

The site plan for Lot 3 DP 231327 is a detailed technical drawing of a proposed industrial development. The central feature is a large rectangular warehouse building, labeled 'WAREHOUSE 30,000m² FFL RL 15,200'. To the north of the warehouse is a 'CAR PARK (129)' and an 'OFFICE 2-LEVEL 1000m²'. A 'LOADING AREA' with a 'RECESSED DOCK' and '5m AWNING' is situated between the warehouse and the car park. The site is bounded by 'PINE ROAD' to the north and 'DURSLEY ROAD' to the west. A 'LEASE BOUNDARY' is indicated by a dashed line. The site is surrounded by 'GREY PALISADE SECURITY FENCE' and 'CHAIN WIRE SECURITY FENCE'. A 'TRUCK ENTRY/EXIT WITH SLIDING GATE' is located on the north side, and a 'FIRE TRUCK EMERGENCY WITH SLIDING GATE' is on the west side. A '6m WIDE ACCESS ROAD' and an 'EXISTING STORMWATER CHANNEL' are shown along the south boundary. The site is adjacent to 'LOT 4 DP 1045391' and 'LOT 12 DP 1048988'. The plan also shows 'PROSPECT CREEK' and 'EXISTING RETAINING WALL' to the east. Various other features like 'EXISTING BUILDING', 'EXISTING BUILDING (2-LEVEL)', 'EXISTING STORMWATER CHANNEL', and 'EXISTING RETAINING WALL' are labeled. The plan includes dimensions, bearings, and a north arrow.

SECTION C: LANDSCAPE MAINTENANCE SPECIFICATION 1. SCOPE

1.1 PERIOD
The work of the Planting Establishment Period commences at the date of registration of the respective plan.

The contractor is to allow for maintenance from the date of Practical Completion to the start date of the 12 week Planting Establishment Period. The allowance shall be for a weekly maintenance programme to be carried out during the Planting Establishment Period commences.

1.2 PROGRAM
The contractor shall prepare a planting maintenance programme with the tender.

1.3 MAINTENANCE LOGBOOK
The contractor shall maintain a record of works carried out on a monthly basis. Logbook should not be limited to - Activities carried out during each submission.

1.4 SUBMITTALS
NB: Maintenance programme will be evaluated on submission of monthly logbooks.

1.4.1 RECURRENT WORKS
The contractor shall provide a Planting Establishment Period, continue to carry out recurrent works of a maintenance nature including, but not limited to, watering, mowing, weeding, rubbish removal and disposal and disease and pest control, staking and tying, replanting, cultivating, pruning and weeding the site and yard etc. All rubbish related to landscape works shall be collected and disposed of in accordance with the relevant council's requirements.

1.5 PLANTING
The contractor shall complete all planting maintenance works at the completion of planting. Ensures the stock arriving on site is protected and maintained for healthy growth.

1.6 REPLACEMENTS
Continue to replace lost, damaged or stolen plants for the extent of the Planting Establishment Period.

1.7 MAINTAIN SURFACES
1.7.1 MAINTAIN CURBS
Maintain the surface in a clean and tidy condition and replace the curb as necessary.

1.8 GRADED AREAS
Commence grass maintenance works at the completion of finishing, and continue to carry out maintenance of the grassed areas during the Planting Establishment Period, maintaining healthy weed free growth.

1.9 ADJUST OR REPLACE
Adjust or replace as required. Remove those not required at the end of the Planting Establishment Period.

1.10 WATERING/IRRIGATION
The contractor is to be installed all main planted beds and new tree planting, connected to a pump and the rainwater tank (OSD tank). Install one tap near the front boundary and one tap near the rear boundary. The contractor shall be responsible for the installation and maintenance for the duration of the maintenance period (52 weeks) and in perpetuity of the development. All irrigation works shall be performed by a licensed irrigation contractor. The contractor shall be responsible for the installation and maintenance of the system and the contractor shall provide design drawings and material specifications/price per litre for the system to be installed.

