49 BEACH ROAD
BATEMANS BAY NSW 2536
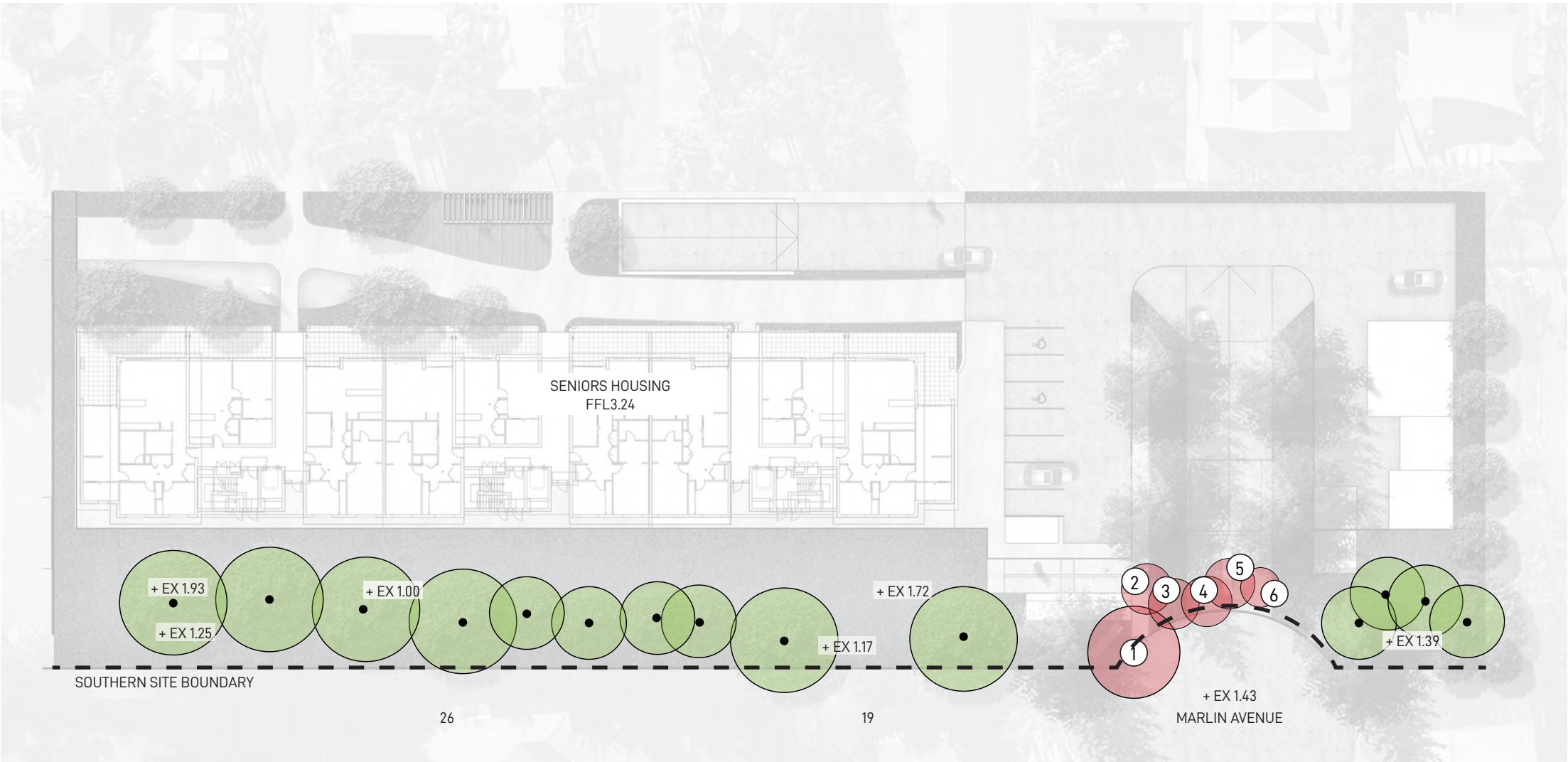
STAGE 1B LANDSCAPE DA DOCUMENTATION

KEY PLAN

DRAWING REGISTER

DRAWING NUMBER	DRAWING NAME	SCALE / SIZE
LDA-00	LANDSCAPE COVER SHEET	N/A
LDA-01	EXISTING TREE PLAN	1:500 @ A3
LDA-02	STAGE 1B LANDSCAPE MASTERPLAN	1:500 @ A3
LDA-03	INDICATIVE PLANT PALETTE	N/A

