13-19 Canberra Ave St Leonards

Landscape Development Application

DRAWINGS

DWG NO.	DRAWING TITLE	SCALE
L-000	COVER SHEET	N/A
L-C100	LANDSCAPE GROUND & UPPER GROUND - RENDER	1:100
L-C101	LANDSCAPE COMPOSITE - RENDER	1:100
L-001	LANDSCAPE GROUND AND UPPER GROUND - FENCE AND LIGHTING PLAN	1:100
L-002	LANDSCAPE GROUND AND UPPER GROUND - TREE CANOPY CALCULATION	1:100
L-003	TREE MANAGEMENT PLAN	1:100
L-004	DEEP SOIL DIAGRAM	1:100
L-005	LANDSCAPE CALCULATION	1:100
L-100	LANDSCAPE GROUND & UPPER GROUND - GENERAL ARRANGEMENT	1:100
L-101	LANDSCAPE LEVEL 1 - GENERAL ARRANGEMENT	1:100
L-102	LANDSCAPE LEVEL 2 - GENERAL ARRANGEMENT	1:100
L-103	LANDSCAPE LEVEL 4 - GENERAL ARRANGEMENT	1:100
L-104	LANDSCAPE LEVEL 12 - GENERAL ARRANGEMENT	1:100
L-105	LANDSCAPE THROUGH SITE LINK INDICATIVE GENERAL ARRANGEMENT	1:150
L-200	LANDSCAPE GROUND & UPPER GROUND - PLANTING PLAN	1:100
L-201	LANDSCAPE LEVEL 1 - PLANTING PLAN	1:100
L-202	LANDSCAPE LEVEL 2 - PLANTING PLAN	1:100
L-203	LANDSCAPE LEVEL 4 - PLANTING PLAN	1:100
L-204	LANDSCAPE LEVEL 12 - PLANTING PLAN	1:100
L-500	LANDSCAPE SPECIFICATION NOTES & PLANT SCHEDULE	N/A
L-501	LANDSCAPE DETAILS	N/A
L-502	LANDSCAPE DETAILS	N/A
L-503	LANDSCAPE DETAILS	N/A
L-504	LANDSCAPE DETAILS	N/A
L-601	LANDSCAPE ELEVATION	N/A
L-602	LANDSCAPE ELEVATION	N/A
L-603	LANDSCAPE ELEVATION	N/A
L-604	LANDSCAPE ELEVATION	N/A
L-605	LANDSCAPE ELEVATION	N/A

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G	Council RFI - For information	MJW	RS	23.05.2022
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E	Council RFI - For information	NH	RS	26.04.2022
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C	For Approval	PH	RS	24.08.2021
B	For Approval	EN	RS	02.08.2021
A	For Approval	PH	RS	30.04.2021

LEGEND

Client:
HYECORP
Property Group

Project:
13 - 19 Canberra Ave St leonards

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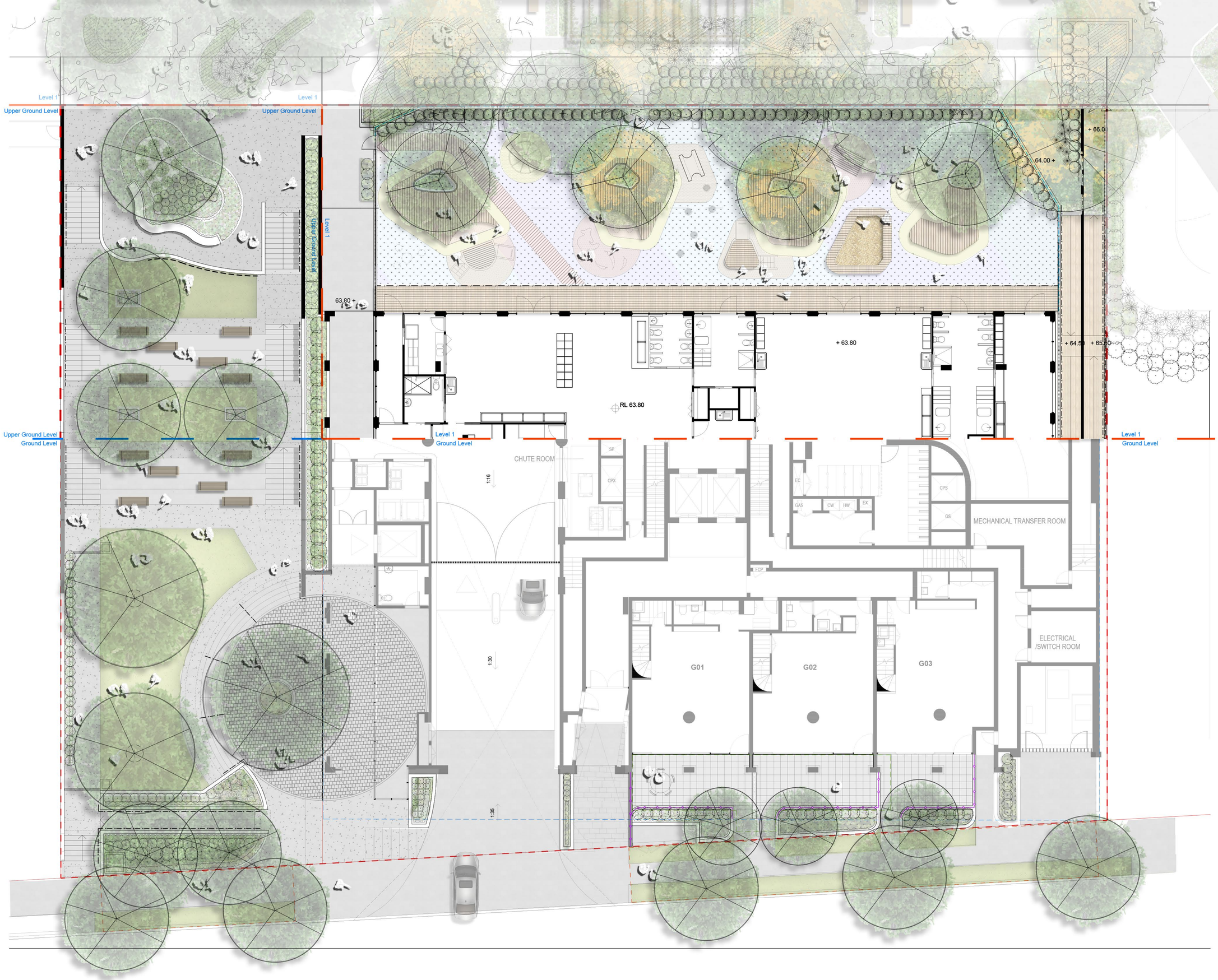
Landscape Architects

Development Application

Drawing Name:
Cover Sheet

Scale:

Job Number:	Drawing Number:	Issue:
SS21-4691	000	G



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LEGEND

- Proposed trees (Refer Planting Plans)
- Shrubs and Accents (Refer Planting Plans)
- Ground covers & Grasses (Refer Planting Plans)
- Lawn
- Exposed aggregate concrete paving
- Timber decking
- Cobble stone
- Unit paver
- Softfall
- Gravel
- Furniture
- Palisade fence
- Timber seating
- TGSI
- Handrail
- Indicative Public Art
- Soil Depth
- OSD Tank Below
- Structural Root Cell System

Client:
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Landscape Architects

Development Application

Drawing Name:
Landscape Ground, Upper Ground, and Level 1 Render

Scale: 1:100 @ A1 (0 1 2 3 4 5m)

Job Number: SS21-4691
Drawing Number: C100
Issue: G

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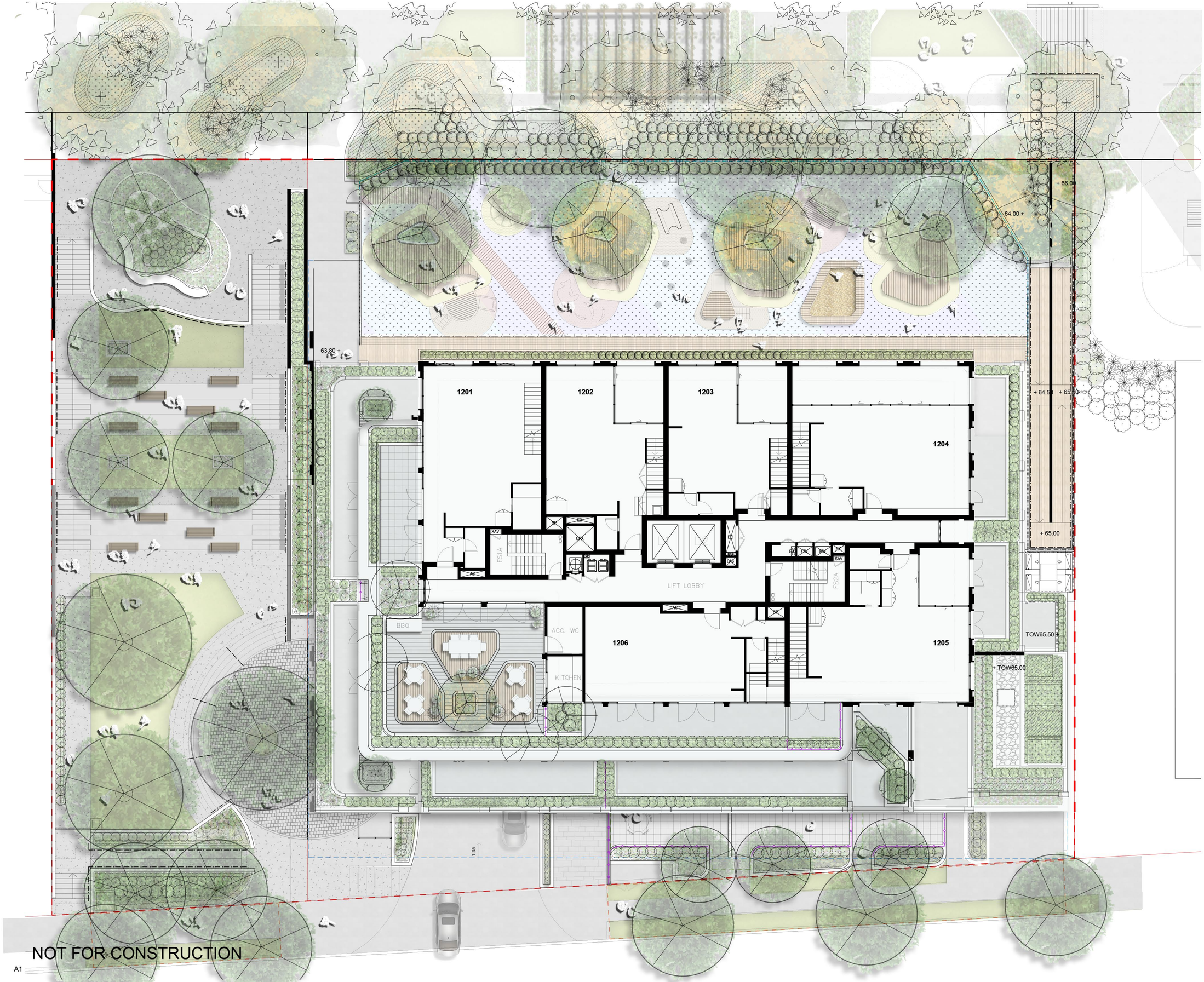

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LEGEND

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Development Application

Drawing Name:
Landscape Composite
Render

Scale: 1:100 @ A1
0 1 2 3 4 5m

Job Number: SS21-4691
Drawing Number: C101
Issue: F

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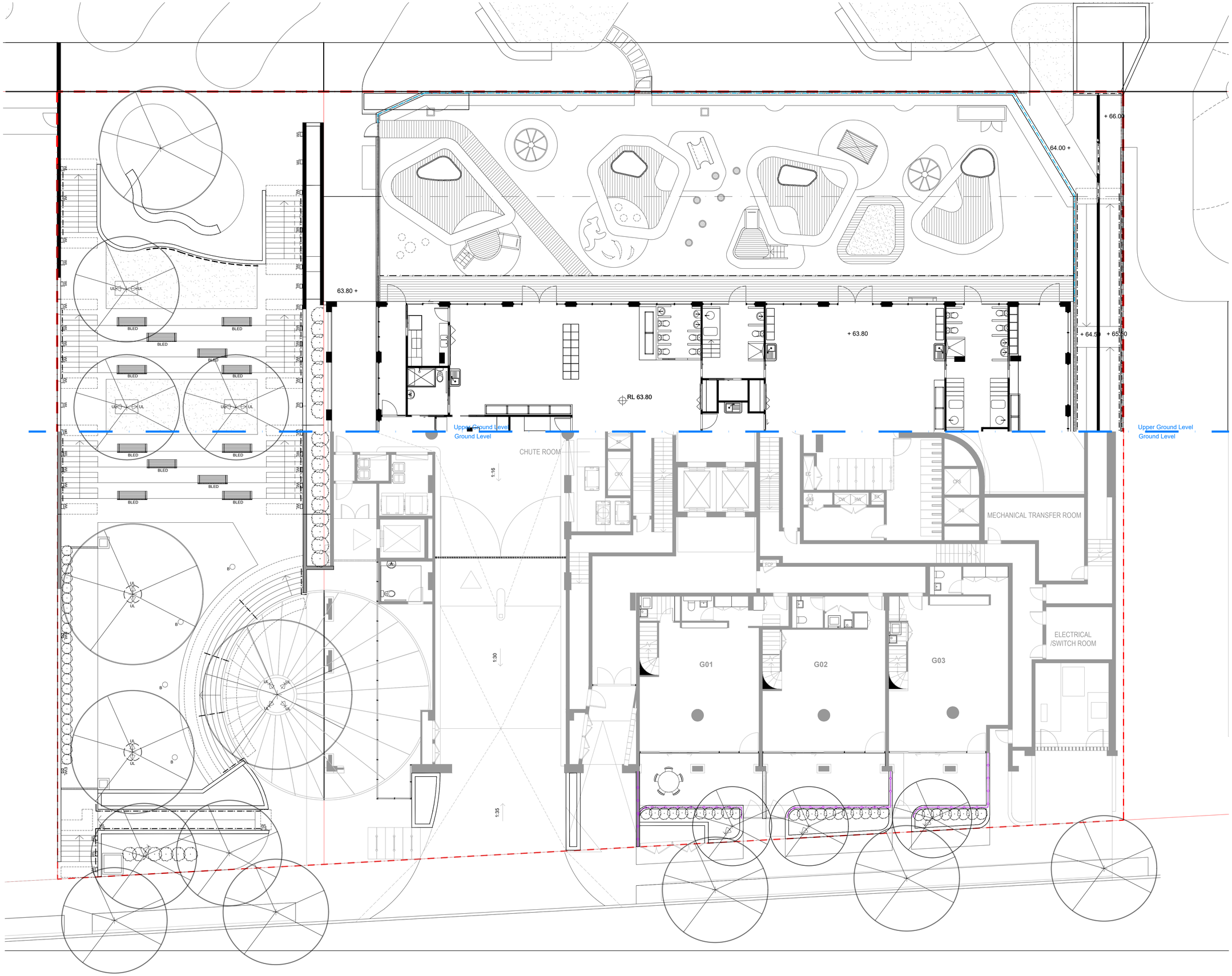

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LEGEND

- Wall mounted timber lapped cap fence
- Palisade fence
- UL — Uplight
- WL — Wall Light
- EWL — Elevated Wall Light
- B — Bollard
- BLED — Recessed bench LED

Client:

HYECORP
Property Group

Project:

13 - 19 Canberra Ave St leonards

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Landscape Architects

Development Application

Drawing Name:

