



# CARTER ST PHASE 04

11A - 13 CARTER ST, LIDCOMBE  
LANDSCAPE DEVELOPMENT  
APPLICATION

PREPARED BY  
**MERITON**  
31 OCTOBER 2019





# CONTENTS

01

## INTRODUCTION

4

- 1.1 Development Proposal
- 1.2 Site Context

4  
4  
4

02

## DESIGN RESPONSE

05

- 2.1 Methodology
- 2.2 Plant Establishment Maintenance
- 2.3 Existing Tree Strategy
- 2.4 Carter 3 & 4 Master Plan
- 2.5 Carter 3 Park Detail Plan

5  
6  
7  
8  
8

03

## GROUND LEVEL

9

- 3.1 Design Principles
- 3.2 Ground Level Landscape Plan
- 3.3 Typical Landscape Sections
- 3.4 Precedent Images

9  
10  
11  
14

04

## LEVEL 02 PODIUM

15

- 4.1 Level 2 Podium Landscape Plan

15

05

## LEVEL 03 PODIUM

16

- 5.1 Design Principles
- 5.2 Level 3 Podium Landscape Plan
- 5.3 Typical Landscape Sections
- 5.4 Precedent Images

16  
17  
18  
19

06

## PAVING + FURNITURE STRATEGY

20

07

## PLANTING STRATEGY

21

08

## TYPICAL LANDSCAPE DETAILS

23

09

## APPENDIX A DETAILED PRIVATE LANDSCAPE PLANTING PLANS

25

10

## APPENDIX B DETAILED PUBLIC LANDSCAPE PLANTING PLANS

26



This Development Application has been prepared for 9-13 Carter Street, Lidcombe (Phase 04) in consideration with the existing Meriton built private and public domain works. This includes; Phase 1 private and Phase 1 Public Park, Phase 2A and 2B, including Pedestrian Through Link and associated public domain streetscapes.

This report illustrates the landscape design philosophy and intent for the Pedestrian Through Link (public domain), the surrounding ground level private terrace & lobby entry points, retail and supermarket frontage engagement & address and serviced apartment arrival through integrated Porte Cohere. Private outdoor communal area is located on Level 3 podium.

The design report and associated landscape plans have been prepared after review of and in compliance with Carter Street Precinct DCP (2016), relevant Sydney Olympic Park Master Plans (SOPA), Plan City of Parramatta's DCP, Development application checklist and public domain/street tree guidelines.

This report also references the original site-wide Master Plan Report developed by Urbis (09.12.2016)

## 1.1 DEVELOPMENT PROPOSAL

The proposed new Carter Phase 4 development will include the construction of two new buildings, 11 and 13 storeys in height, 337 hotel rooms of varying configurations and sizes, three levels of podium parking, ground level supermarket facing the Pedestrian Through Link, small retail on corner of Uhrig Road and future Phase 3 Park & residential and hotel lobbies. The communal landscape area will be located on Level 3 Podium which will have direct interface with the proposed pool, gym, sauna and spa.

The Pedestrian Through Link design has been developed to accommodate the property boundary division between Phase 3 and Phase 4, extension of Phase 2A&2B Pedestrian Link and future Phase 3 Park.

The required 10m drainage setback on Carter Street has maintained a consistent integrated Landscape and Civil design response with Phase 2A and Phase 1

## 1.2 SITE CONTEXT

The site is located in Sydney Olympic Park, as part of the Carter Street Precinct. Bordered by Carter Street, Birnie Avenue, Edwin Flack Avenue, internal West Street and Uhrig Rd. The site is well located in SOPA giving amenity to nearby facilities, it has park frontage on the northern and eastern boundaries. The site offers great access to transport, open space and retail amenities.





## 2.1 METHODOLOGY

### GROUND LEVEL

- Main residential and hotel arrival lobby' s will be accented with lush planting beds highlighting entrances,
- Residential arrival will be open and inviting, creating sense of place through variance in architectural form and high quality paving finishes,
- Pedestrian Through Link will provide clear sight lines for safety, while providing open plazas and seating areas to address adjacent retail and residential frontages,
- Shrubs and large trees in deep soil zones withing Pedestrian Through Link will provide both pedestrian scale to the building, privacy and shade,
- Shrubs and accent planting create a distinctive residential frontage and privacy screening,
- Hotel and Porte Cohere planting creates an inviting arrival,
- Outdoor cafe seating area within Pedestrian Through Link will be complemented with high quality paving finishes, consistent with existing works,
- Carter Street 10m setback will be consistent with existing Phase 1, 2A&2B frontage, with large trees and buffer shrub planting. Integrated with Civil drainage & OSD tank design.

### LEVEL 02 PODIUM

- Podium planters provided on building edges in select openings to help soften the building facade, highlight key building lobbies and entries and provide a green edge transition from podium to towers,
- Planters will be proprietary GRC planters (1500x600x1000mm high) stacked together on concrete hobs with required drainage and irrigation.

### LEVEL 03 PODIUM

- A large outdoor space will provide distinct usable zones with a mixture of uses for a diverse community,
- Large focal pool deck integrating the internal and external communal areas. The deck will provide outside day bed and function opportunities,
- Series of large and small open lawn areas will provide both active and passive spaces for day and night use,
- Passive sun courtyard with turf and seating pavilion, maximising the northern aspect,
- Level 4 private terraces with have direct access to communal area,
- Private terrace interface will be boarded and enhanced with lush planting of small and medium sized trees providing personal scale, privacy, shade and colour to the gardens,
- Nature play area integrates into the surrounding function and planting strategies while providing children with discovery play opportunities. Nature play will consist of rock bounders, climbing logs and informal play equipment.
- Mounded turf areas also help define spaces while providing additional sculptural play opportunities,
- There are to be clear and visible sight lines across and within the site to guide ease of movement throughout the design.

### LIGHTING

All external areas will be designed to meet relevant Australian Lighting Standards. Integrated landscape lighting is proposed to all the landscape elements.

### WATER MANAGEMENT

Water Sensitive Urban Design (WSUD) principles have been realised into the landscape design in a way that celebrates a sustainable water cycle.

- Where possible storm water runoff will be directed to the lawn and garden beds.
- All soft landscape zones on structure will be detailed to have subsurface drainage.
- Irrigation will be provided to all soft landscape areas and will be specified within the tender package.

## 2.2 PLANT ESTABLISHMENT MAINTENANCE

### MAINTENANCE NOTES:

#### General

- **Planting maintenance period:** the planting maintenance period will be 52 weeks and will commence from the date of practical completion. Of each phase of planting works (hereby specified to be a separable part of the works). It is anticipated that planting works will be undertaken in one phase
- **Planting maintenance program:** 2 weeks prior to practical completion, furnish a proposed planting establishment program, and amend it as required. Such proposal should contain details of the types and frequency of maintenance activities involved with the establishment of plants and grassed areas. Comply with the approved program.  
**Planting maintenance log book:** keep a log book recording when and what maintenance work has been done and what materials, including approved toxic materials, have been used. Log book must be signed off by the client’s representative after each maintenance visit. Maintain log book in location nominated by superintendent. All entries are to be initialed by person nominated by superintendent. Log book to contain a copy of the approved planting establishment program.
- **Product warranty:** submit the supplier’s written statement certifying that plants are true to the required species and type, and are free from diseases, pests and weeds.
- **Insurance:** the contractor is to ensure suitable insurance cover and / or bank guarantee is in place for the theft and / or damage of all works executed under this contract for the plant maintenance period.

#### Watering

If the watering regime is intended to be amended the contractor must seek written approval from the superintendent immediately prior to the deferment of watering.  
**Watering permits:** the contractor is responsible for obtaining the necessary watering permits required to carry out the watering as specified.

#### Planting Maintenance

**Protection of works:** provide any fencing or barriers necessary to protect the planting from damage throughout the planting establishment period.  
**Recurrent works:** throughout the planting maintenance period, continue to carry out recurrent works of a maintenance nature all to the extent required to ensure that the plants are in the best possible condition at the end of the planting maintenance period. These activities are including but not limited to:

- weeding,
- rubbish removal,
- fertilizing,
- pest and disease control,
- adjust / replace stakes and ties
- topping up mulch,
- cultivating,
- pruning,
- keeping the site neat and tidy

**Replacements:** the contractor is responsible for the replacement of failed, damaged or stolen trees, shrubs and groundcovers throughout the planting establishment period.

#### Weeding

**Generally:** regularly remove, by hand, rubbish and weed growth that may occur or recur throughout turfed, planted and mulched areas. Continue eradication throughout the course of the works and during the planting establishment periods.  
**Weed eradication:** the contractor must make allowance for a higher level of maintenance during establishment to ensure that weeds are controlled.  
**Herbicide use:** re-application of herbicide such as Ronstar or equivalent if required.

#### Compliance

Requirement: plant maintenance shall be deemed complete subject to the following compliance with the criteria:

- repairs to planting media completed
- ground surfaces are covered with the specified treatment to the specified depths
- pests, disease, or nutrient deficiencies or toxicities are not evident.
- organic and rock mulched surfaces have been maintained in a weed free and tidy condition and to the specified depth
- vegetation is established and well formed
- plants have healthy root systems that have penetrated into the surrounding, undisturbed ground and not able to be lifted out of its planting hole
- vegetation is not restricting essential sight lines and signage
- collection and removal of litter
- all non-conformance reports and defects notifications have been closed out.
- plant maintenance compliance schedule: \*as defined by the superintendent

#### Pruning

- Generally: tree plantings shall be left to grow in a form consistent with the growth habit of the species.
- Pruning: cut back tree canopies and groundcovers to road verges, and light poles and signs as required achieving clear sight lines when viewed along roadway.
- Requirement: pruning to be undertaken by a qualified tree surgeon / arborist

Plant Material	Acceptable failure per area	Acceptable concentration of failure
Tube stock given location	<10%	<15% in any
100-150mm given location	<5%	<15% in any
45L	<nil	nil%
Turf	<5%	nil%
Trees (200L/400L/1000L/ Trunk)	<nil%	<nil%

#### Fertilising

- Generally: the fertiliser regimes have been devised to provide sufficient long-term fertility for the vegetation type and it is anticipated that all except the very high status horticultural beds such as feature plantings (entry and courtyard planting) for colour and foliage will not need regular fertiliser regimes.
- Testing: additional nitrogen may be required due to drawdown effects from composts and mulches and localised waterlogging. To compensate for this, soil testing is to be carried out after 12 months to ascertain nutrient requirements.

#### Completion

- Cleaning: remove temporary protective fences and tree stakes at the end of the planting maintenance period.

#### Drainage & Watering Strategy

- Water sensitive urban design (WSUD) principles have been realised into the landscape design in a way that celebrates a sustainable water cycle.
- All irrigation systems will comprise of subsurface drip systems and automatic timers with rainwater / soil moisture sensor controls;
- Where possible storm water runoff (ongrade & podium) will be directed to the lawn and garden beds;
- Irrigation will be provided to all soft landscape areas and will be specified within the tender package;



## 2.3 EXISTING TREE STRATEGY

Refer to Jackson’s Nature Works Arboricultural Impact Assessment Report (13.06.19) for full tree assessments and recommendations.  
Tree removal should be carried out as per Jackson’s Nature Works recommendations and Carter Street Precinct DCP guidelines.

**Legend**



Existing trees to be removed



Extent of Works / property boundary

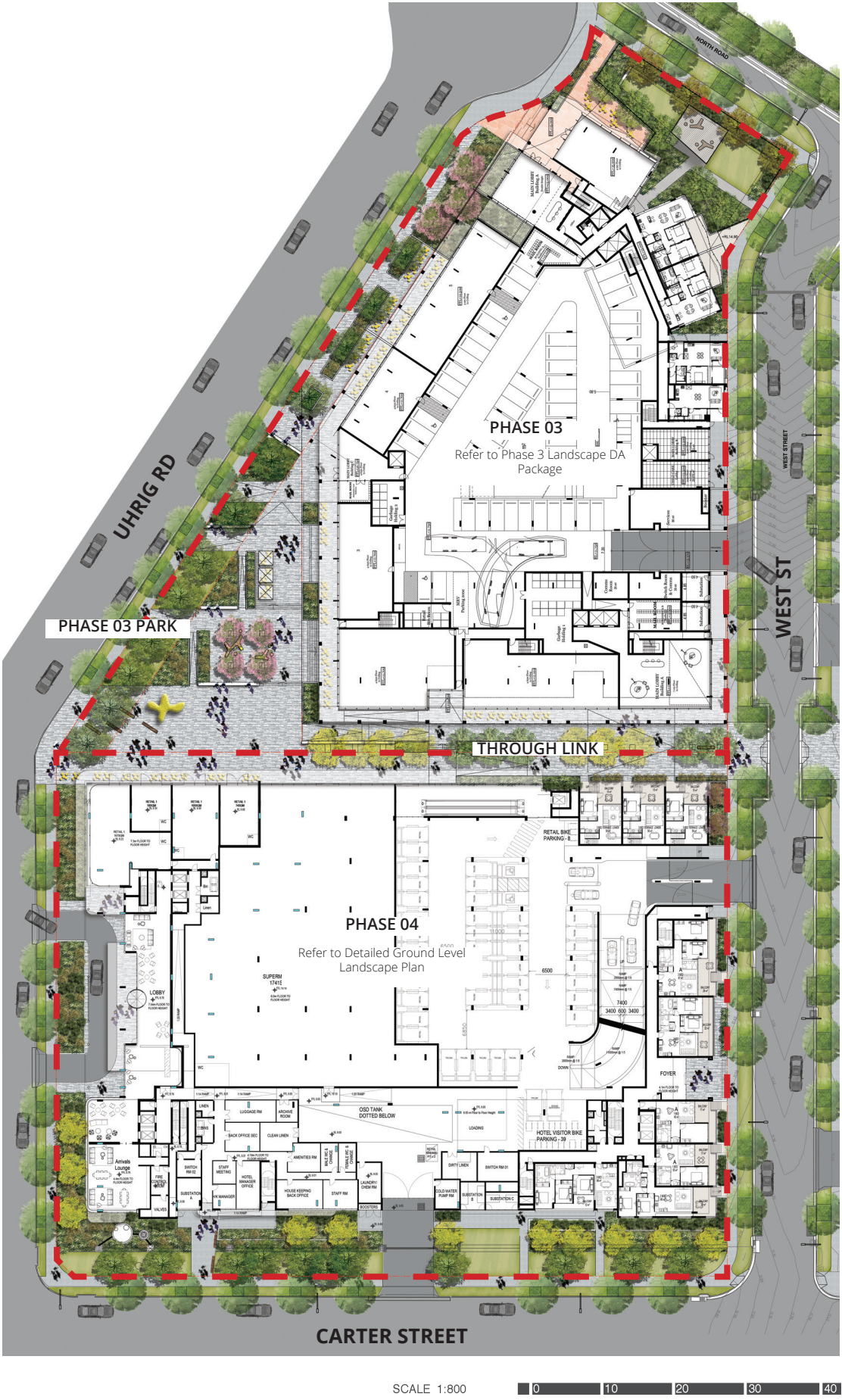


Pedestrian Link





2.4 CARTER ST PHASE 3 & 4 MASTER PLAN



2.5 CARTER ST PHASE 3 CIVIC PARK



Legend

- ① Phase 3 retail frontage
- ② Phase 2 residential lobby forecourt
- ③ Through access to Uhrig Rd
- ④ Retail square
- ⑤ 1:15 accessible ramps
- ⑥ Seatign walls
- ⑦ Retail & informal public square/seating
- ⑧ Stairs to retail frontage
- ⑨ Phase 3 flexible public square
- ⑩ Public art/sculpture opportunities
- ⑪ Uhrig arrival forecourt/ formal seating
- ⑫ Informal seating wall/supermarket forecourt
- ⑬ Stairs between Phase 4 & 3
- ⑭ Trees in paving
- ⑮ Public domain/streetscape. Refer Phase 4 Detail Landscape Plans
- Property Boundary
- Future Uhrig Road Widening setback
- Ⓟ Pavement type 1: Refer to material strategy
- Ⓟ Pavement type 3: Refer to material strategy

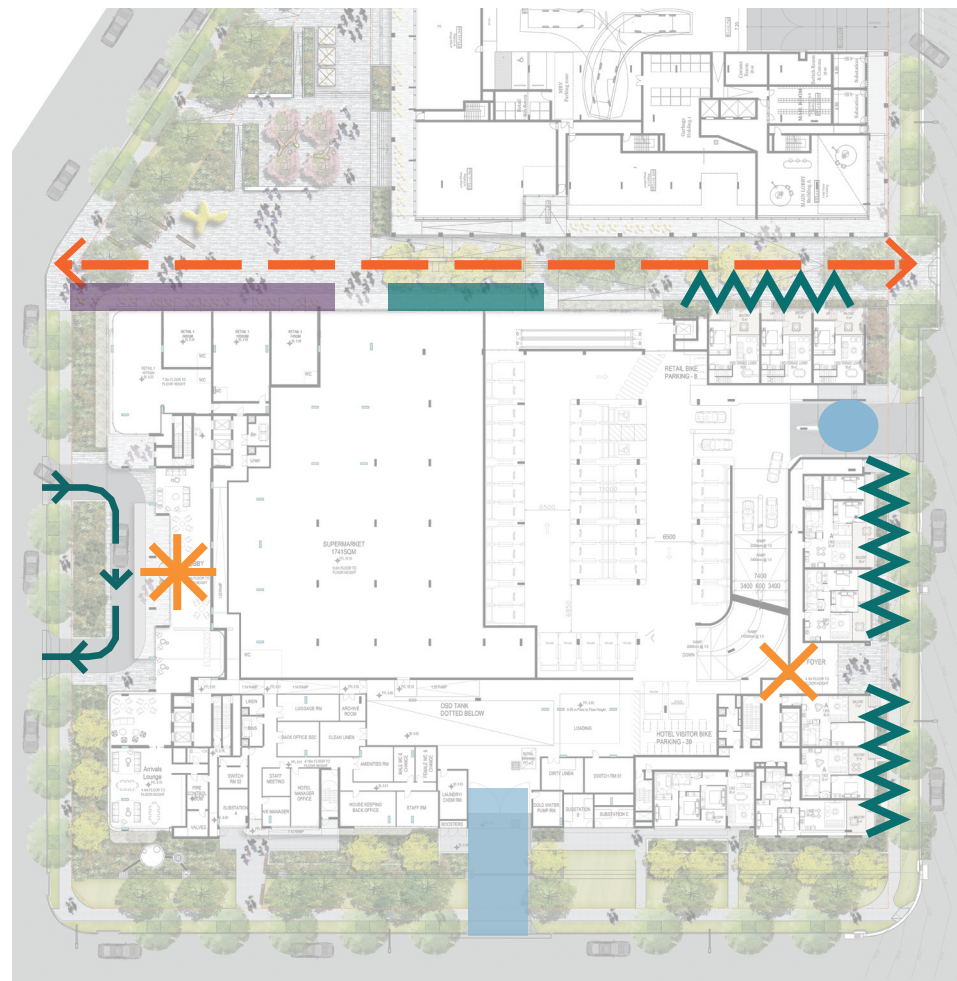


# GROUND LEVEL

03

## 3.1 DESIGN PRINCIPLES

### ACCESS + CIRCULATION



#### Legend

- Pedestrian Through Link
- Port Cohere
- Residential Private Terrace Entries
- MSA Entry (Port Cohere)
- Ground Level Terrace Lobby
- Supermarket Entry
- Loading Dock Entry
- Carpark Entry
- Retail/Cafe Entry

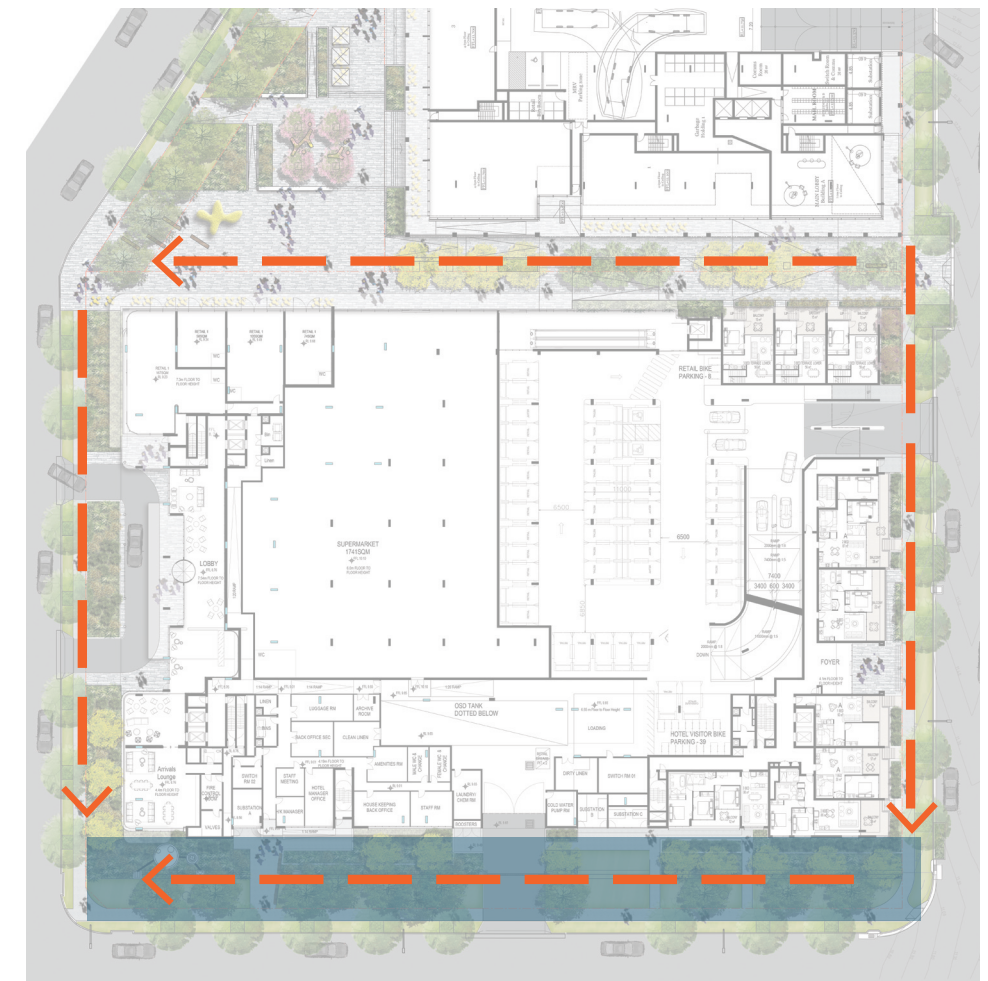
### PROGRAM



#### Legend

- Pedestrian Link: Private Terrace Frontage
- Pedestrian Link: Supermarket Frontage
- Pedestrian Link: Retail/Cafe Frontage
- MSA Frontage
- 10m Drainage Setback
- Hotel Management Entry & Forecourt
- Phase 3 Public Square
- Pedestrian Through Link

### DRAINAGE + WSUD



#### Legend

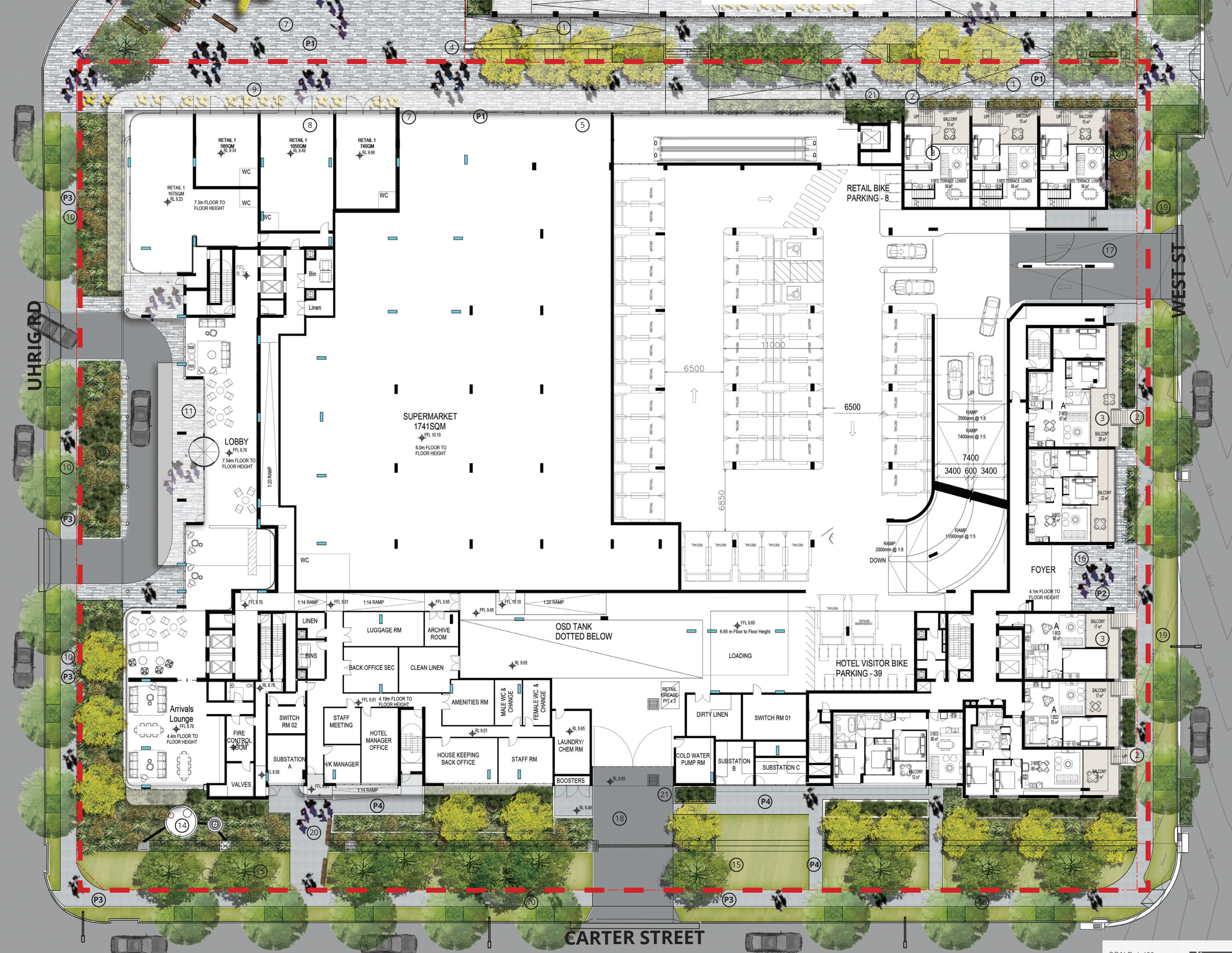
- Drainage Direction
- 10m Drainage Setback (WSUD)