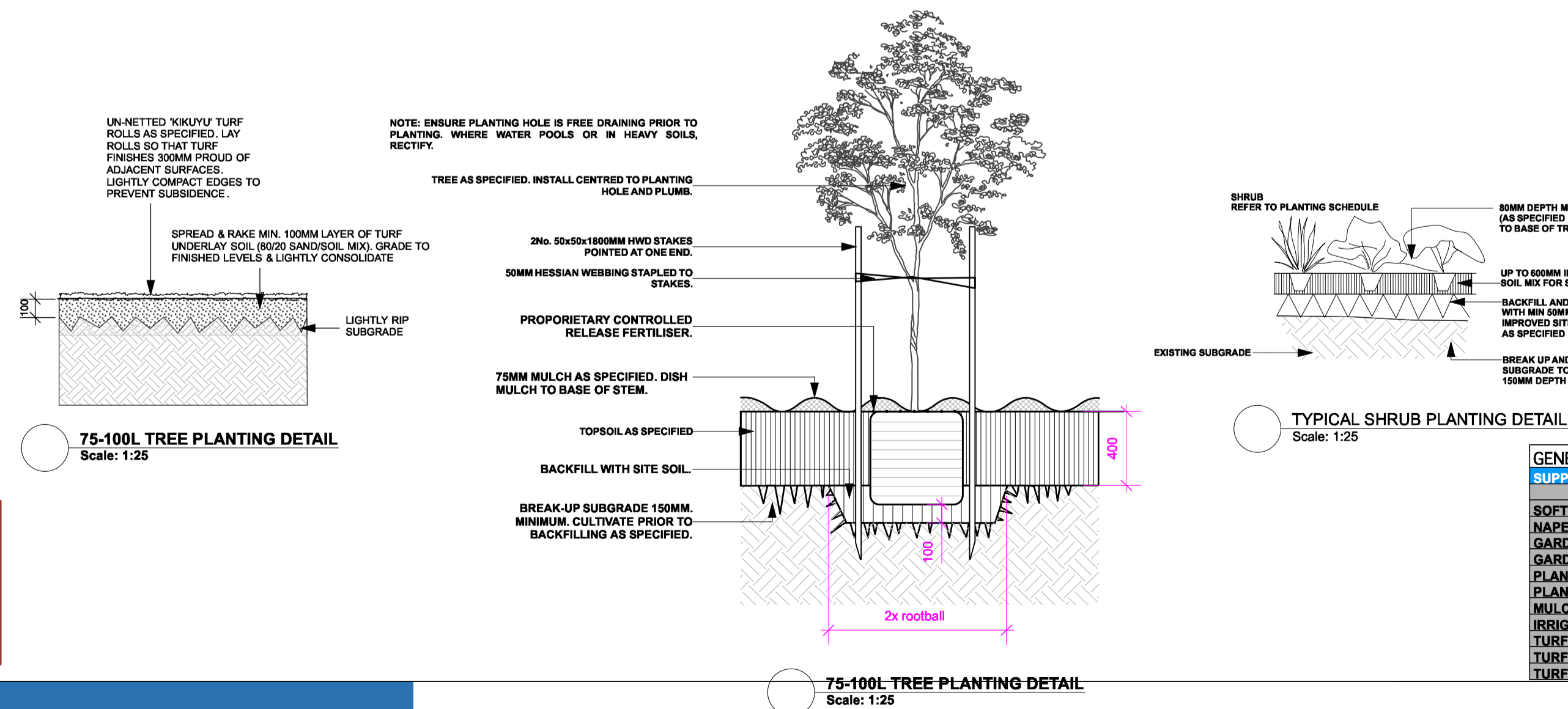
Standards
The contractor shall be in complete responsibility for the coordination of the installation of the irrigation system with other services throughout the site. As recommended flow rates. The contractor shall be responsible for the installation of the system in accordance with the relevant standards and conditions. Once the system is satisfactorily adjusted the contractor shall make fortnightly irrigation checks to ensure satisfactory performance of the system and to adjust the watering periods as required. A minimum even coverage of 25mm of water per week is required.

2.0 REPORTS
2.1 **MONTHLY MAINTENANCE REPORT**
The contractor shall submit a 'Monthly Maintenance Report' shall be submitted to the Principal Caring/Architectural Officer for the contractor verifying that satisfactory maintenance of the landscape works has been carried out. The report is to be received by the Principal Caring/Architectural Officer on a high professional standard. This documentation is to be submitted through the plant establishment