Landscape, upper ground & level 1
Fencing & lighting plan

Scale: 1:100 @ A1

0 1 2 3 4 5m

Job Number: SS21-4691

Drawing Number: 001

Issue: G

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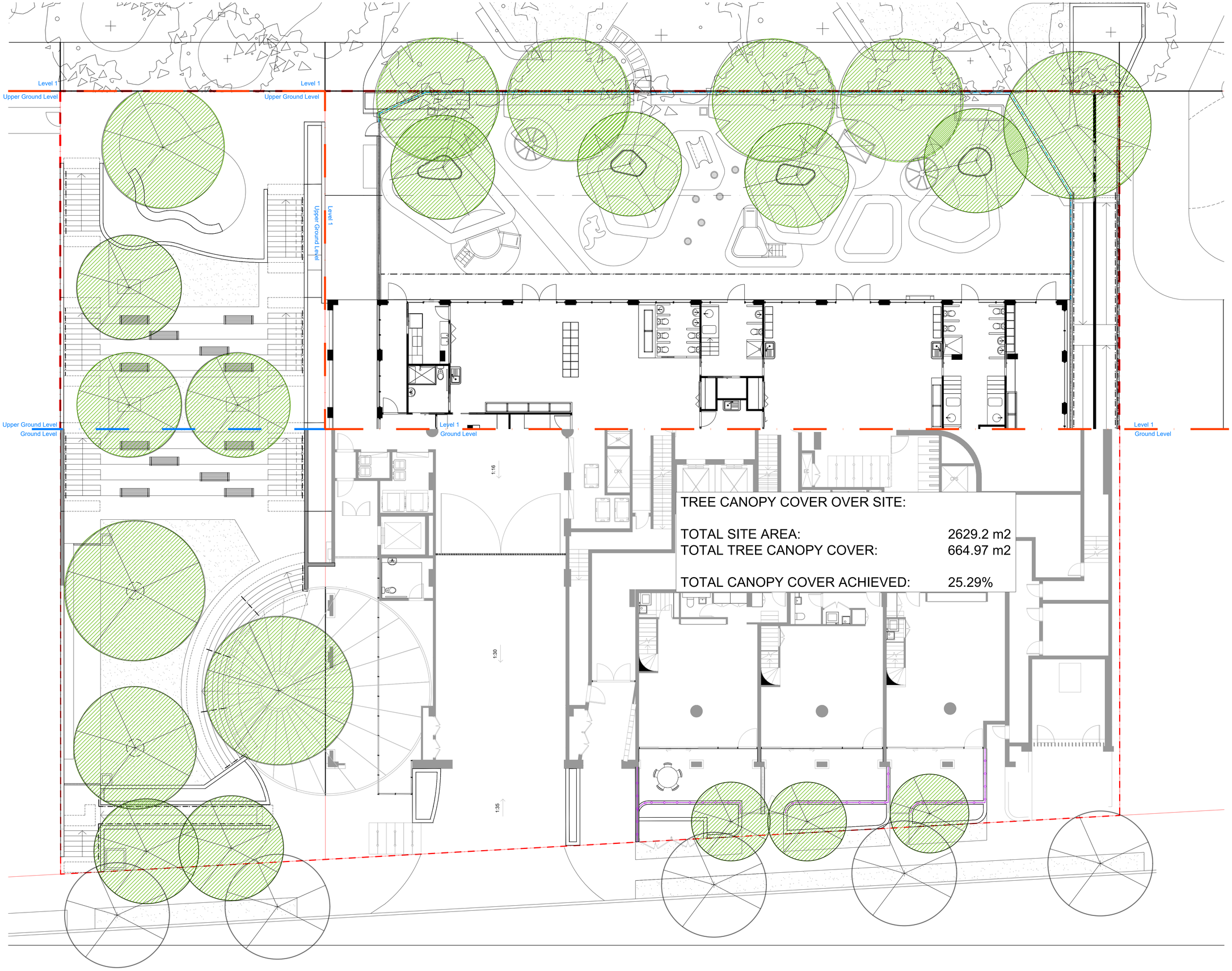

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LEGEND
TREE CANOPY AREA

Tree canopy area

Client:
HYECORP
Property Group

Project:
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Landscape Architects

Development Application

Drawing Name:
Landscape ground & upper ground
Tree canopy calculation

Scale: 1:100 @ A1

0 1 2 3 4 5m

Job Number: SS21-4691
Drawing Number: 002
Issue: G

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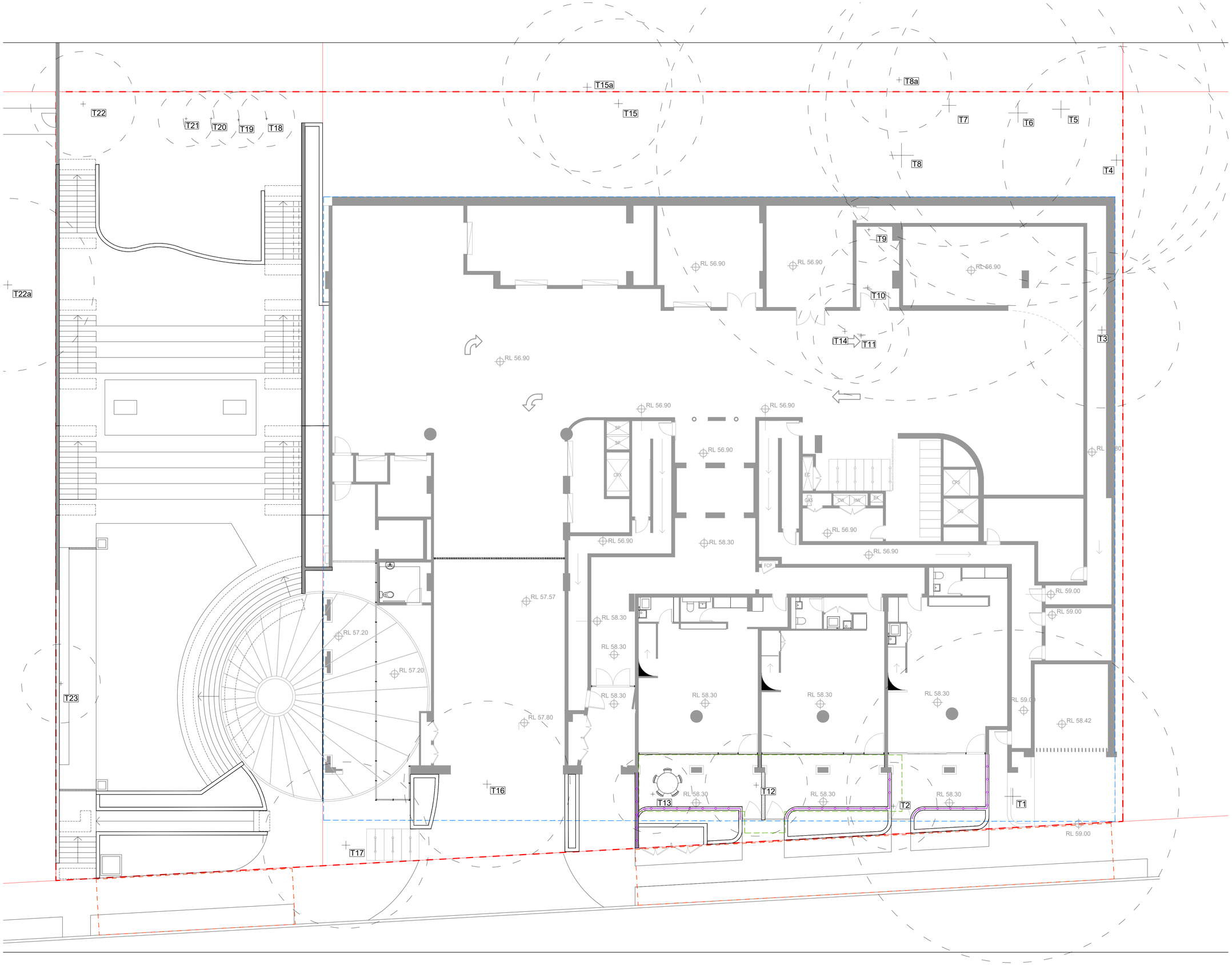

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A	For Approval	PH	RS	30.04.2021

LEGEND

Trees removed

Client:

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Property Group

Project:

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Landscape Architects

Development Application

Drawing Name:

Landscape ground
Tree management plan

Scale: 1:100 @ A1

0 1 2 3 4 5m

Job Number: SS21-4691

Drawing Number: 003

Issue: G

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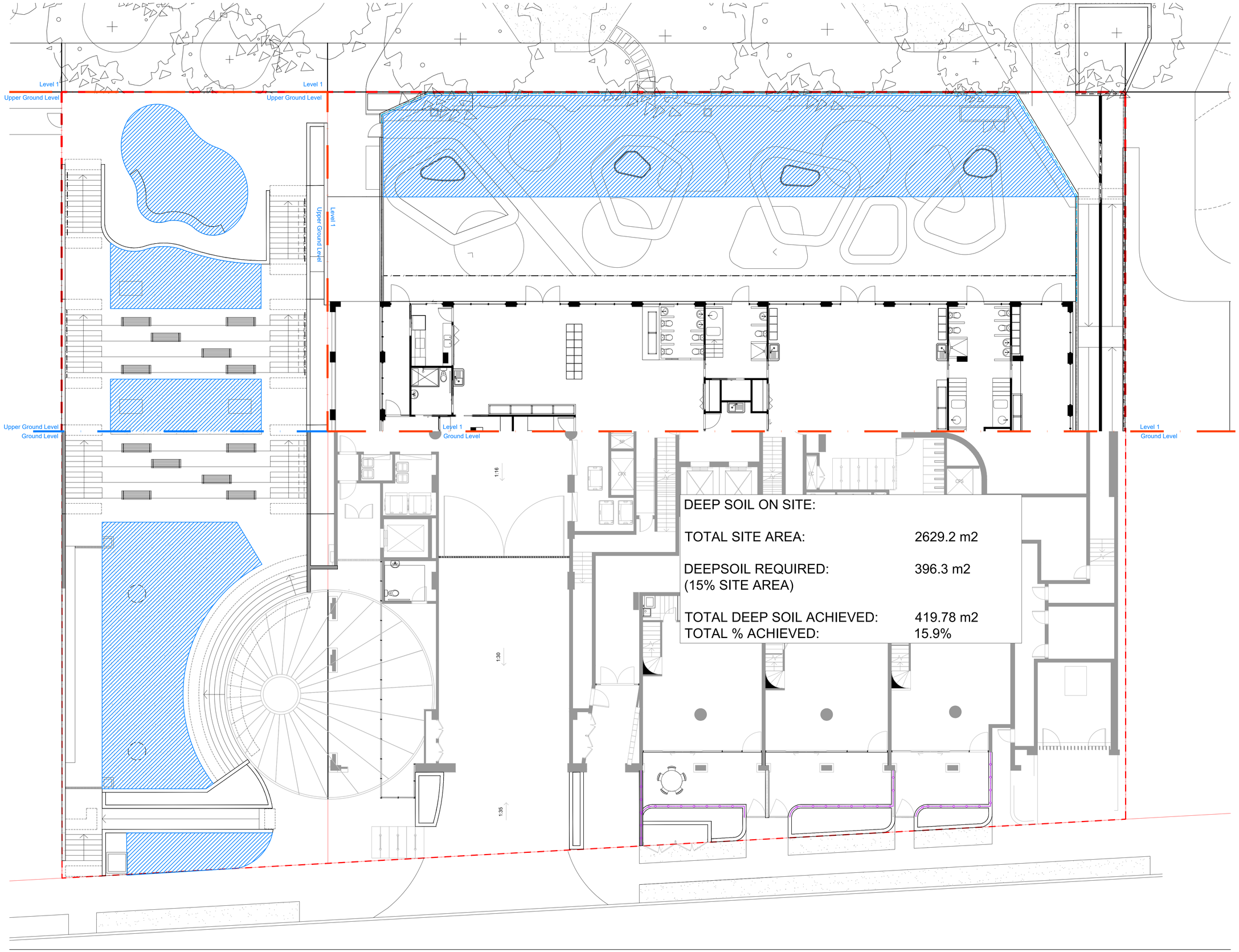

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B	Council RFI - For information	NH	RS	29.04.2022
A	Council RFI - For information	NH	RS	26.04.2022

LEGEND

Deep soil areas

Client:
HYECORP
Property Group

Project:
13 - 19 Canberra Ave St leonards

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Landscape Architects

Development Application

Drawing Name:
Deep soil diagram

Scale: 1:100 @ A1

0 1 2 3 4 5m

Job Number: SS21-4691

Drawing Number: 004

Issue: C

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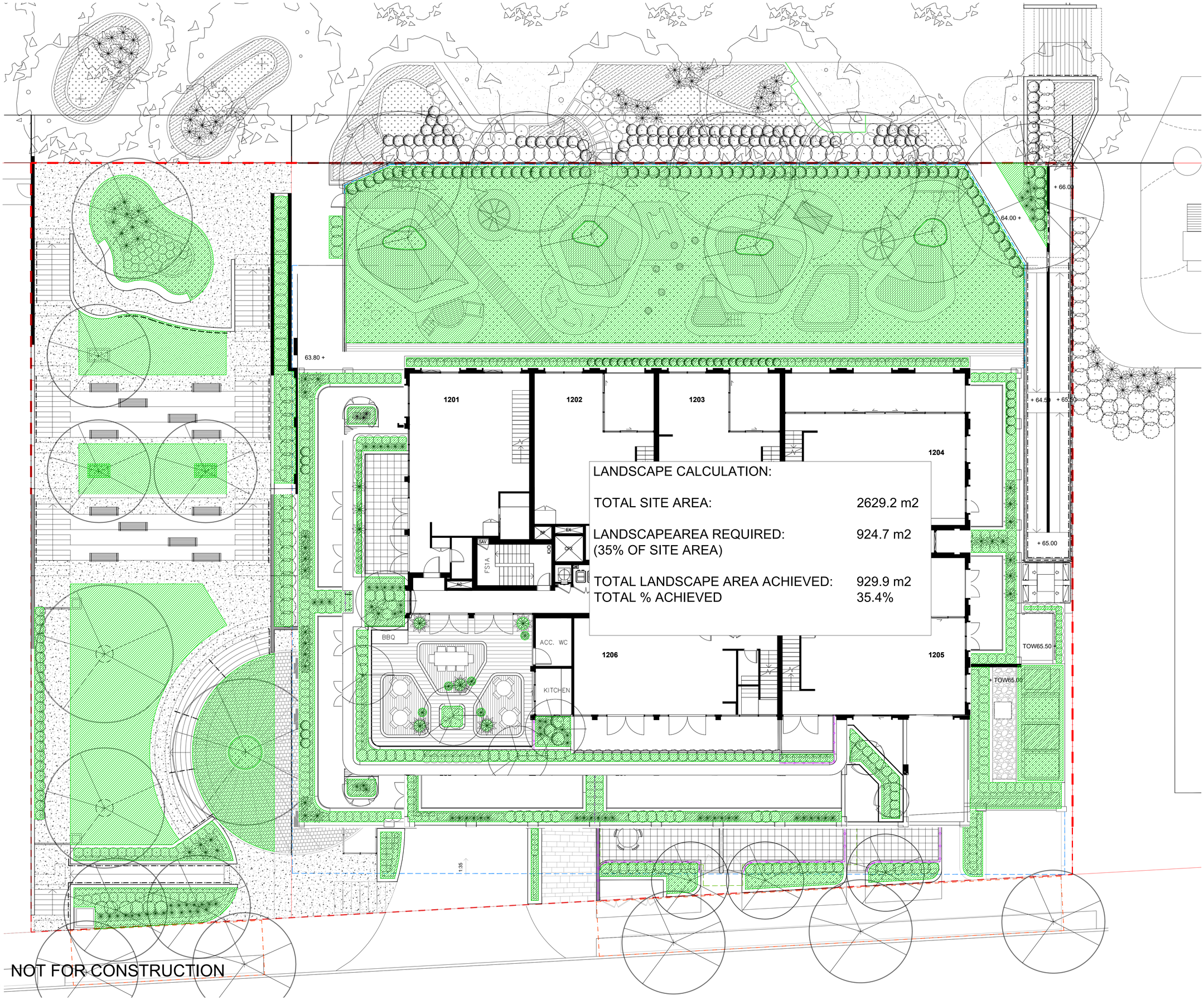
A1



