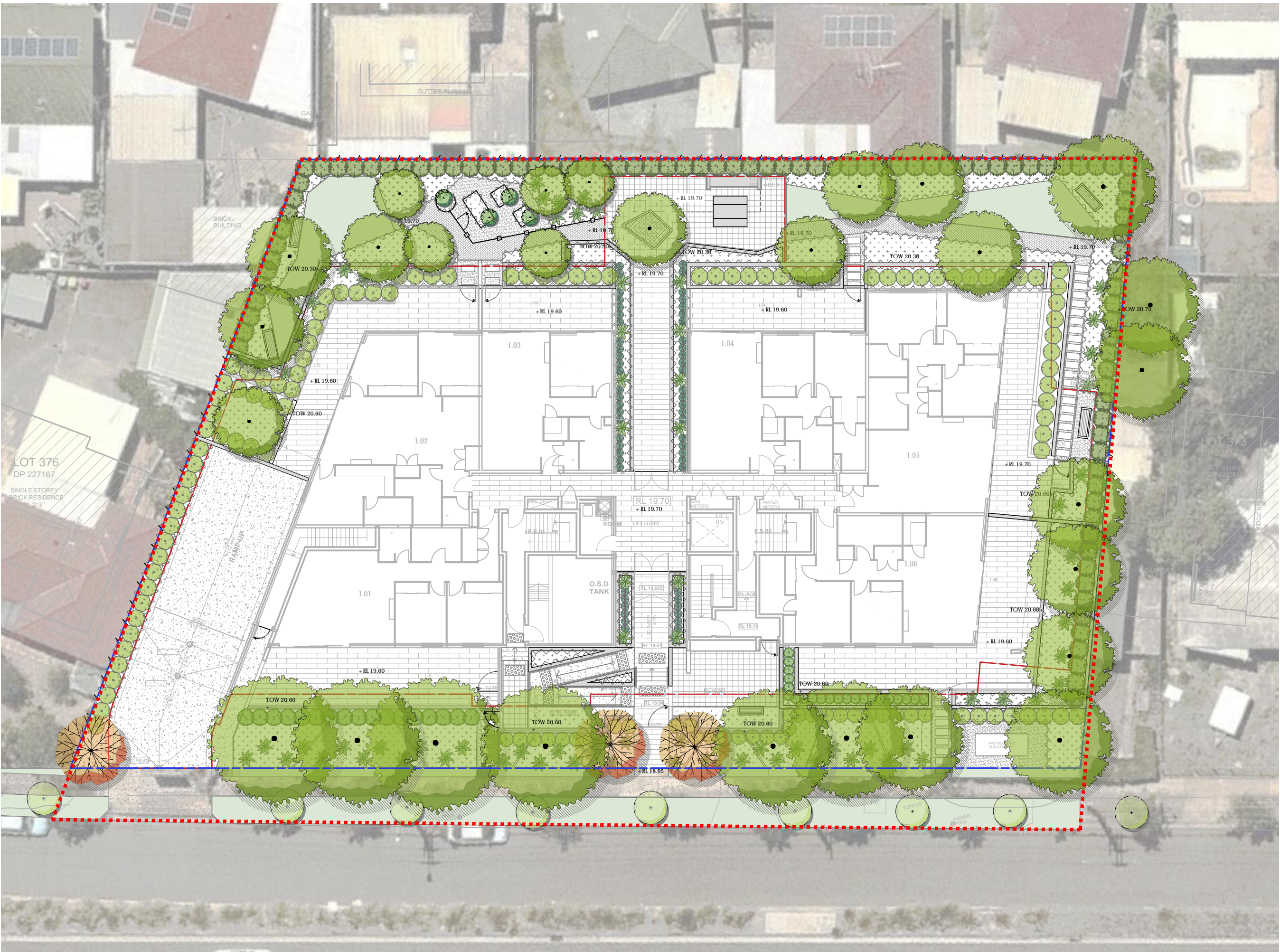


Proposed Residential Development - Landscape Development Application

207-211 Hoxton Park Rd, Cartwright, NSW

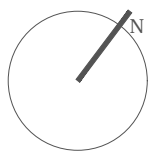


..... EXTENT OF DA

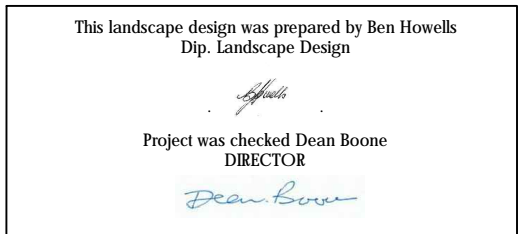
LANDSCAPE SHEET REGISTER

DRAWING	TITLE	REVISION	PAGE
08-17.00	COVERSHEET	C	1 OF 3
08-17.01	PALETTES, SCHEDULE, NOTES & DETAILS	C	2 OF 3
08-17.02	LANDSCAPE CONCEPT PLAN	C	3 OF 3