PROPOSED RESIDENCE
TURF AREAS
KUNZEA AMBIGUA 'RIVAN'
HIBBERTIA PENDUNCULATA
JUNCUS USITATUS
LOMANDRA FILIFORMIS

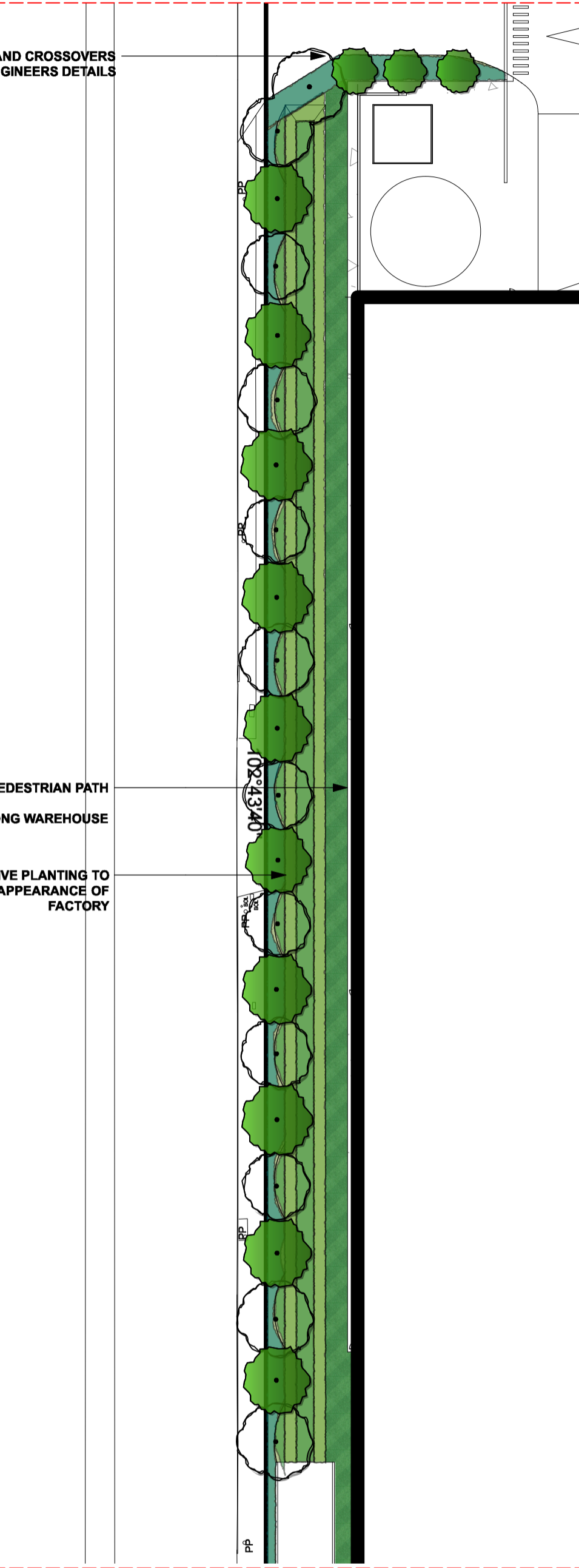
AREA OF EXISTING PROTECTED RIPARIAN ZONE. INCLUDED IN ARCHITECTS LANDSCAPE CALCS

**PLEASE CALL SITEDESIGN STUDIOS PRIOR TO ORDERING PLANTS
TO FINALISE SPECIES AND QUANTITIES.
COUNCIL SIGN OFF FINAL OC AND WILL CHECK SPECIES, LANDSCAPE AREAS
AND LEVELS
SITEDESIGN HAS THE DISCRETION TO SLIGHTLY AMEND DESIGNS ACCORDING TO
VARIATIONS IN SITE CONDITIONS**



GENERAL MATERIALS SCHEDULE			
SUPPLY AND INSTALL	DETAILS	Recommended supplier	COMMENTS
SOFTSCAPED AREAS			
NAPEAN RIVER PEBBLE	10-20mm napean river pebble	Flower Power	on compacted roadbase as supplied by landscape team
GARDEN MIX	organic garden mix for all garden beds		
GARDEN EDGE	Link edge - 75mm x 32mm - original	Baxley Carlinch or similar	supplied and installed as recommended
PLANTER BOX MIX	Planter Box Mix top B	Baxley Carlinch or similar	supply and install all plants as per schedule
PLANTS			
MULCH	soft landing 10mm	Baxley Carlinch or similar	
IRRIGATION	fully automatic drip and pop up system to all garden areas	David James	supply and install to all areas off tank and back up town supply
TURF UNDERLAY	min 100mm turf underlay to all turf area	Baxley Carlinch or similar	builder to supply and install fill soil to levels 100mm blow finished turf levels
TURF - common and private spaces	Str Walter Soft leaf Buffalo	local supplier of choice	
TURF - GOUNGAL AREAS	Str Walter Soft leaf Buffalo	local supplier of choice	