3.2 GROUND LEVEL LANDSCAPE PLAN

FUTURE PHASE 3 DA



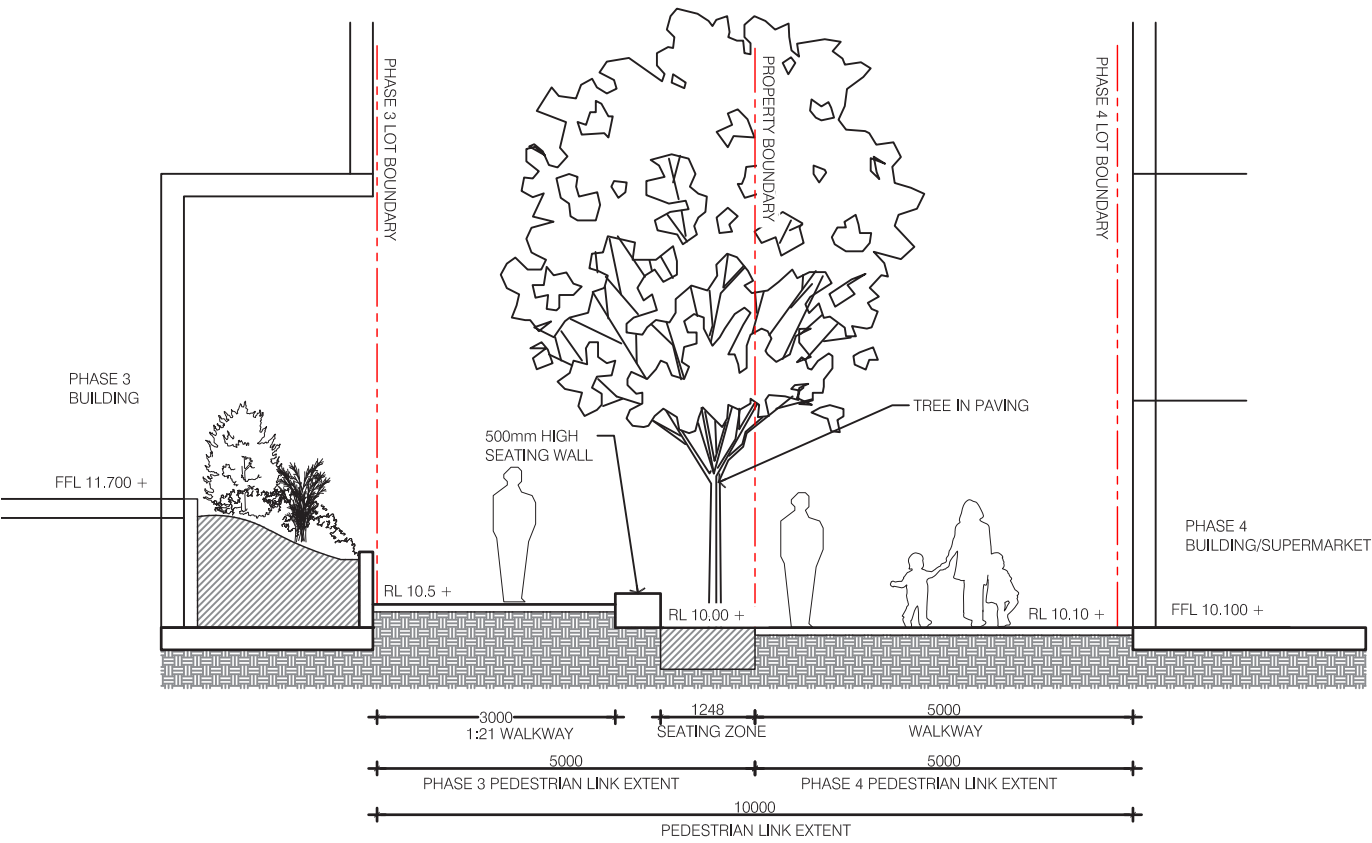
- Legend
- ① Shared Pedestrian Through Link
  - ② Private terrace entries
  - ③ Private terrace courtyards
  - ④ Informal seating wall
  - ⑤ Super Market entry
  - ⑥ Structural planting (trees, shrubs & groundcovers)
  - ⑦ Phase 3 public square
  - ⑧ Retail entry
  - ⑨ Retail/cafe alfresco courtyard
  - ⑩ Public domain/streetscape. Refer detail plans
  - ⑪ Port Cohere / Hotel Lobby entry
  - ⑫ Port Cohere entry planting
  - ⑬ Carter Street setback buffer planting
  - ⑭ Carter Street setback drainage (refer civil drawings)
  - ⑮ Carter drainage corridor turf
  - ⑯ Terrace Lobby Entry
  - ⑰ Car Park Driveway
  - ⑱ Loading Dock Driveway
  - ⑲ Refer approved Phase 2A public Domain plans
  - ⑳ Managers facilities arrival & outdoor searing
  - ㉑ Green wall opportunities.

- Extent of Works
- P1 Pavement type 1: Refer to material strategy
  - P2 Pavement type 2: Refer to material strategy
  - P3 Pavement type 3: Refer to material strategy

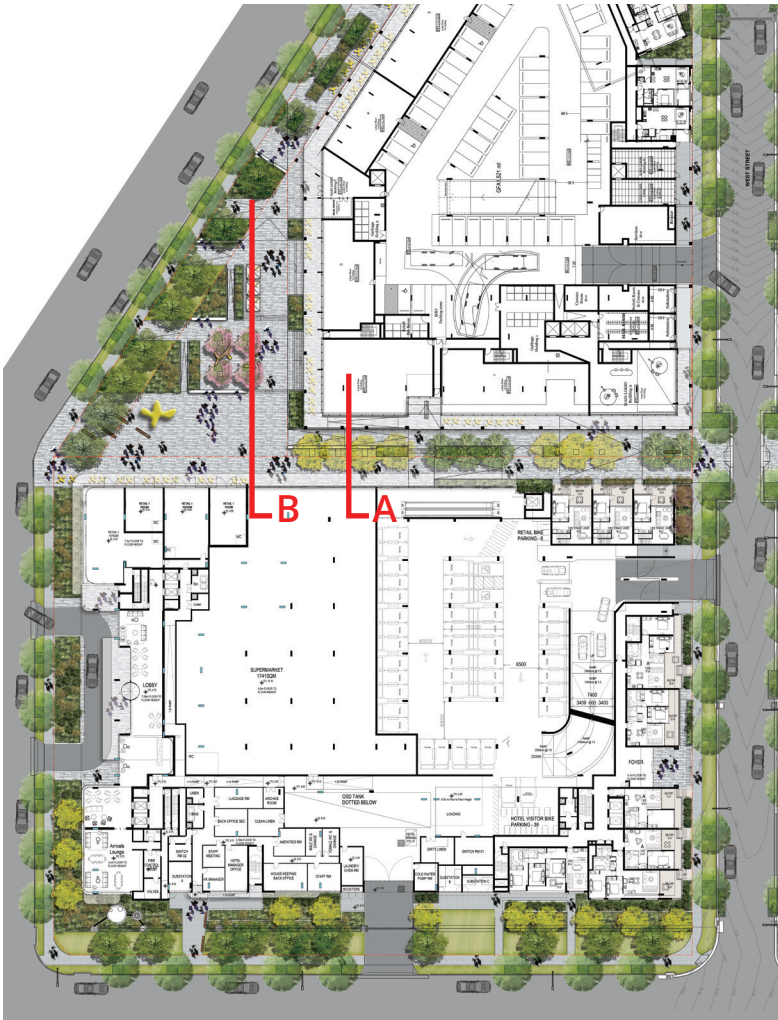
- Note:
- Refer to Appendix A Detailed Planting Plans + Schedule for plant species and installation sizes
  - Refer to Jackson's Nature Works Arborist Report for existing tree strategy.
  - Refer Detailed Landscape Plans for proposed levels, including, RL, Top of Walls and Top of Mounds.



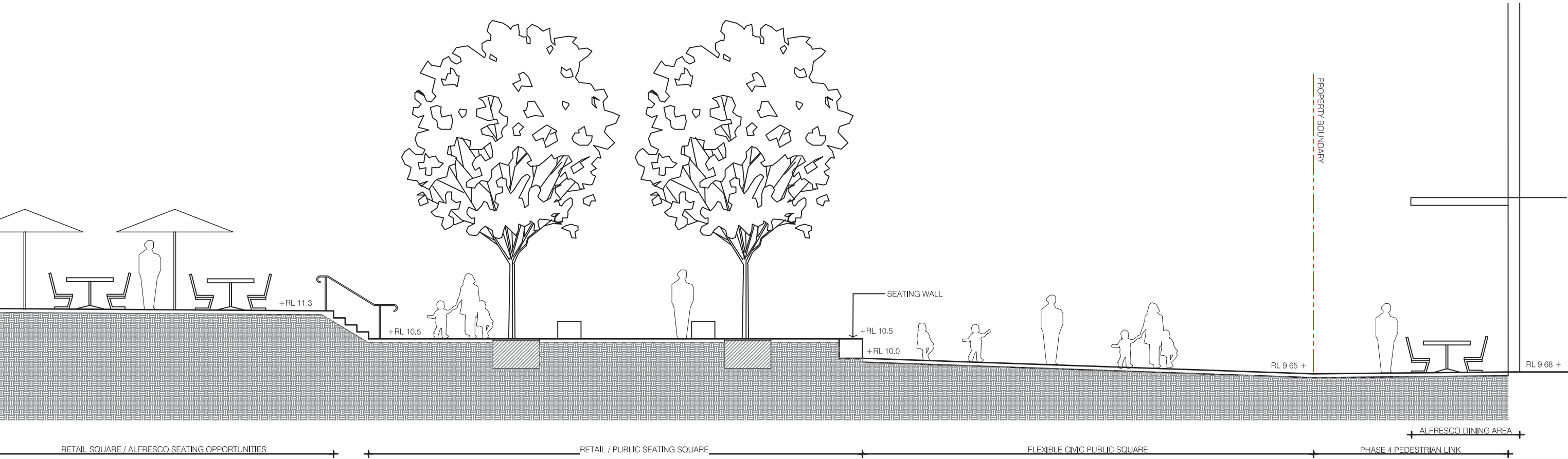
3.3 TYPICAL LANDSCAPE SECTIONS



SECTION A (1:100)

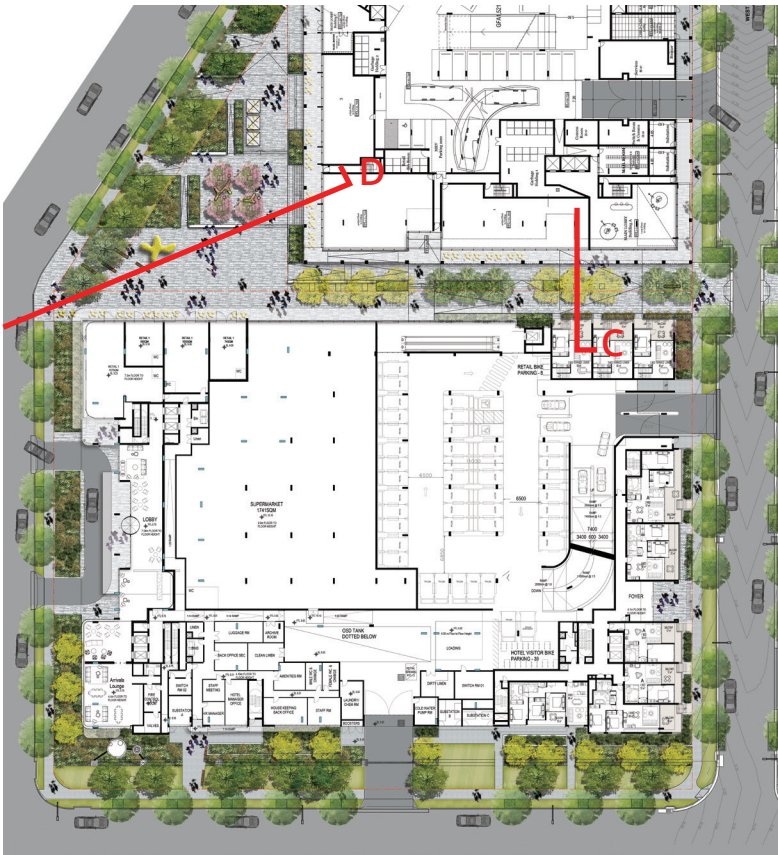
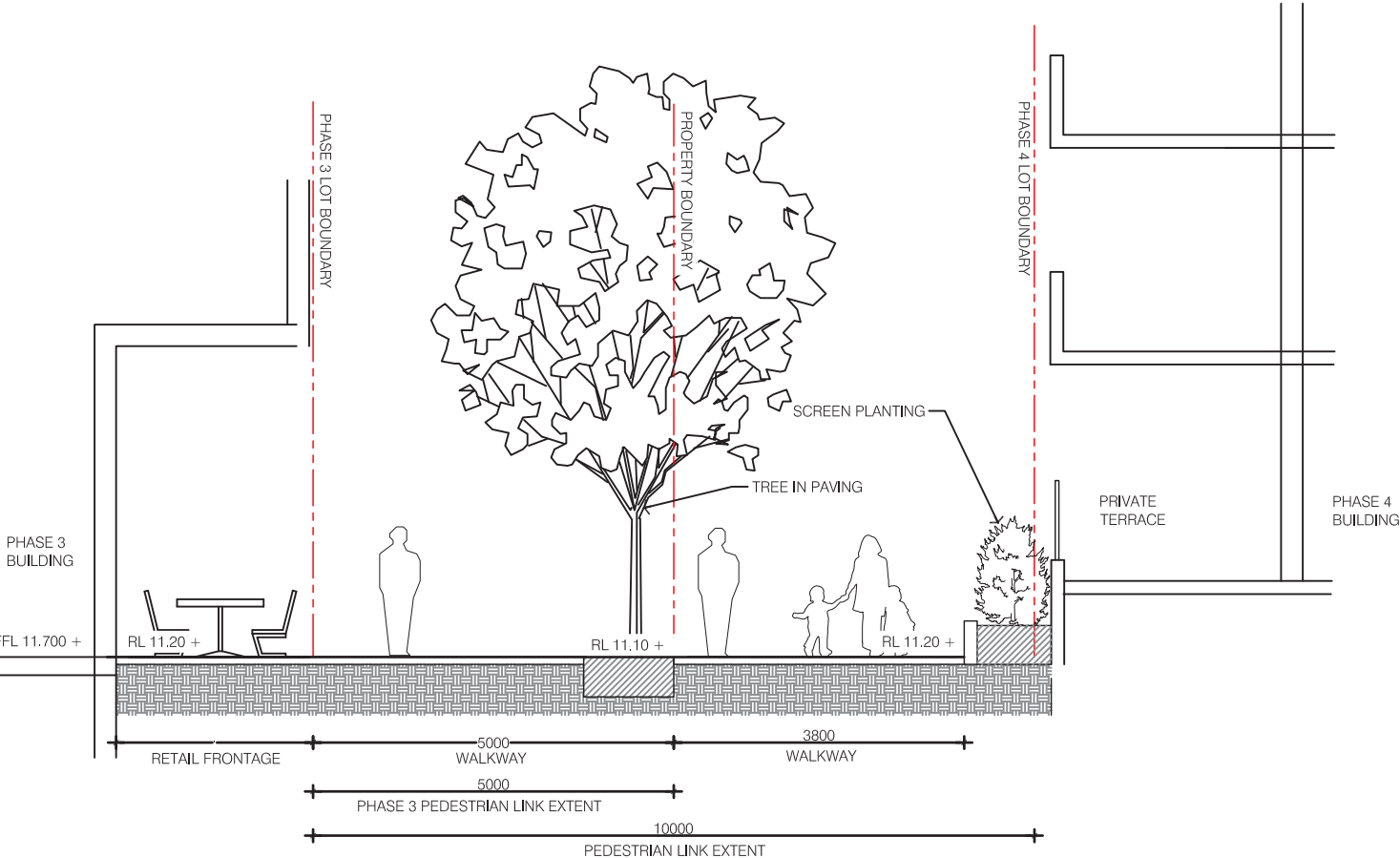


Key Plan



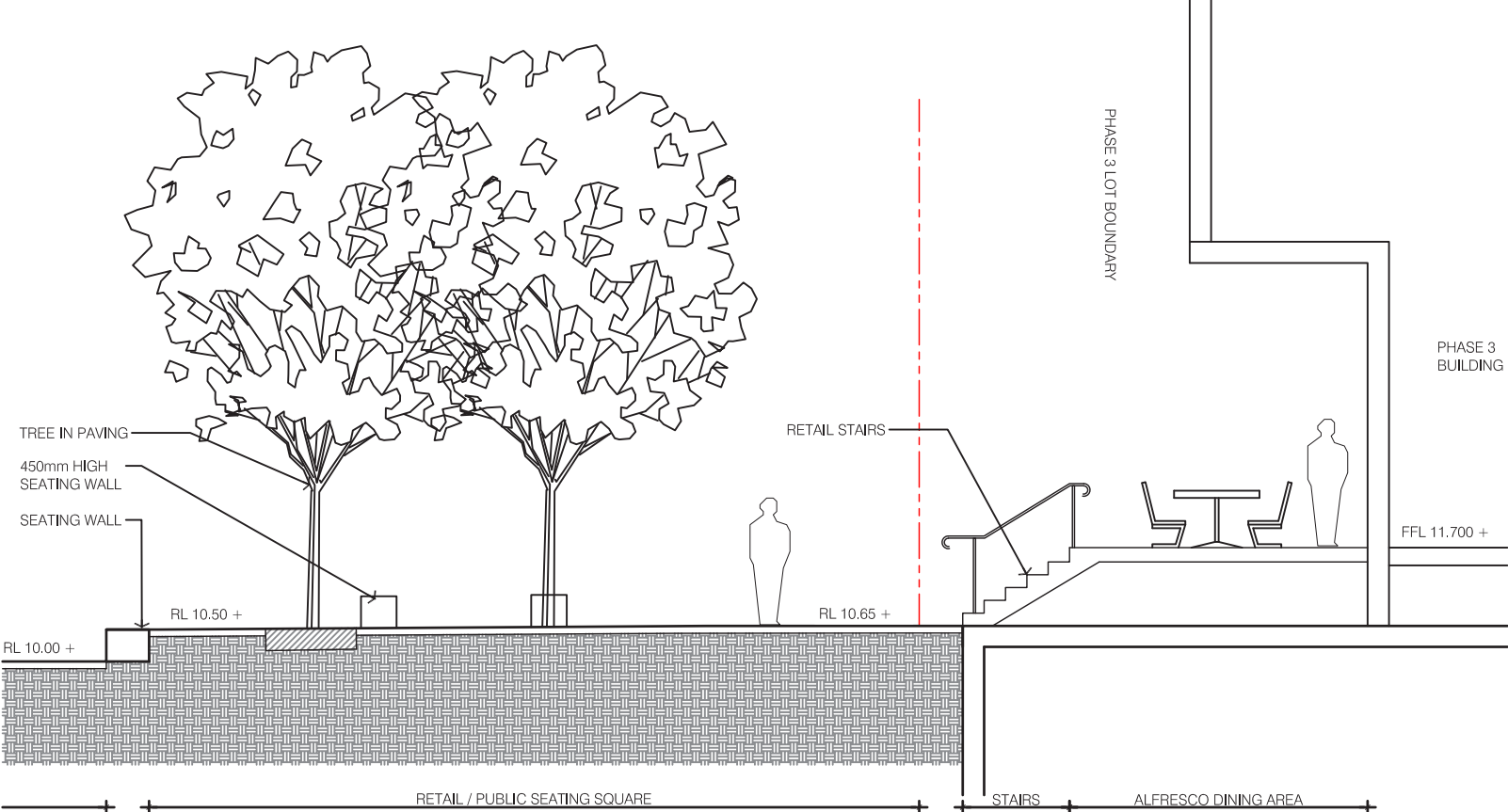
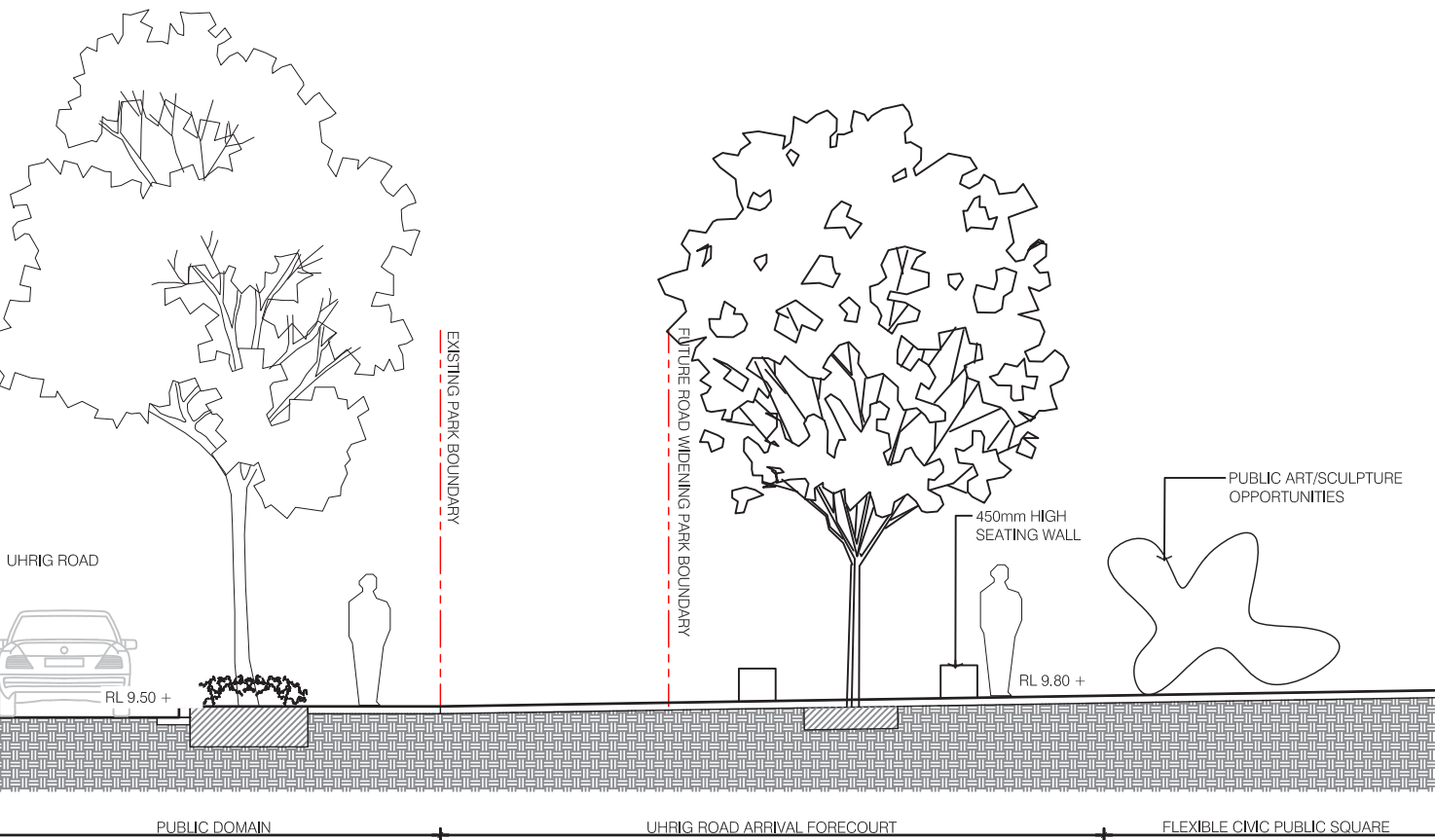
SECTION B (1:100)

