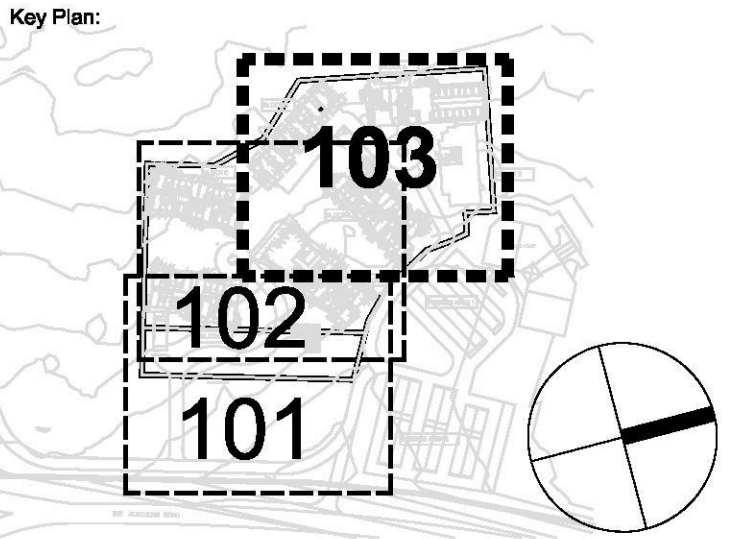


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C	For Approval	PH	RS	14.06.2018
B	Development Application	NP	RS	24.03.2017
A	For Review	NP	RS	13.03.2017
Issue	Revision Description	Drawn	Check	Date

- LEGEND
- Proposed Tree Planting
 - Proposed Shrub Planting
 - Proposed Shrub Planting
 - Proposed Accent Planting
 - Proposed Groundcover
 - Proposed Water Feature
 - Proposed Paving Area
 - Proposed Paving Area
 - Proposed Concrete Path
 - Pergola Structure



Client:
Sunshine Property Investment Group

Architect:
Jackson Teece

Project:
Penrith Golf Club Seniors Living

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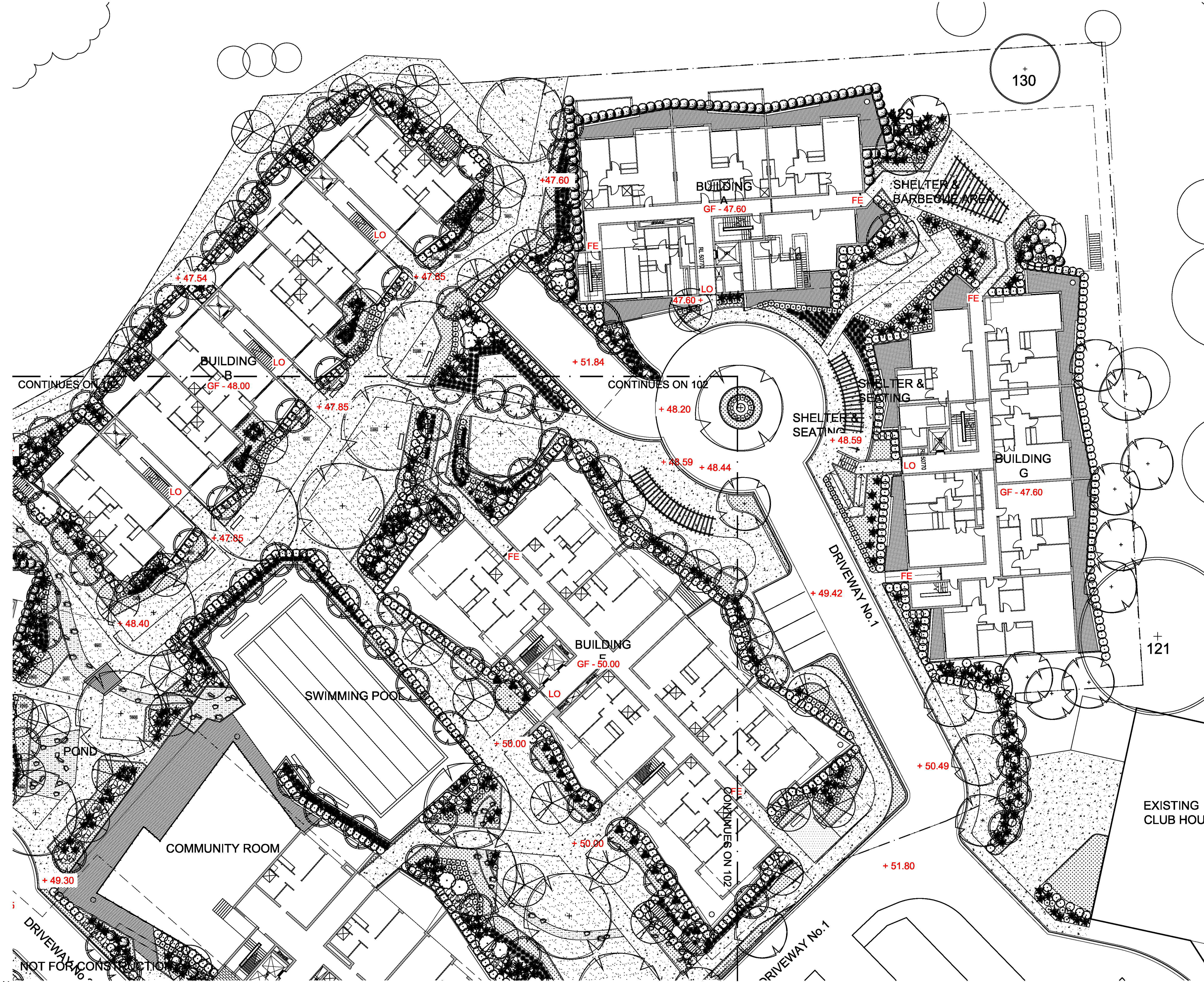
Landscape Architects

DEVELOPMENT APPLICATION

Drawing Name:
Landscape Plan

Scale: 1:200 @ A1
Job Number:
SS17-3483

Sheet _ of _
Drawing Number: 6
10m
Issue:
103 C



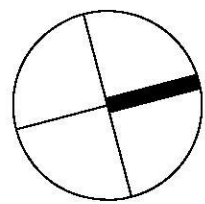
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B	For Approval	PH	RS	14.08.2018
A	Response to Council RFI	NH	RS	23.11.2017
Issue	Revision Description	Drawn	Check	Date

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Key Plan:



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DEVELOPMENT APPLICATION

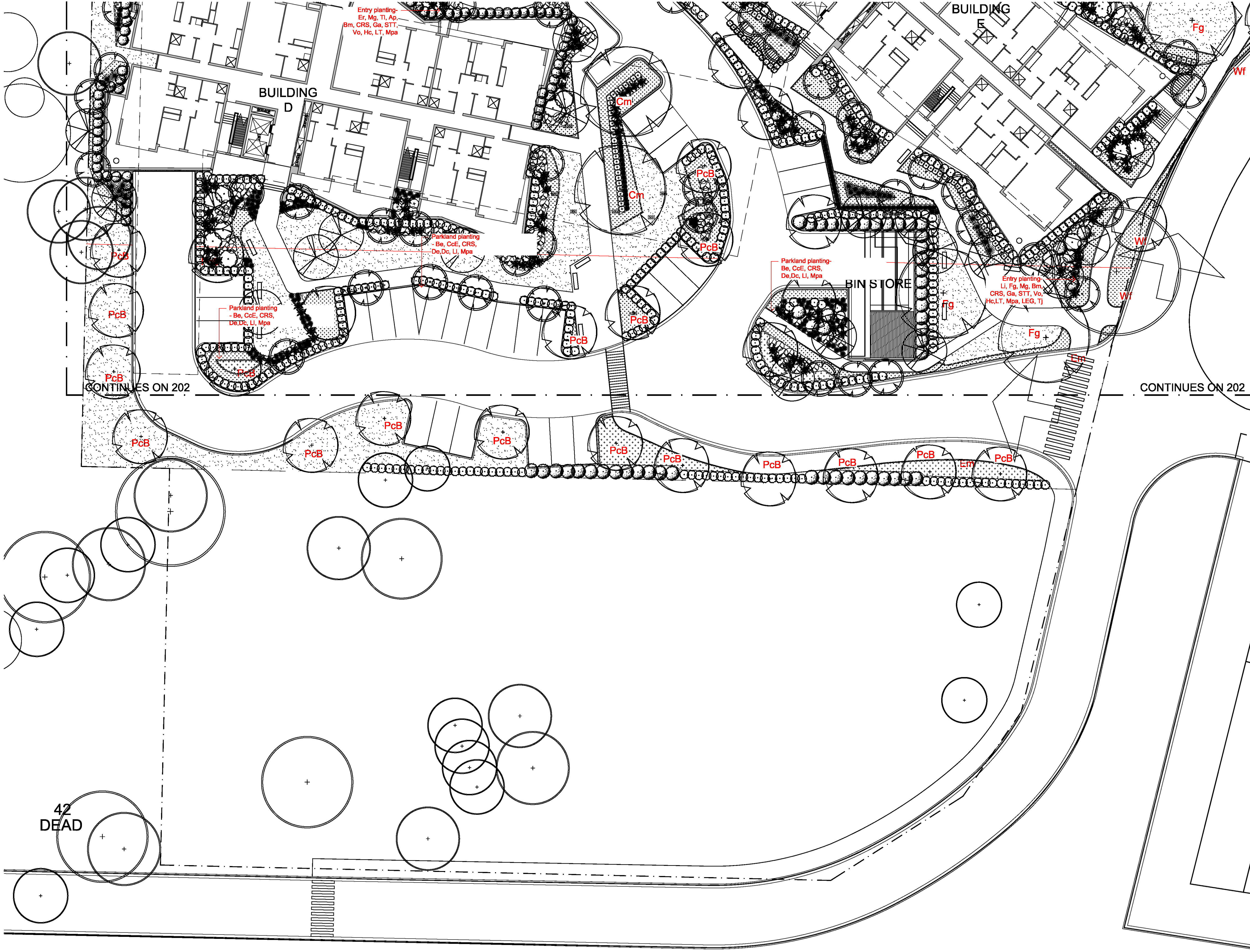
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Landscape Masterplan

Planting

Scale: 1:400 @ A1
Job Number:
Drawing Number:
Issue:

SS17-3483 200 B

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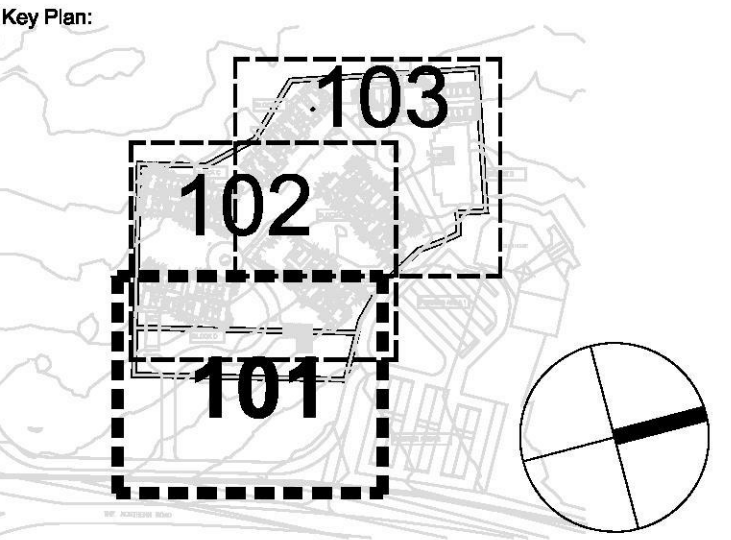


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DEVELOPMENT APPLICATION

Drawing Name:
Planting Plan

Scale: 1:200 @ A1
Job Number:
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Sheet _ of _
0 1 2 4 6 10m
Drawing Number:
201 B



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Issue	Revision Description	Drawn	Check	Date

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Key Plan:

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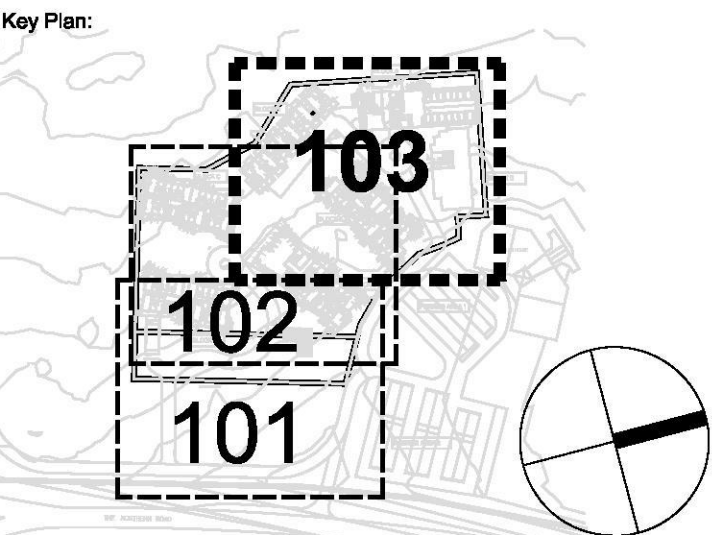
DEVELOPMENT APPLICATION

Drawing Name:
Planting Plan

Scale: 1:200 @ A1
Job Number:
SS17-3483

Sheet _ of _
Drawing Number:
202 B

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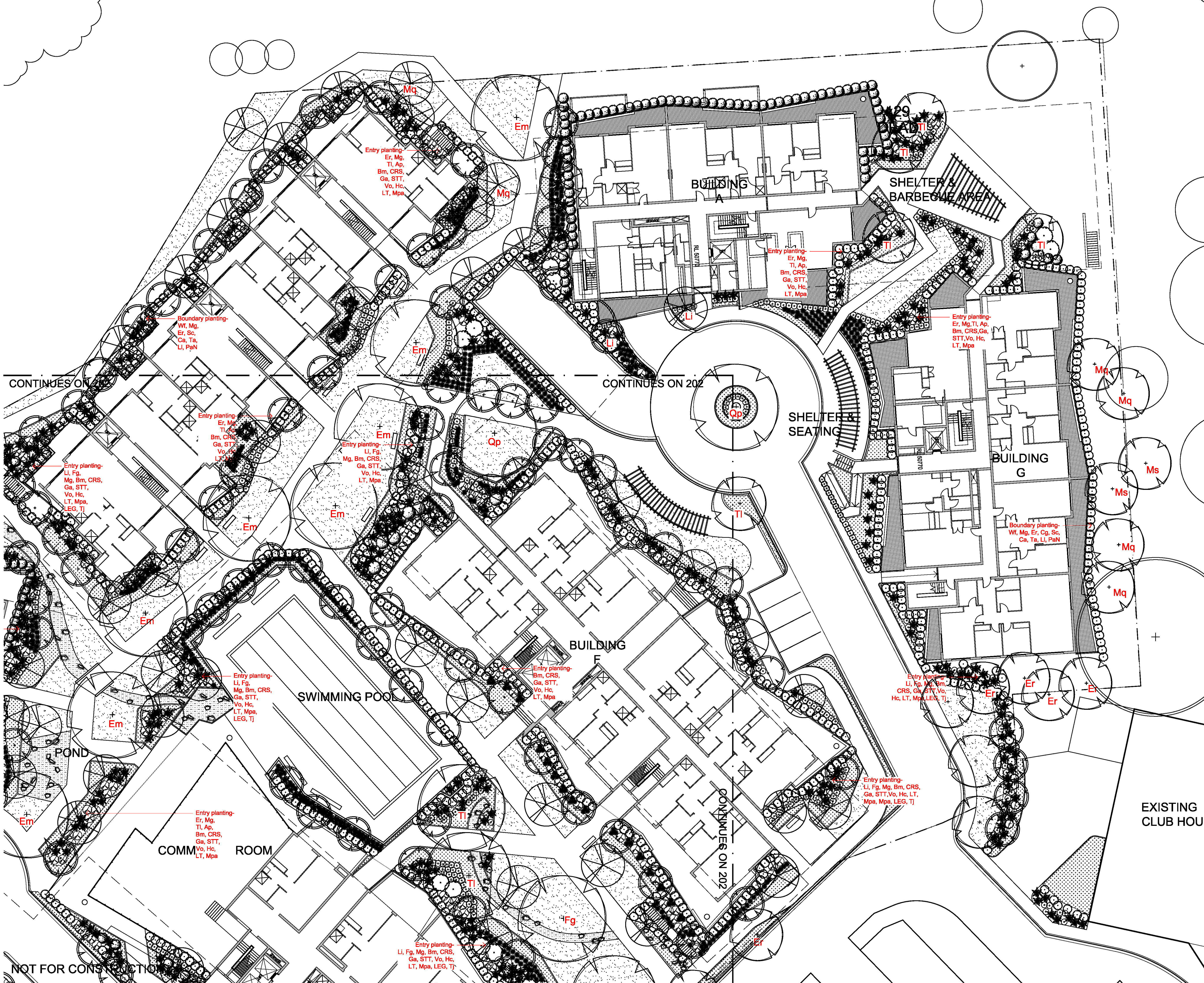
Landscape Architects