Rev.	Revision note:	Date:	Dwn by:
A	PRELIMINARY ISSUE	23.03.17	BH
B	REVISED ARCHITECTURALS	18.04.17	BH
C	UPDATE PLANS POST FEEDBACK	29.01.18	IZ



ALGORRY ZAPPIA & ASSOCIATES PTY. LTD.
Consulting Civil & Structural Engineers & Building Designers



Project Title:
Proposed Residential Development
Project Address:
207-211 Hoxton Park Rd, Cartwright NSW
Drawing Title:
COVERSHEET
Location of all services is to be carried out by all contractors prior to commencement of works. Phone Dial-Before-You-Dig Ph: 1100. Refer plans by Architect, Engineers & Surveyors for other working drawings. Information on Distinctive plans is for reference & co-ordination only. This drawings are to be read in conjunction with prepared specifications & details. It is the responsibility of the contractor to notify Distinctive of any contradiction within the plans & receive appropriate direction prior to construction works. Final layout is to be determined on site and at the direction of the site supervisor. Plans are copyright to Distinctive Gardens & Interiors Pty Ltd.

Scale @ A1/A3: NTS	Client: George Adouni	
Drawing Date: 29.01.2018	Drawn/Checked IZ/HW/BH/DB	Drawing Status: Concept
Project Number: 08-17	Drawing Number: 08-17.00	Issue: C



SOFTSCAPE PALETTE

TREES

Tristaniopsis laurina 'Luscious'

Callistemon viminalis 'King's Park Special'

Lophostemon confertus

Pyrus calleryana 'Capital'

Flindersia australis

Citrus limon 'Eureka' Dwarf

Citrus sinensis 'Washington Navel' Dwarf

Citris latifolia 'Tahitian' Dwarf

Olea europea 'Manzanillo'

Grevillea 'Moonlight'

Photinia x fraserii 'Red Robin'

Murraya paniculata

Lavandula stoechas 'Avoniew'

SHRUBS

SOFTSCAPE PALETTE

Buxus microphylla Japonica

Rosemarinus officinalis 'Tuscan Blue'

Baeckea virgata nana

Loropetalum chinensis 'China Pink'

Philodendron 'Xanadu'

GROUNDCOVERS

Alternanthera dentata 'Little Ruby'

Acorus gramineus 'Variegata'

Liriope muscari 'Evergreen Giant'

Myoporum parvifolium

Scaevola aemula 'Mauve Clusters'

Dichondra 'Silver Falls'

Agave attenuata

Strelitzia reginae

Doryanthes excelsa

ACCENTS

HARDSCAPE PALETTE

Fence
Lapped and Capped to 1800mm high

Fence
Timber picket fence to 1000mm Painted white

Permiable Paving
Hydroston Charcoal
http://hydroston.com.au

Paving
Bluestone
www.ecooutdoor.com.au

Gravel
Deco Granite - Pink
http://anscape.com.au

Tactile Indicators
(location as per Architectural plans)
PESA SST Concentric circle
Pathfinder Systems Australia
www.pathfindersystems.com.au

Timber Edge
To garden beds, lawn and gravel areas

Mulch
Eucy Mulch
75mm thickness to garden beds and raised planters
http://anscape.com.au

Astro Turf
Summer Breeze
www.grassman.com.au

Bench Seat
Metro Seat
Cast Aluminium Construction
Hardwood Timber or Aluminium Slats
www.furphyfoundry.com.au

Outdoor Setting
Metro Suite
Cast Aluminium Ends and Framing
Hardwood Timber or Aluminium Slats
www.furphyfoundry.com.au

Outdoor Barbeque
Barbeco Grille Double Barbeque
www.unisitegroup.com.au

PROTECTION OF EXISTING TREES

Existing trees are to be protected and maintained during the course of construction. The contractor is to abide by council regulations relating to any trees nominated in DA approval, which will require all on-site trees to be provided with a 1800mm high fully supported chainmesh to minimise disturbance to existing ground conditions within the canopy drip line for the duration of construction works. "Tree Protection Zone" is to be attached to the protective fence.

LAPPED AND CAPPED FENCE

To manufacturer's specification.