LANDSCAPE CALCULATION:

TOTAL SITE AREA:	2629.2 m2
LANDSCAPEAREA REQUIRED: (35% OF SITE AREA)	924.7 m2
TOTAL LANDSCAPE AREA ACHIEVED:	929.9 m2
TOTAL % ACHIEVED	35.4%

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A	For Approval	PH	RS	02.05.2022

LEGEND

Landscape areas

Client:
HYECORP
Property Group

Project:
13 - 19 Canberra Ave St leonards

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Landscape Architects

Development Application

Drawing Name:
Landscape Calculation

Scale: 1:100 @ A1

0 1 2 3 4 5m

Job Number: SS21-4691

Drawing Number: 005

Issue: B

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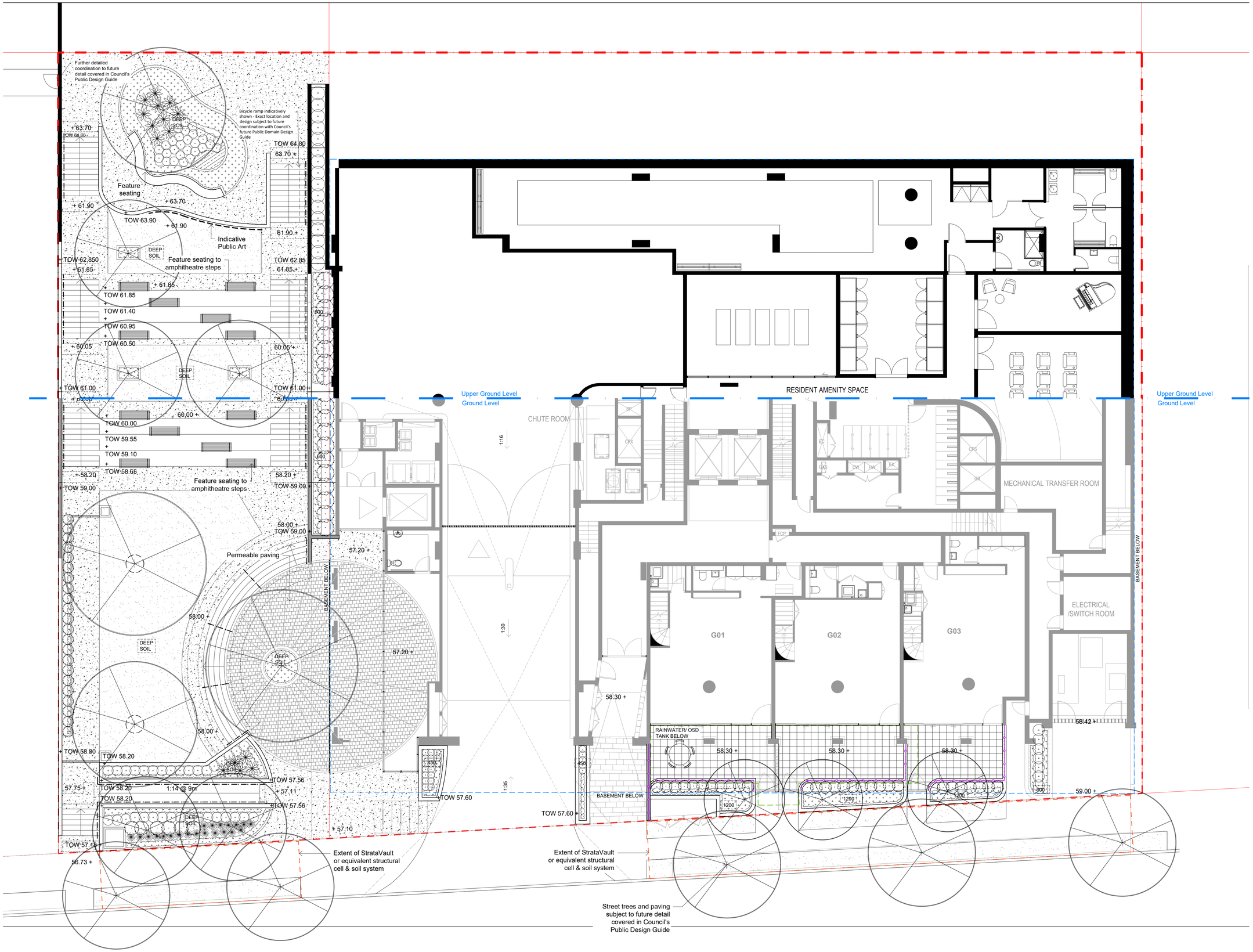

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LEGEND

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Client:

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Landscape Architects

Development Application

Drawing Name:

Landscape ground & upper ground
General arrangment plan

Scale: 1:100 @ A1

0 1 2 3 4 5m

Job Number: SS21-4691

Drawing Number: 100

Issue: G

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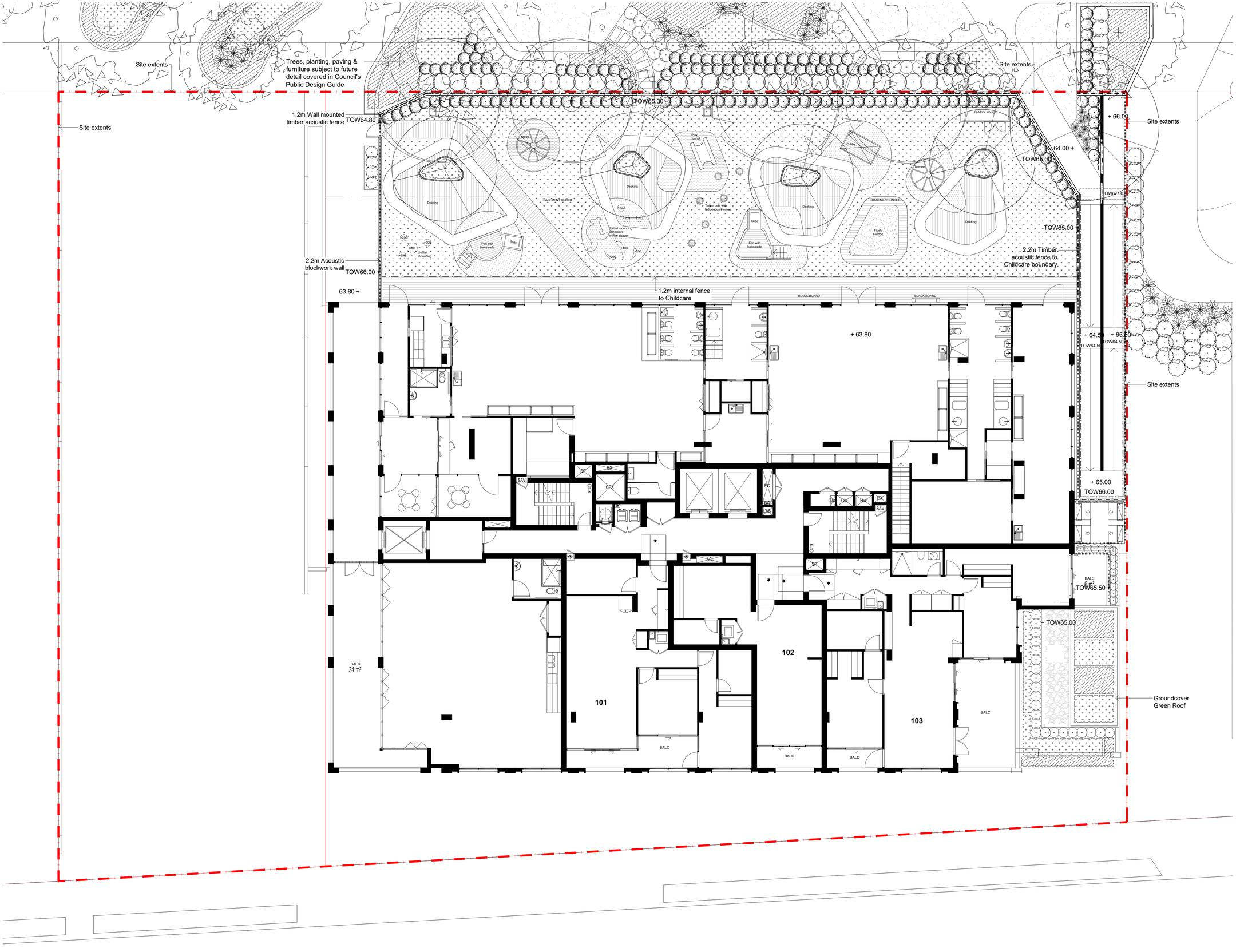

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Landscape Architects

Development Application

Drawing Name:

Landscape Level 1
General arrangement

Scale: 1:100 @ A1

0 1 2 3 4 5m

Job Number: SS21-4691

Drawing Number: 101

Issue: F

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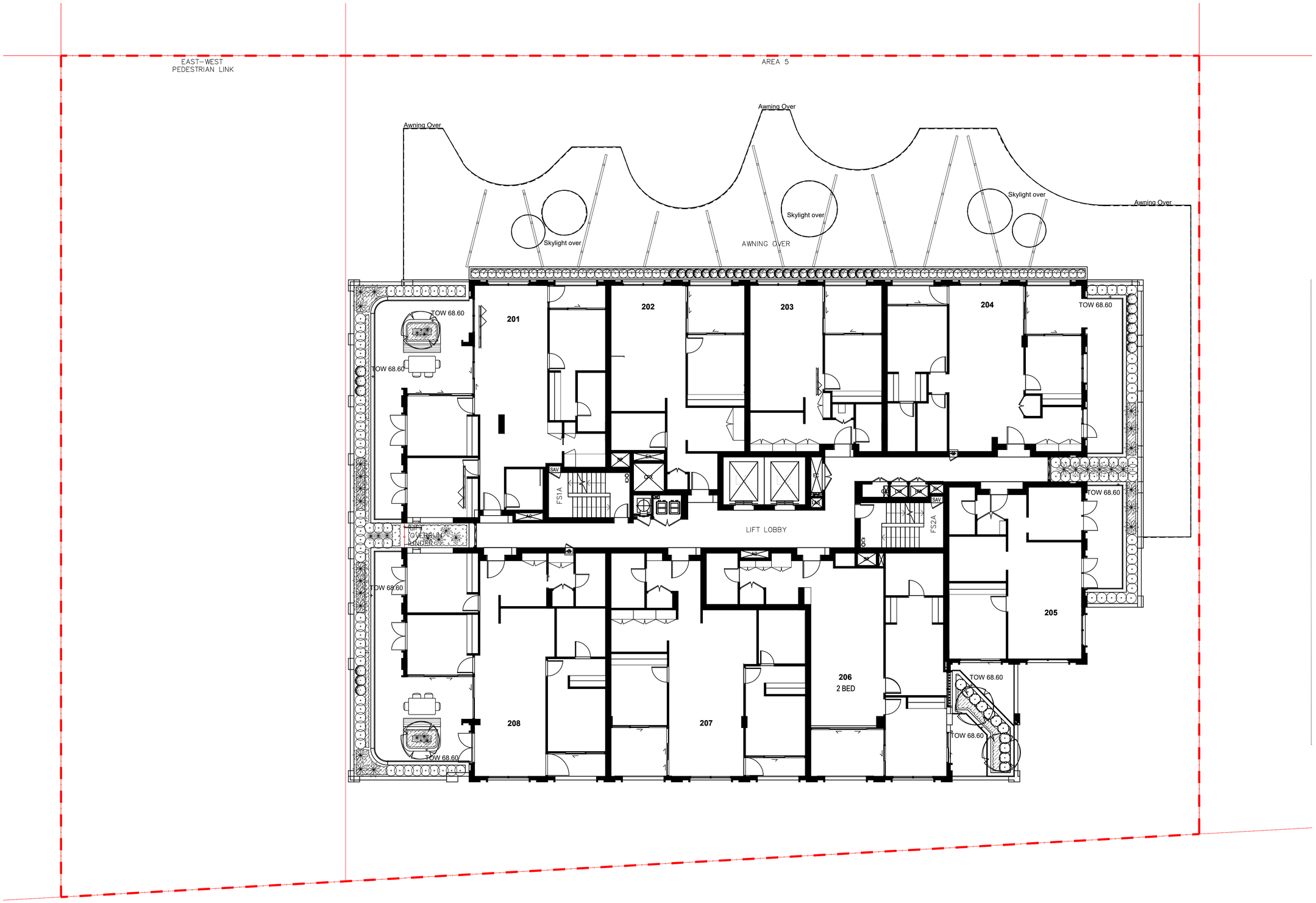

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A	For Approval	PH	RS	30.04.2021

LEGEND

- Proposed trees (Refer Planting Plans)
- Shrubs and Accents (Refer Planting Plans)
- Ground covers & Grasses (Refer Planting Plans)
- Lawn
- Exposed aggregate concrete paving
- Timber decking
- Cobble stone
- Unit paver
- Softfall
- Gravel
- Furniture
- Palisade fence
- Timber seating
- TGSI
- Handrail
- Indicative Public Art
- Soil Depth

Client:
HYECORP
Property Group

Project:
13 - 19 Canberra Ave St leonards

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Landscape Architects

Development Application

Drawing Name:
Landscape Level 2
General arrangement

Scale: 1:100 @ A1

0 1 2 3 4 5m

Job Number: SS21-4691

Drawing Number: 102

Issue: F

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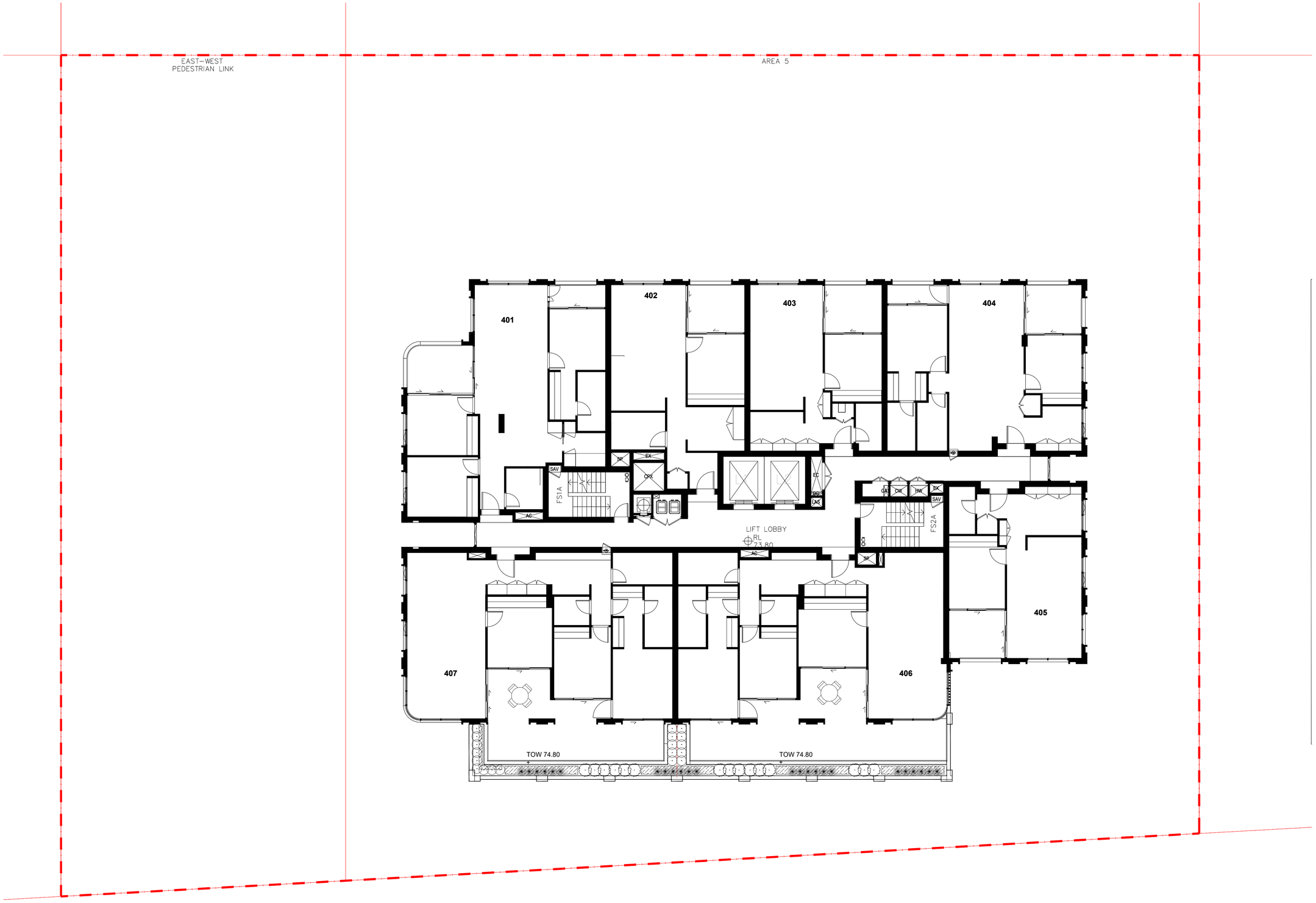

