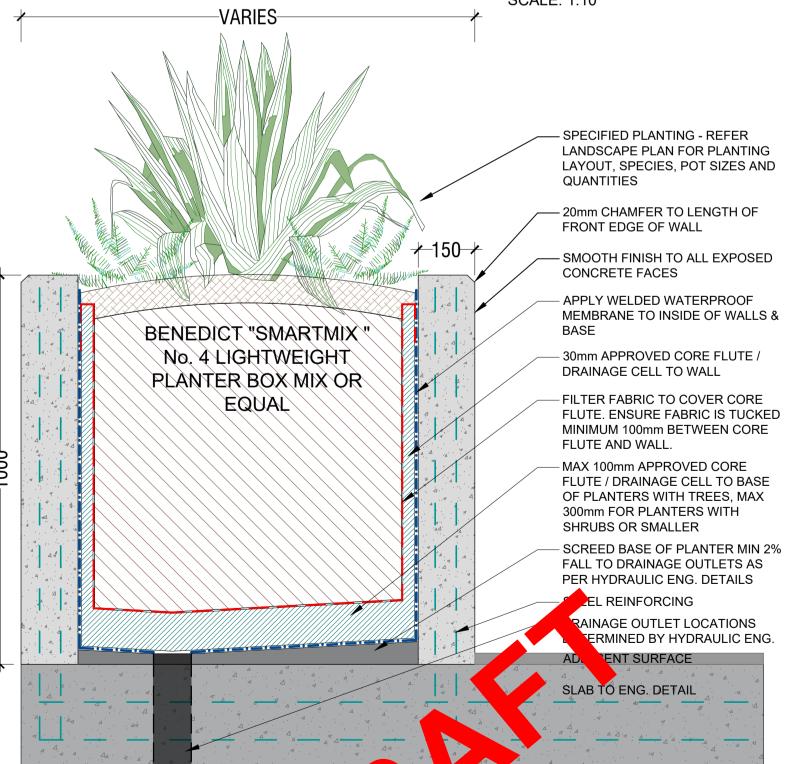
FINISH FLUSH WITH





SAMPLE IMAGE: S. STEEL GARDEN EDGING

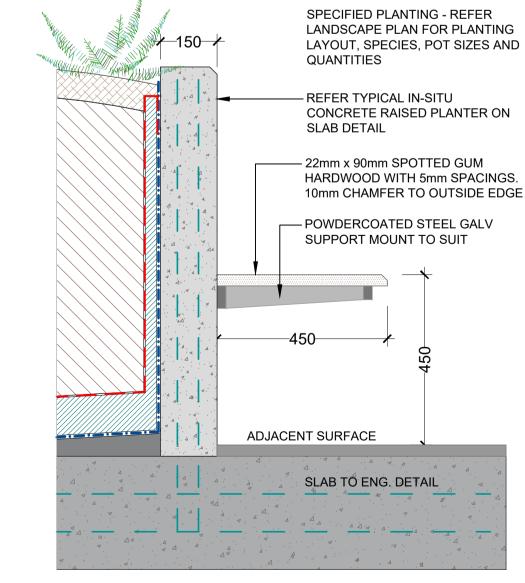
STEPPING STONES AND GRAVEL PATH



-CULTIVATE/ RIP SUBGRADE

TYPICAL IN SITU RATED PLANTER ON SLAB DETAIL **SCALE 1:10**

PROPOSED RESIDENTIAL DEVELOPMENT 101 NUWARRA ROAD,



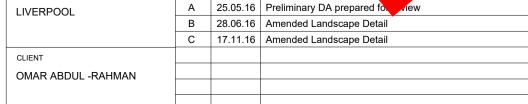
TIMBER BENCH SEATING FIXED TO WALL DETAIL SCALE: 1:10







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REV DATE

DEVELOPMENT APPLICATION **SPECIFICATION & DETAIL** AS NOTED @ A1 MOOREBANK NSW D.K LPDA 16 - 482