DEVELOPMENT APPLICATION

Drawing Name:
Landscape Plan

Scale: 1:200 @ A1
Job Number:
SS17-3483

Sheet of 203
Drawing Number:
B



LANDSCAPE SPECIFICATION NOTES

GENERALLY
THE CONTRACTOR SHALL PLACE ORDERS FOR THE DELIVERY OF ALL MATERIALS, SUPPLIES, ETC., IMMEDIATELY AFTER SIGNING THE CONTRACT AND ENSURE THE SUPPLIERS GUARANTEE DELIVERY AT ALL TIMES TO ACCORD WITH THE CONSTRUCTION PROGRAM.

SITE PREPARATION
ENSURE ALL PROVISIONS FOR LANDSCAPE TO BE PROVIDED BY THE BUILDER ARE COMPLETE AND ALL CONTRACTORS RUBBISH AND DEBRIS IS REMOVED;

DRAINAGE CELL AND FILTER FABRIC
FOR ON–SLAB AREAS INSTALL AN APPROVED 'DRAINAGE CELL' PRODUCT TO COMPREHENSIVELY COVER THE BOTTOM OF ALL PLANTERS.

OVER DRAINAGE CELL TO ON–SLAB AREAS, A POLYFELT GEOTEXTILE LINING (AS SUPPLIED BY 'POLYFELT TS' OR APPROVED EQUIVALENT) IS TO BE INSTALLED TO COVER THE BOTTOM OF ALL PLANTERS, TURNED UP 300MM AND TAPED TO THE PLANTER SIDES TO ENSURE SOIL MIX DOES NOT ESCAPE INTO DRAINAGE OUTLETS/HOLES.

INSTALL MIN. 50MM COARSE RIVER SAND OVER ALL GEOTEXTILE LINING PRIOR TO INSTALLATION OF SOIL MIX.

ABORIST MANAGEMENT OF TREE PROTECTION
A QUALIFIED AND APPROVED ABORIST IS TO BE CONTRACTED TO UNDERTAKE OR MANAGE THE INSTALLATION OF PROTECTIVE FENCING, AND TO UNDERTAKE SUCH MEASURES AS HE DEEMS APPROPRIATE TO PRESERVE THE SUBJECT TREES TO BE RETAINED. THE ARBORIST IS TO BE RETAINED FOR THE ENTIRE CONTRACT PERIOD TO UNDERTAKE ONGOING MANAGEMENT AND REVIEW OF THE TREES.

IMPORTED SOIL MIX
IMPORTED LIGHTWEIGHT SOIL MIX FOR ON–SLAB AREAS AND POTS:
LIGHTWEIGHT SOIL MIX SHALL BE COMPOSED OF THE FOLLOWING MATERIALS AND MIXED IN THE GIVEN PROPORTIONS TO PRODUCE A MATERIAL WITH A PH 6.0–6.5

- SOIL MIX PER CUBIC METRE SHALL CONSIST OF:
- 30% KENTHURST BLACK LOAM
 - 30% DOUBLE WASHED COARSE SAND
 - 20% AUSTRALIAN PEAT
 - 10% COMPOSTED BARK FINES
 - 10% COMPOSTED HARDWOOD DUST

- FERTILISER PER CUBIC METRE SHALL CONSIST OF
- 500GMS CALCIUM NITRATE
 - 500GMS POTASSIUM SULPHATE
 - 750GMS SUPERPHOSHATE MICRO FINE
 - 1 KG IBDU (NITROGEN SLOW RELEASE)
 - 1 KG SLOW RELEASE NUTRICOTE

PLANT MATERIAL
ALL PLANTS SHALL BE WELL GROWN, DISEASE FREE NURSERY STOCK, AND TRUE TO SPECIES TYPE. NO SPECIES SHALL BE SUBSTITUTED WITHOUT THE APPROVAL OF THE SUPERINTENDENT. NO VARIEGATED STRAIN SHALL BE USED UNLESS NOMINATED.

ALL PLANTS SHALL BE OF THE SIZE AND QUALITY CONSISTENT WITH THE NORMAL INDUSTRY EXPECTATION FOR THE NOMINATED CONTAINER SIZE. PLANTS NOT CONSISTENT WITH THE ABOVE MAY BE REJECTED WITH REPLACEMENT STOCK SUBJECT TO THE APPROVAL OF THE SUPERINTENDENT.

ALLOW TWO AGRIFORM SLOW RELEASE PELLETS PER 5–25 LITRE PLANT AND ONE PER 150MM PLANT. ALL FERTILISER IS TO BE APPLIED IN ACCORDANCE WITH THE MANUFACTURERS INSTRUCTIONS.

MULCH
TO MASS PLANTING AREAS AND STREET TREES INSTALL 75MM THICKNESS OF GRADED PINE BARK AS SUPPLIED BY AUSTRALIAN NATIVE LANDSCAPES P/L OR APPROVED EQUIVALENT. ALL MULCH SHALL BE FREE OF VEGETATIVE REPRODUCTIVE PARTS OF WEEDS

IRRIGATION SYSTEM
SUPPLY AN AUTOMATIC WATERING SYSTEM USING 'TORO IRRIGATION SYSTEM' OR SIMILAR APPROVED, WITH MICRO–JET SPRINKLER HEADS AND LOW DENSITY, RUBBER MODIFIED POLYPROPYLENE RETICULATION, TO INCLUDE FILTERS, BENDS JUNCTIONS, ENDS AND OTHER ANCILLARY EQUIPMENT. THE LANDSCAPER SHALL NOMINATE HIS SOURCE OF SUPPLY FOR THE WATERING SYSTEM AND OBTAIN APPROVAL FROM THE SUPERINTENDENT BEFORE PLACING ORDERS FOR EQUIPMENT OR SUPPLY.

A SCHEMATIC PLAN OF THE PROPOSED IRRIGATION SYSTEM IS TO BE PREPARED BY THE CONTRACTOR, SHOWING SOLENOIDS, PIPE DIAMETERS, AND ALL NOZZLE AND TRICKLE ATTACHMENT TYPES (INCLUDING SPRAY/HEAD ANGLE), FOR REVIEW BY THE SUPERINTENDENT PRIOR TO INSTALLATION

THE CONTRACTOR IS TO LIASE WITH THE HYDRAULIC ENGINEER AND COUNCIL AS NECESSARY, TO ENSURE THE THE IRRIGATION SYSTEM CONFORMS WITH ALL THE COUNCIL AND WATER BOARD CODES AND REQUIREMENTS.

PROVIDE AN AUTOMATIC CONTROLLER THAT PROVIDES FOR TWO WEEK SCHEDULING AND HOURLY MULTI–CYCLE OPERATION. THE CONTROLLER SHALL MANUAL OVERRIDE. PROGRAMMING SHALL BE UNDERTAKEN BY THE CONTRACTOR WHO SHALL ADVISE ON THE OPERATION OF THE SYSTEM.