3.3 TYPICAL LANDSCAPE SECTIONS



Key Plan

SECTION C (1:100)

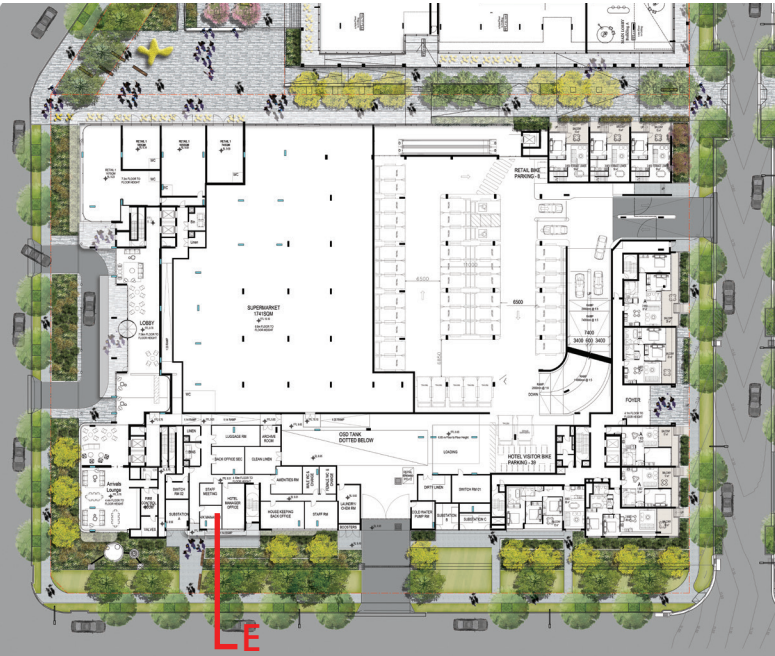
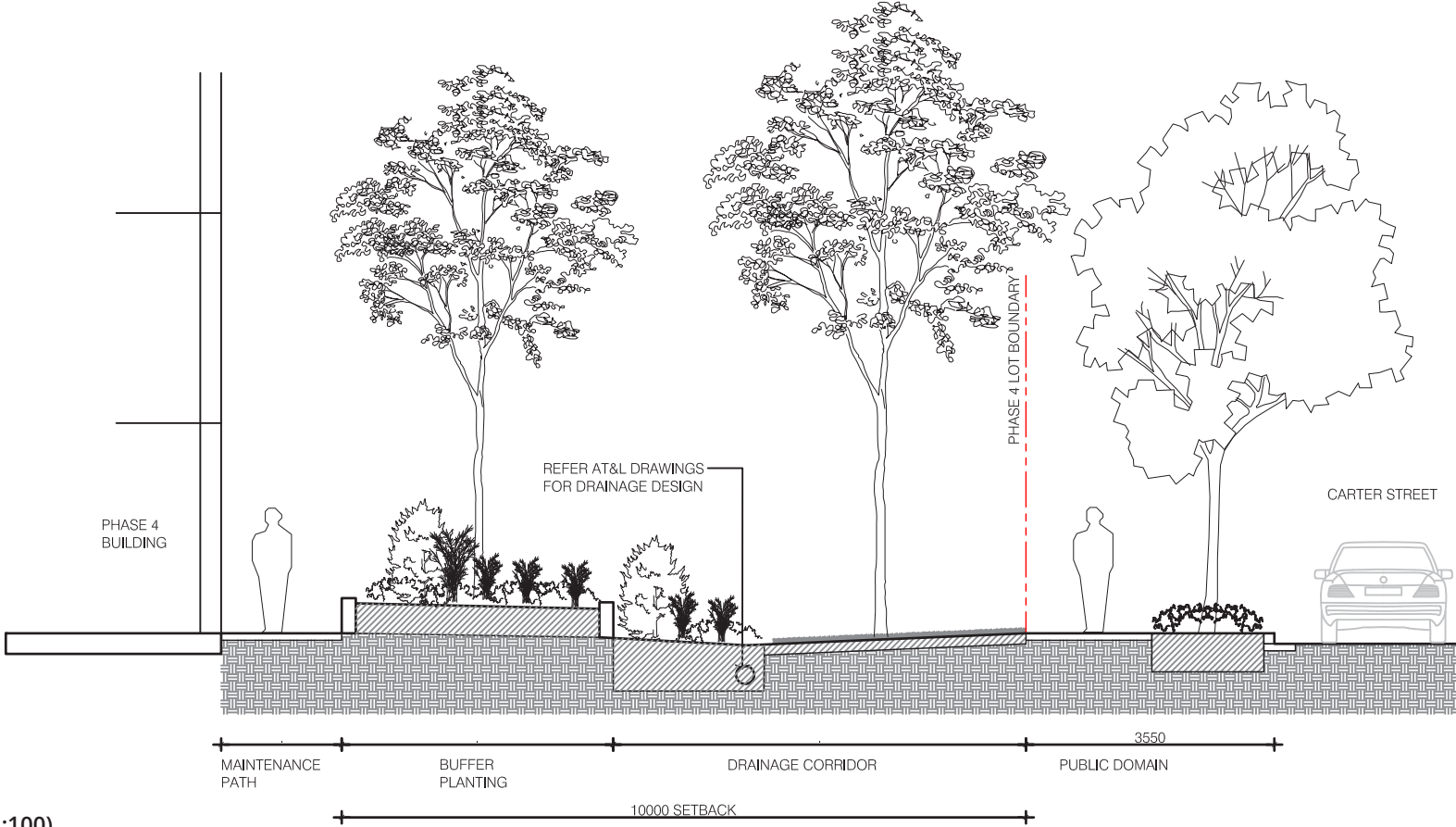


SECTION D (1:100)



3.3 TYPICAL LANDSCAPE SECTIONS

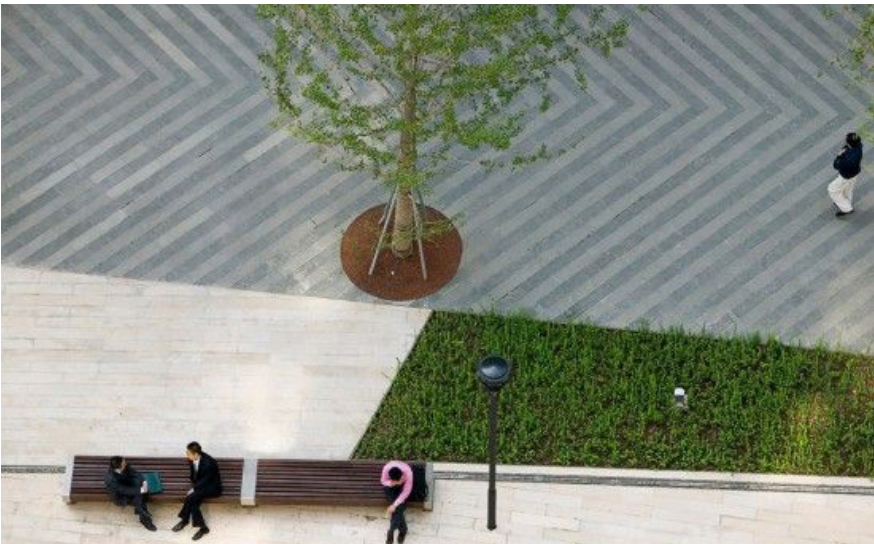
SECTION E (1:100)



Key Plan



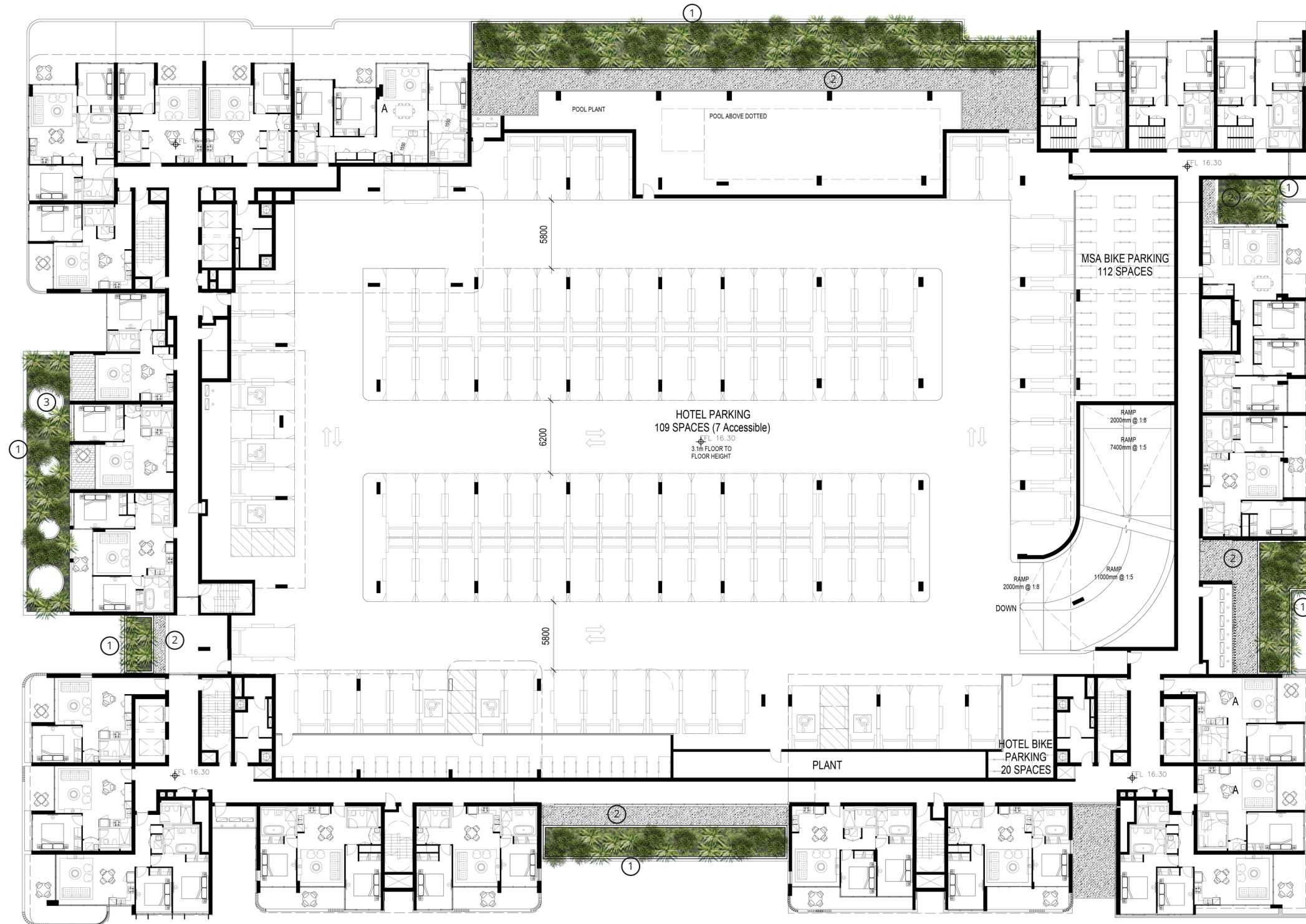
3.4 PRECEDENT IMAGES





# LEVEL 02 PODIUM

04



## Legend

- ① Planter boxes for cascading plants over building facade
- ② Gravel for maintenance access
- ③ Skylights to below Porte Cohere

SCALE 1:400

0 5 10 15 20





## 5.1 DESIGN PRINCIPLES

## ACCESS + CIRCULATION



## Legend

- Primary Connections
- Pool Interface
- Podium Access Points

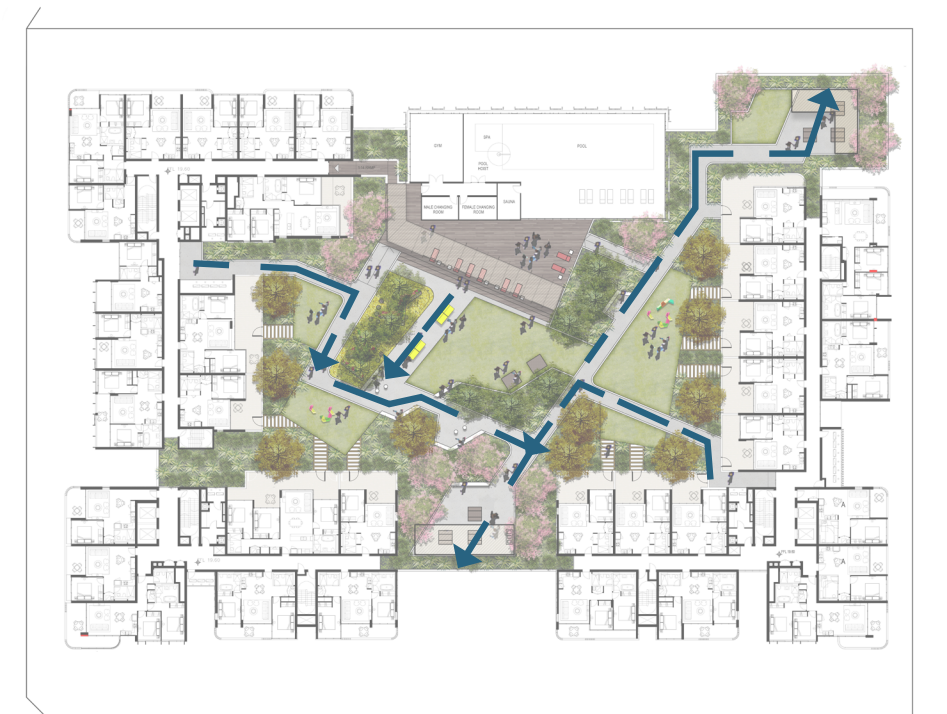
## PROGRAM



## Legend

- a. Pool Deck
- b. Open Active Lawn
- c. Nature/informal Play
- d. Formal passive seating/gathering Sun Retreat
- e. Active BBQ/gathering area
- f. Active lawn (bocce)
- g. Informal passive lawns
- h. Formal play
- g. Formal passive seating retreats

## DRAINAGE + WSUD



## Legend

- Podium Stormwater Drainage Strategy



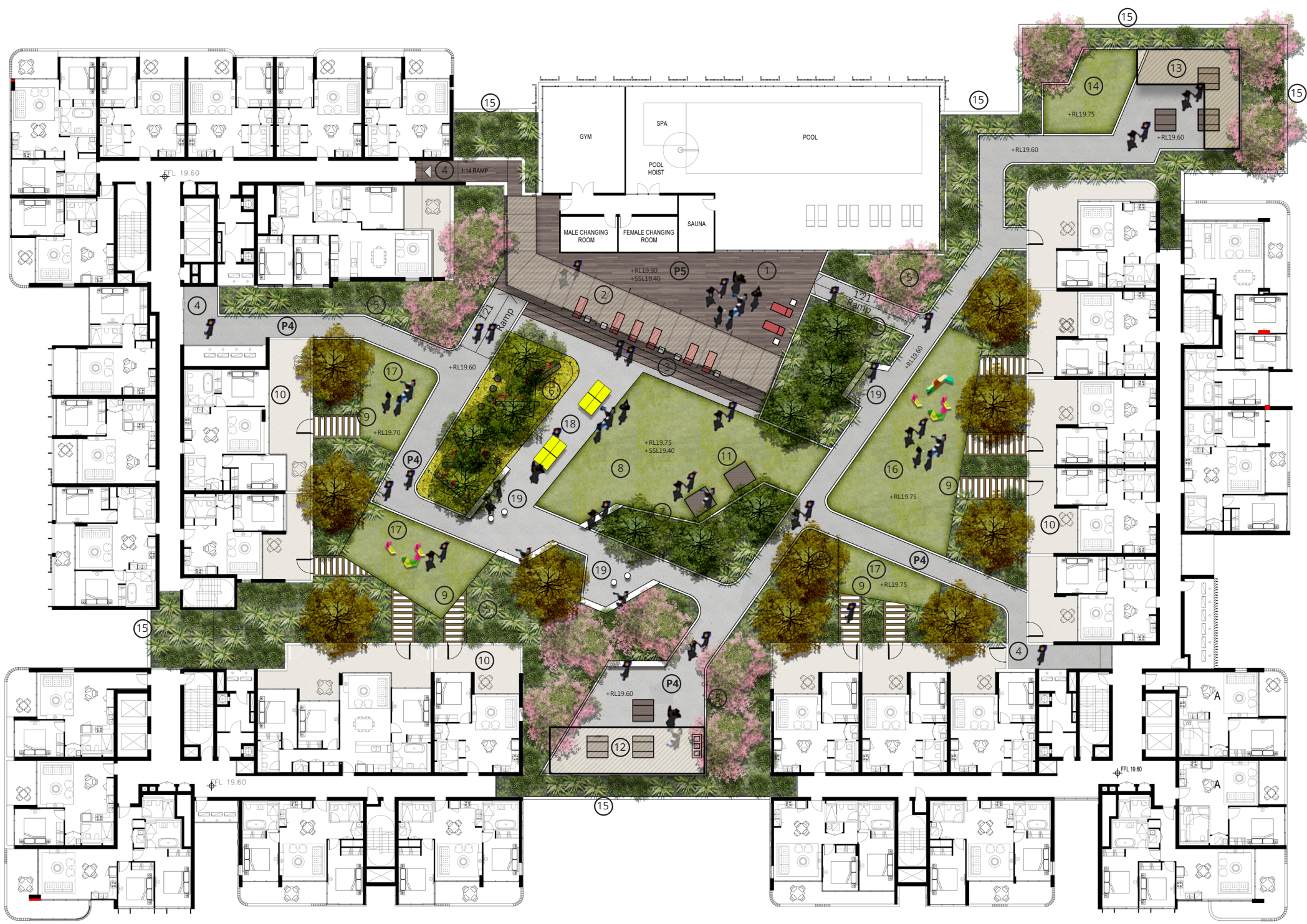
5.2 LEVEL 03 PODIUM LANDSCAPE PLAN

Legend

- ① Pool deck & sun beds
  - ② Shade structure/arbour
  - ③ Seating steps
  - ④ Communal open space entries
  - ⑤ Structural planting (trees, shrubs & groundcovers)
  - ⑥ Nature play in tree grove
  - ⑦ Tree grove in mounded planter
  - ⑧ Open Lawn
  - ⑨ Private terrace entries
  - ⑩ Private terrace courtyards
  - ⑪ Seating platforms
  - ⑫ BBQ arbour & seating/gathering
  - ⑬ Formal passive retreat with Shade arbour
  - ⑭ Sun-baking lawn retreat
  - ⑮ Plater box with cascading plants over building facade
  - ⑯ Small active lawn/Bocce
  - ⑰ Small passive lawn
  - ⑱ Formal play/table tennis
  - ⑲ Formal seating retreats
- 
- Ⓟ Pavement type 3: Refer to material strategy
  - Ⓟ Pavement type 4: Refer to material strategy

Note:

- 1. Refer to Appendix A Detailed Planting Plans + Schedule for plant species and installation sizes
- 2. Refer Detailed Landscape Plans for proposed levels, including, RL, Top of Walls and Top of Mounds.

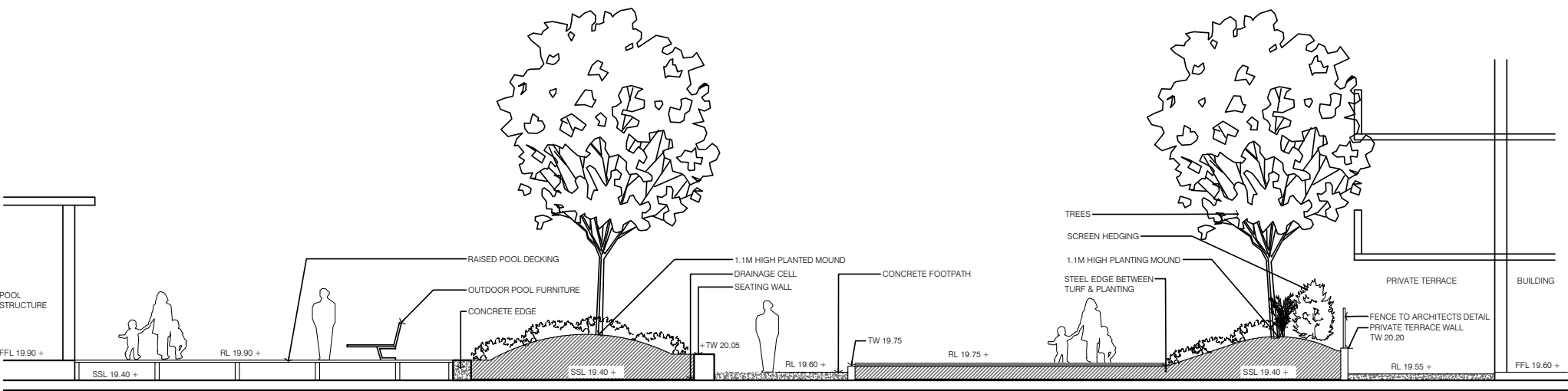


SCALE 1:400

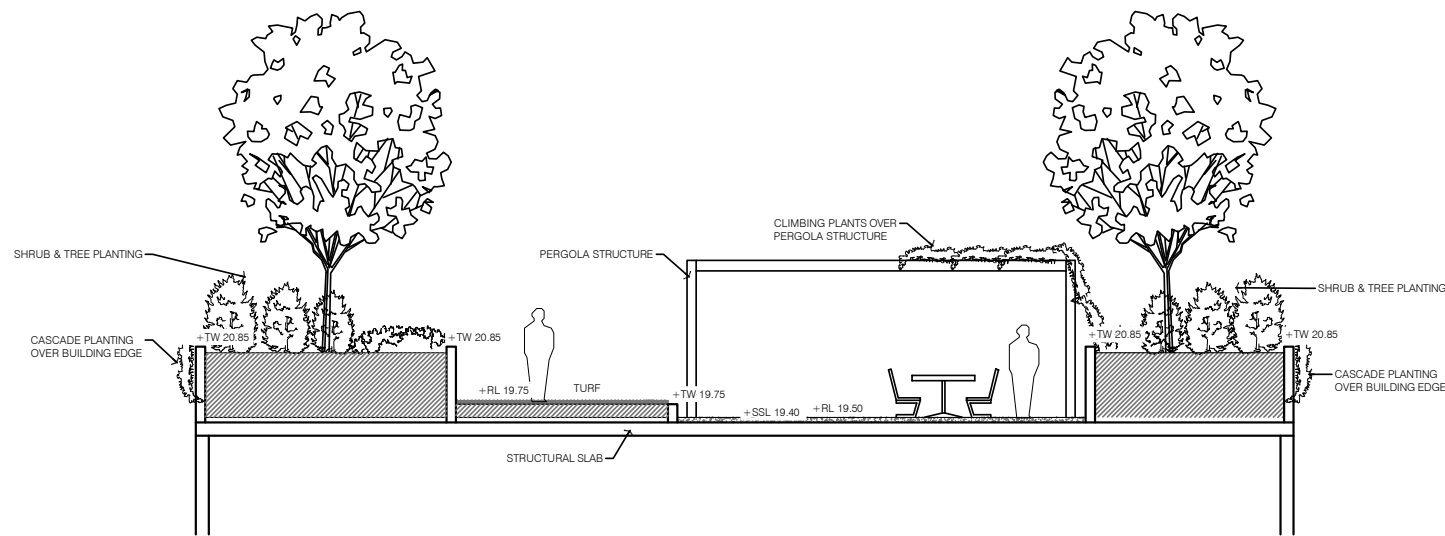




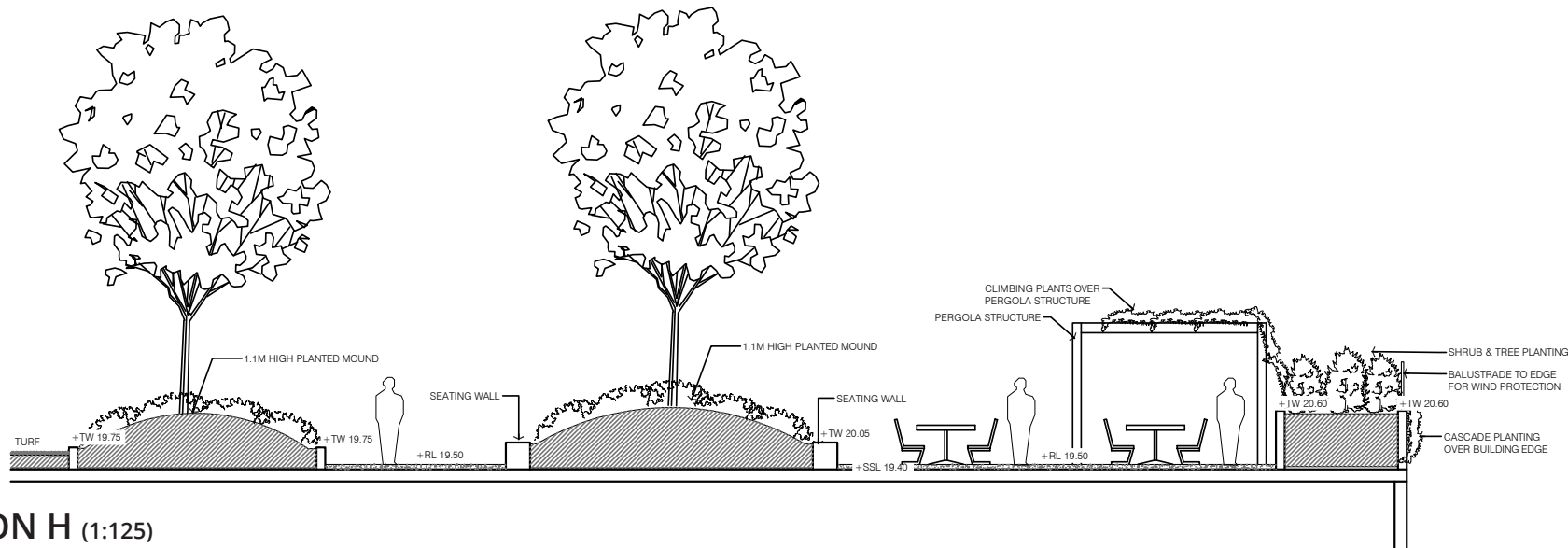
5.3 TYPICAL LANDSCAPE SECTIONS



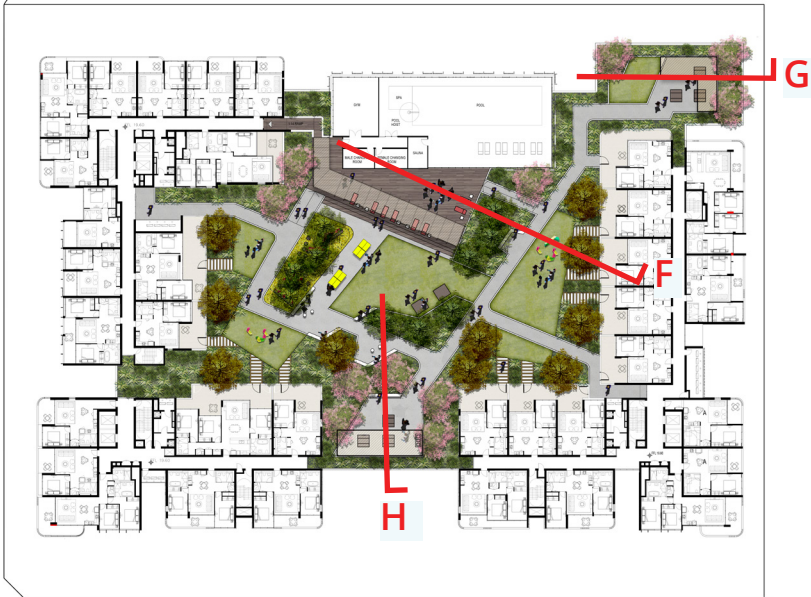
SECTION F (1:125)