DURSLEY ROAD LANDSCAPE
PLAN 1:500 @ A1



PINE ROAD LANDSCAPE PLAN 1:500 @ A1



C	31/3/17	AMMENDED ISSUE FOR CC
B	30/3/17	AMMENDED ISSUE FOR CC REVIEW
A	21/10/16	AMMENDED ISSUE FOR DA REVIEW
ISSUE	DATE	COMMENT
AMMENDMENTS -		

NOTES

GENERAL NOTES

All work to be carried out in accordance with the Building Code of Australia, all Local and State Government Ordinances, relevant Australian Standards, Local Authorities Regulations and all other relevant Authorities concerned. All structural work and site drainage to be subject to Engineer's details or certification where required by Council. This shall include (i.e. slabs and footings, r.c. and steel beams & columns, wind bracing to AS 1170 and AS4055, anchor rods or bolts, tie downs, fixings etc., driveway slabs and drainage to Council's satisfaction. All timbers to be in accordance with SAA Timber Structure Code AS1720 and SAA Timber Framing Code AS 1684. All work to be carried out in a professional and workman- shiplike manner according to the plans and specification.

NOTE

Do not scale off the drawings unless otherwise stated and use figured dimensions in preference.

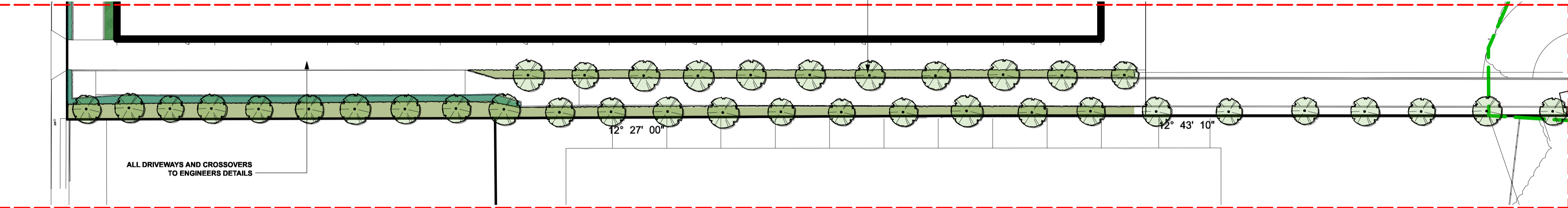
All dimensions are to be checked and verified on site before the commencement of any work, all dimensions and levels are subject to final survey and set-out.

No responsibility will be accepted by Sitedesign for any variations in design, builder's method of construction or materials used, deviation from specification without permission or accepted work practices resulting in inferior construction. Locate and protect all services prior to construction.

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ACCESS ROAD LANDSCAPE PLAN 1:500 @ A1



PLANT SCHEDULE						
	ID	Qty	Common Name	Botanical Name	Scheduled Size	Mature Height
Trees						Mature Spread
Ac-dec	38	black wattle	Acacia decurrens	45L	3-10m	2.0 - 4m
Cas-gla	16	Grey (Swamp) She-oak	Casuarina glauca	45L	10 - 15m	3.5 - 6m
EU P	1	Blackbutt	Eucalyptus pilularis	75L	over 30m	6 - 10m
EUT	44	Forest Red Gum, Burriango	Eucalyptus tereticornis	45L	6 - 10m	6 - 10m
ML	50	Flax-leaved Paperbark	Mealeuca linearifolia	45L	5 - 10m	6 - 10m
Shrubs						
kun-amb'y'	1136	Tick Bush	Kunzea ambigua 'Rivan'	150mm	1.5 - 3m	1.2 - 2.0m
mei-thy	33	Thyme Honey-myrtle	Mealeuca thymifolia	200mm	1m	1m
Ground Covers						
hib-ser	3048	Guinea Flower	Hibbertia pendunculata	300mm	0.0 - 0.3m	0.0 - 0.3m
Grasses						
junc-us	6420	tussock grass	Juncus ustulatus	150mm	1m	0.8m
lom-f	5633	SAVANNA BLUE(tm)	Lomandra filiformis	150mm	0.6m	0.8m
Climbers						
Aquatic Plants						
Perennials						
Total		16419				

LANDSCAPE WORK SPECIFICATION

1.1.1 GENERAL

The Main general conditions should be considered prior to commencement of landscape works.