PROVISION OF SECURE HOUSING FOR THE AUTOMATIC IRRIGATION CONTROLLER TO BE LOCATED IN ASSOCIATION WITH THE LANDSCAPE CONTRACTOR AND LOCATION CONFIRMED BY THE SUPERINTENDENT. WIRING TO CONNECT REMOTE SOLENOID LOCATIONS IS TO BE PROVIDED. THE CONTROLLER SHALL BE LOCATED IN A DRY PLACE, PROTECTED FROM THE WEATHER, AND ALL CABLE CONNECTIONS SHALL BE MADE WITH WATERPROOF CONNECTORS.

WATER SUPPLY POINTS TO BE SUPPLIED BY BUILDER.

IT SHALL BE THE CONTRACTOR’S RESPONSIBILITY TO ENSURE AND GUARANTEE SATISFACTORY OPERATION OF THE IRRIGATION SYSTEM.

AFTER THE SYSTEM HAS BEEN INSTALLED TO THE SATISFACTION OF THE SUPERINTENDENT, THE INSTALLATION SHALL BE TESTED UNDER KNOWN WORKING CONDITIONS. ACCEPTANCE OF THE INSTALLED PLANT AND EQUIPMENT SHALL BE SUBJECT TO THESE BEING SATISFACTORY.

TREATED PINE TIMBER EDGING
TIMBER EDGE: 100 X 25mm CCA TREATED RADIATA PINE
TIMBER STAKES: 50 X 50 X 500mm CCA TREATED RADIATA PINE–SHARPENED AT ONE END.
INSTALL IN LOCATIONS SHOWN ON THE DRAWINGS FLUSH TO FINISHED SURFACE LEVELS.

TURF
TURF ALL LANDSCAPE AREAS AS SHOWN ON THE LANDSCAPE DRAWINGS. TURF IS TO HAVE AN EVEN THICKNESS OF NOT LESS THAN 25mm. OBTAIN TURF FROM AN APPROVED GROWER. FURNISH A WARRANTY FROM THE GROWER THAT THE TURF IS FREE FROM WEEDS AND OTHER FOREIGN MATTER. DELIVER TURF TO THE SITE WITHIN 24 HOURS OF BEING CUT, AND LAY IT WITHIN 24 HOURS OF BEING DELIVERED.

TO PREPARE GRADED AREAS TO RECEIVE TURF, EXCAVATE THE AREA AND CULTIVATE SO AS TO ALLOW FOR IMPORTING OF 100mm OF TURF UNDERLAY SOIL. REMOVE ALL STONES OVER 50mm ø AND REMOVE ALL WEEDS AND FOREIGN MATTER. SPREAD SOIL MIX A.B.S TO A DEPTH OF 100mm AND GRADE TO APPROPRIATE LEVELS TO ACHIEVE GENERAL EVEN GRADES TO DRAINAGE OUTLETS INSTALLED BY OTHERS.

LAY THE TURF ALONG THE LAND CONTOURS WITH STAGGERED, CLOSE BUTTED JOINTS, SO THAT THE FINISHED TURF SURFACE IS FLUSH WITH ADJACENT FINISHED SURFACES OF PAVING AND THE LIKE. AS SOON AS PRACTICABLE AFTER LAYING, ROLL THE TURF WITH A ROLLER WEIGHING NOT MORE THAN 90kg PER METRE OF WIDTH FOR SANDY OR LIGHT SOILS.

WATER AS NECESSARY TO KEEP THE SOIL MOIST TO A DEPTH OF 100MM. PROTECT NEWLY TURFED AREAS AGAINST TRAFFIC UNTIL GRASS IS ESTABLISHED. FERTILISE TWO WEEKS AFTER LAYING FERTILISE A.B.S

'TOP DRESS' THE TURF WHEN IT IS ESTABLISHED TO A DEPTH OF 10MM WITH COARSE WASHED RIVER SAND. RUB THE DRESSING WELL INTO THE JOINTS AND CORRECT ANY UNEVENNESS IN THE TURF SURFACES.

MAINTENANCE
THE CONTRACTOR SHALL MAINTAIN THE CONTRACT AREAS BY THE IMPLEMENTATION OF INDUSTRY ACCEPTED HORTICULTURAL PRACTICES, AS WELL AS RECTIFYING ANY DEFECTS THAT BECOME APPARENT IN THE WORKS UNDER NORMAL USE.

THE CONTRACTOR SHALL MAINTAIN THE WORKS AND MAKE GOOD ALL THE DEFECTS.

LANDSCAPE MAINTENANCE SHALL INCLUDE BUT NOT BE LIMITED TO THE FOLLOWING: WATERING, ADJUSTMENT OF THE IRRIGATION SYSTEM, RUBBISH REMOVAL, REPLACING FAILED PLANTS, MAINTAINING MULCH, PRUNING, INSECT AND DISEASE CONTROL, AND CLEANING OF THE SURROUNDING AREA.

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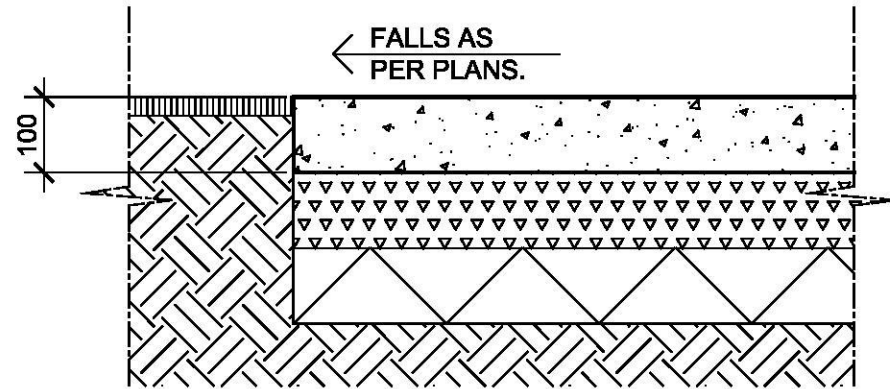
PENRITH SENIORS LIVING - INDICATIVE PLANT SCHEDULE

Symbol	Botanic Name	Common Name	Mature H x W (m)	Pot size
TREES & PALMS				
Ap	<i>Acer palmatum</i>	Japanese Maple	6 x 3	100L
Cg	<i>Casuarina glauca</i>	Swamp Oak	15 x 5	100L
Cv	<i>Cliasterm viminalis</i>	Weeping Bottlebrush	6 x 5	100L
Cm	<i>Corymbia maculata</i>	Spotted Gum	30 x 8	100L
Ca	<i>Cupaniosis anacardioides</i>	Tuckeroo	7 x 5	100L
Er	<i>Elaeocarpus reticulatus</i>	Blueberry Ash	12 x 5	100L
Em	<i>Eucalyptus moluccana</i>	Grey Box	20 x 8	100L
Es	<i>Eucalyptus saligna</i>	Sydney Blue Gum	30 x 10	100L
Fg	<i>Fraxinus griffithii</i>	Evergreen Ash	8 x 4	100L
Gr	<i>Grevillea robusta</i>	Silky Oak	25 x 10	100L
Hf	<i>Howea forsteriana</i>	Kentia Palm	10 x 3	100L
Li	<i>Lagerstroemia indica</i>	Crepe Myrtle	6 x 3	100L
Mg	<i>Magnolia grandiflora</i>	little Gem Magnolia	5 x 3	100L
Ms	<i>Melaleuca styphelioides</i>	Prickly-leaved paperbark	10 x 3	100L
Mq	<i>Melaleuca quinquenervia</i>	Broadleaf Paperbark	15 x 5	100L
PcB	<i>Pyrus calleryana</i>	Ornamental Pear	12 x 6	100L
Qp	<i>Quercus palustris</i>	Pin Oak	15 x 8	100L
Tl	<i>Tritaniopsis laurina</i>	Water Gum	10 x 7	100L
Wf	<i>Waterhousia floribunda</i>	Weeping Lily Pilly	15 x 8	100L