SECTION G (1:125)



SECTION H (1:125)



Key Plan



5.4 PRECEDENT IMAGES





## PAVING + FURNITURE STRATEGY

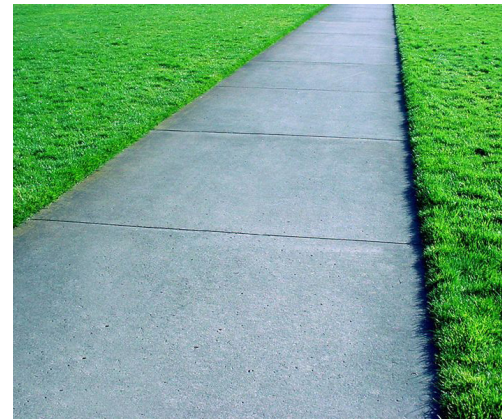
## PAVING



P1: PPX544:35D 600x300x50mm Pebblecrete Honed Paver



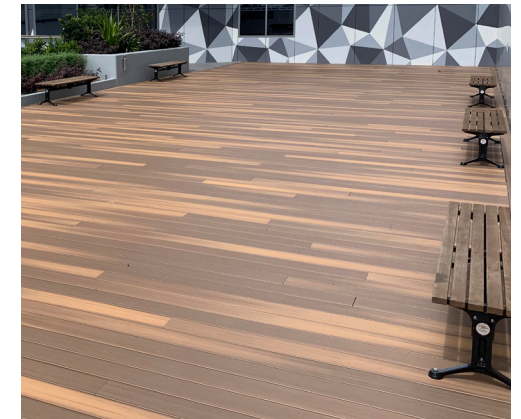
P2: PPX27 600x300x50mm Pebblecrete Honed Paver



P3: Standard grey insitu-concrete pavement



P4: Exposed Ag insitu-concrete (Podium)



P5: Pool Deck

## FURNITURE (GROUND LEVEL)



Bottom + Gardiner Prospect Truss Bench



Bike Racks



Gossi Park 'Bayside' Bin Enclosure 240L



Tree Pit

## FURNITURE (PODIUM)



Sun Lounges (Street Furniture Australia)



Picnic Setting (Street Furniture Australia)



Seating (Street Furniture Australia)

Ground Level/Public Domain Furniture & Finishes have been selected from the Parramatta Public Domain Guidelines in accordance with the Carter Street Precinct. Reference has also been made to the SOPA Public Domain Furniture & Paving Palette' .

Podium Furniture & Finishes have been selected to be of high quality, durable and to meet Australian Standards.

Ground Level/Public Domain & Podium lighting will be provided to meet all Australian Standards & Green Start energy efficiency requirements.



# PLANTING STRATEGY

07

The Planting palette has been carefully selected to accommodate for different micro-climates around the site, including native and exotic species. The planting will be lush green and colourful, while providing clear sight lines, privacy to residents and creating beauty in common spaces.

Public Domain/Ground Level planting strategy has been developed in review of both City of Parramatta City Public Domain Guidelines, and review of existing Phase 1, 2A & 2B species which have been thriving in the conditions.

## PODIUM LEVEL TREES



*Corymbia maculata*



*Hibiscus Tiliaceus*



*Melaleuca Linariifolia*

## PUBLIC DOMAIN / GROUND LEVEL TREES



*Cupaniopsis anacardioides*



*Elaeocarpus reticulatus*



*Magnolia grandiflora* 'Little Gem'



*Tristaniopsis laurina*



*Waterhousia floribunda*



TYPICAL SHRUB + GROUND COVER PLANTS



Agave attenuata



Alternanthera dentata



Bromeliad spp



Cordyline Red Sensation



Gardenia augustifolia 'Florida'



Murraya paniculata



Metrosideros collina



Syzygium cascade



Strelitzia juncea



Westringia fruticosa 'Naringa'



Viburnum 'Emerald Lustre'



Clivia miniata



Dianella 'Silver Streak'



Lomandra 'Verday'



Liriope muscari 'LIRJ' PBR Just Right

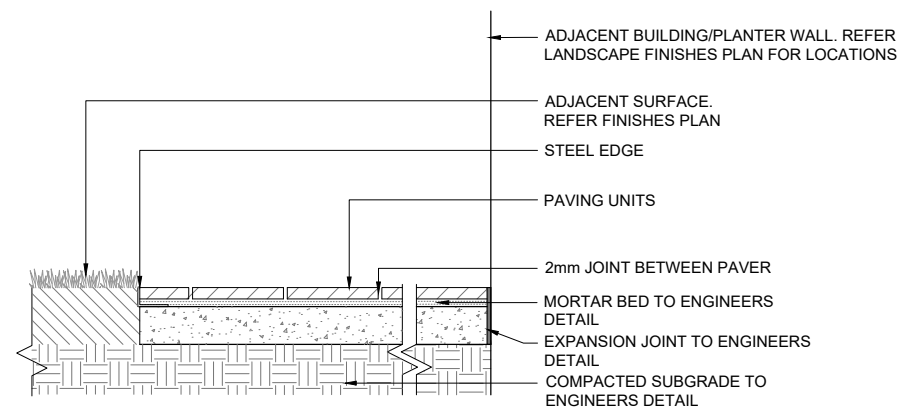


Zephyranthes candida

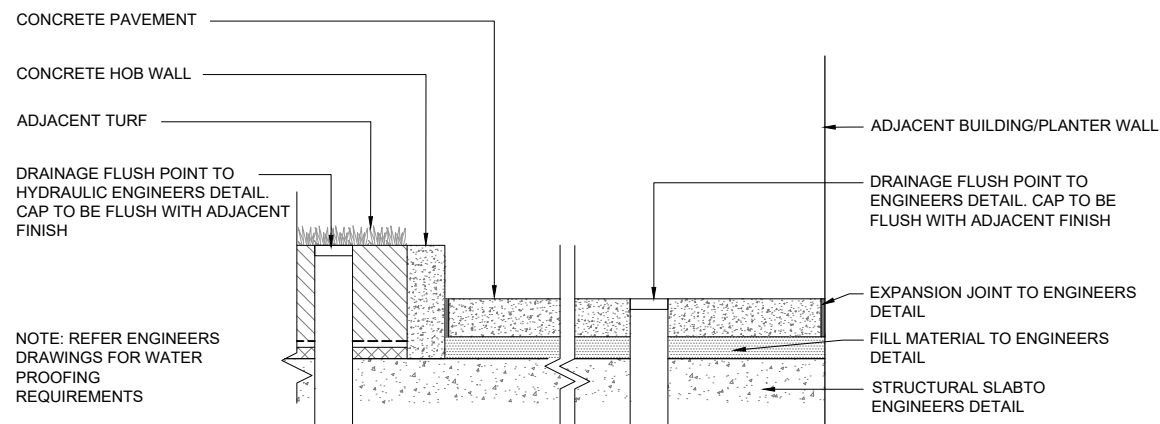


# TYPICAL LANDSCAPE DETAILS

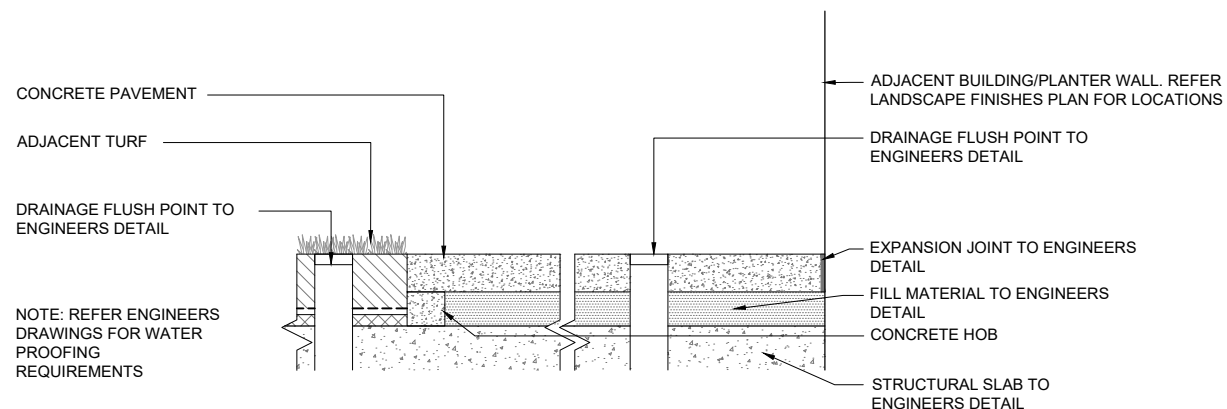
08



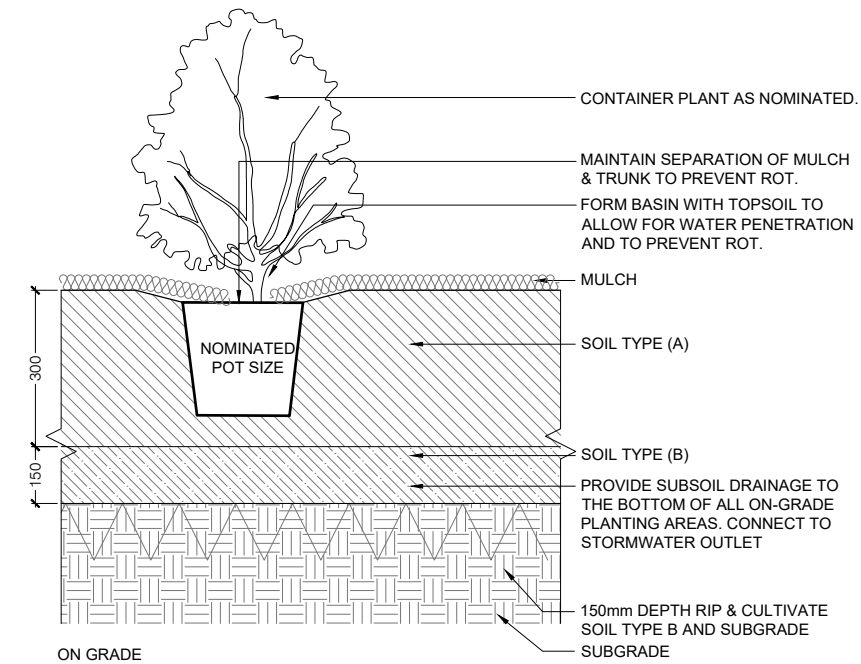
ON GRADE



EXPOSED HOB



HIDDEN HOB

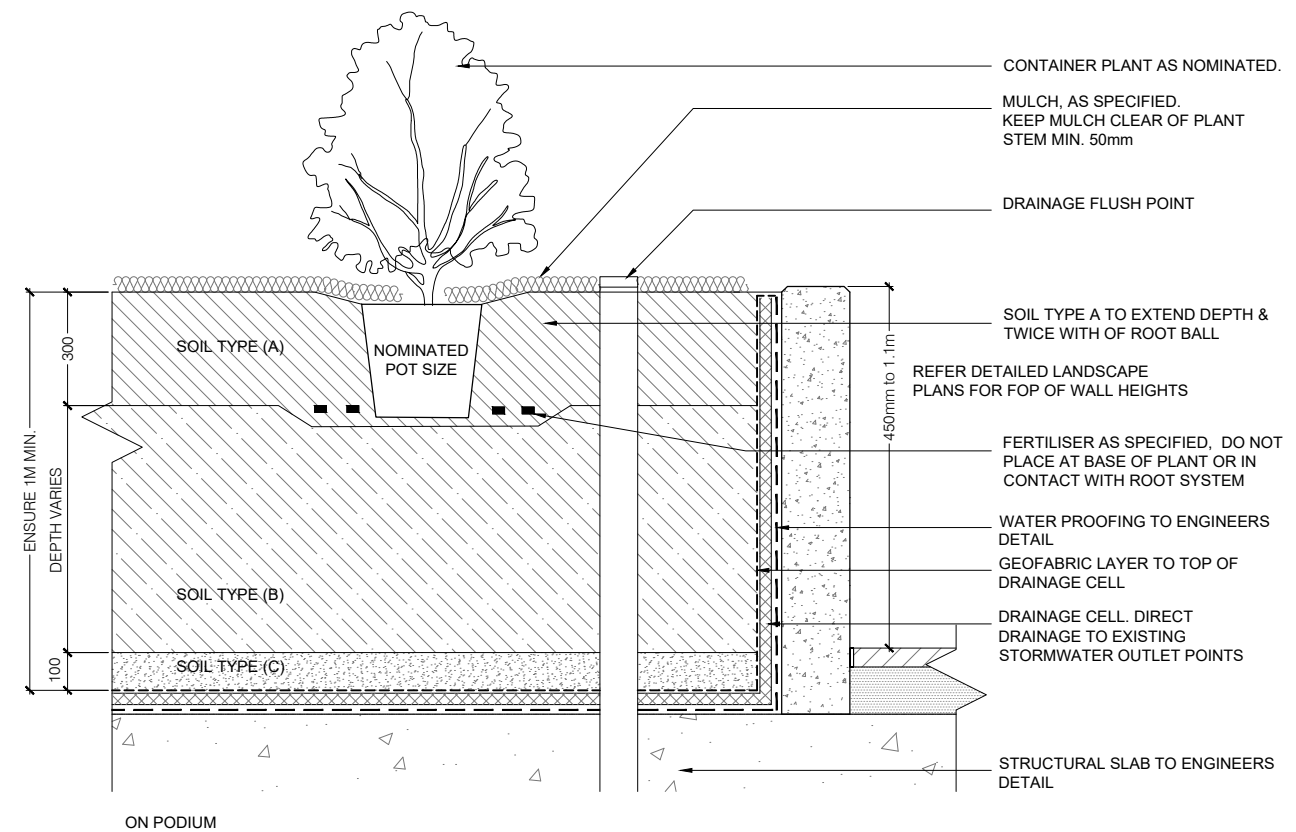


## SOIL SPECIFICATION

SOIL TYPE A: 300 MM DEEP BENEDICT SMARTMIX NO.4 LEIGHT WEIGHT PLANTER BOX MIX (OR APPROVED EQUIVALENT)

SOIL TYPE B: DEPTH VARIES - BENEDICT SMARTMIX NO.5 LEIGHT WEIGHT PLANTER BOX SUB-SOIL (OR APPROVED EQUIVALENT)

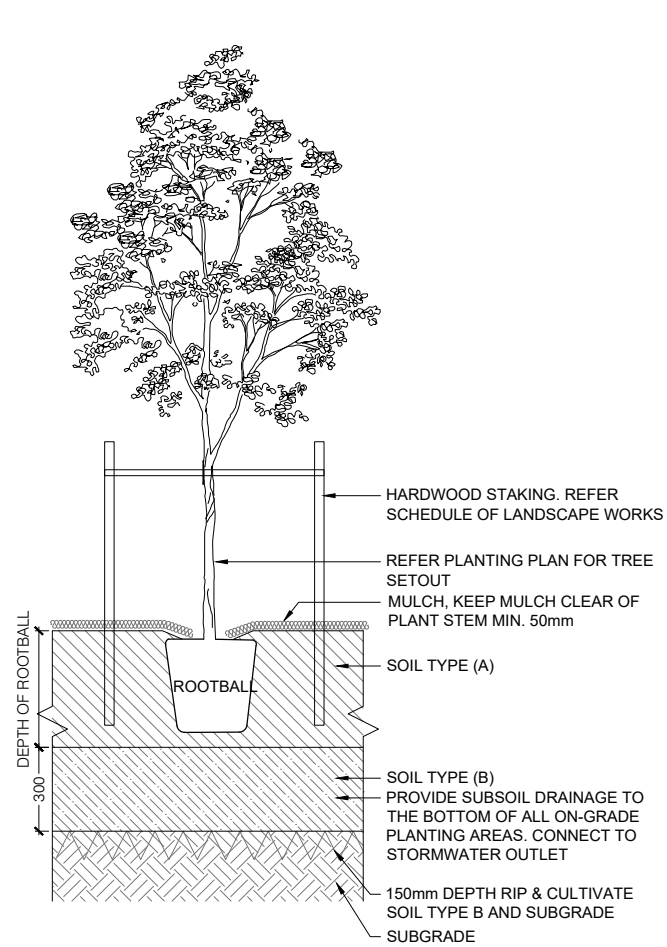
SOIL TYPE C: 100 MM DEEP BENEDICT WASHED COARSE SAND (OR APPROVED EQUIVALENT)



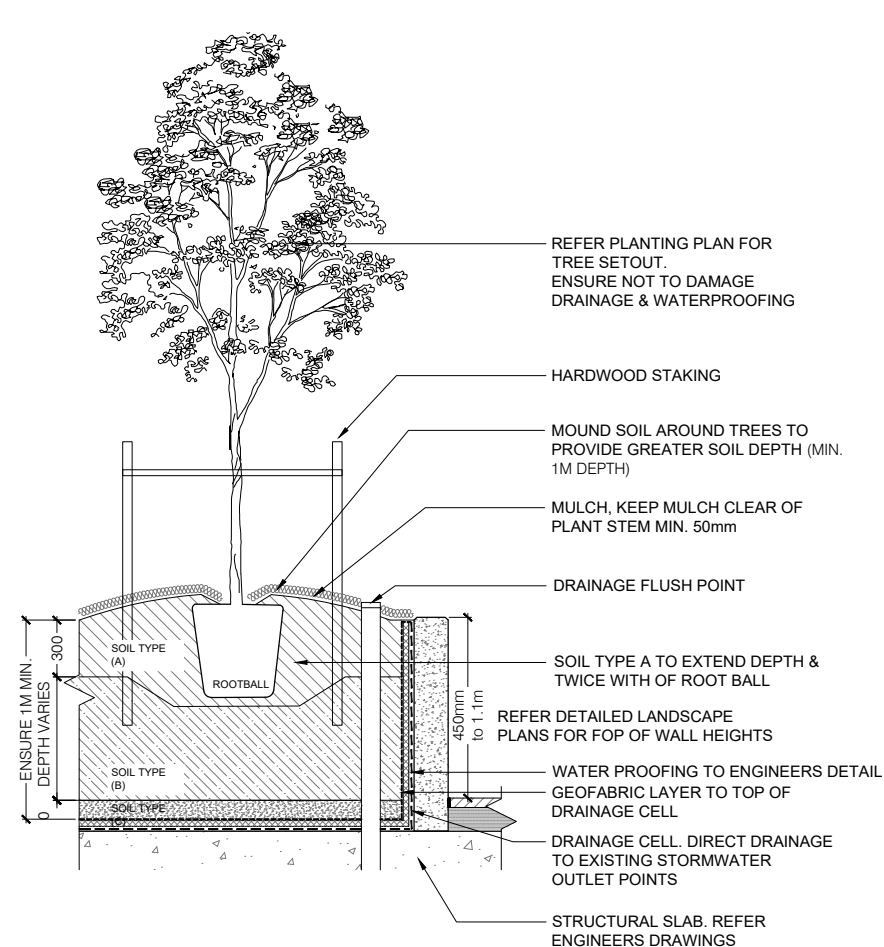
02 TYPICAL PLANTING DETAILS  
SCALE 1:10 @ A1; 1:20 @ A3