GARDEN BEDS

Cultivate to a depth of 200mm so that soil can be worked freely. Apply gypsum at manufacturer's rates to add in de-compaction of site and breakdown of clay colloids. Spread premium blend garden bed mix to a depth of 200mm, when settled. Back filling shall be tampered progressively to match existing soil compaction, to avoid later subsidence. Mound all garden beds to centre. Allow for depth of mulch to finished levels when installing soil mix.

PLANTS

All plants which have been declared, pursuant to section 7 & 8 of the Noxious Weed Act 1993, to be Noxious Weeds within the area of Liverpool City Council shall be removed on site and replaced with appropriate indigenous or native species.

All labels are to remain on plants and delivery receipts or copies of plant purchases, stating the species, amount, and container sizes of plants, shall be made available to Council's Construction Services or Private Certifier to facilitate certification that the landscape plan and conditions of consent have been implemented.

LAWN AREAS

Cultivate to a depth of 150mm, so that soil can be worked freely. Apply Gypsum at manufacturer's rates to add in de-compaction of site and breakdown of clay colloids. Spread 100mm layer of sandy loam topsoil blend. Rake over to form a smooth, even surface ready for lawn installation. New turf to all areas to be Soft leaf buffalo. Lay with staggered and close-butted joints along contours, to prepared surface. Water immediately, top dress once established.

MULCH

Mulch shall be ANL 'Eucy Mulch' or similar; which is best suited to the plant type and clients needs. Variation from this can only be made with consultation with the project manager. Mulch shall be free of soil, weed growth or any other foreign matter. Spread mulch evenly to a depth of 75mm over all garden beds. Rake over mulch surface to create an even finish.

GRAVEL

Gravel to be placed in designated areas as shown on plan. Install Deco Granite at 100mm Maximum depth. Rake surface evenly to spread gravel.

LANDSCAPE AREA

Proposed

Total Deep Soil Area - 522m²
Total Proposed Landscape Area - 522m² (%)

Calculations by architect

08-17 Plant Schedule by distinctive									
Code	Genus	species	Hybrids/Cultivars	Common Name	Pot Size	Height	Width	Spacing	Qty
Trees									
Tr Lu	Tristaniopsis	laurina	'Luscious'	Water Gum	45L	10	5	As Shown	2
Ca KP	Callistemon	viminalis	'King's Park Special'	King's Park Bottlebrush	45lt	6	4	As Shown	10
Py Ca	Pyrus	calleryana	'Capital'	Ornamental Pear	75L	7	3.5	As Shown	4
Ci DT	Citrus	latifolia	'Dwarf' 'Tahitian'	Dwarf Lime	15L	2	2	As Shown	1
Ci li	Citrus	limon	'Dwarf Eureka'	Dwarf Lemon Tree	15L	2	2	As Shown	1
Ci DW	Citrus	sinensis	'Dwarf Washington Navel'	Dwarf Orange	15L	2	2	As Shown	2
Fl au	Flindersia	australis		Crow's Ash	45L	18	9	As Shown	4
Ol eu	Olea	europea	'Manzanillo'	Edible Olive	300mm	5	3	As Shown	2
Gr ML	Grevillea		'Moon Light'	MoonLight Grevillea	300mm	5	2	As Shown	3
Lo co	Lophostemon	confertus		Brush Box	45L	12	8	As Shown	4
Shrubs/Screen Planting									
Ph RR	Photinia	fraseri	'Red Robin'	Red Robin Photinia	300mm	3	2.5	As Shown	-
Mu pa	Murraya	paniculata		Orange Jessamine	300mm	3	3	As Shown	-
Bu ja	Buxus	microphylla	var. japonica	Japanese Box	200mm	1	1	500mm centres	-
Ia Av	Lavandula	stoechas	'Avonview'	Avonview Lavader	140mm	1	1	3/m	-
Ro of	Rosmarinus	officinalis	Tuscan Blue	Rosemary	140mm	1.5	2	3/m	-
Lo CP	Loropetalum	chinense	'China Pink'	China Pink	200mm	2	2	2/m	-
Ph Xa	Philodendron		'Xanadu'	Xanadu	200mm	0.8	0.8	3/m	-
Ba vn	Baeckea	virgata	nana	Dwarf Baeckea	200mm	1	1	3/m ²	-
Accents									
Do ex	Doryanthes	excelsa		Cynea Lilly	300mm	2	1.5	As shown	-
Ag at	Agave	attenuata		Agave	300mm	1	1	As Shown	-
St re	Strelitzia	reginae		Bird of Paradise	300mm	1.5	1.5	As Shown	-
Groundcovers									
Al LR	Alternanthera	dentata	'Little Ruby'	Little Ruby	140mm	0.3	0.6	4/m ²	-
Li EG	Liriope	muscari	'Evergreen Giant'	Giant Mondo	200mm	0.5	0.5	5/m ²	-
Sc MC	Scaevola	albida	'Mauve Clusters'	Fan Flower	140mm	0.1	1.5m	4/m ²	-
Di SF	Dichondra	repens	'Silver Falls'	Silver Kidney Weed	140mm	0.1	0.5	4/m ²	-
My pa	Myoporum	parvifolium		Creeping Boobialla	140mm	0.2	1.5	4/m ²	-
Ac va	Acorus	gramineus	variegata	Variegated Sweet Flag	140mm	0.3	2	3/m ²	-