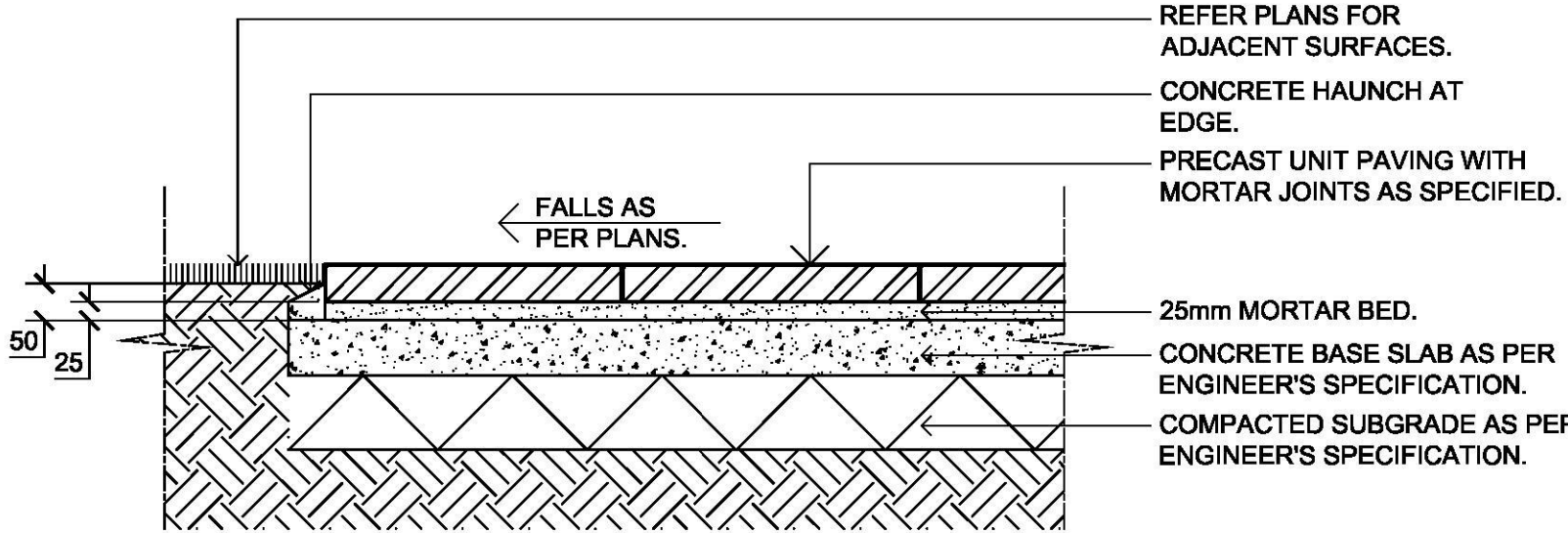
SHRUBS & ACCENTS				
Af	<i>Acacia falcata</i>	Wattle	3 x 2	200mm
AsM	<i>Acmena smithii</i>	Lily Pilly	6 x 3	200mm
Be	<i>Banksia ericifolia</i>	Heath Banksia	5 x 4	200mm
Bs	<i>Banksia spinulosa</i>	Hairpin Banksia	2 x 3	200mm
Bm	<i>Buxus microphylla</i>	Japanese Box	1 x 1	200mm
BcWA	<i>Callistemon citrinus</i>	Lemon Scented Bottlebrush	3 x 2	200mm
BcE	<i>Callistemon citrinus</i>	Endeavour Bottlebrush	2.5 x 2.5	200mm
CLJ	<i>Callistemon</i>	Little John	1 x 1	200mm
CRS	<i>Cordyline</i>	Red Cordyline	2 x 1	200mm
De	<i>Doryanthes excelsa</i>	Gymea Lily	1.5 x 2	200mm
Ga	<i>Gardenia augusta</i>	Gardenia	1.5 x 1.5	200mm
GMP	<i>Grevillea</i>	'Misty Pink'	3 x 2	200mm
Mp	<i>Murraya paniculata</i>	Orange Jasmine	3 x 2	200mm
NdN	<i>Nandina domestica</i>	Dwarf Sacred Bamboo	0.6 x 0.8	200mm
PX	<i>Philodendron</i>	'Xanadu'	1 x 1	200mm
PgR	<i>Photinia glabra</i>	'Reubens'	3 x 1.5	200mm
Re	<i>Raphis excelsa</i>	Lady Palm	1.5 x 1.5	200mm
Ri	<i>Rhaphiolepis indica</i>	'Oriental Pearl'	1 x 1	200mm
Sr	<i>Strelitzia reginae</i>	Bird Of Paradise	1.2 x 1.5	200mm
SC	<i>Syzygium</i>	'Cascade'	3 x 2	200mm
STT	<i>Syzygium</i>	'Tiny Trev'	0.8 x 0.8	200mm
Vo	<i>Viburnum odoratissimum</i>	Sweet Viburnum	3 x 2	200mm
Wf	<i>Westringia fruticosa</i>	Coastal Rosemary	2 x 2	200mm

NOT FOR CONSTRUCTION

GROUNDCOVERS AND GRASSES				
Ca	<i>Carex appressa</i>	Tall Sedge	0.8 x 0.6	150mm
Ci	<i>Carex inversa</i>	Knob Sedge	0.2 x 0.2	150mm
Cg	<i>Carpobrotus glaucascens</i>	Pig Face	0.2 x 1	150mm
Dc	<i>Dianella caerulea</i> 'Breeze'	Dianella Breeze	0.6 x 0.6	150mm
GpRM	<i>Grevillea poorinda</i> 'Royal Mantle'	Grevillea Royal Mantle	0.2 x 3	150mm
Hc	<i>Hibbertia scandens</i>	Golden Ginuea Flower	1.5 x 1.5	150mm
Ju	<i>Juncus usitatus</i>	Common Rush	0.4 x 1.5	150mm
LEG	<i>Liriope</i> 'Evergreen Giant'	Giant Liriope	0.6 x 0.6	150mm
Li	<i>Lomandra longifolia</i>	Mat Rush	0.7 x 1	150mm
LT	<i>Lomandra</i> 'Tanika'	Lomandra Tanika	0.5 x 0.5	150mm
Mpa	<i>Myoporum parvifolium</i>	Creeping Boobialla	0.2 x 1.5	150mm
PaN	<i>Pennisetum alopecuroides</i> 'Nafray'	Nafray Pennisetum	0.6 x 0.6	150mm
Ta	<i>Themeda australis</i>	Kangaroo Grass	1 x 0.4	150mm
TJ	<i>Trachelospermum jasminoides</i>	Star Jasmine	0.25 x 6	150mm
Vh	<i>Viola hederacea</i>	Native Violet	0.1 x 0.3	150mm

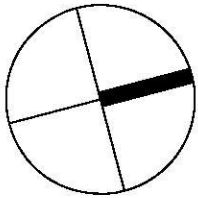


01 INSITU CONCRETE PAVING
SCALE 1:10



02 PRECAST UNIT PAVERS ON CONC SLAB
SCALE 1:10

Key Plan:



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Landscape Architects

DEVELOPMENT APPLICATION

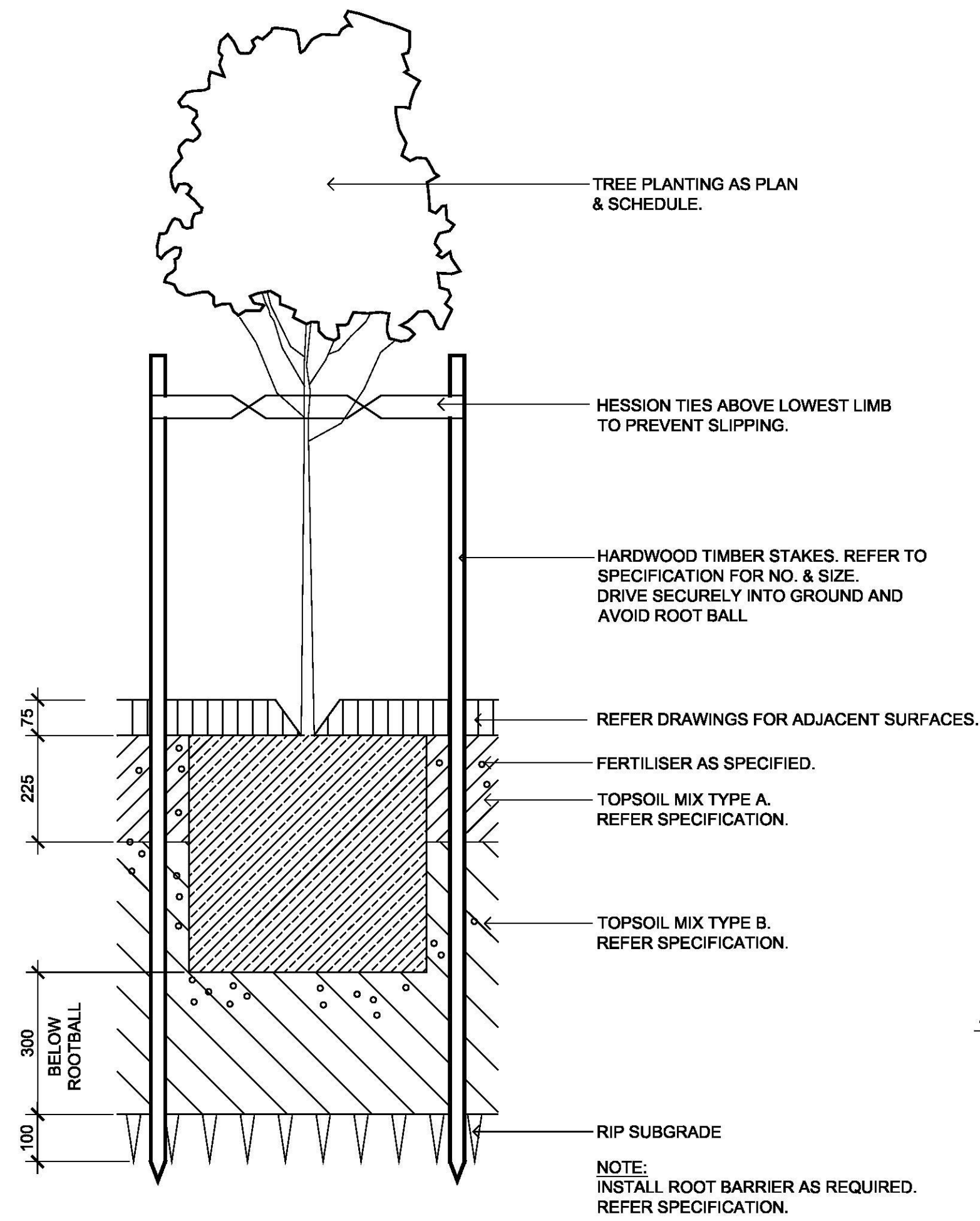
Drawing Name:

Landscape Specification & Plant

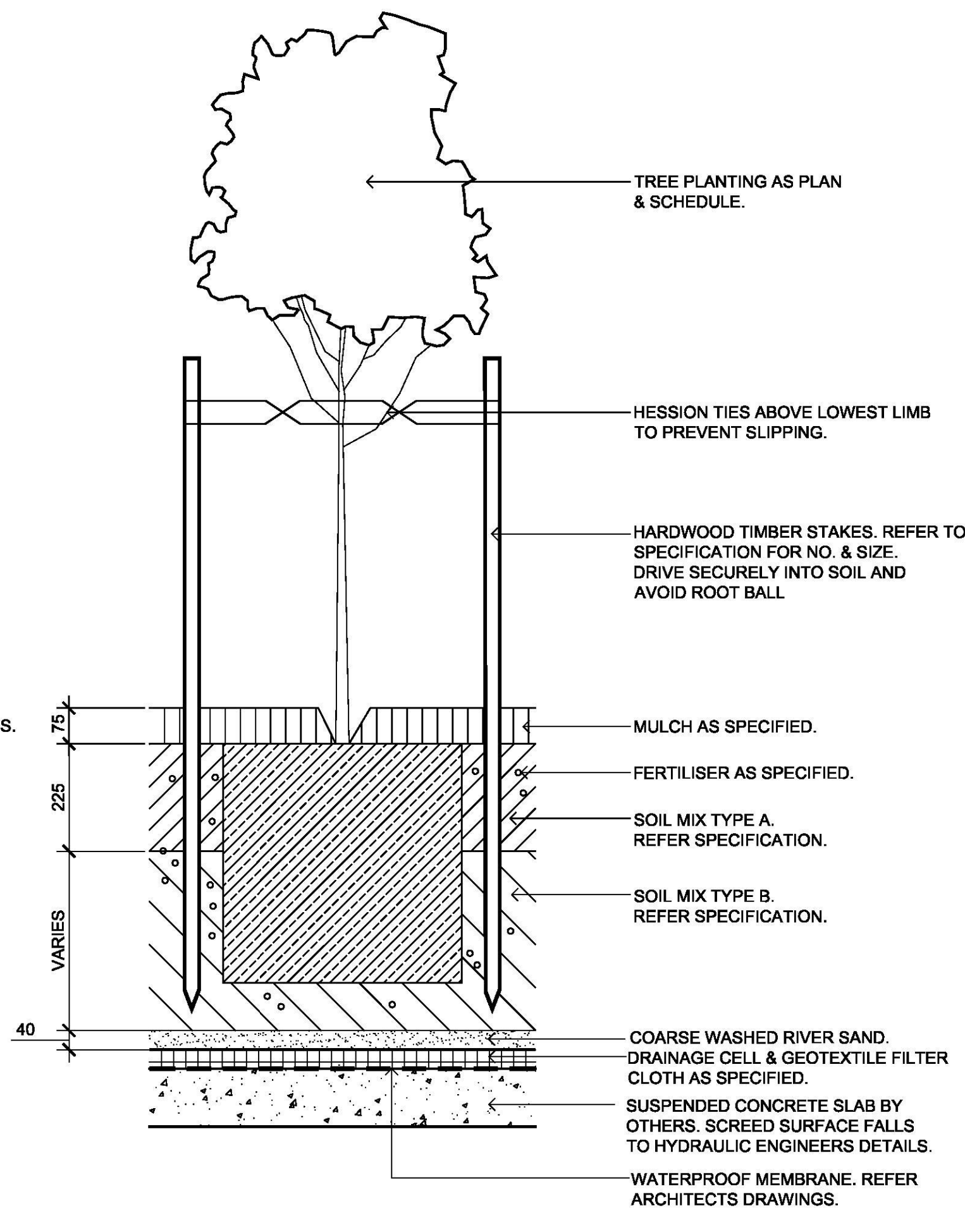
Schedules & Details

Scale: As Shown
Job Number: Drawing Number: Issue:

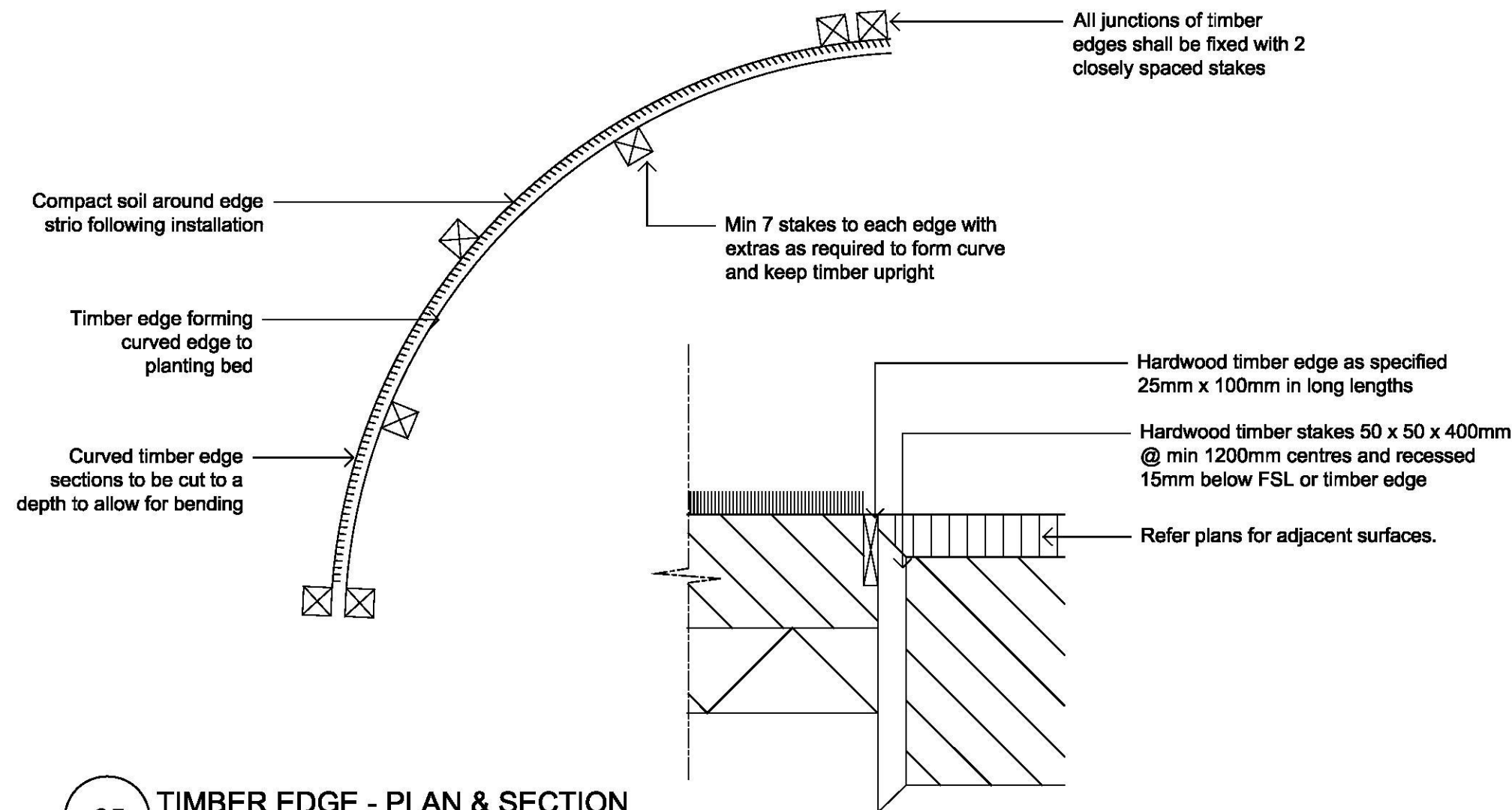
SS17-3483 501 C



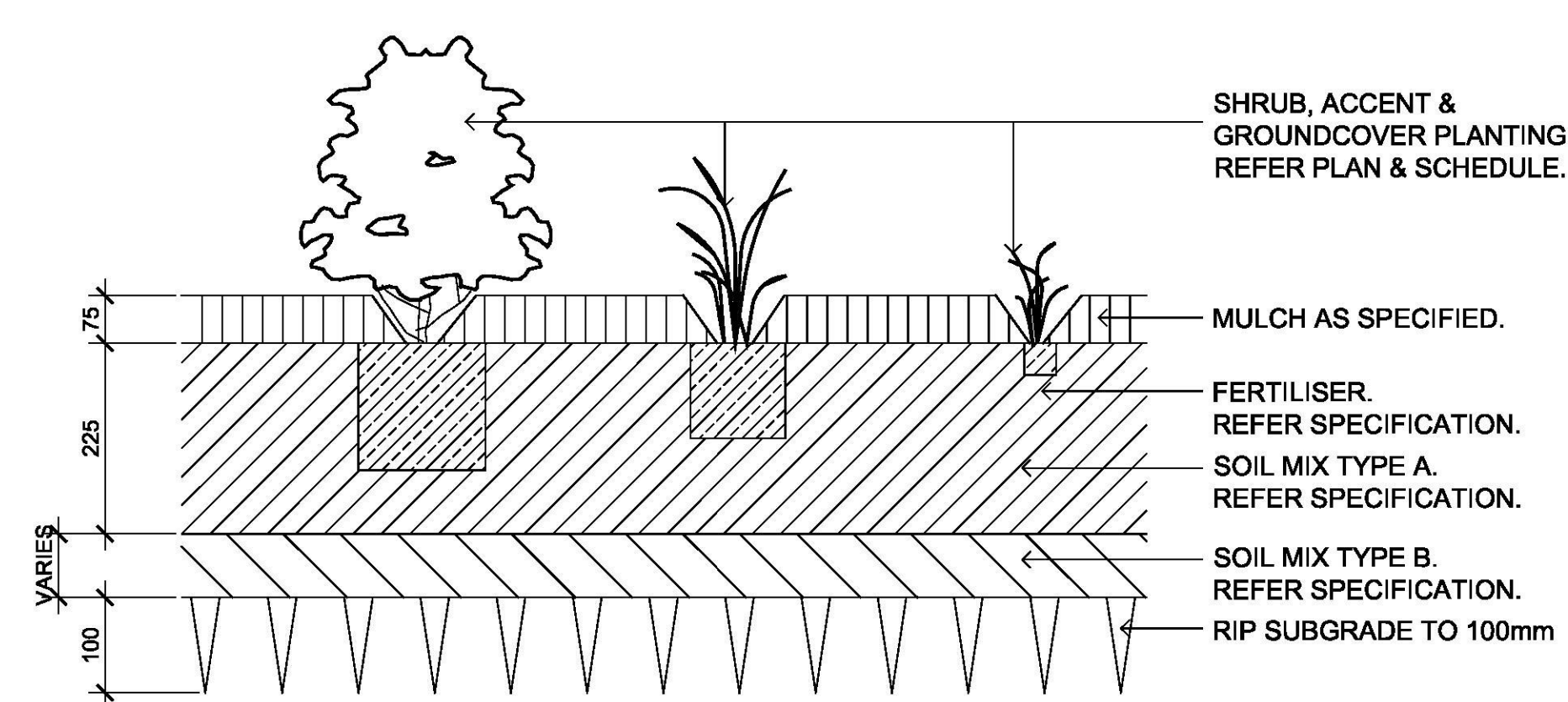
01 75-200L TREE PLANTING ON GRADE
SCALE 1:10



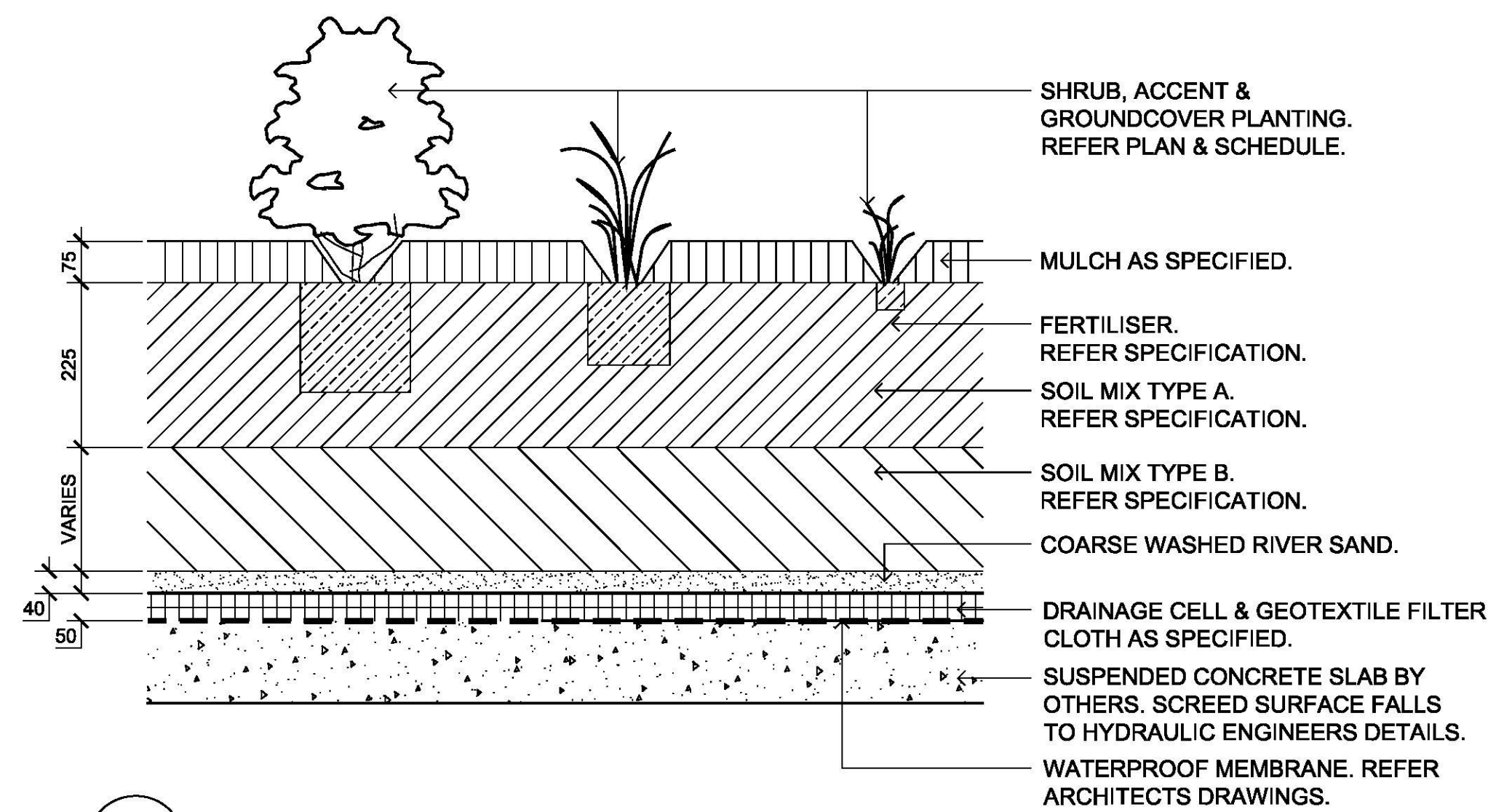
02 75-200L TREE PLANTING ON SLAB
SCALE 1:10