LANDSCAPE COVER SHEET

NOT TO SCALE

49 Beach Road
Batemans Bay NSW

LDA-00
26-Feb-19

SENIORS HOUSING
FFL3.24

+ EX 1.93
+ EX 1.25

+ EX 1.00

+ EX 1.17

+ EX 1.72

2 3 4 5
1   6

+ EX 1.43
MARLIN AVENUE

+ EX 1.39

SOUTHERN SITE BOUNDARY

26

19

EXISTING TREE SCHEDULE
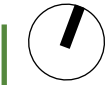
Existing tree to be removed

Existing tree to be retained

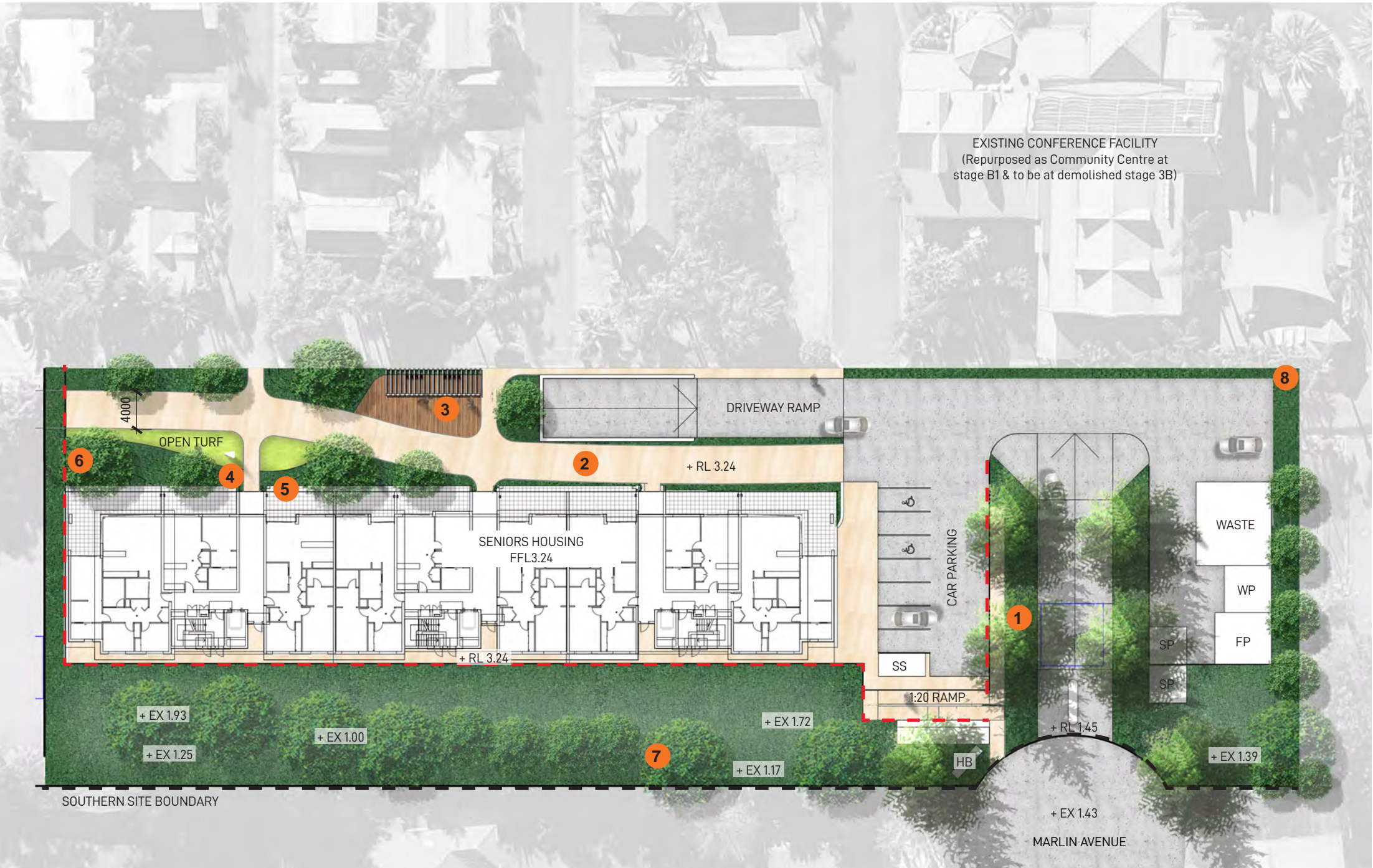| ID	DESCRIPTION	EXISTING HEIGHT*	PROPOSED ACTION
1	Pine	12m	Remove
2	Palm	5m	Remove
3	Palm	5m	Remove
4	Palm	5m	Remove
5	Palm	4m	Remove
6	Palm	3.5m	Remove
* Existing tree heights sourced from survey drawing prepared by Rygate & West Surveyors dated 24.10.2018			