Issue	Revision Description	Drawn	Check	Date
F	Council RFI - For information	NH	RS	29.04.2022
E	Council RFI - For information	NH	RS	26.04.2022
D	For Approval	EN	RS	12.10.2021
C	For Approval	PH	RS	24.08.2021
B	For Approval	EN	RS	02.08.2021
A	For Approval	PH	RS	30.04.2021

LEGEND

- Proposed trees (Refer Planting Plans)
- Shrubs and Accents (Refer Planting Plans)
- Ground covers & Grasses (Refer Planting Plans)
- Lawn
- Exposed aggregate concrete paving
- Timber decking
- Cobble stone
- Unit paver
- Softfall
- Gravel
- Furniture
- Palisade fence
- Timber seating
- TGSI
- Handrail
- Indicative Public Art
- Soil Depth (DEPTH 600 SOIL)
- OSD Tank Below
- Structural Root Cell System

Client:
HYECORP
Property Group

Project:
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Landscape Architects

Development Application

Drawing Name:
Landscape Level 4
General arrangement

Scale: 1:100 @ A1
0 1 2 3 4 5m

Job Number: SS21-4691
Drawing Number: 103
Issue: F

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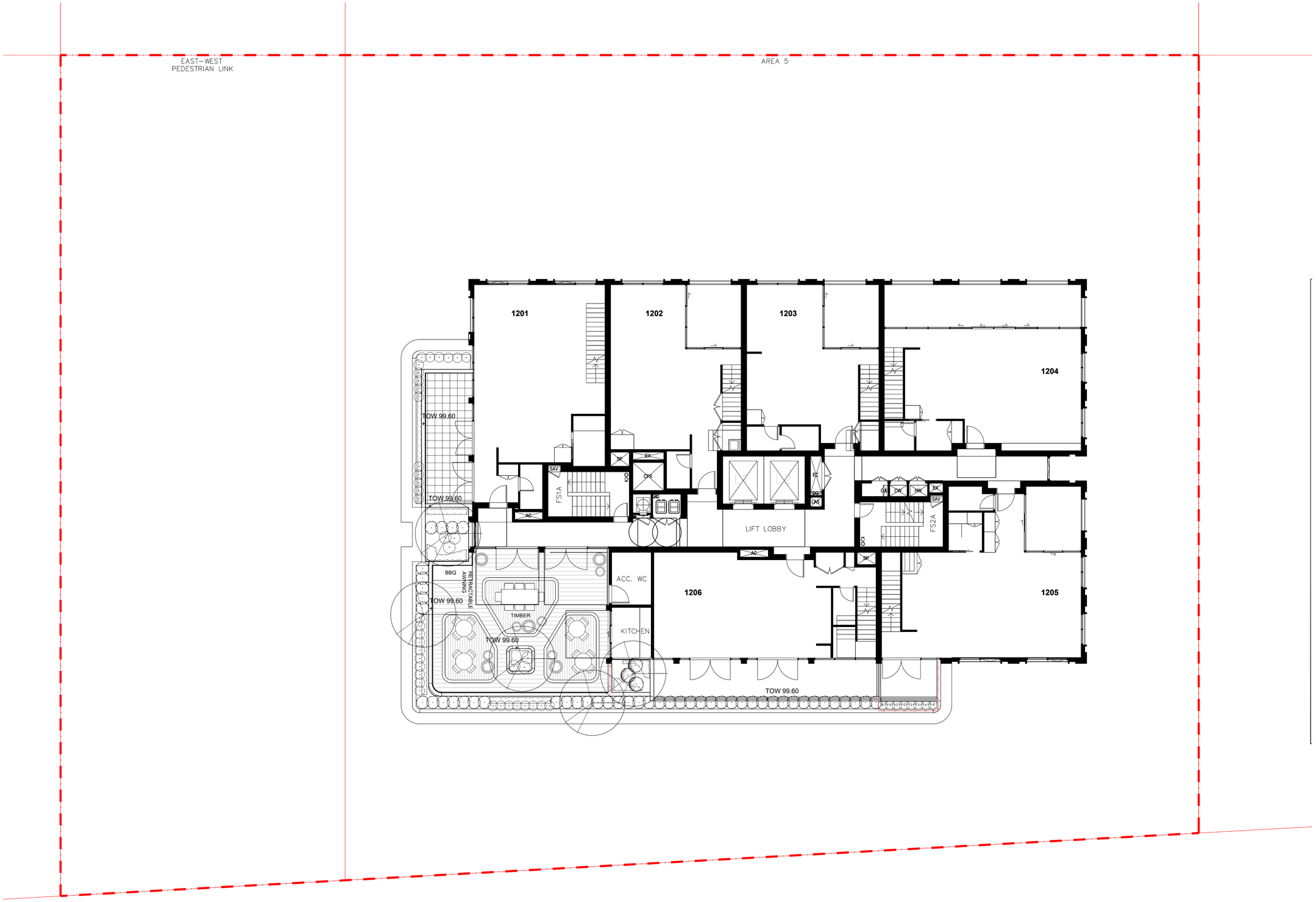

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A	For Approval	PH	RS	30.04.2021

LEGEND

- Proposed trees (Refer Planting Plans)
- Shrubs and Accents (Refer Planting Plans)
- Ground covers & Grasses (Refer Planting Plans)
- Lawn
- Exposed aggregate concrete paving
- Timber decking
- Cobble stone
- Unit paver
- Softfall
- Gravel
- Furniture
- Palisade fence
- Timber seating
- TGSI
- Handrail
- Indicative Public Art
- Soil Depth (DEPTH 600 SOIL)
- OSD Tank Below
- Structural Root Cell System

Client:

HYECORP
Property Group

Project:

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Landscape Architects

Development Application

Drawing Name:

Landscape Level 12
General arrangement

Scale: 1:100 @ A1 (0 1 2 3 4 5m)

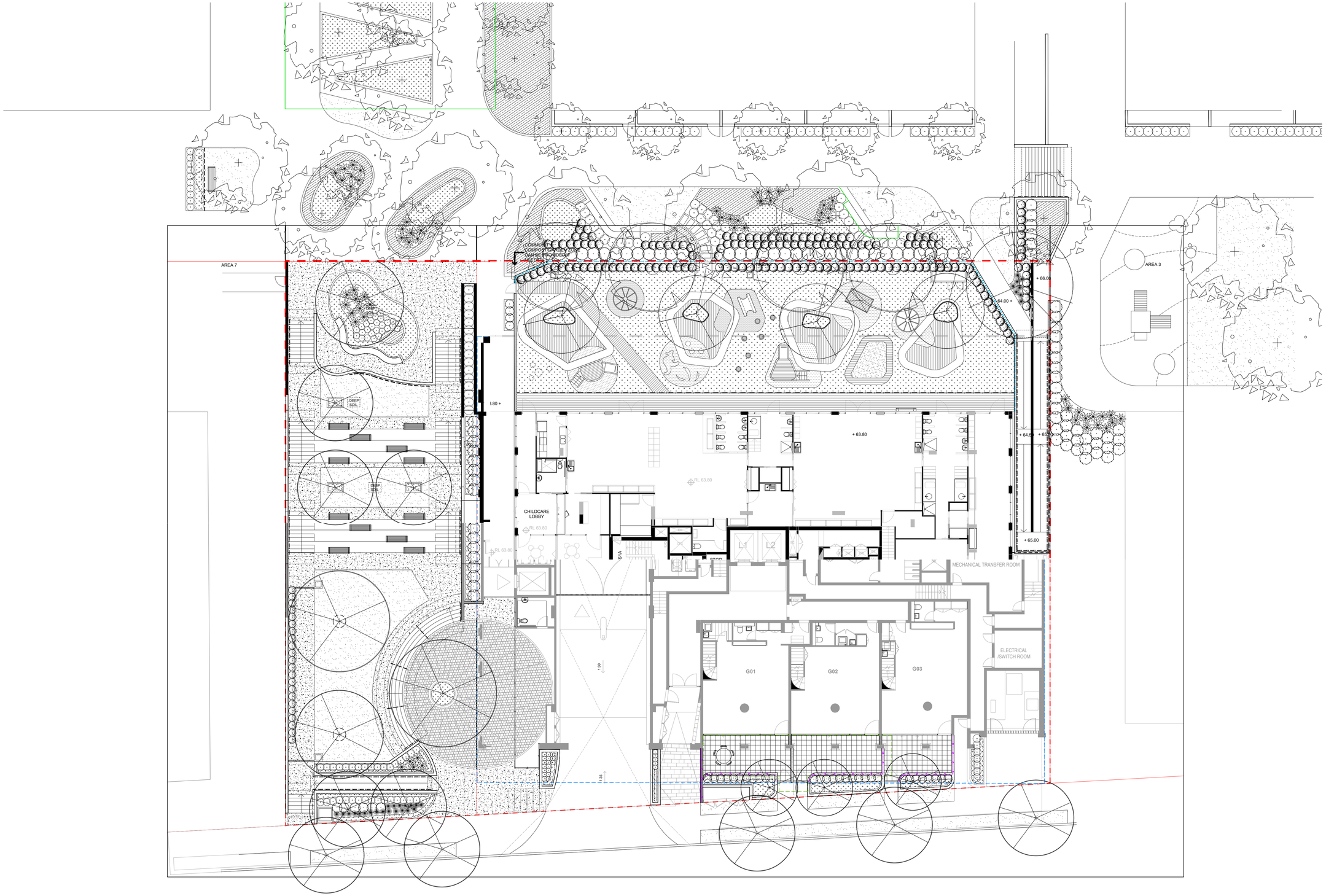
Job Number: SS21-4691

Drawing Number: 104

Issue: F

NOT FOR CONSTRUCTION

A1



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Issue	Revision Description	Drawn	Check	Date
C	Council RFI - For information	MJW	RS	23.05.2022
B	Council RFI - For information	NH	RS	29.04.2022
A	Council RFI - For information	NH	RS	26.04.2022

LEGEND

- Proposed trees (Refer Planting Plans)
- Shrubs and Accents (Refer Planting Plans)
- Ground covers & Grasses (Refer Planting Plans)
- Lawn
- Exposed aggregate concrete paving
- Timber decking
- Cobble stone
- Unit paver
- Softfall
- Gravel
- Furniture
- Palisade fence
- Timber seating
- TGSI
- Handrail
- Indicative Public Art
- Soil Depth
- OSD Tank Below
- Structural Root Cell System

Client:

HYECORP
Property Group

Project:

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Landscape Architects

Development Application

Drawing Name:

North-South Link - Landscape
Indicative general arrangement

Scale: 1:150 @ A1 (0 1 2 3 4 5m)

Job Number:	Drawing Number:	Issue:
SS21-4691	105	C

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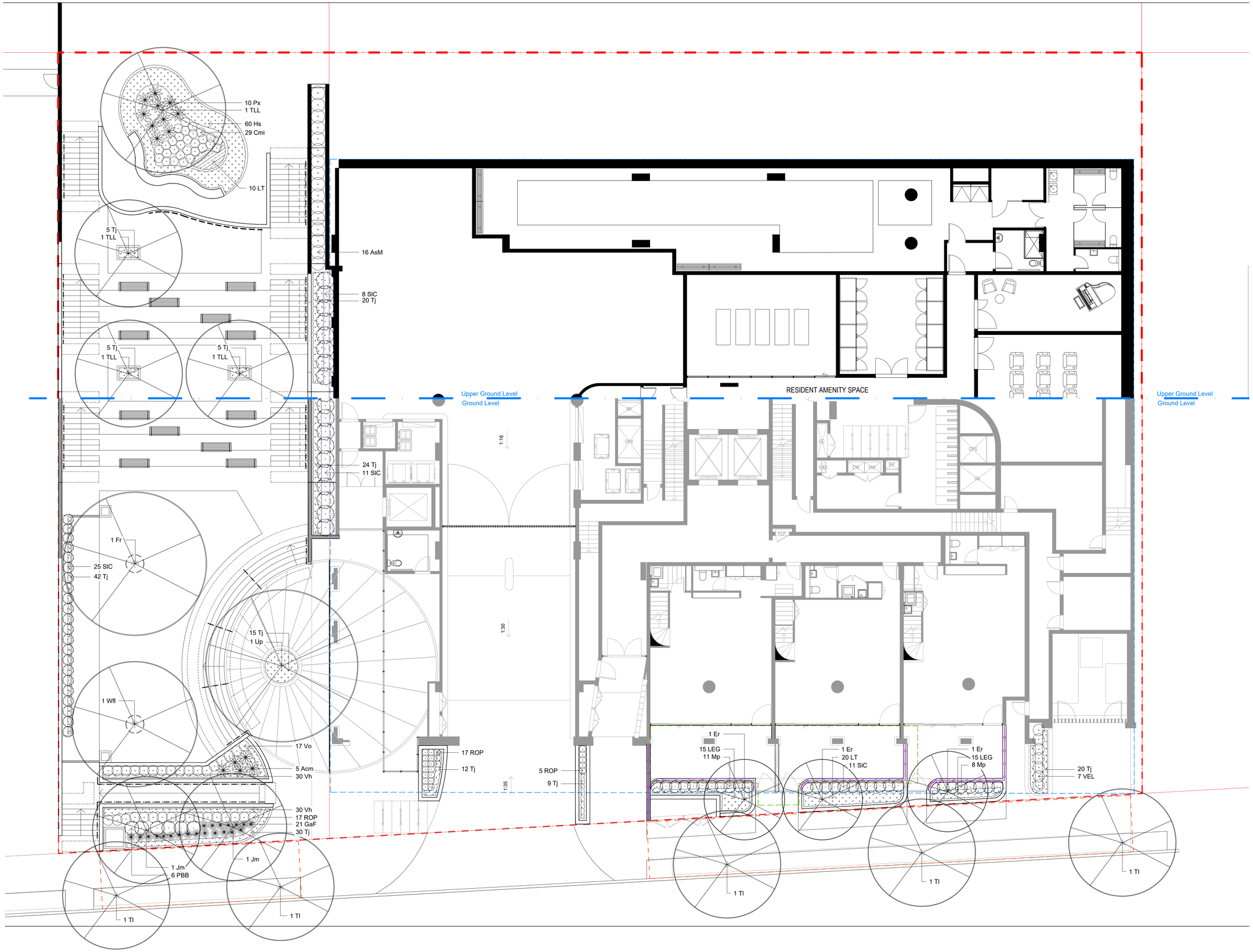