MAINTENANCE SCHEDULE

The consolidation program shall include, but not limited to, the following items:

Routine Maintenance. Provide routine maintenance for a period of six months after practical completion. Program to include but not limited to plant establishment, watering, mowing, fertilising, weeding, staking , pruning, mulching, pest and disease control and generally maintaining the site in a neat and tidy condition.

Watering: Watering of plants and turf should be done in conjunction with current Sydney Water watering restrictions.

Fertilising. Apply an appropriate lawn fertiliser, at manufacturer's rates, after 6 weeks of installation. Ensure fertiliser is adequately watered and evenly dispersed for healthy even lawn growth.

Mulch of garden beds must adhere to Australian Standard AS4454.

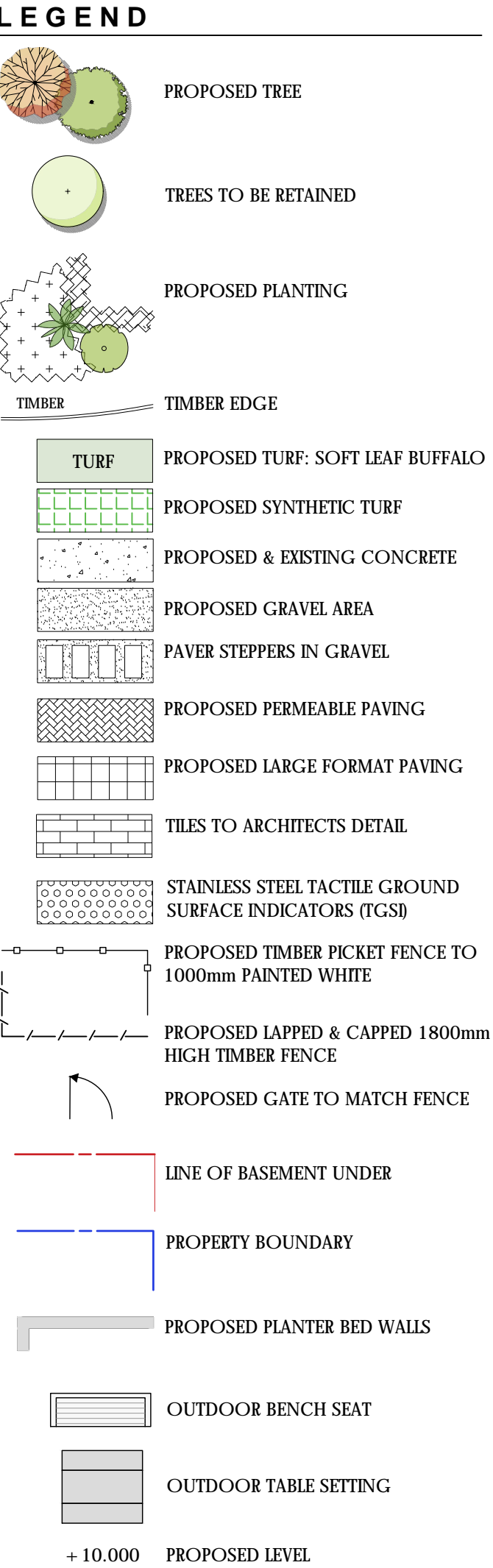
Lawns. Repair lawns in all failed areas.

Disease and Pest Control. If pathological disease or insect pests appear, they are to be controlled using organic methods or pest and disease control. Failing this, chemical sprays may be used, at manufacturer's rates, with prior consent of client.

Replacement. Defects including any dead or unhealthy plant must be replaced or treated within 3 weeks. Missing, dead or unhealthy plants are to be replaced with plants of similar size and quality and identical species/variety, unless a substitution has been approved by Council.

Any Pruning must be carried out to meet Australian Standards AS4373 'Pruning of Amenity Trees' and shall comply with Councils Tree Preservation Order.

Making Good. The contractor shall make good erosion of soil or subsidence which may occur, at no contract variation.



Indicative image of outdoor BBQ and entertainment setting



Indicative image of productive garden space



Indicative image of raised garden beds