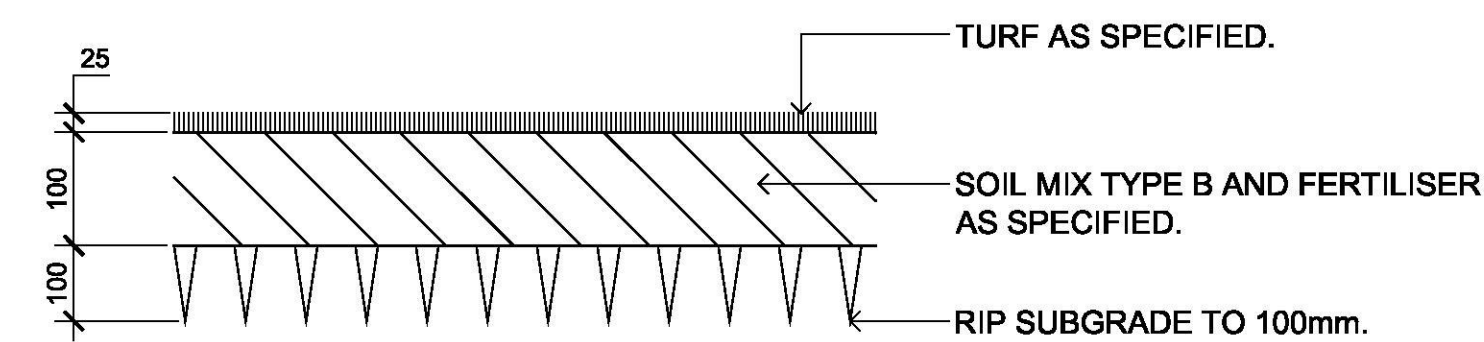
05 TIMBER EDGE - PLAN & SECTION
SCALE 1:10



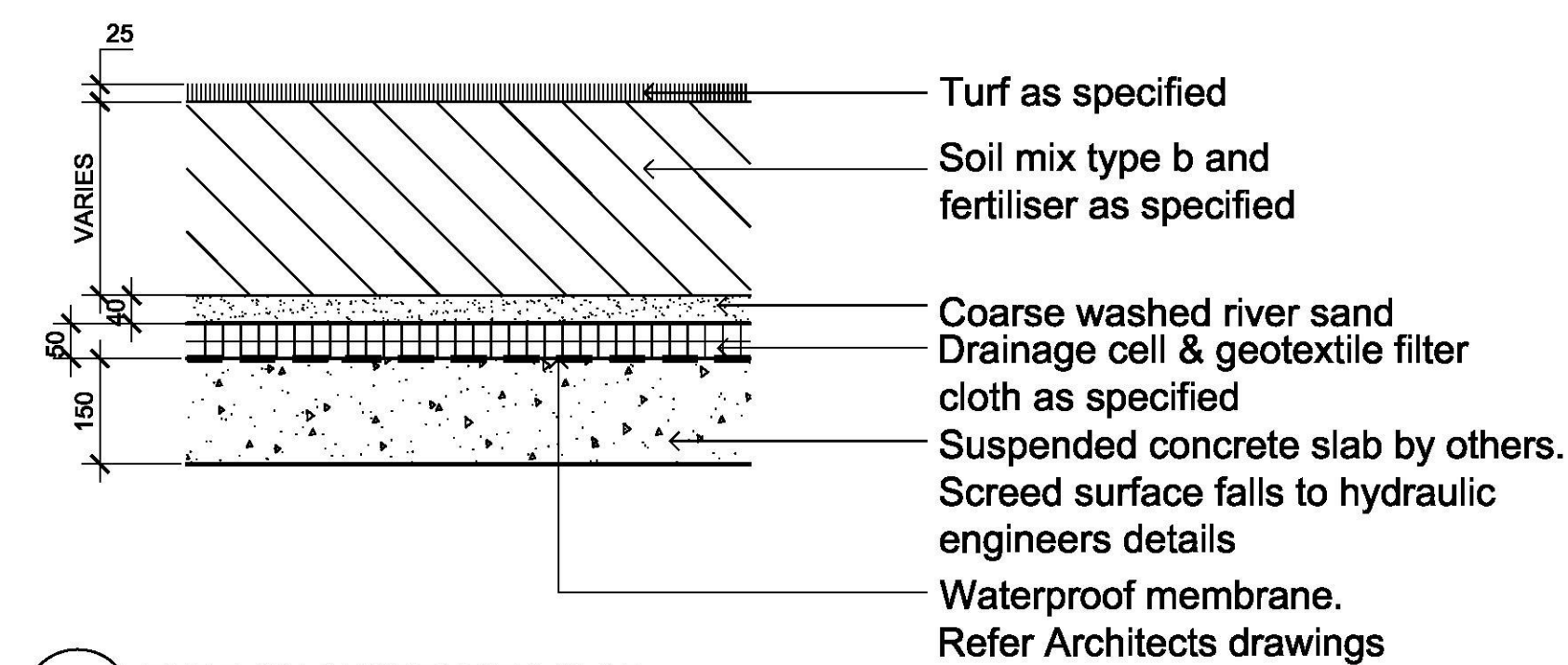
05 SHRUB, ACCENT & GROUNDCOVER PLANTING ON GRADE
SCALE 1:10



07 SHRUB, ACCENT & GROUNDCOVER PLANTING ON SLAB
SCALE 1:10



06 TURF ON EVEN GRADE
SCALE 1:10



TURF ON SUSPENDED SLAB
SCALE 1:10

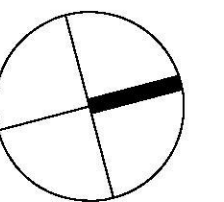
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The contractor shall check and verify all work on site (including work by others) before commencing the landscape installation. Any discrepancies are to be reported to the Project Manager or Landscape Architect prior to commencing work. Do not scale this drawing. Any required dimensions not shown shall be referred to the Landscape Architect for confirmation.

C	For Approval	PH	RS	14.06.2018
B	Development Application	NP	RS	24.03.2017
A	For Review	NP	RS	13.03.2017
Issue	Revision Description	Drawn	Check	Date

LEGEND

Key Plan:



Client:
Sunshine Property Investment Group

Architect:
Jackson Teece

Project:
Penrith Golf Club Seniors Living

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Landscape Architects

DEVELOPMENT APPLICATION

Drawing Name:
Landscape Details

Scale: **As Shown**
Job Number: Drawing Number: Issue:

SS17-3483 **502 C**

NOT FOR CONSTRUCTION