Issue	Revision Description	Drawn	Check	Date
G	Council RFI - For information	MJW	RS	23.05.2022
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B	For Approval	EN	RS	02.08.2021
A	For Approval	PH	RS	30.04.2021

LEGEND

- Proposed trees (Refer Planting Plans)
- Shrubs and Accents (Refer Planting Plans)
- Ground covers & Grasses (Refer Planting Plans)
- Lawn

Client:

HYECORP
Property Group

Project:

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Landscape Architects

Development Application

Drawing Name:

Landscape Ground & upper ground
Planting plan

Scale: 1:100 @ A1

0 1 2 3 4 5m

Job Number: SS21-4691

Drawing Number: 200

Issue: G

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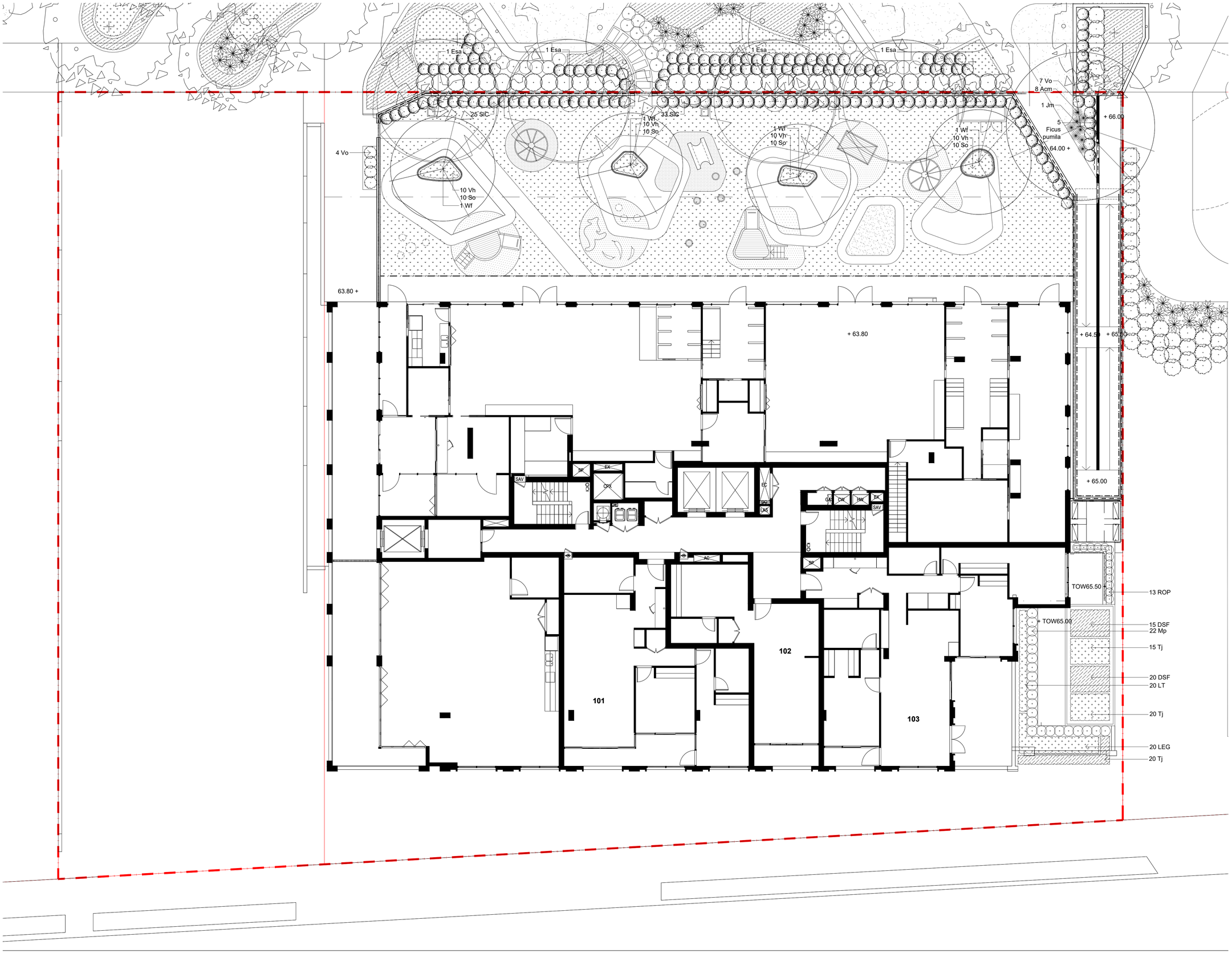

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B	For Approval	EN	RS	02.08.2021
A	For Approval	PH	RS	30.04.2021

LEGEND

- Proposed trees (Refer Planting Plans)
- Shrubs and Accents (Refer Planting Plans)
- Ground covers & Grasses (Refer Planting Plans)
- Lawn

Client:

HYECORP
Property Group

Project:

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Landscape Architects

Development Application

Drawing Name:

Landscape Level 1
Planting plan

Scale: 1:100 @ A1 (0 1 2 3 4 5m)

Job Number: SS21-4691

Drawing Number: 201

Issue: F

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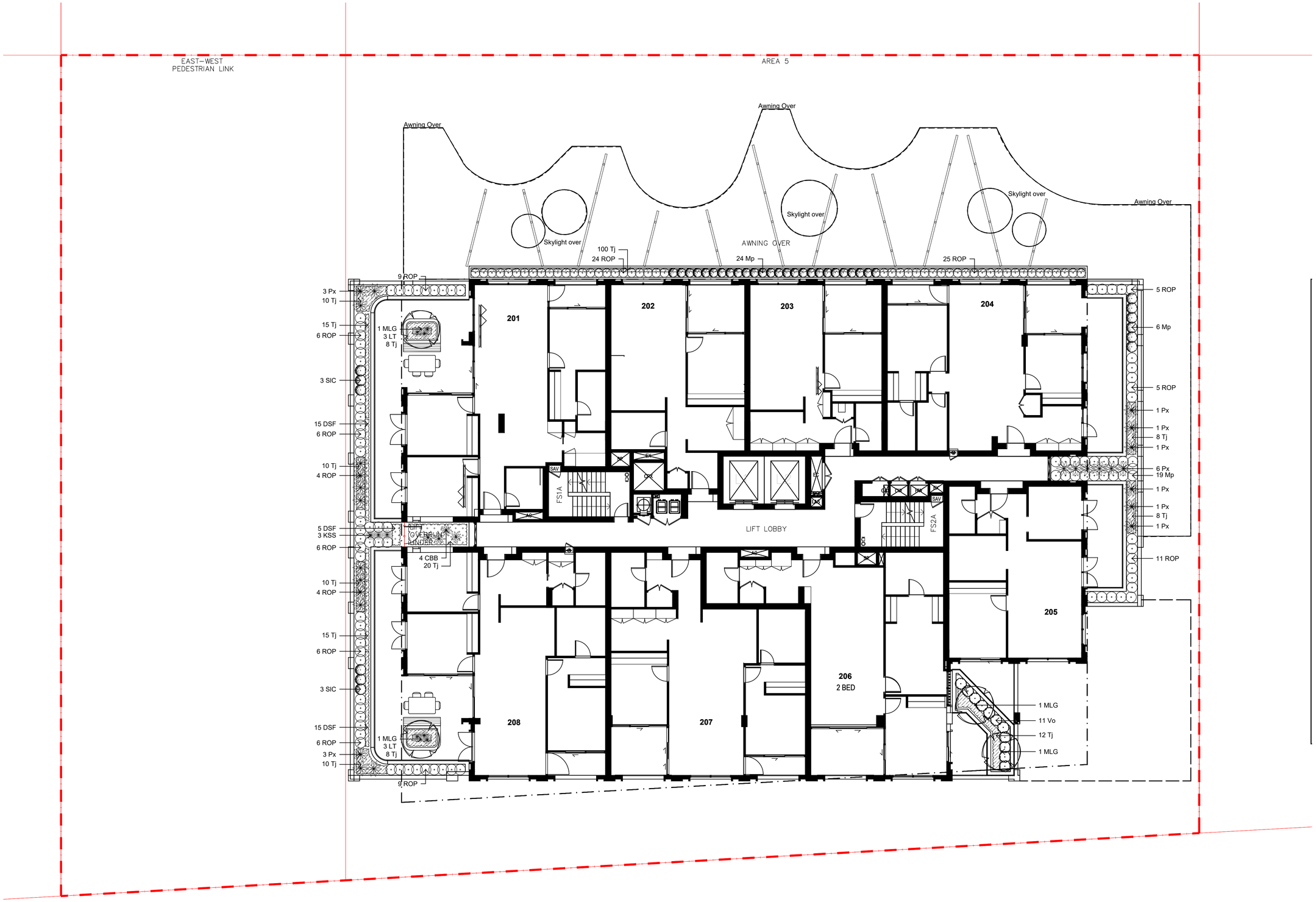

Issue	Revision Description	Drawn	Check	Date
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A	For Approval	PH	RS	30.04.2021

LEGEND

- (Refer Planting Plans)
- Shrubs and Accents (Refer Planting Plans)
- Ground covers & Grasses (Refer Planting Plans)
- Lawn
- Exposed aggregate concrete paving
- Timber decking
- Cobble stone
- Unit paver
- Softfall
- Gravel
- Furniture
- Palisade fence
- Timber seating
- TGSI
- Handrail
- Indicative Public Art
- Soil Depth
- OSD Tank Below
- Structural Roof

Client:
HYECORP
Property Group

Project:
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Landscape Architects

Development Application

Drawing Name:
Landscape Level 2
Planting plan

Scale: 1:100 @ A1

0 1 2 3 4 5m

Job Number: SS21-4691

Drawing Number: 202

Issue: F

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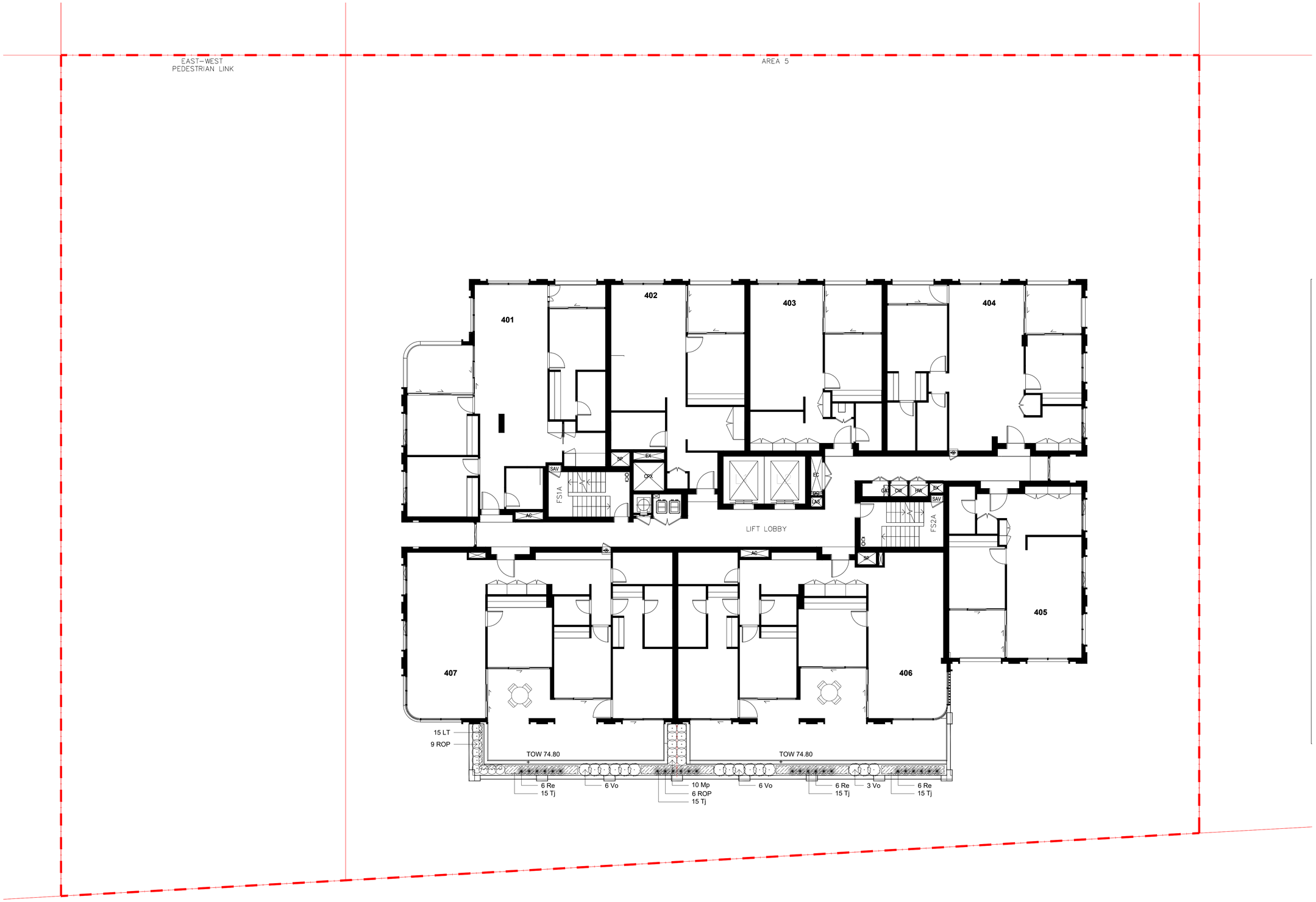

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B	For Approval	EN	RS	02.08.2021
A	For Approval	PH	RS	30.04.2021

LEGEND

- Proposed trees (Refer Planting Plans)
- Shrubs and Accents (Refer Planting Plans)
- Ground covers & Grasses (Refer Planting Plans)
- Lawn

Client:
HYECORP
Property Group

Project:
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Landscape Architects

Development Application

Drawing Name:
Landscape Level 4
Planting plan

Scale: 1:100 @ A1 (0 1 2 3 4 5m)