01 TYPICAL PAVING INTERFACE DETAILS ON PODIUM  
SCALE 1:10 @ A1; 1:20 @ A3

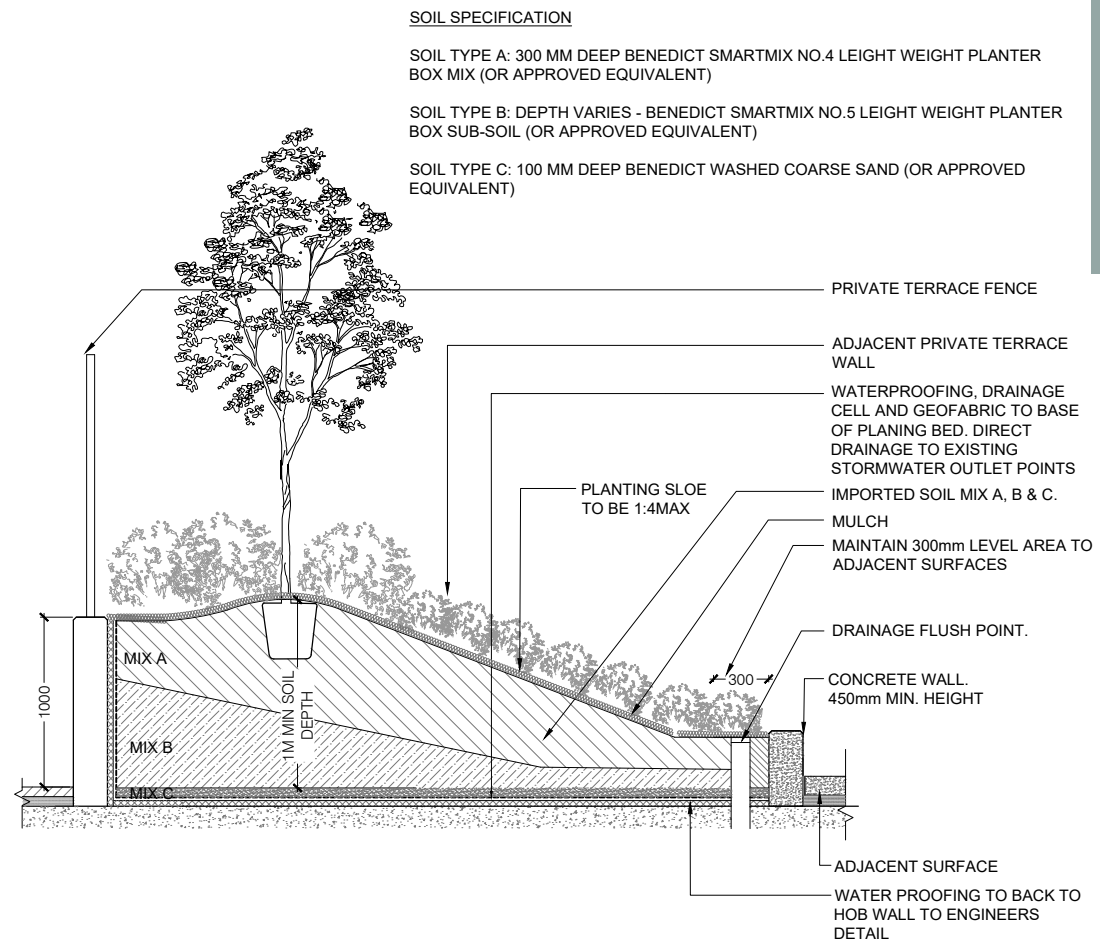




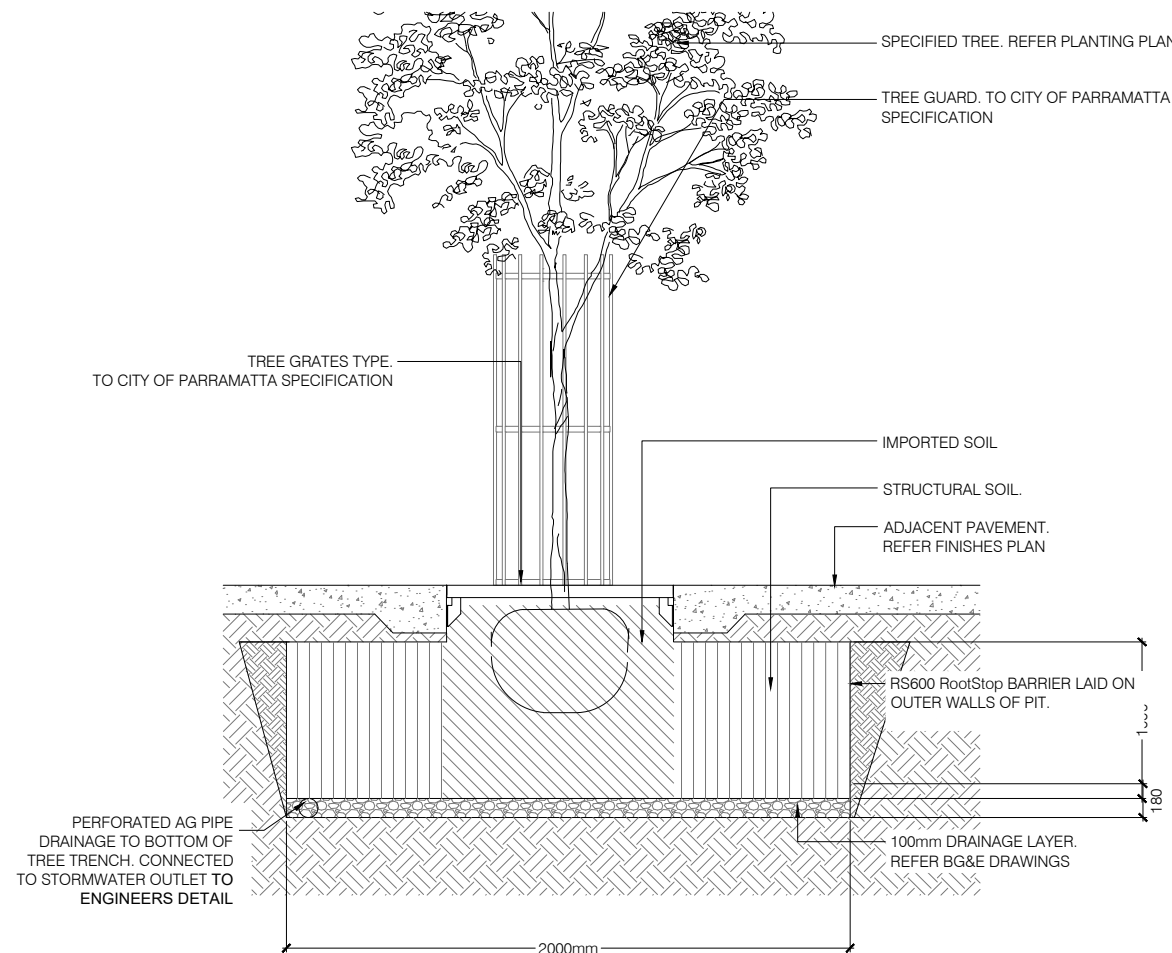
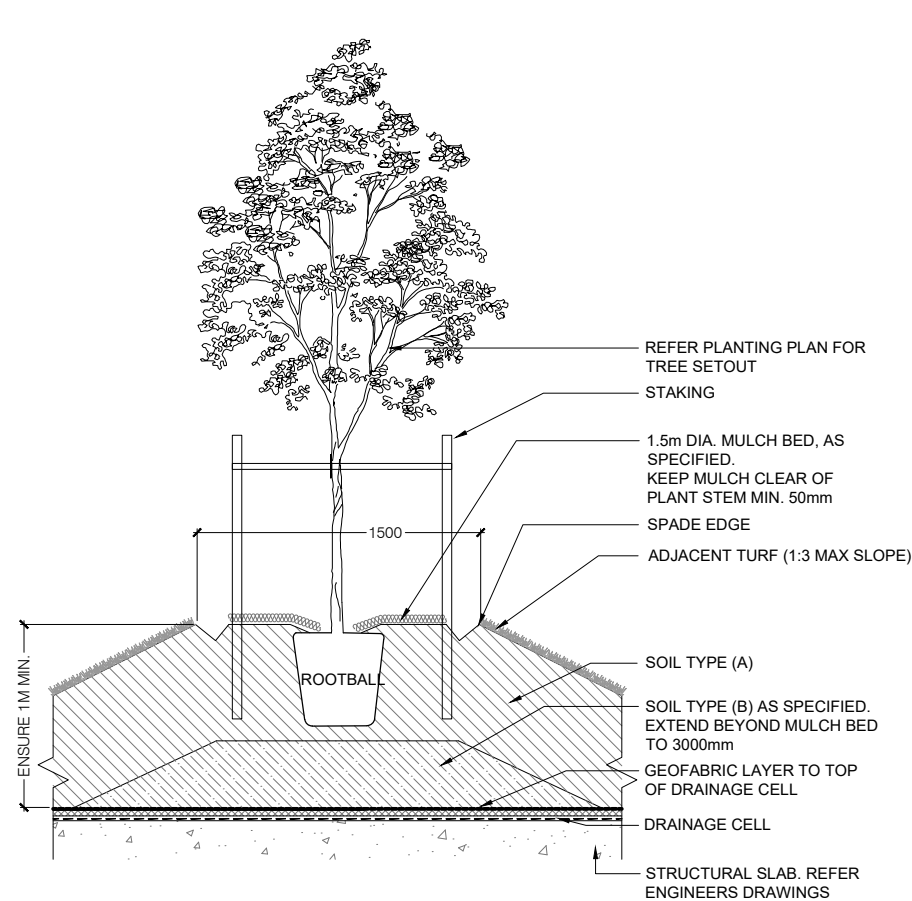
01 TYPICAL TREE IN GARDEN BED (ON GRADE)  
SCALE 1:20 @ A1; 1:40 @ A3



02 TYPICAL TREE IN GARDEN BED (ON PODIUM)  
SCALE 1:20 @ A1; 1:40 @ A3



03 TYPICAL MOUNDED GARDEN BED (ON PODIUM)  
SCALE 1:20 @ A1; 1:40 @ A3





# APPENDIX A

09



# CARTER STREET PHASE 4, 11A AND 13 CARTER STREET, LIDCOMBE

## LANDSCAPE DEVELOPMENT APPLICATION PACKAGE

### DRAWING REGISTER

DWG NO.	DRAWING NAME	SCALE	SIZE	ISSUE
L000	COVER SHEET	NTS	A1	C
L200	PLANTING OVERALL PLAN - GROUND	1:200	A1	C
L201	PLANTING PLAN - GROUND	1:100	A1	C
L202	PLANTING PLAN - GROUND	1:100	A1	C
L203	PLANTING PLAN - GROUND	1:100	A1	C
L204	PLANTING PLAN - GROUND	1:100	A1	C
L205	PLANTING PLAN - LEVEL 2	1:200	A1	C
L206	PLANTING OVERALL PLAN - LEVEL 3	1:200	A1	C
L207	PLANTING PLAN - LEVEL 3	1:100	A1	C
L208	PLANTING PLAN - LEVEL 3	1:100	A1	C
L209	PLANTING PLAN - LEVEL 3	1:100	A1	C
L210	PLANTING PLAN - LEVEL 3	1:100	A1	C
L215	TYPICAL LANDSCAPE DETAILS	AS SHOWN	A1	B
L215	TYPICAL LANDSCAPE DETAILS	AS SHOWN	A1	B

### PLANT SCHEDULE

PLANT CODE	BOTANICAL NAME	COMMON NAME	MATURITY HEIGHT AND SPREAD (m)	CONTAINER SIZE	DENSITY/ m²	QTY
TREES						
COR mac	Corymbia maculata	Spotted Gum	20m x 10m	200L	As Shown	9
CUP ana	Cupaniopsis anacardioides	Tuckeroo	8m x 5-9m	200L	As Shown	6
ELA ret	Elaeocarpus reticulatus	Blueberry Ash	10m x 4m	200L	As Shown	4
HIB til	Hibiscus tiliaceus	Native Hibiscus	4-10m x 6m	200L	As Shown	10
MAG gra	Magnolia grandiflora ' Little Gem'	Dwarf Bull Bay Magnolia	8m x 4m	200L	As Shown	8
MEL lin	Melaleuca linanifolia	Snow In Summer	6m x 4m	200L	As Shown	5
TRI lau	Tristaniaopsis laurina	Water Gum	10m x 5m	200L	As Shown	5
WAT flo	Waterhousia floribunda	Weeping Lilly Pilly	10m x 6m	200L	As Shown	6
SUBTOTAL						53

### PLANT SCHEDULE

PLANT CODE	BOTANICAL NAME	COMMON NAME	MATURITY HEIGHT AND SPREAD (m)	CONTAINER SIZE	DENSITY/ m²	QTY
SHRUBS & ARCHITECTURAL FORMS						
AGA att	Agave attenuata	Century Plant	1m x 1m	150mm	3	90
ALP cae	Alpinia caerulea'Varigated'	Native Ginger	3m x 1m	300mm	5	80
ALP red	Alpinia caerulea 'Red Back'	Red Back Ginger	3m x 1m	300mm	5	50
ALT den	Altemanthera dentata	Little Ruby	1m x 1m	200mm	5	269
ASP nid	Asplenium nidus	Birds Nest Fern	1.5mx1.5m	300mm	3	80
BES yuc	Beschomeria yuccoides	Mexican Lily	1-2m x 2m	300mm	3	13
BRO spp	Bromeliad spp	Bromeliad	1.5mx1.5m	300mm	3	114
COR gla	Cordyline glauca	Green TI Plant	2-4m x 0.7m	200mm	4	45
COR red	Cordyline 'Red Sensation'	Red Sensation	3mx2m	300mm	3	58
CAL lit	Calistemon 'Captin Cook'	Bottlebrush	1.5m x 1.5m	300mm	4	48
COL esc	Colocasia esculenta	Elephants Ear	1.5m x 1.5m	200mm	3	20
CYC rev	Cycas revoluta	Cycad	1m x 1m	45L	3	20
DAP odo	Daphne odora	Winter Daphne	1m x 1.5m	45L	3	32
DOR exc	Doranthses excelsa	Gymea Lily	2.5m x 2.5m	300mm	3	44
GAR aug	Gardenia augustifolia 'Florida'	Gardenia	1m x 1m	150mm	3	44
GRE ros	Grevillea rosmarinifolia 'Nana'	Dwarf Rosemary	1mx1m	200mm	5	50
MUR pan	Murraya paniculata	Mock Orange	2m x 1.5m	300mm	3	43
MET col	Metrosideros collina	New Zealand Christmas Bush	2m x 1m	300mm	4	193
NAN dom	Nandina domestica	Nandiana	1.2mx1.2m	200mm	4	67
PHI con	Philodendron 'Congo'	Philodendron Congo	1m x 0.7m	150mm	4	146
PHI xan	Philodendron xanadu	Xanadu	1m x 1m	150mm	4	201
PHO ten	Phomium tenax 'Maori Chief'	Maori Chief	1.5m x 1m	300mm	4	70
RAP exc	Raphis excelsa	Lady Palm	4m x 2m	300mm	2	100
RAP umb	Raphiolepis umbellata	Yeddo Hawthorn	3m x 2m	300mm	3	129
SYZ cas	Syzygium cascade	Lilly Pilly	3m x 2m	300mm	4	142
STR jun	Strelitzia juncea	Crane Flower	1.2-2m x 1m	200mm	3	120
WES fru	Westringia fruticosa 'Naringa'	Westringia	1.5mx1.5m	300mm	4	65
VIB eme	Viburnum 'Emerald lustre'	Emerald Lustre	4m x 3m	300mm	3	136
SUBTOTAL						2469
GRASSES, GROUNDCOVERS & CLIMBERS						
CLI min	Clivia miniata	Bush Lily	0.6m x 0.6m	200mm	6	110
CAS gla	Casurina glauca 'Cousin IT'	Cousin IT	0.2m x 1.5m	200mm	6	80
DIA bre	Dianella caerulea 'Breeze'	Breeze Paroo Lily	0.5-0.6m x 0.6m	150mm	6	84
DIA rev	Dianella revoluta 'DR5000' PBR Little Rev	Dianella Little Rev	0.4m x 0.4m	150mm	6	80
DIA sil	Dianella 'Silver Streak'	Silver Streak	0.5mx0.5m	150mm	6	182
KNI hyb	Kniphofia hybrid	Red Hot Poker	0.6m x 0.6m	150mm	6	150
JUN con	Juniperus confertus	Spreading Juniper	0.3m x 2m	150mm	3	105
Lom ver	Lomandra 'Verday'	Lomandra Verday	0.5mx0.5nm	150mm	6	150
LIR ver	Liriope 'Varigated'	Varigated Liriope	0.5mx0.5nm	150mm	6	306
LIR jus	Liriope muscarif 'LIRJ' PBR Just Right	Evergreen Giant	0.5m x 0.5m	150mm	6	80
MYO pav	Myoporum pavidolium	Myoporum	0.1m x 1m	150mm	3	174
TRA jas	Trachelospermum jasminoides	Chinese Star Jasmine	Ground Cover	200mm	5	80
ZEP can	Zephranthes candida	Rain Lily	0.3m x 0.5m	150mm	6	81
SUBTOTAL						1662
GRAND TOTAL						4184

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C	DEVELOPMENT APPLICATION	CG	CG	31.10.19
B	DEVELOPMENT APPLICATION	CG	CG	04.10.19
A	DEVELOPMENT APPLICATION	CG	CG	14.06.19
REV	DESCRIPTION	DWN	CHK	DATE

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Internet: <http://www.meriton.com.au>

#### PROJECT:


CARTER STREET  
PHASE 4,  
SYDNEY OLYMPIC PARK

#### DRAWING TITLE:

LANDSCAPE  
PLANTING PLAN

DATE: 11.06.19	SCALE: AS SHOWN	DRAWING No: <b>L000</b>	REV: <b>C</b>
PROJECT NO:	DRAWN BY: AS SHOWN		

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GENERAL LANDSCAPE NOTES

1:200 @ A1 1:400 @ A3  
2 4 6 8 10m

REV	DESCRIPTION	DWN	CHK	DATE
B	DEVELOPMENT APPLICATION	CG	CG	31.10.19
C	DEVELOPMENT APPLICATION	CG	CG	04.10.19
A	DEVELOPMENT APPLICATION	CG	CG	14/06/19

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PROJECT:  
**CARTER STREET  
PHASE 4,  
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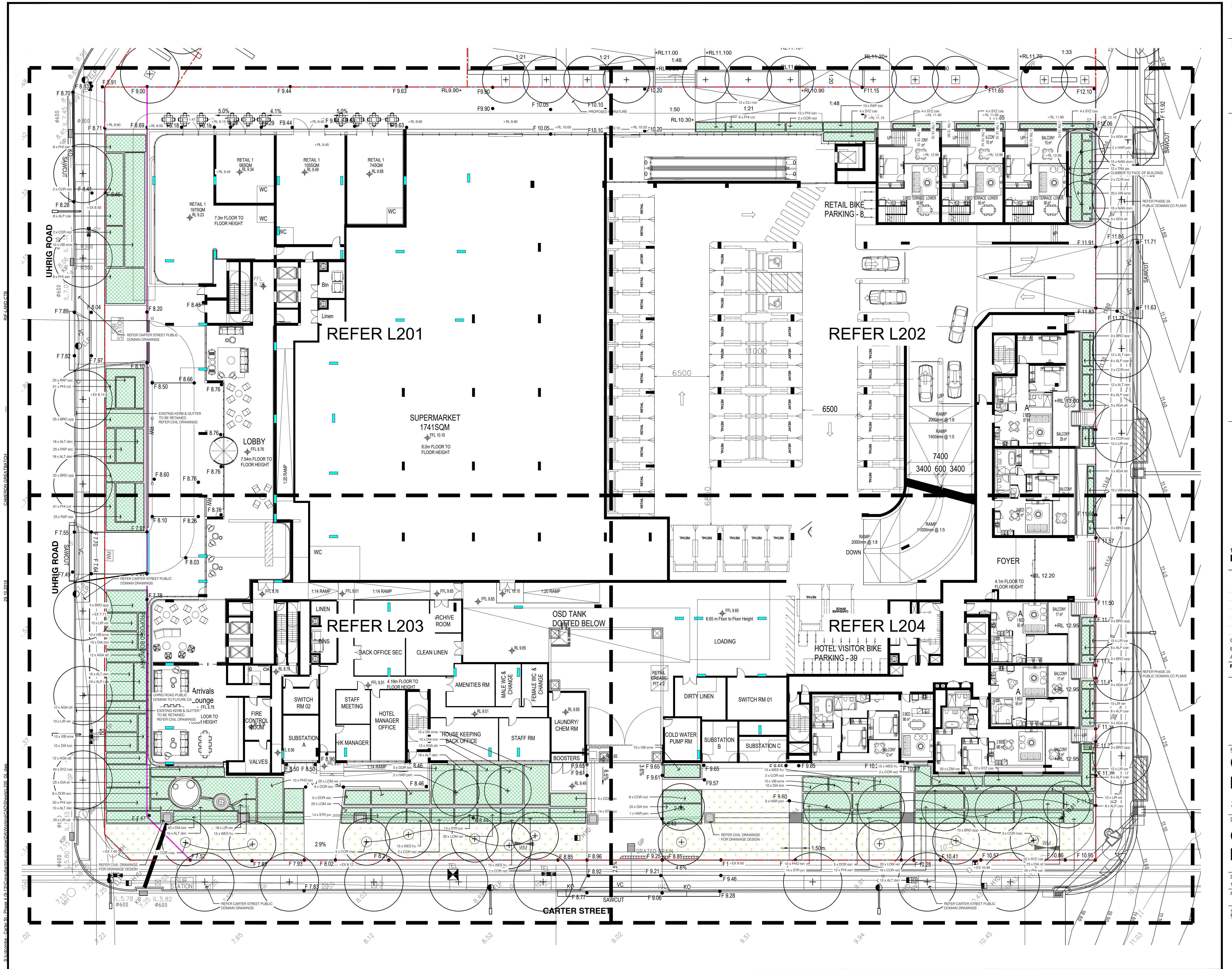
DRAWING TITLE:  
**GROUND LEVEL  
PLANTING PLAN**

DATE:  
11.06.2019  
SCALE:  
AS SHOWN  
PROJECT NO:  
DRAWN BY:  
AS SHOWN

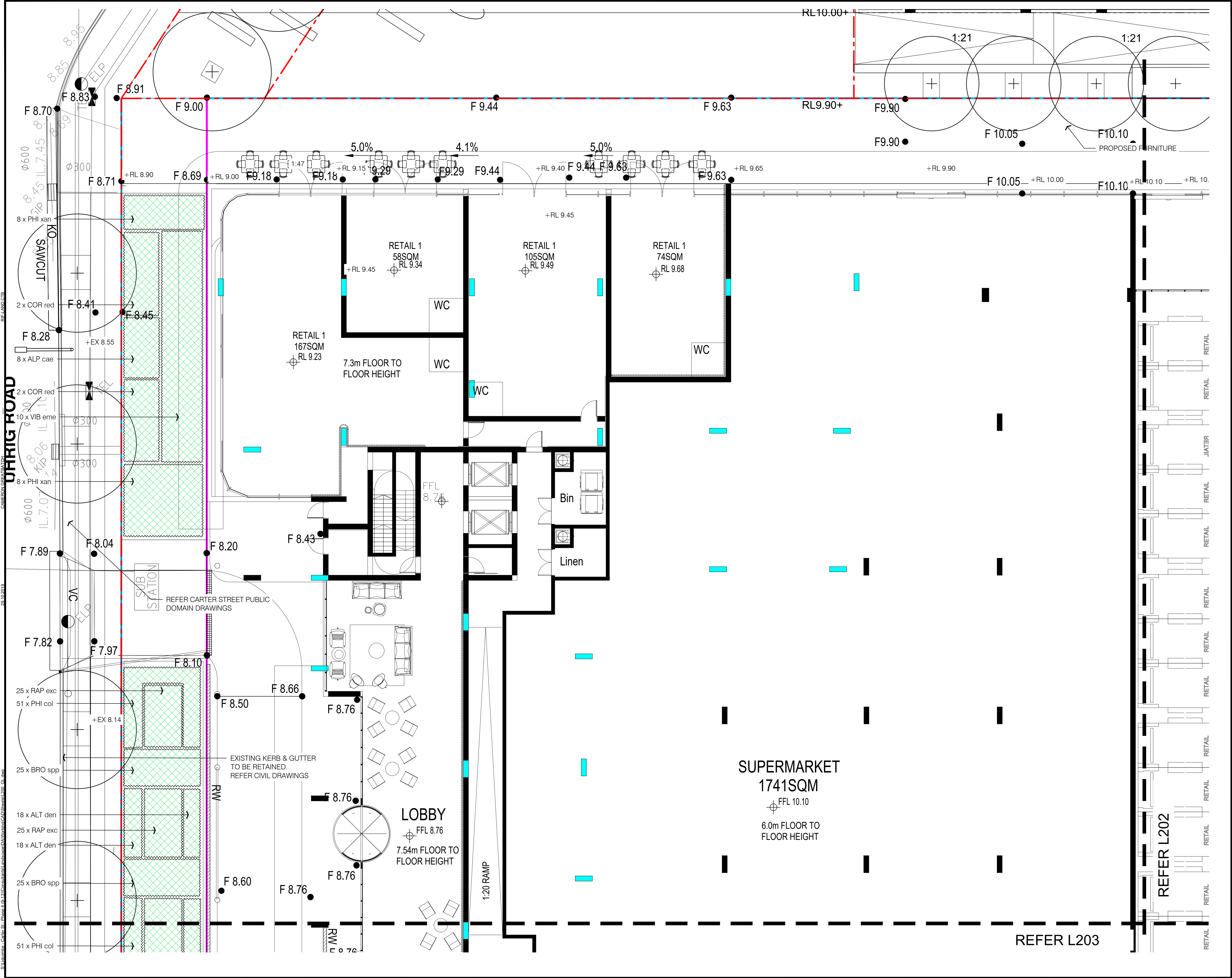
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**L200**  
REV:  
**C**  
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**GENERAL LANDSCAPE NOTES**

1:100 @ A1 1:200 @ A3  
1 2 3 4 5m

REV	DESCRIPTION	DWN	CHK	DATE
C	DEVELOPMENT APPLICATION	CG	CG	31.10.19
B	DEVELOPMENT APPLICATION	CG	CG	04.10.19
A	DEVELOPMENT APPLICATION	CG	CG	14/06/19