The landscape works should be subject to inspection with the architect, engineer, landscape architect, and other relevant authorities concerned. The landscape architect shall be responsible for the design and specification of the landscape works. The landscape architect shall be responsible for the design and specification of the landscape works. The landscape architect shall be responsible for the design and specification of the landscape works.

1.1.2 SPECIFIC CONDITIONS

The landscape architect shall be responsible for the design and specification of the landscape works. The landscape architect shall be responsible for the design and specification of the landscape works. The landscape architect shall be responsible for the design and specification of the landscape works.

1.1.3 MATERIALS

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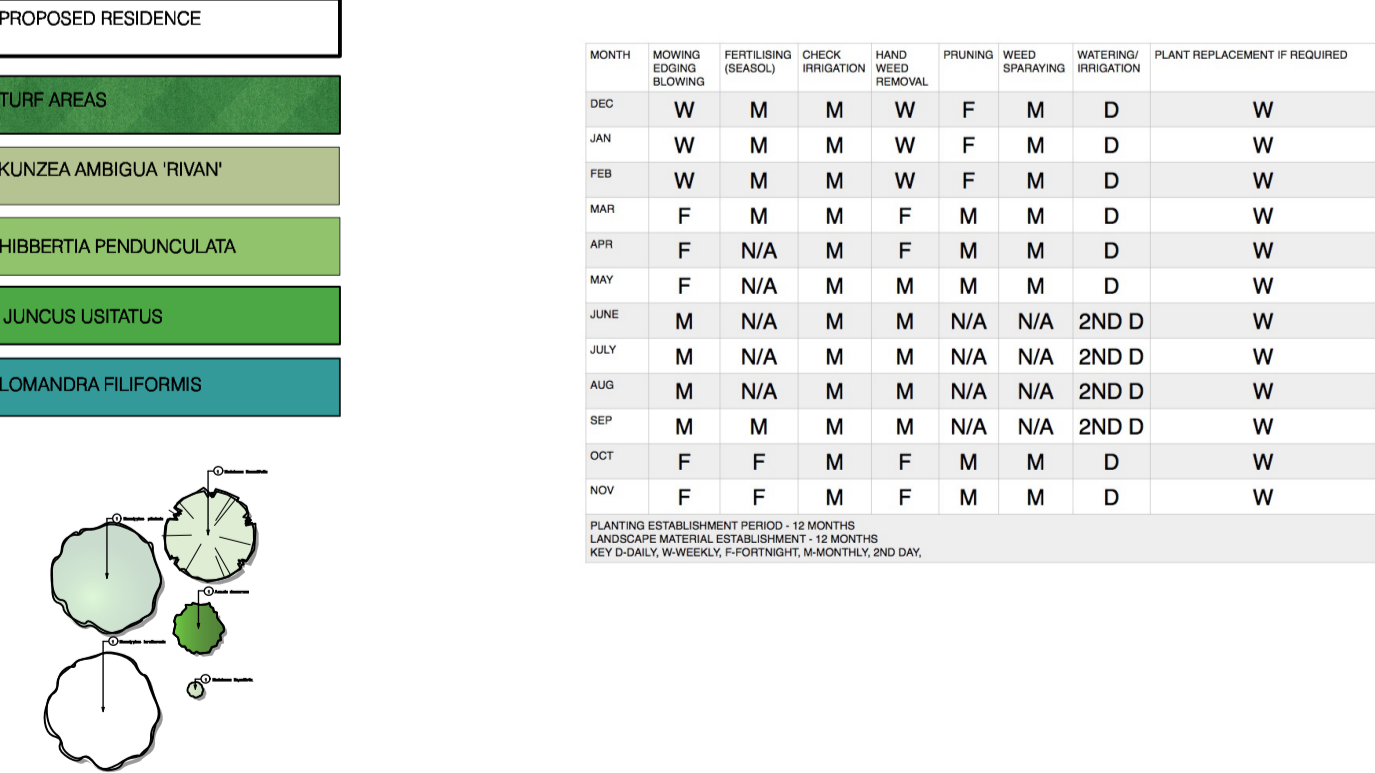
1.1.4 INSTALLATION

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1.1.5 MAINTENANCE

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PLANTING KEY AND DETAILS



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Project PROPOSED DEVELOPMENT
Address LOTS 3, 7 AND 12, YENNORA
Drawing Title LANDSCAPE PLANS
Client FIFE GROUP
Scale 1:100
Drawing No. 1551

Page



L-02