Job Number: SS21-4691
Drawing Number: 203
Issue: F

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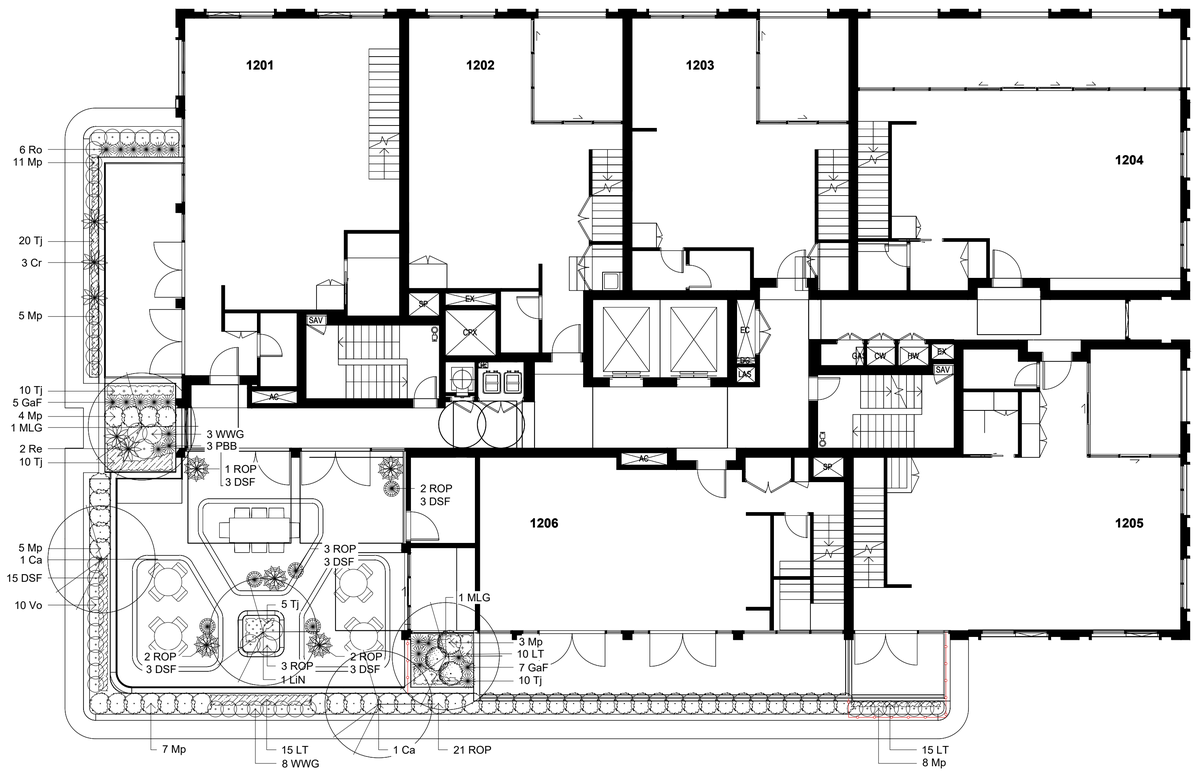

LEGEND

- Proposed trees (Refer Planting Plans)
- Shrubs and Accents (Refer Planting Plans)
- Ground covers & Grasses (Refer Planting Plans)
- Lawn

Client:

HYECORP
Property Group

Project:

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Landscape Architects

Development Application

Drawing Name:

Landscape Level 12
Planting plan

Scale: 1:100 @ A1

0 1 2 3 4 5m

Job Number: SS21-4691

Drawing Number: 204

Issue: F

NOT FOR CONSTRUCTION

A1

LANDSCAPE SPECIFICATIONS

GENERAL NOTES

References
All plans and details included in the project documents shall be read in conjunction with this specification. All structural and civil works components of the landscape design shall be referenced to engineers' details and specifications. Read this specification in conjunction with the plant and materials schedules on the drawings. If in doubt about any detail or if conflicts are found in the documents, seek advice.

Workmanship and Materials
The whole of the landscape works shall be carried out by a competent, trained and qualified landscape contractor who is experienced in horticultural practices, landscape construction and planting techniques. The landscape contractor shall hold a current Building Contractors License and/or be a financial member of LNA Landscape Association NSW & ACT or equivalent organisations in other states.

EXISTING TREES AND SHRUBS

Trees and Shrubs to be Retained and Protected
Identify and mark trees and shrubs to be retained using a suitable non-injurious, easily visible and removable means of identification. Protect from damage the trees and shrubs to be retained, including those beyond the site area, both above and below the ground. If a tree becomes damaged during the works or it is proposed to perform work on a tree, give written notice immediately and obtain instructions.

Work Near Trees and Shrubs
Keep the area of the drip-line free from construction material and debris. Do not place bulk materials and harmful materials under foliage canopies or near trees. Do not place spoil from excavations against tree trunks. Prevent wind-blown building materials, such as cement, from covering trees and other plants. Do not remove topsoil from, or add topsoil to, the area within the drip-line of trees.

EARTHWORKS

Excavation, Trimming and Filling
Except as otherwise noted in the contract, bulk excavation is excluded from the landscape works. After the completion of bulk excavation by others, trim and fill the excavated ground surfaces to achieve design levels to accommodate finish materials as detailed. Prepare the sub-grade surface as required for the various finished ground treatments.

Site Drainage
Keep the excavated works drained and free of standing water. Allow to supply and install sub-soil drainage pipes as required for the new works to ensure that all gardens are well drained. Connect the sub-soil drainage pipes to the nearest downstream stormwater pits. Include pipe filter socks and course sharp aggregate backfilling of trenches.

HARDWORKS

Furniture, Handrails, Balustrades
Supply and install the scheduled items in accordance with the manufacturer's recommendations, as detailed and in the locations shown on plan. Provide all footings and fixings required for the items to be stable and in accordance with applicable codes and standards.

- Balustrades: Equal to Stainform ONYX 50 316 Satin SS
- Handrails: Equal to Stainform ONYX 50 316 Satin SS
- Bench Seats: Teak timber TBS

Garden Walls, Fences, Steps, TGSI and Edging
Construct garden walls, fences, steps, TGSI and edging as shown on plan, as detailed and of the material scheduled. Provide footings, step nosings, tactile surfaces to comply with Australian Standards and applicable legislation. Refer to engineer's details for structural retaining walls, concrete stairs, concrete strength, reinforcing and joint placement.

Continuous, Unit and Loose Pavement
Install the scheduled material pavement to the locations shown on plan. Ensure that all subgrade/subsurface works are complete prior to commencing paving. Confer with the engineer to ensure the structural integrity of the subgrade. Ensure that the base course under paved surfaces is a continuous plane offering a constant depth of bedding material not exceeding 50mm. If laying unit pavers in a cement mortar bed on a concrete sub-base ensure that joints in paving match the location of joints in the concrete. Refer to engineer's details for heavy duty slabs, concrete stairs, concrete strength, reinforcing, and joint type and placement.

- Insitu concrete paths: Wood float coved finish, tool edged.
- Path joints: Construction joints at 3000mm centres max.

Landscape Structures
All landscape structures shall have a common appearance in detail and material content while providing for the functional design requirements. The structure of all elements shall consist of a base frame of structural grade hardwood timber of sizes that sustain spans and maintain stability. Refer to drawn details for further information.

SOFTWORKS

Site Soil Testing
Where site soil is to be retrieved from site and stored on site for reuse, undertake at least two (2) soil tests in locations as advised by the Project Manager or as shown on the plans. Provide results and recommendations regarding soil additives for the benefit of healthy plant growth and to adjust the soil components to achieve an appropriate planting medium for successful plant development. Where topsoil is imported to site no testing of the imported soil is necessary but ensure that imported soil can b e supplied with test data to verify that it suits the design plants.

Subsoil
Excavate and/or fill all garden beds to bring the top of subsoil to at least 300mm below finished design soil levels. Excavate all turf areas to bring the subsoil to at least 100mm below finished design levels. In all areas shape the subsoil to fall to subsoil drains where applicable. Do not excavate within the drip line of trees and shrubs to be retained. Cultivate or rip the subsoil to a further depth of 100mm before placing top soil. Remove stones of size exceeding 25mm, clods of earth exceeding 50mm, and weeds, rubbish or other deleterious material brought to the surface during cultivation. Do not disturb services or existing tree roots. If necessary, cultivate these areas by hand. During cultivation, thoroughly mix in materials required to be incorporated into the subsoil, as recommended in the soil testing results and to manufacturer's recommendations. Trim the surface to design levels again after cultivation.

Subsoil Drainage
Provide and install subsoil drainage equal to Vinidex 65mm (min) Draincoil with filter sock at the base of slopes, on the high side of paths, at the base behind retaining walls and where water is likely to accumulate at depth in the soil. Connect all subsoil drainage to the nearest downstream stormwater pit to ensure that subsoil water is managed and channelled to a stormwater drainage system. On sites with cross fall of less than 1:50 install subsoil drains to remove excess water from the subsoil in areas where water is likely to accumulate and may not penetrate lower strata naturally. Rip the sub-base surface 150mm deep before placing any soil. Install drainage pipes in subsoil trenches backfilled with 10mm blue metal (basalt) equal to ANL Blue Metal.

Coordinate the connection of subsoil drains to stormwater pits with the Civil or Hydraulic contractor.

Topsoil
Import topsoil for the garden and turf areas, unless the topsoil can be provided from material recovered from the site, as recommended in the soil testing results. Spread the topsoil on the prepared subsoil and grade evenly, compact lightly and uniformly in 150mm layers. Avoid differential subsidence and excess compaction and produce a finished topsoil surface which has the following characteristics:

- Finished to design levels, allowing for mulch or turf, which is to finish flush with adjoining hard surfaces such as paths and edges;
- Smooth and free from inorganic matter, stones or clods of soil;
- Graded to drain freely, without ponding, to catchment and/or sub-soil drains;
- Graded evenly to adjoining surfaces; and
- Ready for planting.

Compost
Provide, in accordance with AS 4454, well rotted vegetative material or animal manure, free from harmful chemicals, inorganic matter, grass, weeds and the reproductive parts of unwanted plants.

Fertiliser
Provide proprietary fertilisers, delivered to the site in sealed containers marked to show manufacturer or vendor, weight, fertiliser type, N:P:K ratio, recommended uses, application rates and safety procedures. Apply appropriate fertiliser suited to the provenance of plants (indigenous or exotic) included in the design.

Plants
Supply plants in accordance with the landscape design drawings and schedules, which have the following characteristics:

- Large healthy root systems, with no evidence of root curl, restriction or damage;
- Vigorous, well established, free from disease and pests, of good form consistent with the species/variety;
- Hardened off, not soft or forced, and suitable for planting in the natural climatic conditions prevailing at the site in full sun, partial shade or full shade conditions;
- Grown in final containers for not less than twelve weeks;
- Trees, unless required to be multi-stemmed, shall have a single leading shoot; and
- Containers shall be free from weeds and of appropriate size in relation to the specified plant size.

Plant Installation
Following excavation of the planting hole, place and spread 15gms of wetting agent pre-mixed with one (1) litre of water. Place the plant correctly orientated to north or for best presentation. Backfill the planting holes with specified topsoil mixture. Lightly tamp and water to eliminate air pockets. Ensure that the backfill soil is not placed over the top of the root ball and that the root ball is not higher than the soil in which it is planted. Apply fertiliser, as specified around the plants in the soil at the time of planting.

Embankment Stabilisation
Where necessary and shown on the drawings prevent soil erosion or soil movement by stabilising embankments as follows. As a minimum, this should be on slopes steeper than or equal to 1:3 gradient. Stabilise embankments using biodegradable fibre reinforced heavy weight jute fabric. Lay fabric from top to bottom of slope. Install in accordance with manufacturer's specification, including 300 x 300mm anchor trench at top and bottom of slope, backfilled with soil over the fabric and compacted into the trenches. Using U-shaped galvanised steel pegs at 1000 mm centres generally and 250mm centres at edge overlaps, secure the fabric to the prepared soil surface. Plant through the fabric after it is installed.

Root Barrier
Supply and install root control barriers to all new tree plantings adjacent to walls, paths, kerbs and all service trenches, where their proximity poses a threat to the stability of the built infrastructure. Install in accordance with manufacturer's recommendations.

Mulch
Unless noted otherwise, mulch shall be approved proprietary recycled wood fibre or pine bark material. Place mulch in all garden beds to a depth of 75mm after all specified plants are installed. Keep mulch clear of all plant stems and rake to an even plane, flush with the surrounding surfaces evenly graded between design surface levels. Over fill to allow mulch to settle to the specified depth.

Stakes and Ties
Stakes shall be durable hardwood, straight, free of knots and twists, pointed at one end, in the following quantities and sizes for each of the various plant pot sizes:

- Plants >25 lt: 1 off 38 x 38 x 1200mm;
- Semi-advanced plants >75 lt: 2 off 50x50x 1800mm;
- Advanced plants >100 lt: 3 off 50 x 50 x 2400mm.

Turf
Turf shall be delivered to site as 25mm minimum thick cut rolls. Obtain turf from a specialist grower of cultivated turf. Turf shall have an even thickness, 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 delivery. Prevent it form drying out between cutting and laying. Lay the turf in the following manner:

- In stretcher pattern, joints staggered and close butted;
- Parallel long sides of level areas, with contours on slopes; and
- To finish flush, after lightly tamping, with adjacent finished surfaces and design levels.

Species: *Stenotaphrum secundatum* Sir Walter Soft-leaf Buffalo.

IRRIGATION

Scope: Unless otherwise noted or instructed irrigate all planted areas shown on plans including planters, tubs, gardens, turf and the like. The irrigation system shall be an automatic permanent system, with an irrigation controller self operated via a soil moisture sensor. The system shall be calibrated to deliver the optimum rate and volume of water appropriate to the type of plants in the design. The system shall be adjustable and fully serviceable. The layout of the entire irrigation system shall focus on delivering the required amount of water to maintain healthy and vigorous growth. The irrigation system shall be such that, component theft, vandalism, over-spray and wetting of paths shall be reduced to a minimum or eliminated with the use of drip, pop-up sprinklers and judiciously placed fixed spray emitters. Generally, do not use fine mist emitters that provide a drifting mist that may wet paths and the buildings unless specifically required by the design.

The Landscape Contractor shall engage a qualitied irrigation consultant to design the system, document all components, accessories and materials for review by the Landscape Architect prior to starting landscape works generally.

LANDSCAPE MAINTENANCE

The Landscape Contractor shall rectify defects during installation and that become apparent in the works under normal use for the duration of the contract Defects Liability Period. Unless contracted otherwise, the Landscape Contractor shall maintain the contract areas by the implementation of industry accepted horticultural practices for 52 weeks from Practical Completion of the works. The landscape maintenance works shall include, but not be limited to:

- Replacing failed plants;
- Pruning;
- Insect and pest control;
- Fertilising;
- Maintaining and removing stakes and ties;
- Maintaining mulch;
- Mowing and top dressing;
- Irrigation and watering;
- Erosion control; and
- Weeding and rubbish removal.

Maintenance Log Book
Implement and keep a maintenance log book recording when and what maintenance work has been undertaken and what materials, actions and decisions have been used, implemented and concluded to keep the landscape always looking its best. Enter data daily and review information every 2 weeks. Observe trends and develop a maintenance regime around seasonal and observed event occurrences.

Maintenance Activities
During the defect maintenance period schedule the following activities to occur on a timely basis.

Plant replacement - Replace plants that have failed to mature, die or are damaged. Replacement plants shall be in a similar size and quality and identical species or variety to the plant that has failed. Replacement of plants shall be at the cost of the landscape contractor unless advised otherwise. If the cause of the failure is due to a controllable situation then correct the situation prior to replacing plants. Observe and replace failed plants within 2 weeks of observation.

Pruning - Prune dead wood, broken limbs, dead or infected foliage and as needed to develop strong, healthy plants to achieve the shape and form expected of the plant type. Observe daily and prune plants as necessary to maintain acceptable growth habit.

Insect, disease and pest control - Avoid spraying:

- if ever possible;
- in wet weather or if wet weather is imminent;
- if target plants are still wet after rain;
- in windy weather; and
- if non-target species are too close.

Immediately report to the Project Manager any evidence of intensive weed infestation, insect attack or disease amongst plant material. Submit all proposals to apply chemicals and obtain approval before starting this work. When approved, spray with herbicide, insecticide, fungicide as appropriate in accordance with the manufacturers' recommendations. Observe daily and act as necessary to control any infestation or disease. Record in the logbook all relevant details of spraying activities including:

- Product brand / manufacturer's name,
- Chemical / product name,
- Chemical contents,
- Application quantity and rate,
- Date of application and location,
- Results of application, and
- Use approval authority.