EXISTING TREE PLAN

1:500 / A3
0 2 4 6 8 10m

49 Beach Road
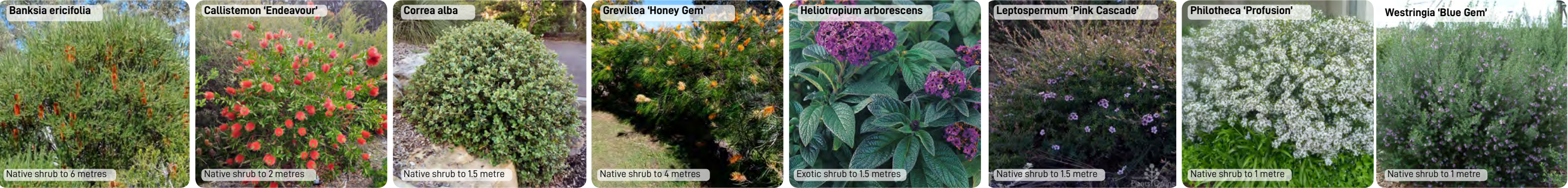Batemans Bay NSW

LDA-01
26-Feb-19

EXISTING CONFERENCE FACILITY
(Repurposed as Community Centre at
stage B1 & to be at demolished stage 3B)

DRIVEWAY RAMP

3

4000

OPEN TURF

6

4

5

2

+ RL 3.24

SENIORS HOUSING
FFL3.24

CAR PARKING

WASTE

WP

FP

1

SP

SP

8

SS

1:20 RAMP

+ RL 3.24

+ EX 1.93

+ EX 1.25

+ EX 1.00

+ EX 1.72

+ EX 1.17

+ EX 1.39

+ RL 1.45

HB

7

SOUTHERN SITE BOUNDARY

+ EX 1.43

MARLIN AVENUE

KEY PLAN

HANGING ROCK CREEK

HANGING ROCK BOAT RAMP

BATEMANS MARINE PARK

BEACH ROAD

DOLPHIN AVENUE

MARLIN AVENUE

LEGEND

– –	Site boundary
– –	Edge of podium
FFL	Finished floor level
EX	Existing spot level
WP	Water pump room
FP	Fire pump room
SS	Substation
HB	Hydrant booster
SP	Sewer pump
1	Norfolk Island Pine Trees accentuating site entry points
2	Fire truck path integrated in landscape areas
3	Potential for differentiating paving treatment and communal gathering space
4	Opportunity for public art
5	Retaining wall and fencing denoting private terraces
6	Mounded garden area to achieve adequate soil depth for tree planting
7	Existing trees to be retained and protected
8	Proposed screen planting

STAGE 1B LANDSCAPE MASTERPLAN

1:500 / A3
0 2 4 6 8 10m

49 Beach Road
Batemans Bay NSW

LDA-02
26-Feb-19

TREES

Araucaria heterophylla (Norfolk Island Pine)	**Banksia serrata (Old man Banksia)**	**Cupaniopsis anacardioides (Tuckeroo)**	**Melaleuca quinquenervia (Broad-leaved Paperbark)**
Exotic tree to 30 metres	Native tree to 16 metres	Native tree to 10 metres	Native tree to 20 metres

SHRUBS

Banksia ericifolia	**Callistemon 'Endeavour'**	**Correa alba**	**Grevillea 'Honey Gem'**	**Heliotropium arborescens**	**Leptospermum 'Pink Cascade'**	**Philotheca 'Profusion'**	**Westringia 'Blue Gem'**
Native shrub to 6 metres	Native shrub to 2 metres	Native shrub to 1.5 metre	Native shrub to 4 metres	Exotic shrub to 1.5 metres	Native shrub to 1.5 metre	Native shrub to 1 metre	Native shrub to 1 metre

GROUNDCOVERS AND GRASSES

Carpobrotus glaucescens (Pigface)	**Dianella 'Lucia'**	**Hardenbergia 'Meema'**	**Iris x germanica (Bearded Iris)**	**Myoporum 'Yareena'**	**Poa 'Eskdale'**	**Salvia 'Bicolour Blue'**	**Senecio Serpens (Blue Chalksticks)**
Native groundcover to 0.3 metres	Native grasses to 0.4 metres	Native groundcover to 0.5 metres	Exotic groundcover to 0.5 metres	Native groundcover to 0.3 metres	Native grasses to 0.7 metres	Exotic groundcover to 0.4 metres	Exotic groundcover to 0.3 metres

NOTE

Plant installation sizes and final species selection is subject to nursery availability at the time of plant procurement. The Landscape Architect is to approve plant sizes prior to ordering. Final plant quantities to be confirmed at CC stage.

INDICATIVE PLANT PALETTE

49 Beach Road
Batemans Bay NSW

LDA-03
26-Feb-19