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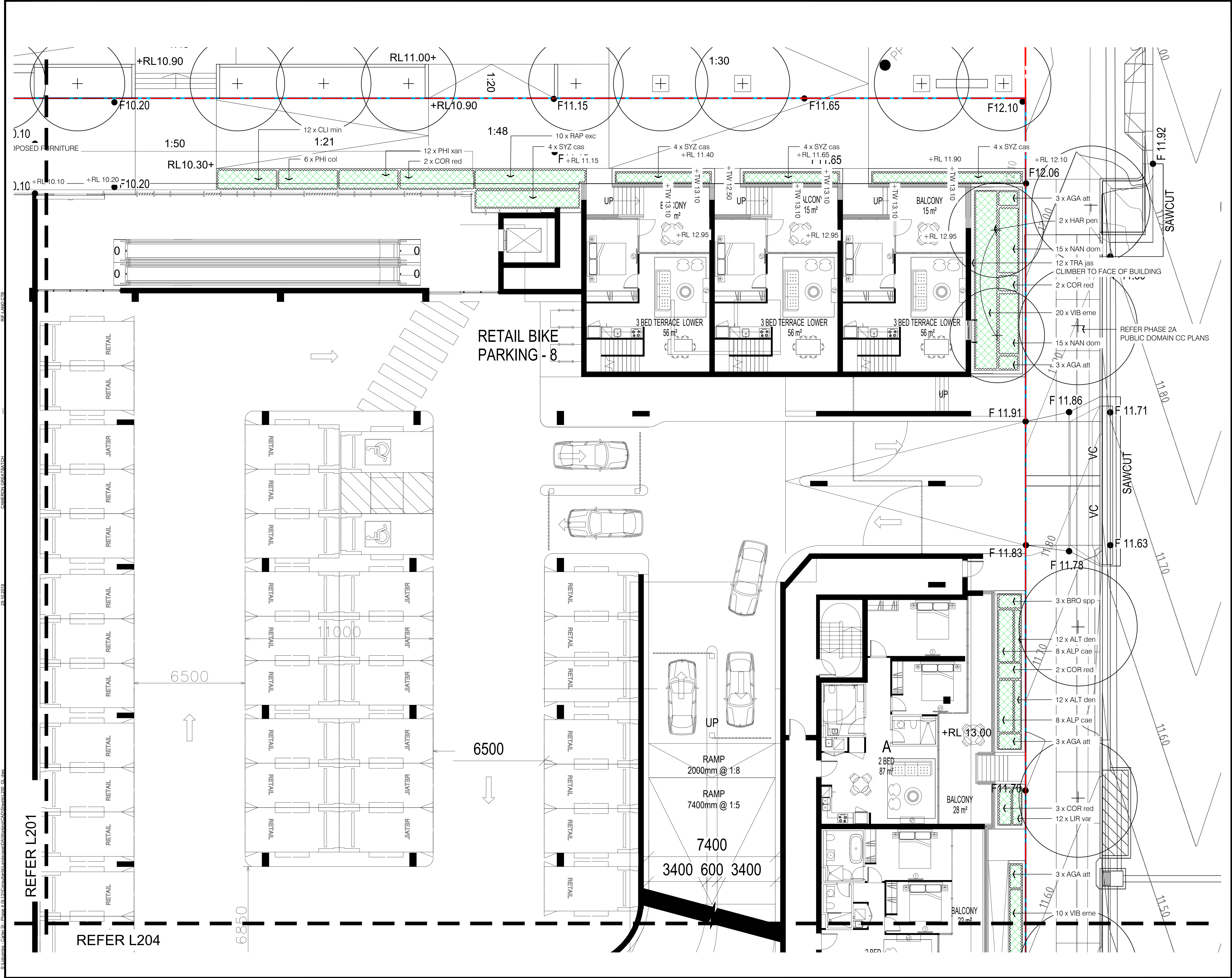
**PROJECT:**  
**CARTER STREET  
PHASE 4,  
SYDNEY OLYMPIC PARK**

**DRAWING TITLE:**  
**GROUND LEVEL  
PLANTING PLAN**

DATE: 11.06.2019	SCALE: AS SHOWN	DRAWING No: <b>L201</b>	REV: <b>C</b>
PROJECT NO:	DRAWN BY: AS SHOWN		

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GENERAL LANDSCAPE NOTES

1:100 @ A1 1:200 @ A3

1 2 3 4 5m

REV	DESCRIPTION	DWN	CHK	DATE
C	DEVELOPMENT APPLICATION	CG	CG	31.10.19
B	DEVELOPMENT APPLICATION	CG	CG	04.10.19
A	DEVELOPMENT APPLICATION	CG	CG	14/06/19

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PROJECT:

## CARTER STREET PHASE 4, SYDNEY OLYMPIC PARK

DRAWING TITLE:

## GROUND LEVEL PLANTING PLAN

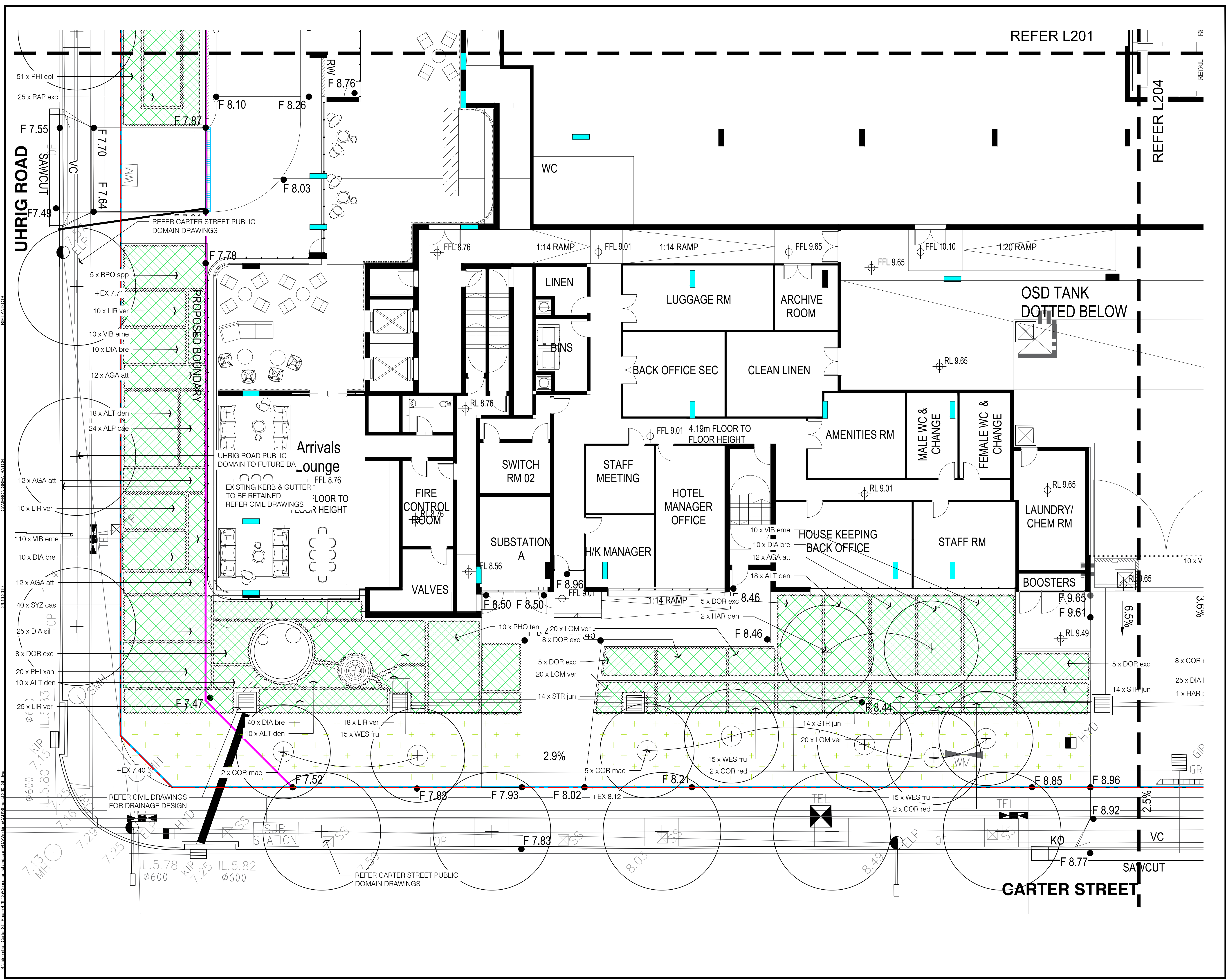
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11.06.2019	AS SHOWN	L202	C
PROJECT NO:	DRAWN BY:		
	AS SHOWN		

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GENERAL LANDSCAPE NOTES

1:100 @ A1 1:200 @ A3

1 2 3 4 5m

REV	DESCRIPTION	DWN	CHK	DATE
C	DEVELOPMENT APPLICATION	CG	CG	31.10.19
B	DEVELOPMENT APPLICATION	CG	CG	04.10.09
A	DEVELOPMENT APPLICATION	CG	CG	14/06/19

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PROJECT:

**CARTER STREET  
PHASE 4,  
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DRAWING TITLE:

**GROUND LEVEL  
PLANTING PLAN**

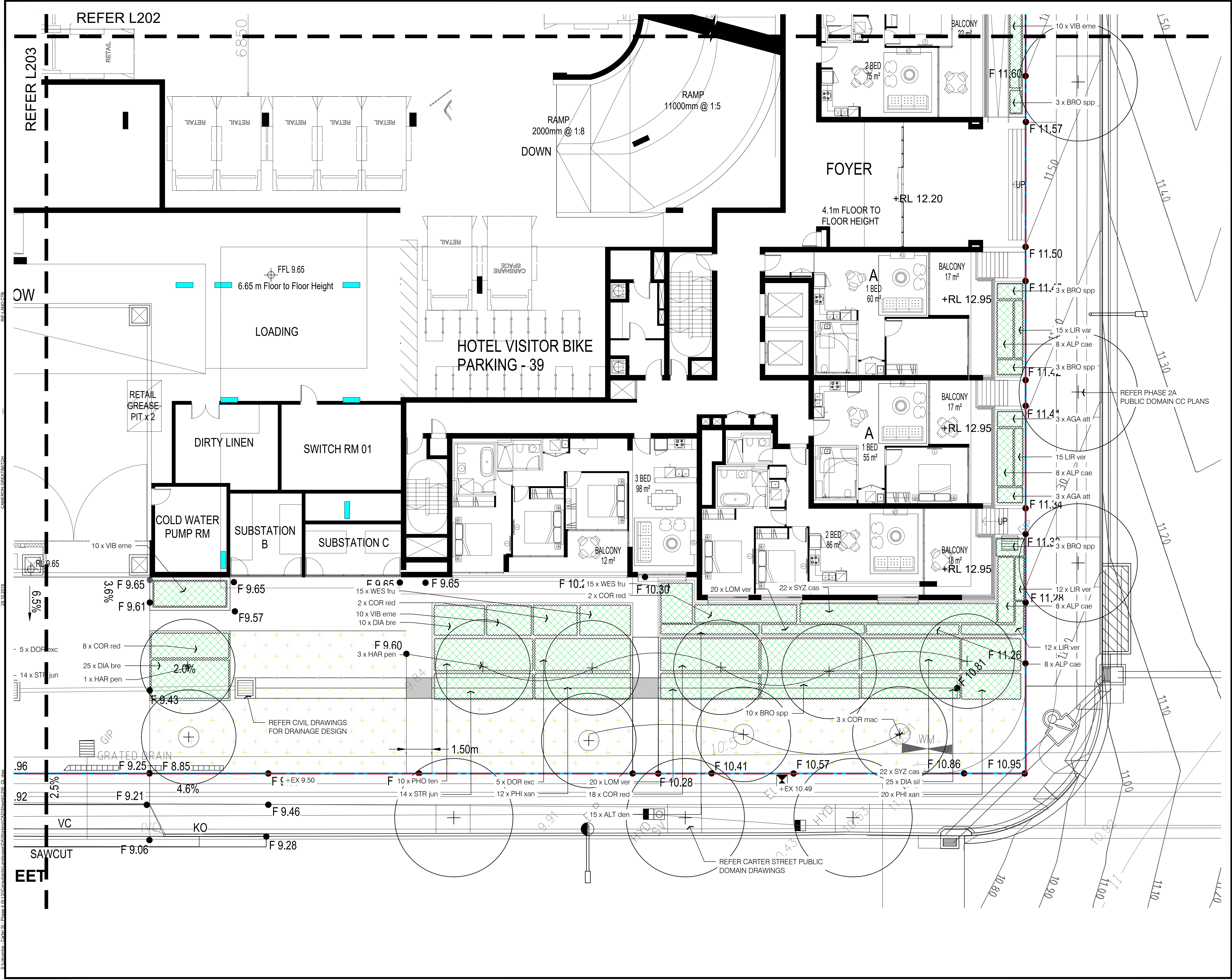
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11.06.2019	AS SHOWN	L203	C
PROJECT NO:	DRAWN BY:		
	AS SHOWN		

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GENERAL LANDSCAPE NOTES

1:100 @ A1 1:200 @ A3

REV	DESCRIPTION	DWN	CHK	DATE
C	DEVELOPMENT APPLICATION	CG	CG	31.10.19
B	DEVELOPMENT APPLICATION	CG	CG	04.10.19
A	DEVELOPMENT APPLICATION	CG	CG	14/06/19

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PROJECT:

**CARTER STREET PHASE 4,**

**SYDNEY OLYMPIC PARK**

DRAWING TITLE:

**GROUND LEVEL PLANTING PLAN**

DATE:	SCALE:	DRAWING No:	REV:
11.06.2019	AS SHOWN	<b>L204</b>	<b>C</b>
PROJECT NO:	DRAWN BY:		
	AS SHOWN		

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	DESCRIPTION	DWN	CHK	DATE
REV	DEVELOPMENT APPLICATION	CG	CG	31.10.19
	DEVELOPMENT APPLICATION	CG	CG	04.10.19
	DEVELOPMENT APPLICATION	CG	CG	14/06/19

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DRAWING TITLE:

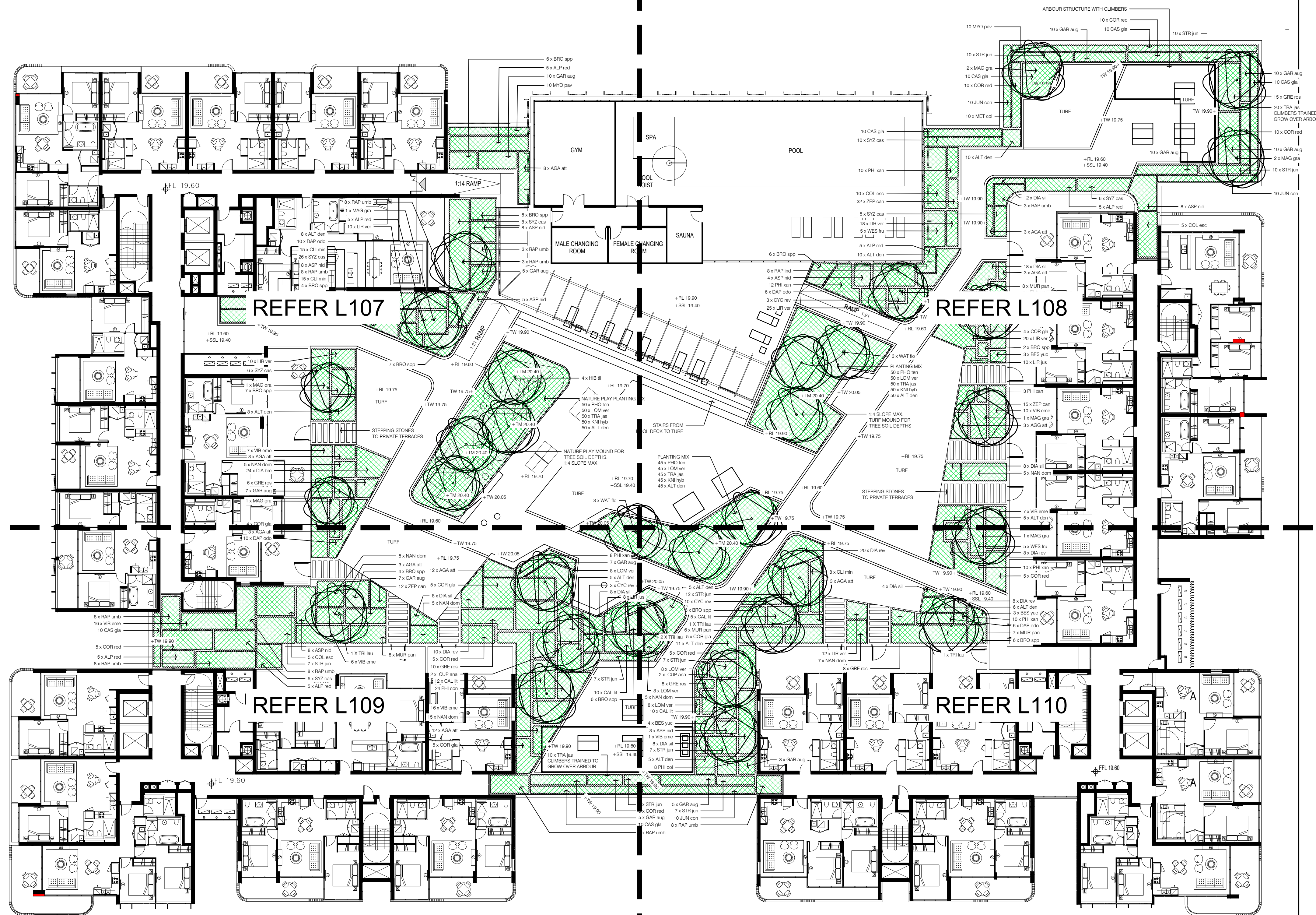
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DATE: 1.06.2019	SCALE: AS SHOWN	DRAWING No:  <b>L205</b>	REV:  <b>C</b>
PROJECT NO:	DRAWN BY: AS SHOWN		

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## GENERAL LANDSCAPE NOTES

1:200 @ A1 1:400 @ A3  
2 4 6 8 10m

REV	DESCRIPTION	DWN	CHK	DATE
C	DEVELOPMENT APPLICATION	CG	CG	31.10.19
B	DEVELOPMENT APPLICATION	CG	CG	04.10.19
A	DEVELOPMENT APPLICATION	CG	CG	14/06/19

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PROJECT:  
**CARTER STREET  
PHASE 4,  
SYDNEY OLYMPIC PARK**

DRAWING TITLE:  
**LEVEL 3  
PLANTING PLAN**

DATE: 11.06.2019	SCALE: AS SHOWN	DRAWING No: <b>L206</b>	REV: <b>C</b>
PROJECT NO:	DRAWN BY: AS SHOWN		

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CAMERON GREATBATCH (REG. LA)

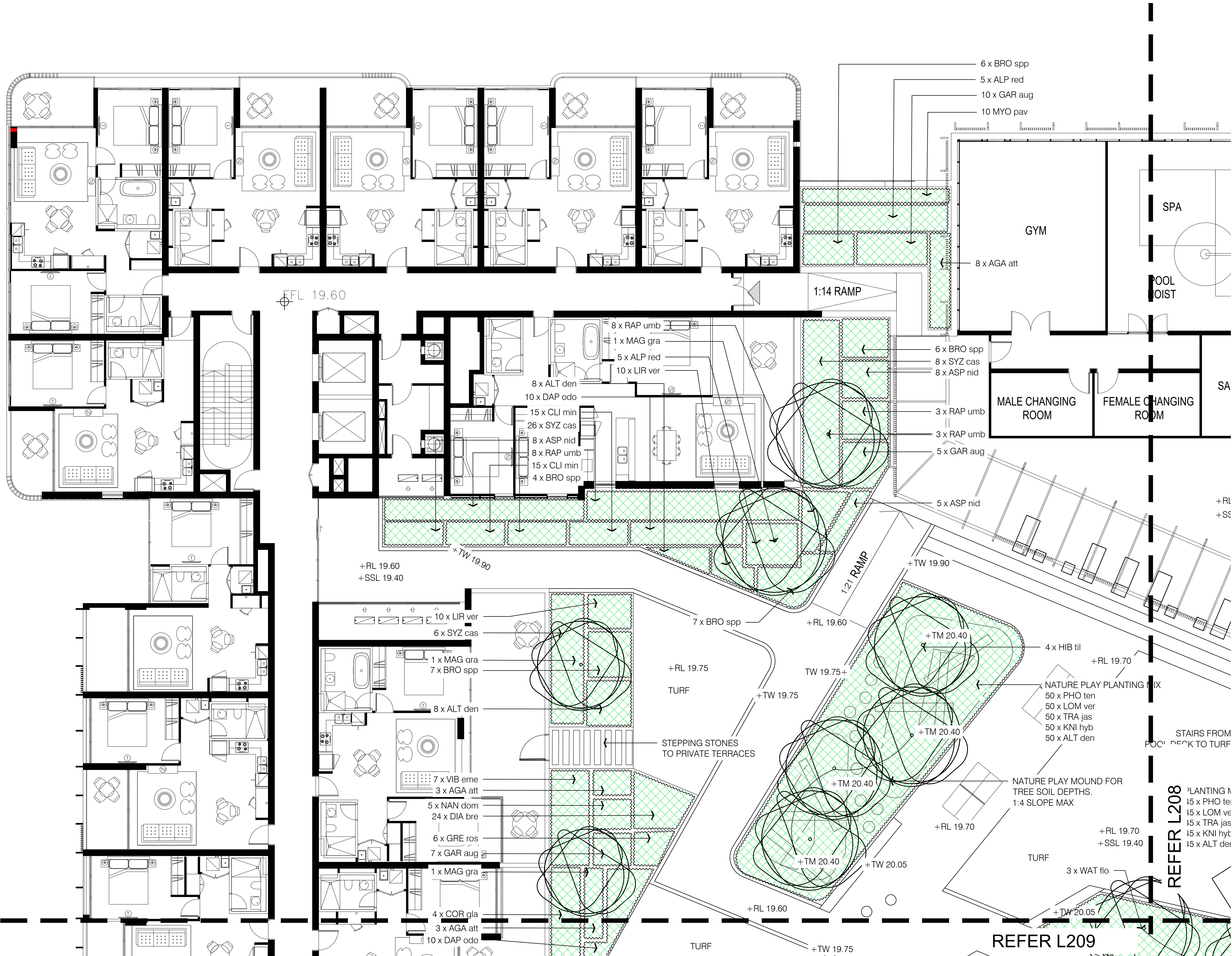




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GENERAL LANDSCAPE NOTES



1:100 @ A1 1:200 @ A3  
1 2 3 4 5m

REV	DESCRIPTION	DWN	CHK	DATE
C	DEVELOPMENT APPLICATION	CG	CG	31.10.19
B	DEVELOPMENT APPLICATION	CG	CG	04.10.19
A	DEVELOPMENT APPLICATION	CG	CG	14/06/19

**MERITON**

Builders & Developers

Level 11, 528 Kent Street, Sydney NSW 2000  
Tel: (02) 9287 2888 Fax: (02) 9287 2777  
Email: TimF@meriton.com.au  
Internet: http://www.meriton.com.au

PROJECT:

**CARTER STREET  
PHASE 4,  
SYDNEY OLYMPIC PARK**

DRAWING TITLE:

**LEVEL 3  
PLANTING PLAN**

DATE:	SCALE:	DRAWING No:	REV:
11.06.2019	AS SHOWN	<b>L207</b>	<b>C</b>
PROJECT NO:	DRAWN BY:		
	AS SHOWN		

APPROVED AND SIGNED ON BEHALF OF  
MERITON APARTMENTS PTY LTD

*[Signature]*  
CAMERON GREATBATCH (REG. LA)



















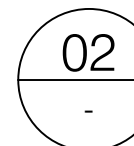
01



SOIL TYPE A: 300 MM DEEP BENEDICT SMARTMIX NO.4 LEIGHT WEIGHT  
PLANTER BOX MIX (OR APPROVED EQUIVALENT)

SOIL TYPE B: DEPTH VARIES - BENEDICT SMARTMIX NO.5 LEIGHT WEIGHT  
PLANTER BOX SUB-SOIL (OR APPROVED EQUIVALENT)

SOIL TYPE C: 100 MM DEEP BENEDICT WASHED COARSE SAND (OR APPROVED EQUIVALENT)



DO NOT SCALE

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### GENERAL LANDSCAPE NOTES

B	DEVELOPMENT APPLICATION	CG	CG	04.10.19
A	DEVELOPMENT APPLICATION	CG	CG	14/06/19
REV	DESCRIPTION	DWN	CHK	DATE



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Internet: <http://www.meriton.com>

PROJECT:

CARTER STREET  
PHASE 4,  
SYDNEY OLYMPIC PARK

**DRAWING TITLE:**

## TYPICAL LANDSCAPE DETAILS

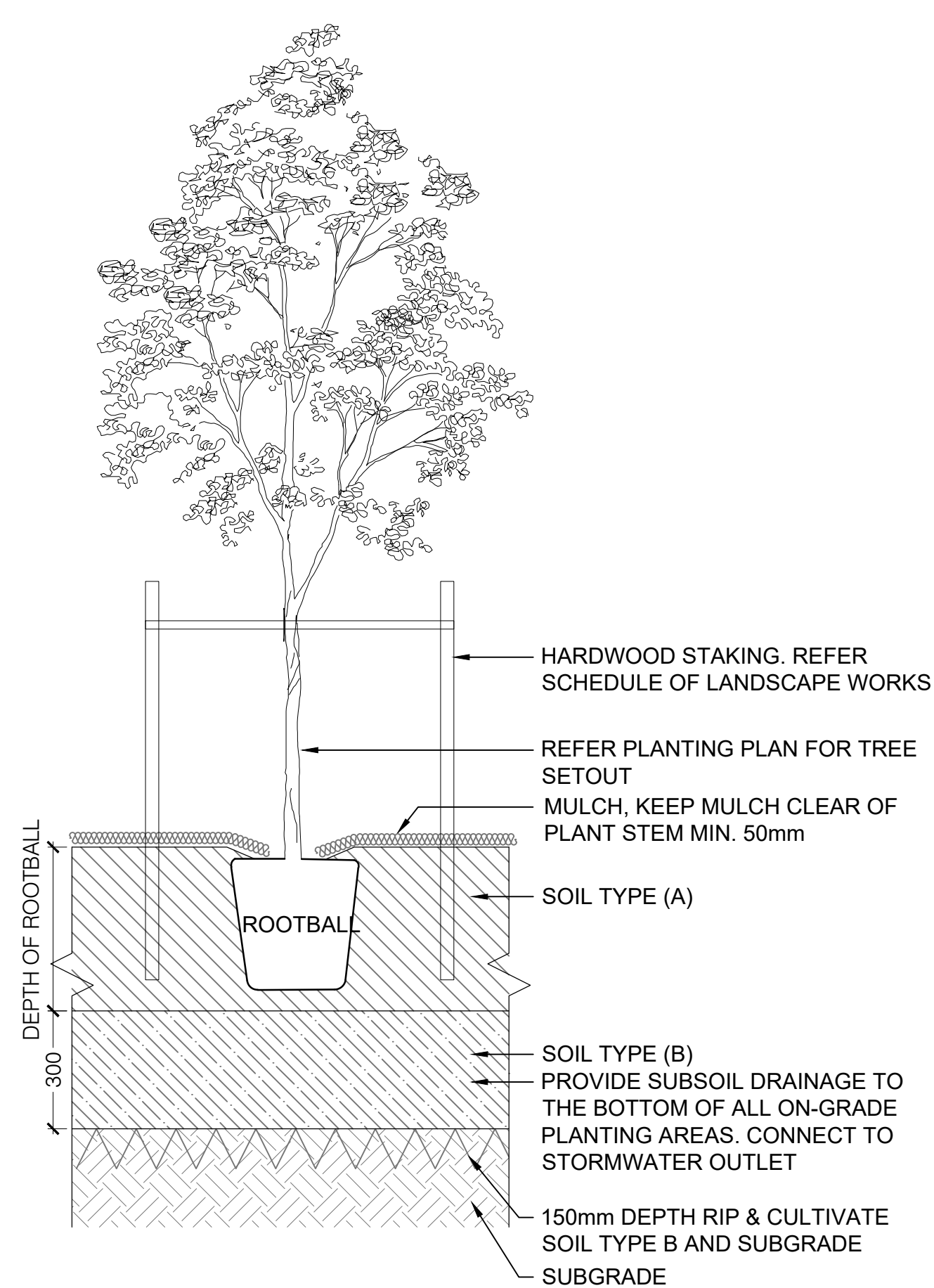
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PROJECT NO:	DRAWN BY: AS SHOWN		

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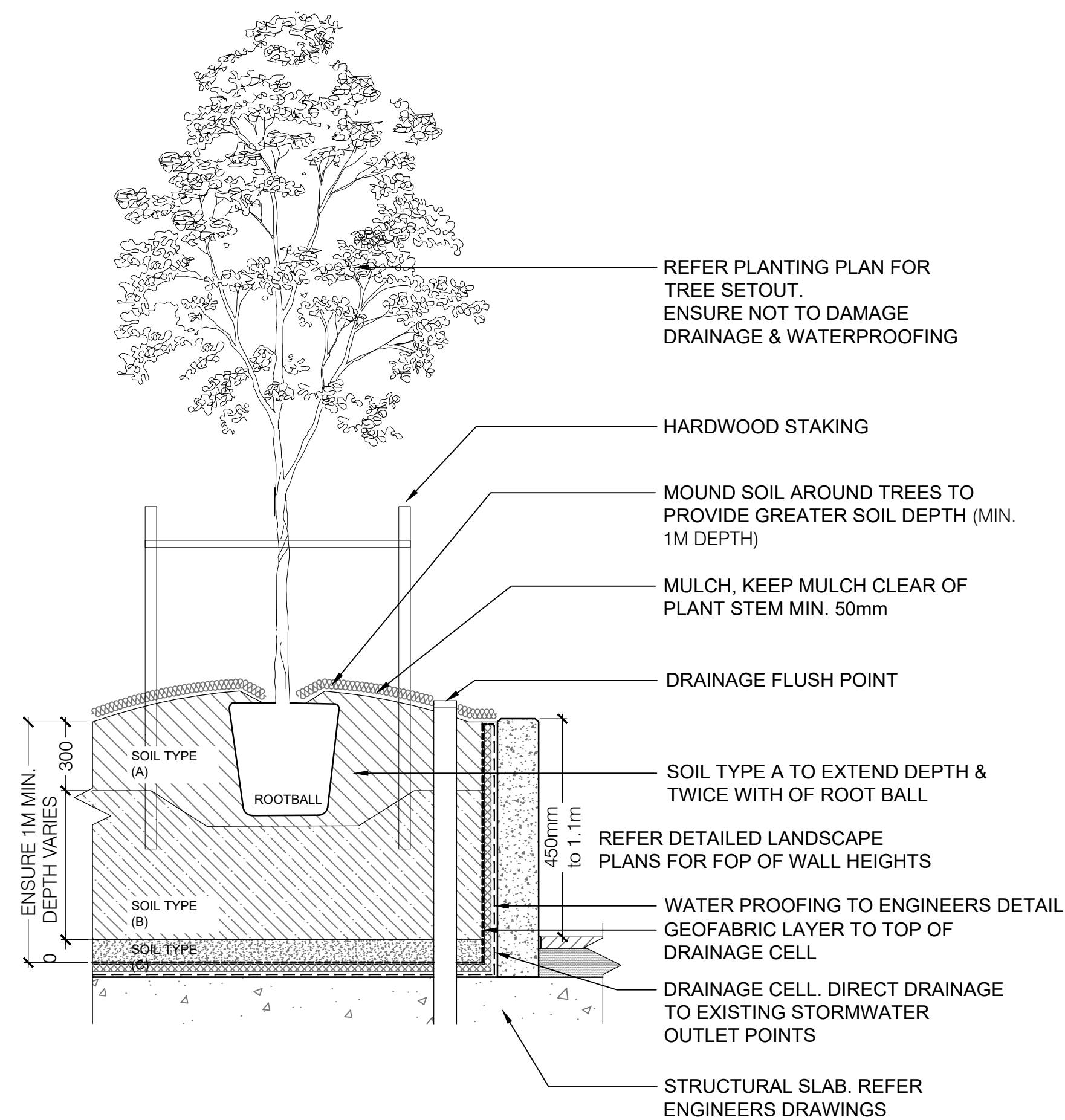
  
CAMERON GREATBATCH (REG. LA)

NORTH

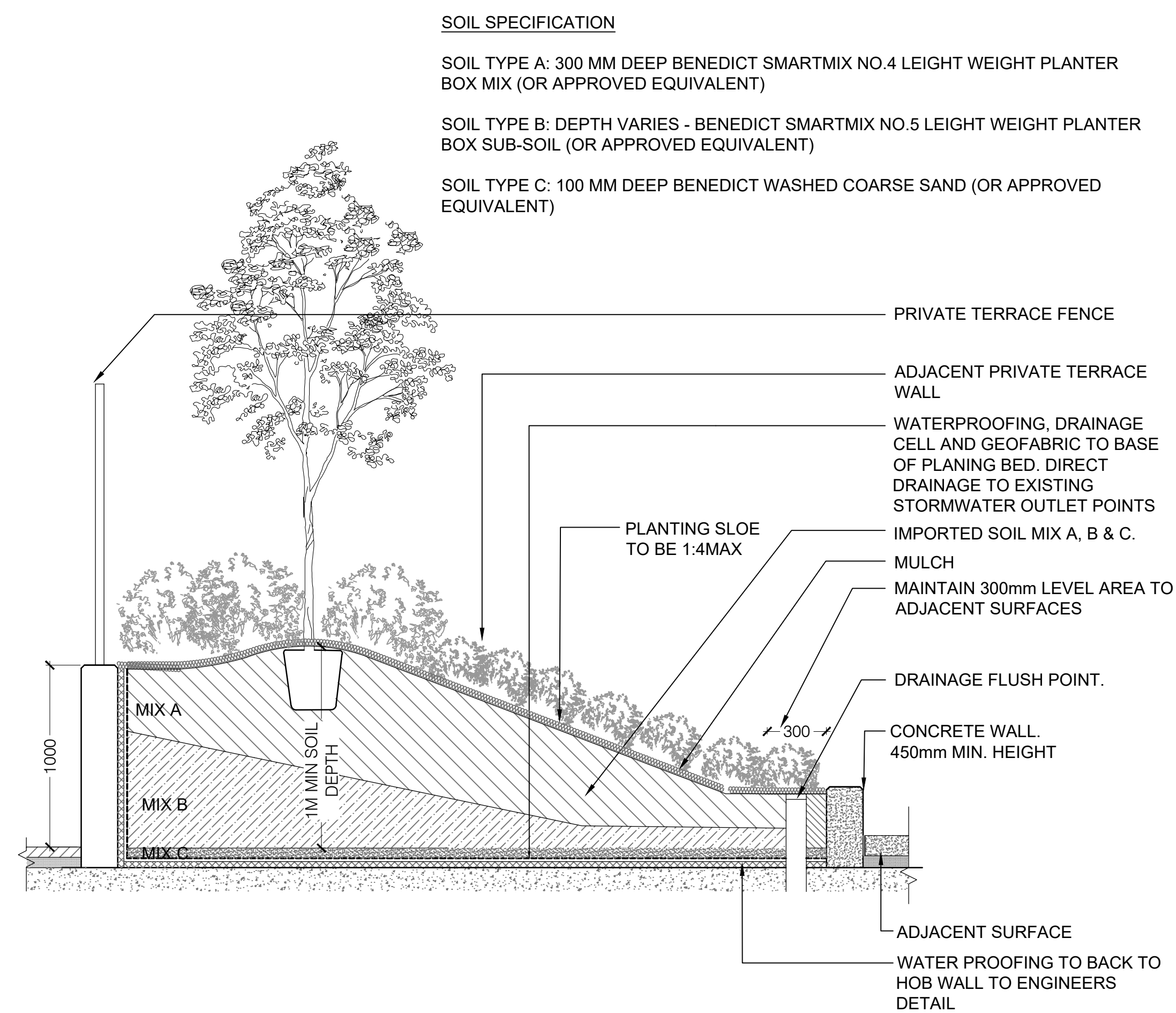




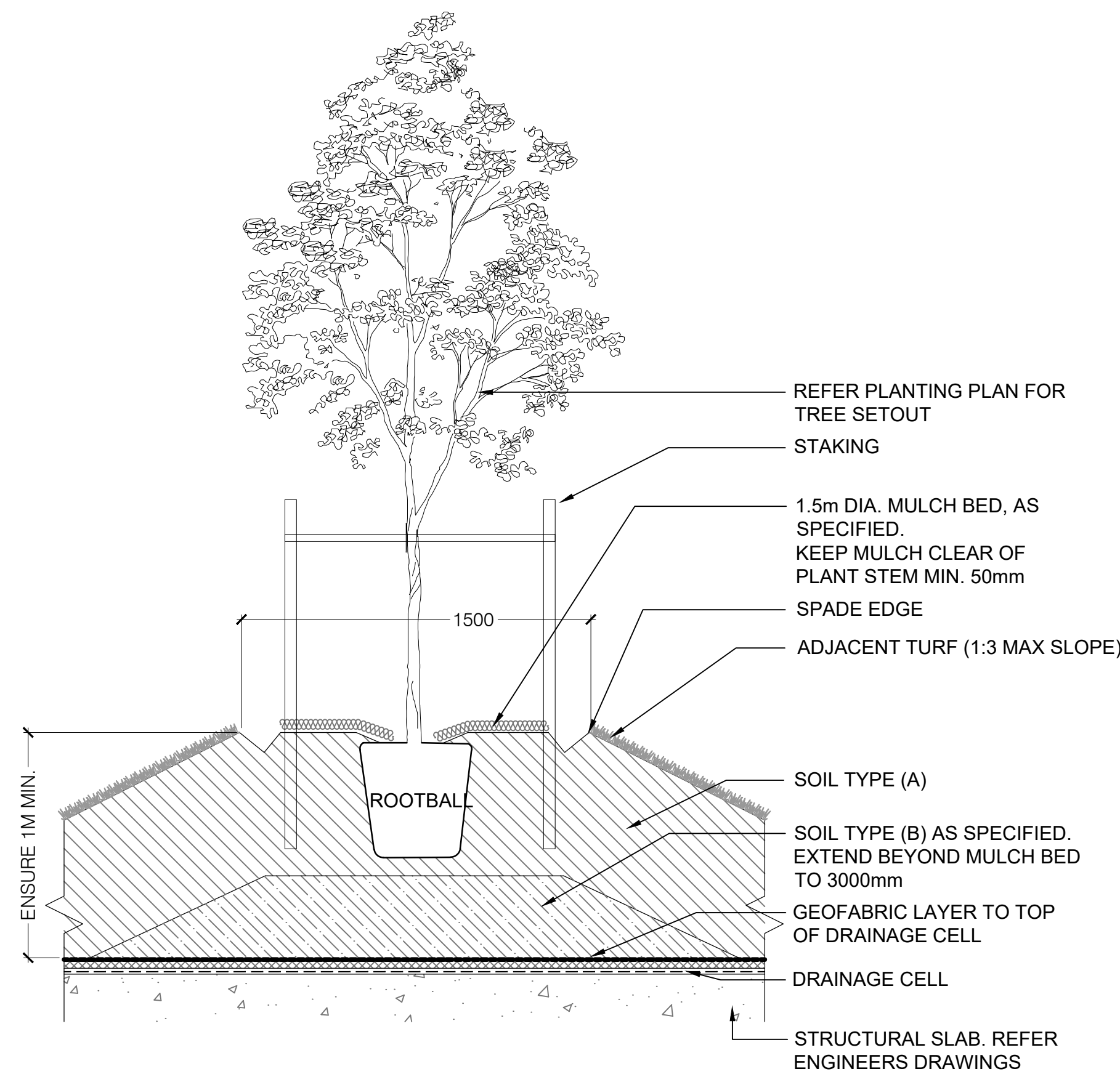
01 TYPICAL TREE IN GARDEN BED (ON GRADE)  
- SCALE 1:20 @ A1; 1:40 @ A3



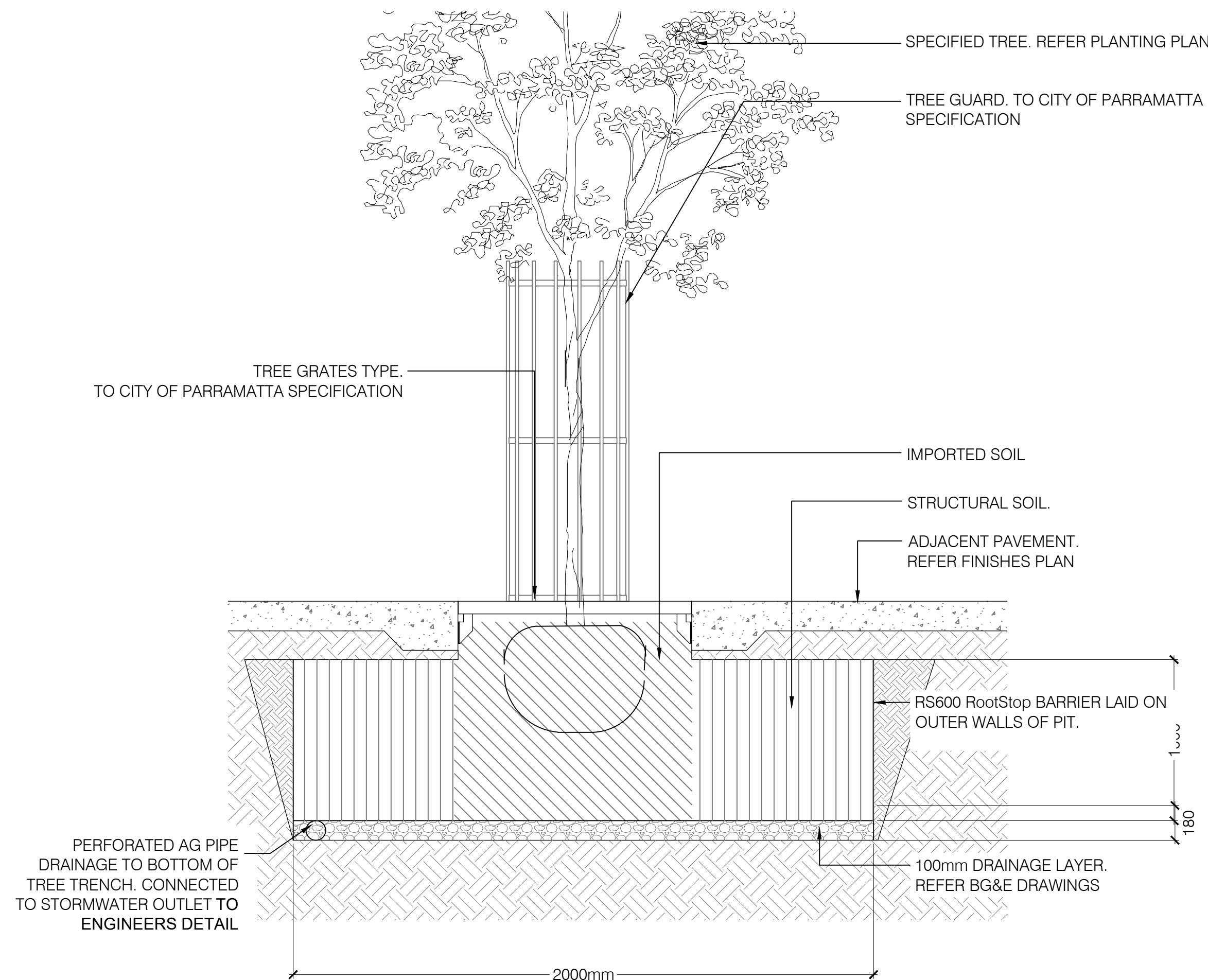
02 TYPICAL TREE IN GARDEN BED (ON PODIUM)  
- SCALE 1:20 @ A1; 1:40 @ A3



03 TYPICAL MOUNDED GARDEN BED (ON PODIUM)  
- SCALE 1:20 @ A1; 1:40 @ A3



04 TYPICAL TREE IN MOUNDED TURF (ON PODIUM)  
- SCALE 1:20 @ A1; 1:40 @ A3



05 TYPICAL TREE IN PAVING (ON GRADE)  
- SCALE 1:20 @ A1; 1:40 @ A3

### SOIL SPECIFICATION

SOIL TYPE A: 300 MM DEEP BENEDICT SMARTMIX NO.4 LEIGHT WEIGHT PLANTER BOX MIX (OR APPROVED EQUIVALENT)

SOIL TYPE B: DEPTH VARIES - BENEDICT SMARTMIX NO.5 LEIGHT WEIGHT PLANTER  
BOX SUB-SOIL (OR APPROVED EQUIVALENT)

SOIL TYPE C: 100 MM DEEP BENEDICT WASHED COARSE SAND (OR APPROVED EQUIVALENT)

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### GENERAL LANDSCAPE NOTES

B	DEVELOPMENT APPLICATION	CG	CG	04.10.19
A	DEVELOPMENT APPLICATION	CG	CG	14/06/19
<b>REV</b>	<b>DESCRIPTION</b>	<b>DWN</b>	<b>CHK</b>	<b>DATE</b>



**MERITON**

**Builders & Developers**

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Internet: <http://www.meriton.com.au>

PROJECT:

CARTER STREET  
PHASE 4,  
SYDNEY OLYMPIC PARK

DRAWING TITLE:

## TYPICAL LANDSCAPE DETAILS

DATE: 11.06.2019	SCALE: AS SHOWN	DRAWING No:  <b>L216</b>	REV:  <b>B</b>
PROJECT NO:	DRAWN BY: AS SHOWN		

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MERITON APARTMENTS PTY LTD

  
CAMERON GREATBATCH (REG. LA)



# APPENDIX B

10



# LANDSCAPE PUBLIC DOMAIN DEVELOPMENT APPLICATION PACKAGE

DWG NO.	DRAWING NAME	SCALE	SIZE	ISSUE
LPD000	COVER SHEET	NTS	A1	A
LPD200	PUBLIC DOMAIN PLAN - OVERALL	1:200	A1	A
LPD201	PUBLIC DOMAIN PLAN	1:100	A1	A
LPD202	PUBLIC DOMAIN PLAN	1:100	A1	A
LPD203	PUBLIC DOMAIN PLAN	1:100	A1	A
LPD210	TYPICAL SECTIONS	AS SHOWN	A1	A
LPD215	TYPICAL LANDSCAPE DETAILS	AS SHOWN	A1	A

PLANT CODE	BOTANICAL NAME	COMMON NAME	MATURITY HEIGHT AND SPREAD (m)	CONTAINER SIZE	DENSITY/ m²	QTY
<b>TREES</b>						
LOP con	<i>Lophostemon confertus</i>	Brush Box	20m x 10m	200L	As Shown	8
FLI aus	<i>Flindersia australis</i>	Crow's Ash	20m x 15m	200L	As Shown	7
<b>SUBTOTAL</b>						<b>15</b>

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### GENERAL LANDSCAPE NOTES

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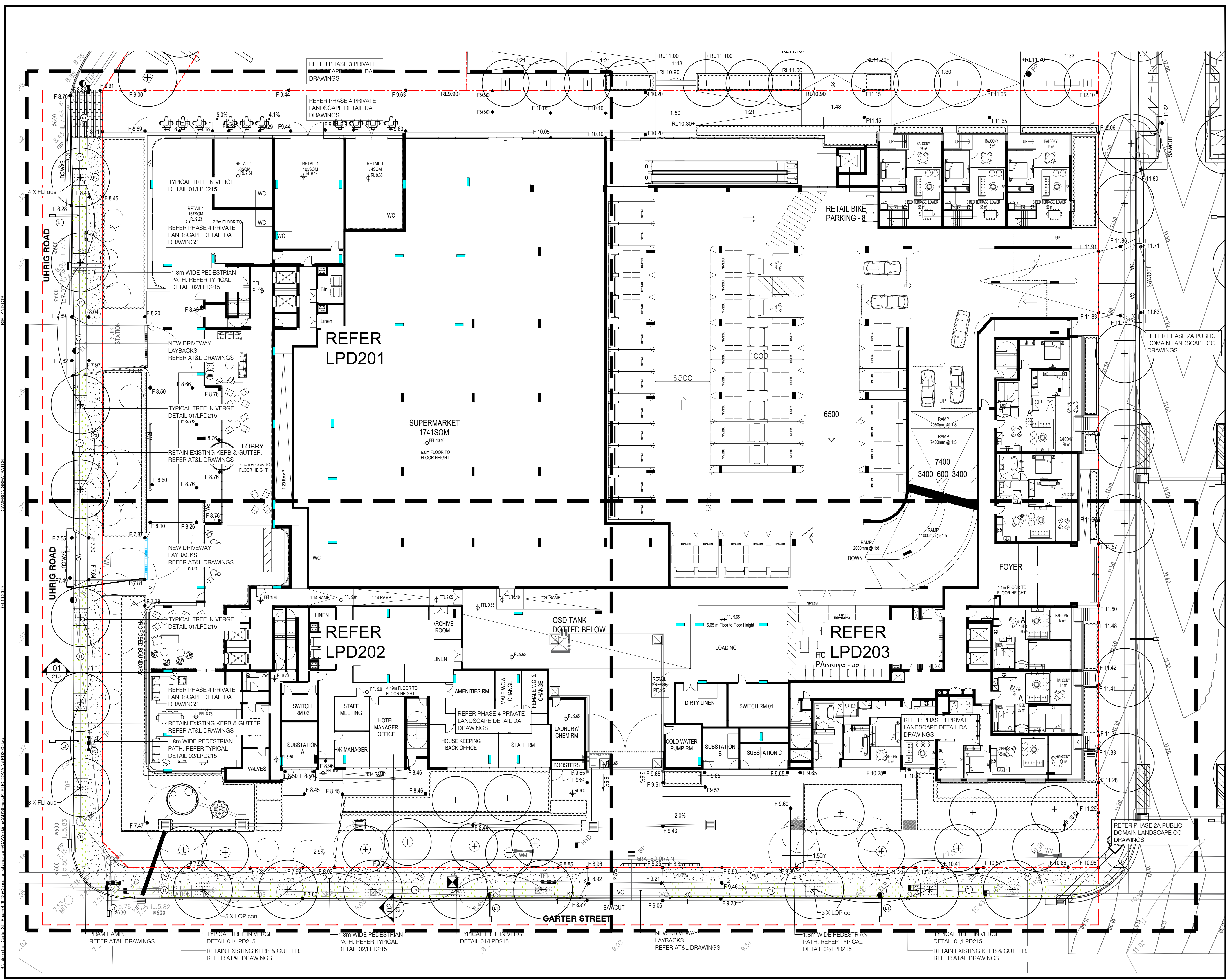
Level 11, 528 Kent Street, Sydney NSW 2000  
Tel: (02) 9287 2888 Fax: (02) 9287 2777  
Email: [camerong@meriton.com.au](mailto:camerong@meriton.com.au)  
Internet: <http://www.meriton.com.au>