Fertilising
Fertilise gardens with a proprietary slow release fertiliser applied in accordance with the manufacturer's directions and recommendations. Apply 6-12 monthly. Record in the logbook all relevant details of fertilising including:

- Product brand / manufacturer's name,
- Fertiliser / product name,
- Application quantity and rate, and
- Date of application and location.

Stakes and ties - Adjust and replace as required to ensure plants remain correctly staked. Remove those not required at the end of the planting establishment period (Defects Liability Period). Inspect and act at least every 2 weeks.

Maintaining mulch - Maintain the surface in a clean, tidy and weed free condition and reinstate the mulch as necessary to ensure correct depth as specified. Observe weekly and replenish mulch as required.

Mowing and top dressing - Mow the turf to maintain a grass height of between 30-50mm. Do not remove more than one third of the grass height at any one time. Remove grass clippings from the site after each mowing. Top dress to a maximum of 10mm to fill depressions and hollows in the surface. Mow weekly/fortnightly in warmer months. Mow monthly or as required in cooler months. Top dress at approximately 6 monthly intervals.

Irrigation and watering - Maintain the irrigation system to sure that each individual plant receives the required amount of water to maintain healthy and vigorous growth. Adjust and calibrate as required. Provide additional watering, if necessary but inspect irrigation weekly and make repairs as necessary.

Erosion control - Where necessary, maintain the erosion control fabric in a tidy and weed free condition and reinstate as necessary to ensure control measures are effective where deemed necessary. Inspect every 2 weeks and act to repair any damage as soon as possible.

Weeding and rubbish removal - During the plant establishment period remove by hand, rubbish and weed growth that may occur or re-occur throughout all planted, mulched and paved areas. The contractor shall target weeds that are capable of producing a major infestation of unwanted plants by seed distribution. Whenever possible, time weed removal to precede flowering and seed set. Constant observation and removal of weeds is essential.

13 - 19 Canberra Ave St Leonards
GROUND FLOOR PLANT SCHEDULE

Code	Botanical Name	Common Name	Mature size H x W (m)	Pot size	Quantity
Street Trees					
Tl	*Tristaniopsis laurina*	Watergum	12 x 5	100lt	5
Trees					
Er	*Elaeocarpus reticulatus*	Blueberry Ash	8 x 3	100lt	3
Fr	*Fraxinus 'Raywood'*	Raywood	15 x 6	100lt	1
Jm	*Jacaranda mimosifolia*	Blue Jacaranda	10 x 8	100lt	2
TLL	*Tristaniopsis laurina* 'Luscious'	Watergum	10 x 6	100lt	4
Up	*Ulmus parvifolia*	Chinese Elm	18 x 10	400lt	1
Wfl	*Waterhousia floribunda*	Weeping Lilly Pilly	8 x 5	100lt	1
Shrub & Accent					
AsM	*Acmena smithii 'Minor'*	LillyPilly	2.5 x 2.0	300mm	16
AlR	*Alcantarea imperialis*	Giant Bromeliad	2.5 x 1.5	300mm	3
Cml	*Clivia miniata*	Kaffir Lily	0.6 x 0.6	300mm	29
GaF	*Gardenia augusta 'Florida'*	Gardenia	0.5 x 1.5	300mm	21
Px	*Philodendron 'Xanadu'*	Dwarf Philodendron	1.0 x 1.0	300mm	10
Mp	*Murraya paniculata*	Orange Jessamine	3.0 x 2.0	300mm	19
Acm	*Arthopodium cirratum*	NZ Flax lily	0.8 x 0.8	300mm	5
PBB	*Phormium 'Bronze Baby'*	Bronze NZ Flax	0.7 x 0.8	300mm	6
ROP	*Rhaphiolepis indica 'Oriental Pearl'*	Oriental Pearl Indian Hawthorn	0.5 x 1.5	300mm	39
SIC	*Syzygium luhemannii* 'Cascade'	Weeping Lilly Pilly	4.0 x 2.0	300mm	55
VEL	*Viburnum 'Emerald Lustre'*	Sweet Viburnum	2.0 x 1.8	300mm	7
Vo	*viburnum odoratissimum*	Sweet Viburnum	2.0 x 1.8	300mm	17
Groundcovers and Grasses					
Hs	*Hibbertia scandens*	Snake vine	0.3 x 1.0	150mm	60
LEG	*Liriope muscari* 'Evergreen Giant'	Lily Turf	0.6 x 0.5	150mm	30
LT	*Lomandra* 'Tanika'	Tanika Mat Rush	0.6 x 0.6	150mm	30
Tj	*Trachelospermum jasminoides*	Star Jasmine	0.3 x 0.5	150mm	230
Vh	*Viola hederacea*	Native Violet	0.1 x 0.6	150mm	60

LEVEL 1 PLANT SCHEDULE

Code	Botanical Name	Common Name	Mature size H x W (m)	Pot size	Quantity
Trees					
Ca	*Cupaniopsis anacardioides*	Tuckeroo	12 x 5	100lt	4
Lc	*Lophostemon confertus*	Brush Box	15 x 10	100lt	1
Shrub & Accent					
GaF	*Gardenia augusta 'Florida'*	Gardenia	0.5 x 1.5	300mm	28
Mp	*Murraya paniculata*	Orange Jessamine	3 x 2	300mm	49
PBB	*Phormium 'Bronze Baby'*	Bronze NZ Flax	0.7 x 0.8	300mm	9
ROP	*Rhaphiolepis indica 'Oriental Pearl'*	Oriental Pearl Indian Hawthorn	0.5 x 1.5	300mm	57
SIC	*Syzygium luhemannii* 'Cascade'	Weeping Lilly Pilly	4.0 x 2.0	300mm	76
WfN	*Westringia 'Naringa'*	Rosemary Naringa	1.8 x 1.8	300mm	24
Groundcovers and Grasses					
DSF	*Dichondra argentea* 'Silver Falls'	Kidney Weed	0.2 x 2	150mm	35
LEG	*Liriope muscari 'Evergreen Giant'*	Lily Turf	0.6 x 0.5	150mm	60
LT	*Lomandra 'Tanika'*	Tanika Mat Rush	0.6 x 0.6	150mm	91
Tj	*Trachelospermum jasminoides*	Star Jasmine	0.3 x 0.5	150mm	55

LEVEL 2 PLANT SCHEDULE

Code	Botanical Name	Common Name	Mature size H x W (m)	Pot size	Quantity
Trees					
MLG	*Magnolia grandiflora* 'Little Gem'	Little Gem	5 x 3	100lt	2
Shrub & Accent					
Mp	*Murraya paniculata*	Orange Jessamine	3 x 2	300mm	49
Px	*Philodendron 'Xanadu'*	Dwarf Philodendron	1 x 1	300mm	18
ROP	*Rhaphiolepis indica 'Oriental Pearl'*	Oriental Pearl Indian Hawthorn	0.5 x 1.5	300mm	126
SIC	*Syzygium luhemannii* 'Cascade'	Weeping Lilly Pilly	4.0 x 2.0	300mm	6
Vo	*vibumum odoratissimum*	Sweet Viburnum	2.0 x 1.8	300mm	11
Groundcovers and Grasses					
Tj	*Trachelospermum jasminoides*	Star Jasmine	0.3 x 0.5	150mm	218

LEVEL 4 PLANT SCHEDULE

Code	Botanical Name	Common Name	Mature size H x W (m)	Pot size	Quantity
Shrub & Accent					
Mp	*Murraya paniculata*	Orange Jessamine	3 x 2	300mm	10
Re	*Raphis excelsa*	Lady Palm	4 x 3	300mm	18
ROP	*Rhaphiolepis indica 'Oriental Pearl'*	Oriental Pearl Indian Hawthorn	0.5 x 1.5	300mm	15
Vo	*vibumum odoratissimum*	Sweet Viburnum	2.0 x 1.8	300mm	15
Groundcovers and Grasses					
LT	*Lomandra 'Tanika'*	Tanika Mat Rush	0.6 x 0.6	150mm	15
Tj	*Trachelospermum jasminoides*	Star Jasmine	0.3 x 0.5	150mm	60

LEVEL 12 PLANT SCHEDULE

Code	Botanical Name	Common Name	Mature size H x W (m)	Pot size	Quantity
Trees					
LiN	*Lagerstroemia indica* 'Natchez'	White Crepe Myrtle	6 x 3	100lt	1
Shrub & Accent					
Cr	*Cycas revoluta*	Sago Palm	1.2 x 1.5	300mm	3
GaF	*Gardenia augusta 'Florida'*	Gardenia	0.5 x 1.5	300mm	5
HES	*Hydrangea 'Endless Summer'*	Hydgrangea	1 x 1	300mm	7
Mp	*Murraya paniculata*	Orange Jessamine	3 x 2	300mm	43
PBB	*Phormium 'Bronze Baby'*	Bronze NZ Flax	0.7 x 0.8	300mm	3
Re	*Raphis excelsa*	Lady Palm	4 x 3	300mm	2
ROP	*Rhaphiolepis indica 'Oriental Pearl'*	Oriental Pearl Indian Hawthorn	0.5 x 1.5	300mm	34
Ro	*Rosemarinus officinalis*	Rosemary	1.5 x 1.5	300mm	6
Vo	*vibumum odoratissimum*	Sweet Viburnum	2.0 x 1.8	300mm	10
WWG	*Westringia 'Wynyabbie Gem'*	Wynyabbie Rosemary	1 x 1	300mm	11
Groundcovers and Grasses					
DSF	*Dichondra argentea* 'Silver Falls'	Kidney Weed	0.2 x 2	150mm	30
LT	*Lomandra 'Tanika'*	Tanika Mat Rush	0.6 x 0.6	150mm	40
Tj	*Trachelospermum jasminoides*	Star Jasmine	0.3 x 0.5	150mm	55

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Issue	Revision Description	Drawn	Check	Date
E	For Approval	MJW	RS	02.05.2022
D	For Approval	EN	RS	12.10.2021
C	For Approval	PH	RS	24.08.2021
B	For Approval	EN	RS	02.08.2021
A	For Approval	PH	RS	30.04.2021

LEGEND

Client:
HYECORP
Property Group

Project:
13 - 19 Canberra Ave St leonards

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Development Application

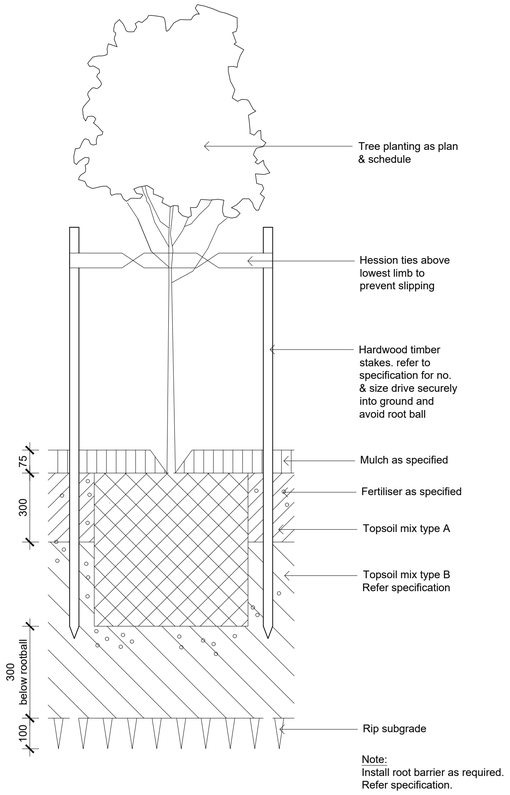
Drawing Name:
Landscape specification notes and plant schedule

Scale:

Job Number: SS21-4691
Drawing Number: 500
Issue: E

NOT FOR CONSTRUCTION

A1



01 501 Detail 75-200L Tree Planting on Grade
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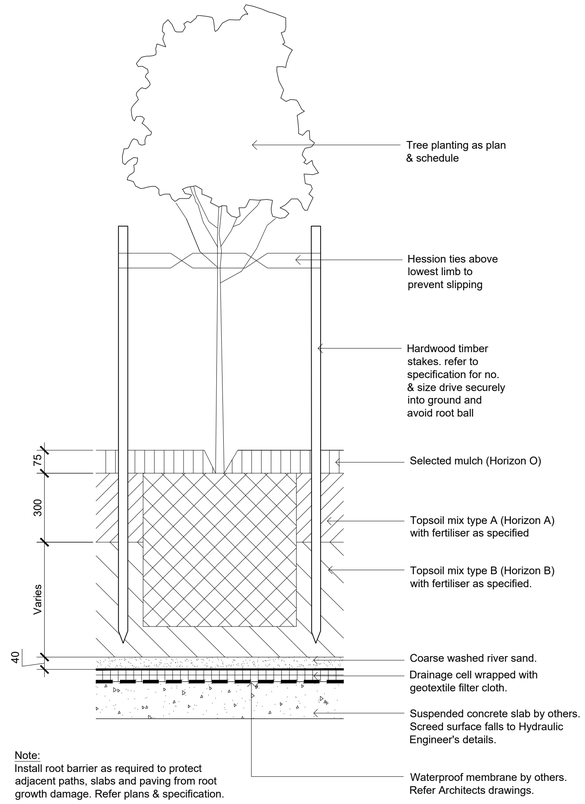

02 501 Detail 75-200L Tree Planting on Structure
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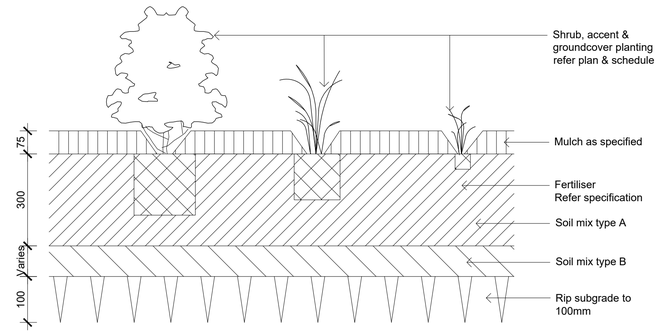

03 501 Detail Shrub Accent & Groundcover Planting on Grade
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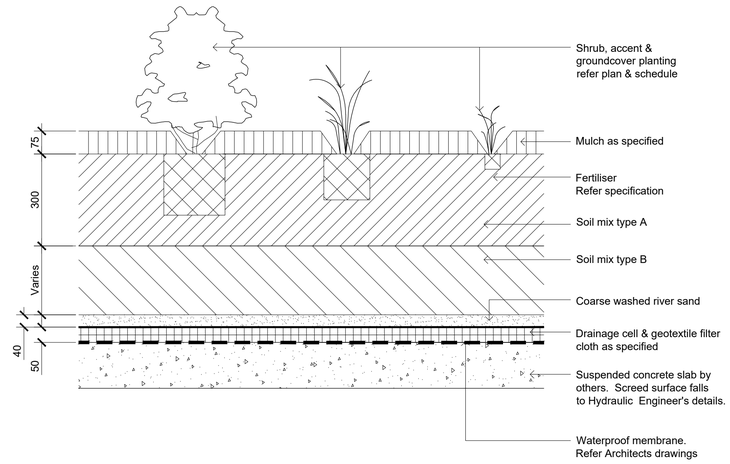

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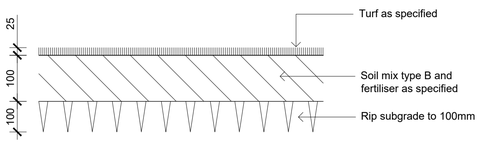