DRAWING TITLE:

# PUBLIC DOMAIN LANDSCAPE PLAN

  
 CAMERON GREATBATCH (REG. LA)





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GENERAL LANDSCAPE NOTES

1:200 @ A1      1:400 @ A3

2    4    6    8    10m

REV	DESCRIPTION	DWN	CHK	DATE
B	DEVELOPMENT APPLICATION	CG	CG	04.10.19

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PROJECT:

## CARTER STREET PHASE 4, SYDNEY OLYMPIC PARK

DRAWING TITLE:

## PUBLIC DOMAIN LANDSCAPE PLAN

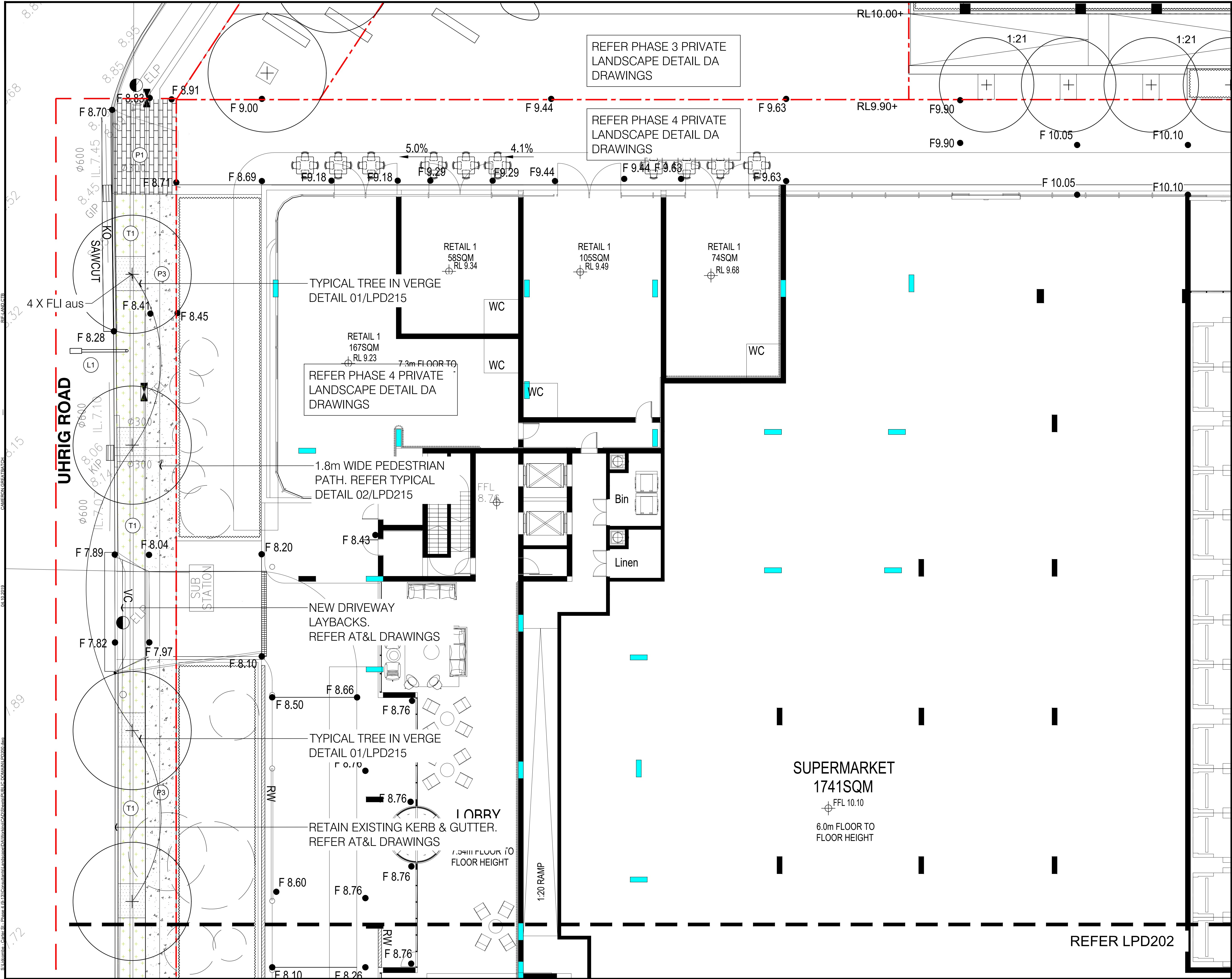
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PROJECT NO:	AS SHOWN	LPD200	A
	DRAWN BY:		
	AS SHOWN		

APPROVED AND SIGNED ON BEHALF OF  
MERITON APARTMENTS PTY LTD

NORTH

CAMERON GREATBATCH (REG. LA)





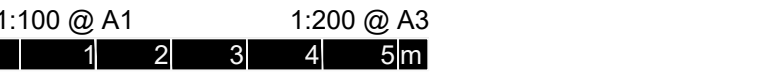
DO NOT SCALE

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GENERAL LANDSCAPE NOTES



B		DEVELOPMENT APPLICATION	CG	CG	04.10.19
REV	DESCRIPTION		DWN	CHK	DATE

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Internet: <http://www.meriton.com.au>

PROJECT:

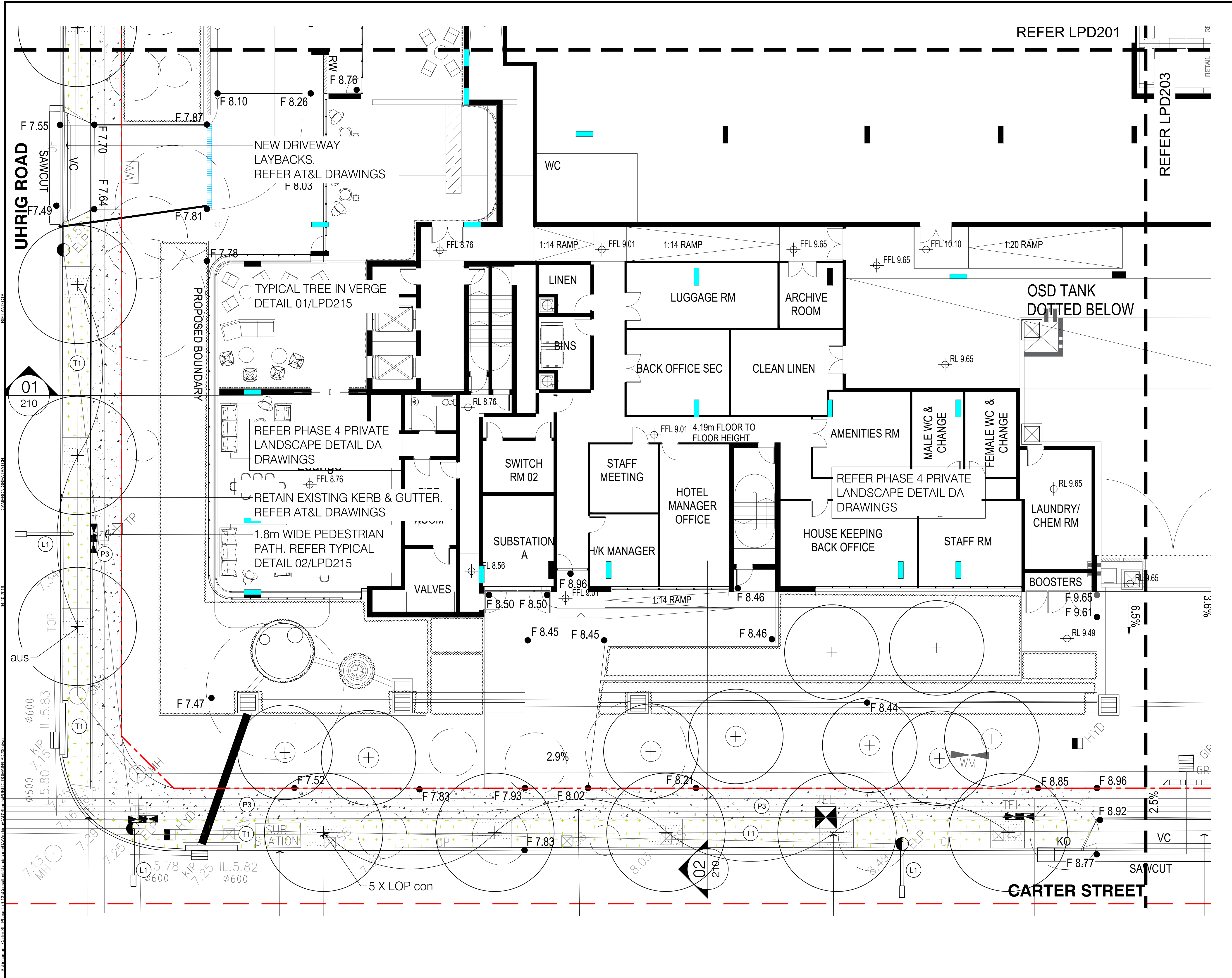
**CARTER STREET  
PHASE 4,  
SYDNEY OLYMPIC PARK**

DRAWING TITLE:

**PUBLIC DOMAIN  
LANDSCAPE PLAN**

DATE:	SCALE: AS SHOWN	DRAWING No:	REV:
PROJECT NO:	DRAWN BY: AS SHOWN	<b>LPD201</b>	<b>A</b>
APPROVED AND SIGNED ON BEHALF OF CAMERON GREATBATCH (REG. LA)		NORTH	





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GENERAL LANDSCAPE NOTES

1:100 @ A1 1:200 @ A3

1 2 3 4 5m

REV	DESCRIPTION	DWN	CHK	DATE
B	DEVELOPMENT APPLICATION	CG	CG	04.10.09

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Internet: http://www.meriton.com.au

PROJECT:

**CARTER STREET  
PHASE 4,  
SYDNEY OLYMPIC PARK**

DRAWING TITLE:

**PUBLIC DOMAIN  
LANDSCAPE PLAN**

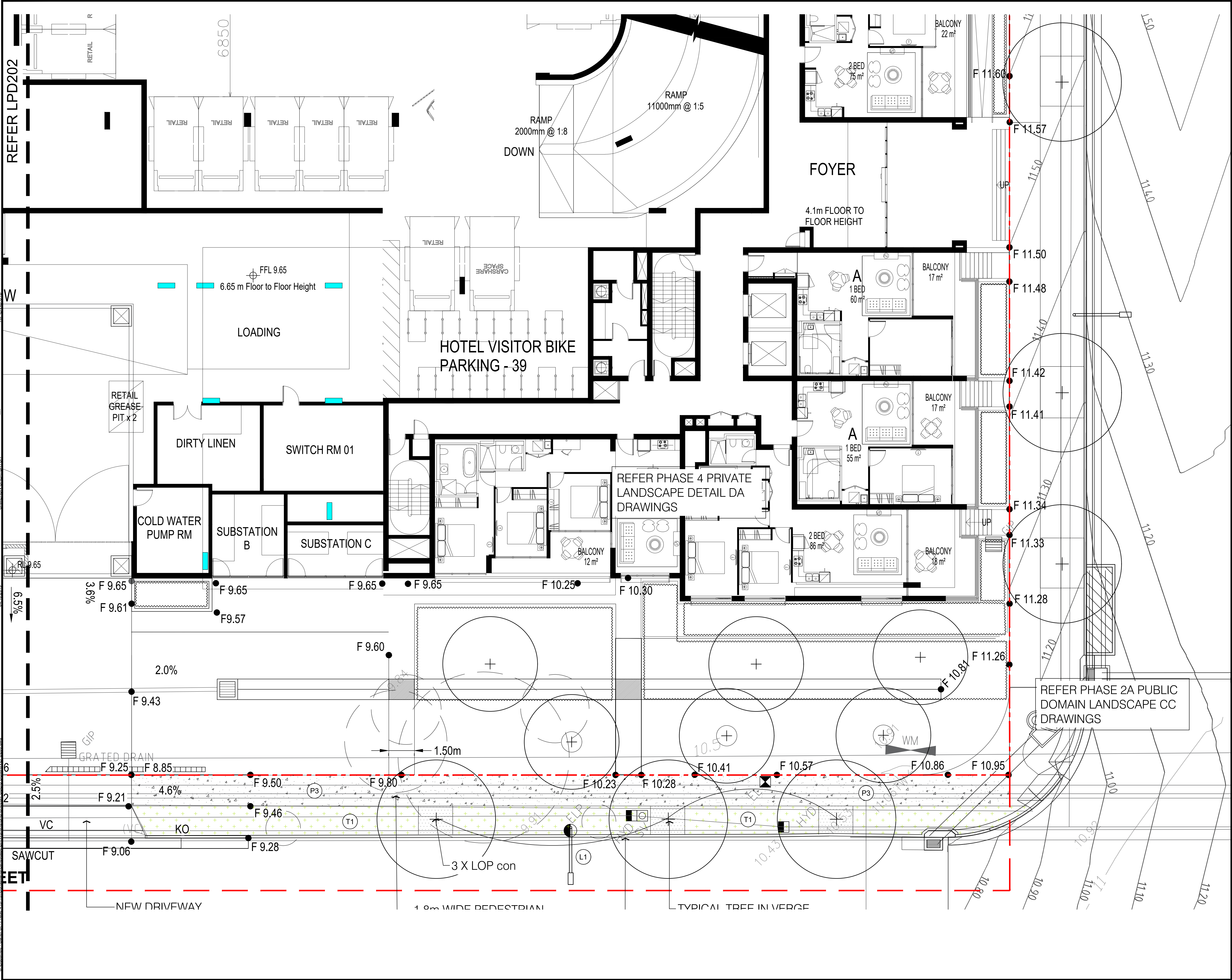
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PROJECT NO:	AS SHOWN	LPD202	A
	DRAWN BY:		
	AS SHOWN		

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NORTH

CAMERON GREATBATCH (REG. LA)





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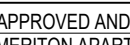

GENERAL LANDSCAPE NOTES

1:100 @ A1 1:200 @ A3  
1 2 3 4 5m

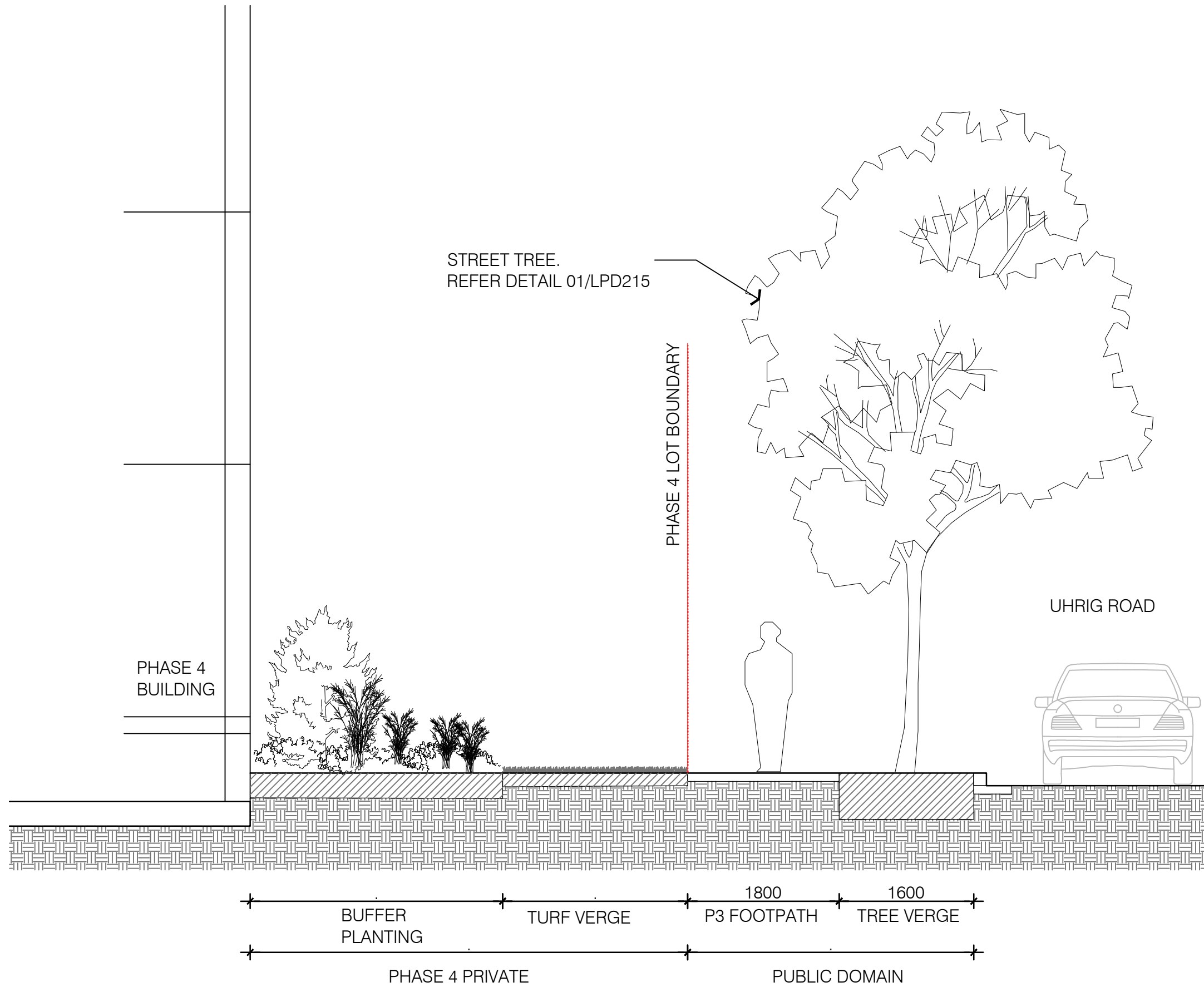
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REV	DESCRIPTION	DWN	CHK	DATE

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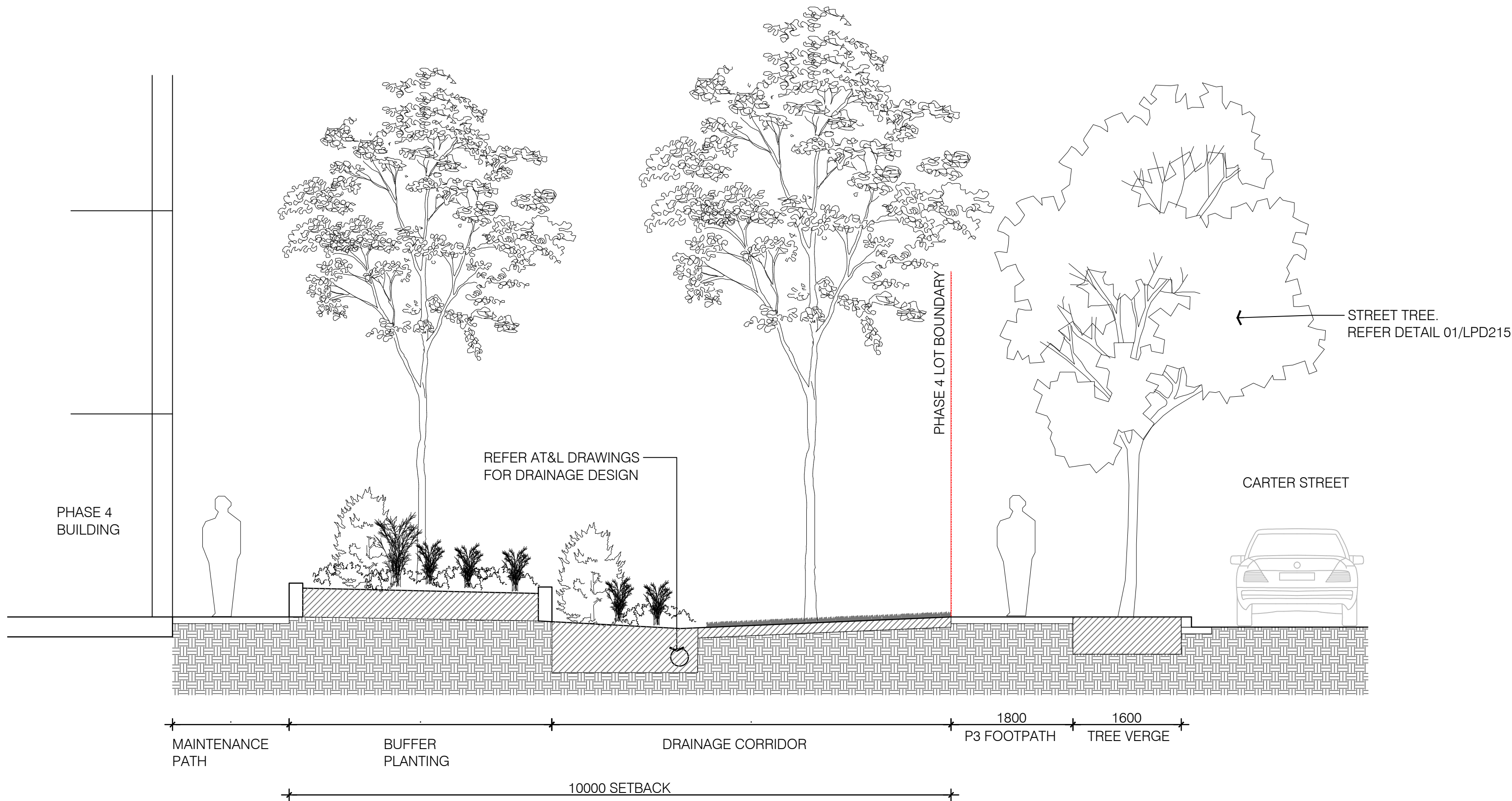
PROJECT:  
**CARTER STREET  
PHASE 4,  
SYDNEY OLYMPIC PARK**  
DRAWING TITLE:  
**PUBLIC DOMAIN  
LANDSCAPE PLAN**

DATE:	SCALE: AS SHOWN	DRAWING No:	REV:
PROJECT NO:	DRAWN BY: AS SHOWN	LPD203	A
APPROVED AND SIGNED ON BEHALF OF MERITON APARTMENTS PTY LTD		NORTH	
			
CAMERON GREATBATCH (REG. LA)			





01 TYPICAL SECTION 1 (UHRIG ROAD)  
SCALE 1:50 @ A1; 1:100 @ A3



02 TYPICAL SECTION 1 (CARTER STREET)  
SCALE 1:50 @ A1; 1:00 @ A3

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GENERAL LANDSCAPE NOTES

B	DEVELOPMENT APPLICATION	CG	CG	04.10.19

REV	DESCRIPTION	DWN	CHK	DATE
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Internet: http://www.meriton.com.au

PROJECT:

**CARTER STREET  
PHASE 4,  
SYDNEY OLYMPIC PARK**

DRAWING TITLE:

**PUBLIC DOMAIN  
LANDSCAPE SECTION**

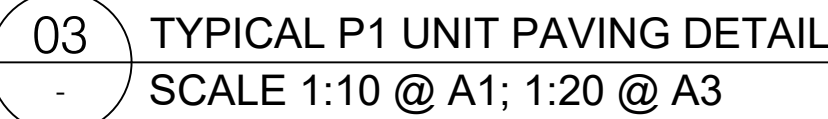
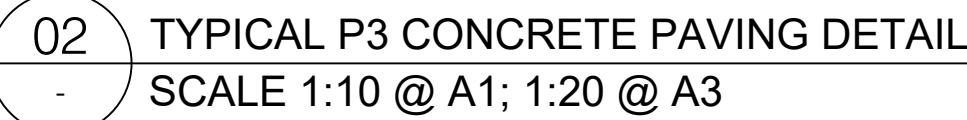
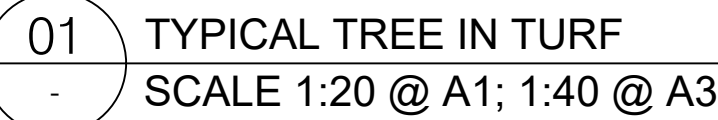
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PROJECT NO:	DRAWN BY: AS SHOWN		

APPROVED AND SIGNED ON BEHALF OF  
MERITON APARTMENTS PTY LTD

*[Signature]*

CAMERON GREATBATCH (REG. LA)






### GENERAL LANDSCAPE NOTES

REV	DESCRIPTION	DWN	CHK	DATE
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Tel: (02) 9287 2888 Fax: (02) 9287 2777  
Email: [camerong@meriton.com.au](mailto:camerong@meriton.com.au)  
Internet: <http://www.meriton.com.au>

DRAWING TITLE:

PUBLIC DOMAIN  
LANDSCAPE DETAILS

  
.....  
CAMERON GREATBATCH (REG. LA)