05 501 Detail Turf on Even Grade
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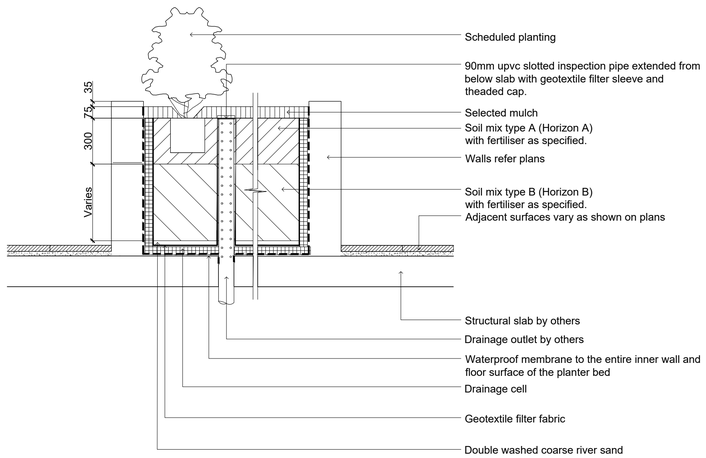

06 501 Section - Typical Raised Planter Bed on Structure
1:20
Inspection riser pipe

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Issue	Revision Description	Drawn	Check	Date
F	Council RFI - For information	NH	RS	29.04.2022
E	Council RFI - For information	NH	RS	26.04.2022
D	For Approval	EN	RS	12.10.2021
C	For Approval	PH	RS	24.08.2021
B	For Approval	EN	RS	02.08.2021
A	For Approval	PH	RS	30.04.2021

LEGEND

Client:
HYECORP
Property Group

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13 - 19 Canberra Ave St leonards

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Drawing Name:
Landscape Details

Scale: As Shown
Job Number: SS21-4691
Drawing Number: 501
Issue: F

NOT FOR CONSTRUCTION

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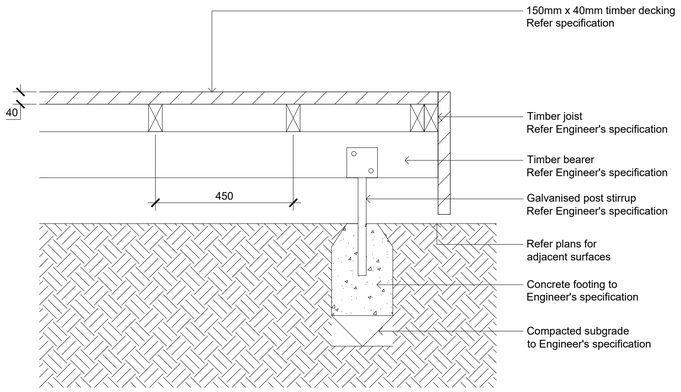

01 / 502 Raised Timber Deck - Section
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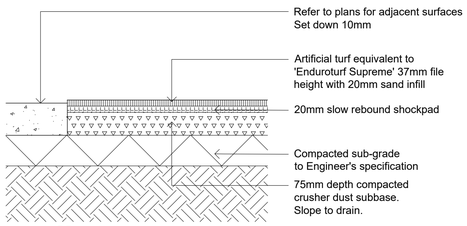

502 Artificial Turf
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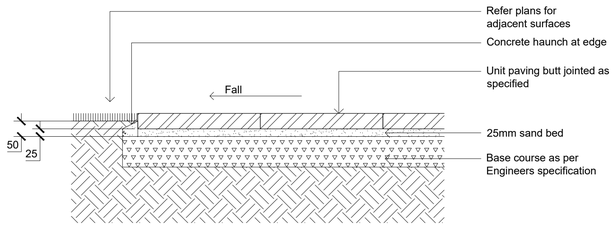

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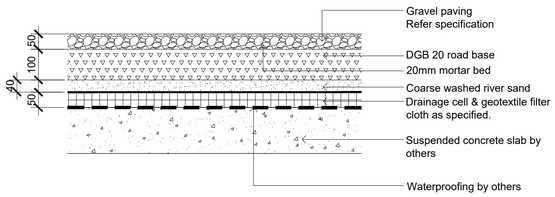

Gravel Paving on Slab
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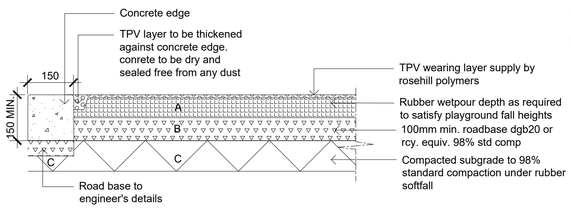

Note:
1. items a, b & c all provisional subject to exact requirements from softfall sub-contractor.

Wetpour Rubber
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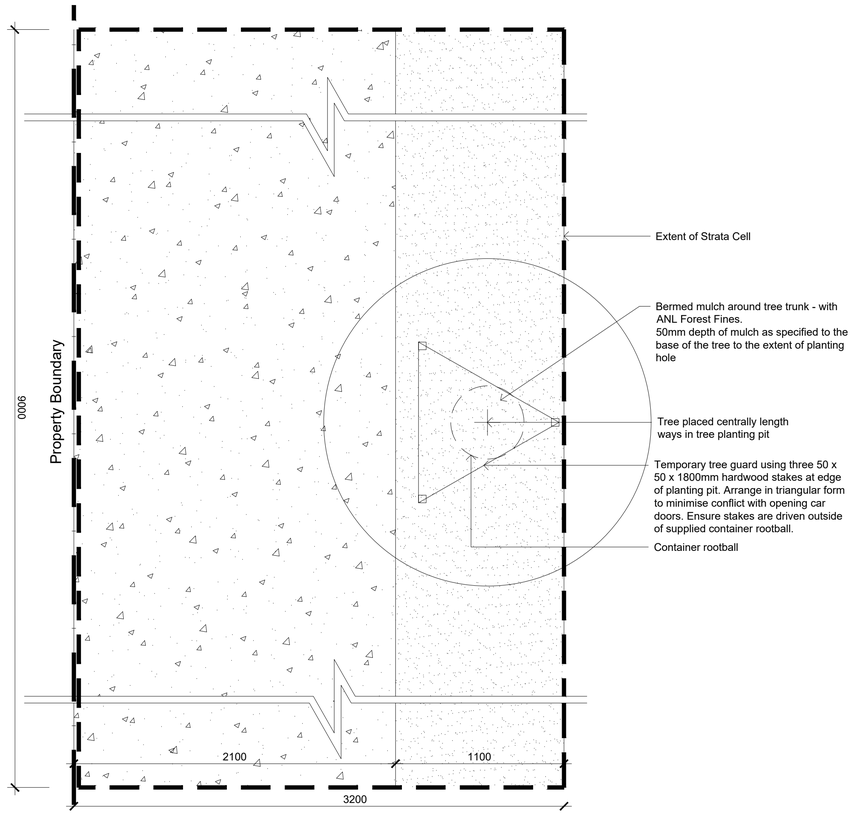
NOT FOR CONSTRUCTION



05 / 502 Street Tree Detail
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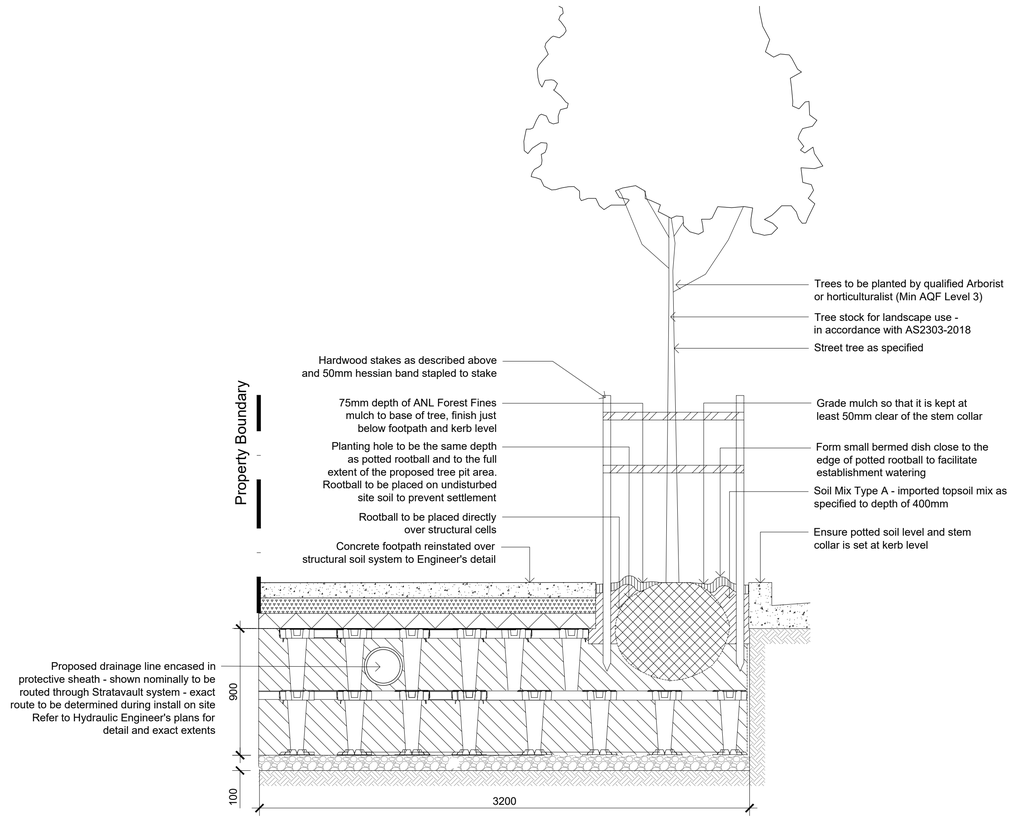

06 / 502 Street tree detail in Stratavault system
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LEGEND

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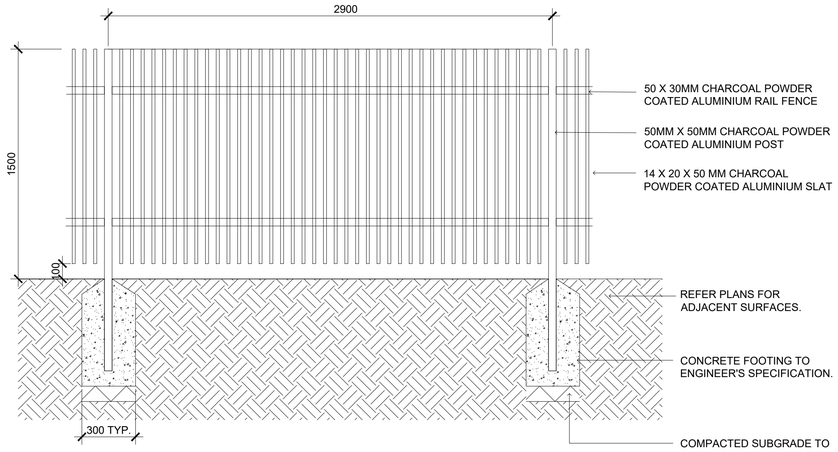
Development Application

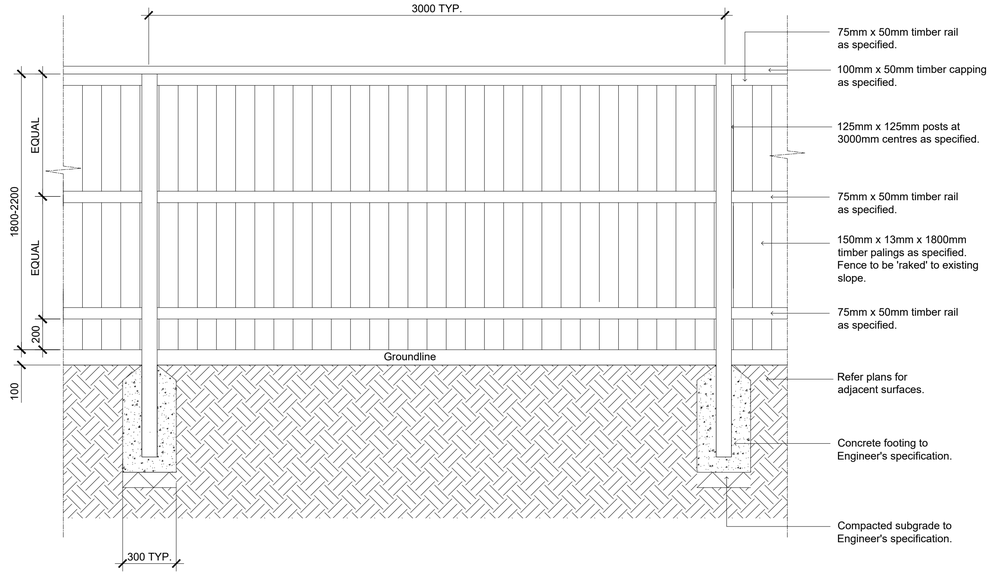
Drawing Name:
Landscape Details

Scale: As Shown
Job Number: SS21-4691
Drawing Number: 502
Issue: F

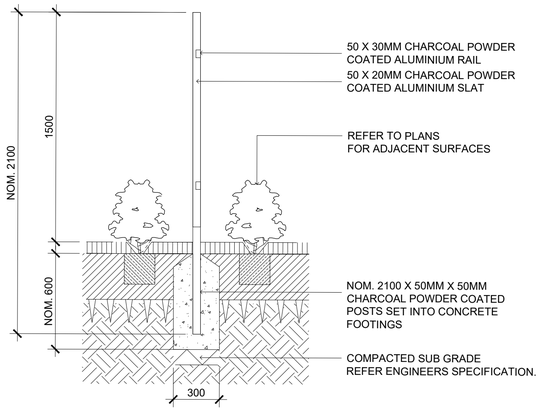
A1



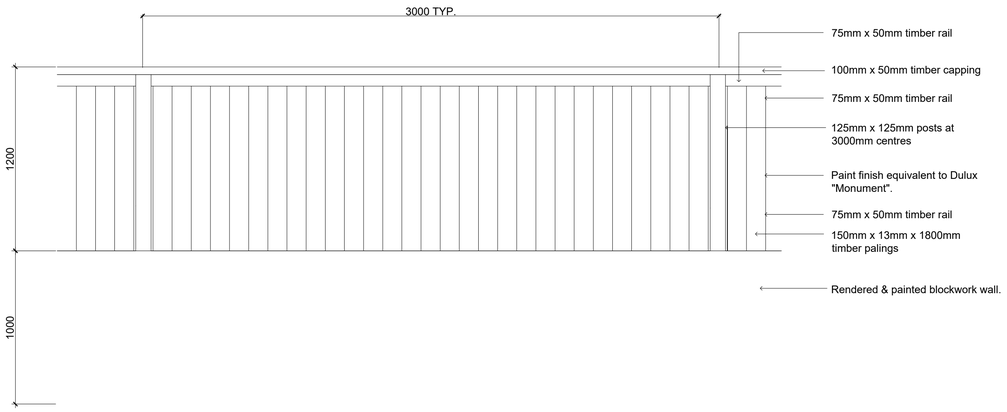
01 / 503 TYPICAL FLAT BAR PALISADE FENCE
SCALE 1:20

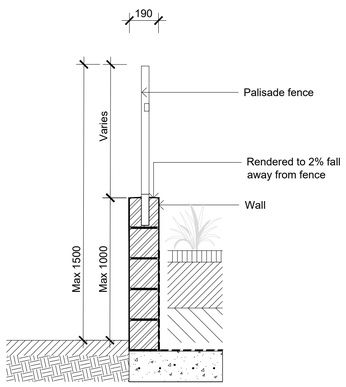


04 / 503 TYPICAL LAP & CAP TIMBER PALING FENCE
SCALE 1:20



02 / 503 FENCE TYPE 2 - 1500H ALUMINIUM PALISADE FENCE
SCALE 1:20

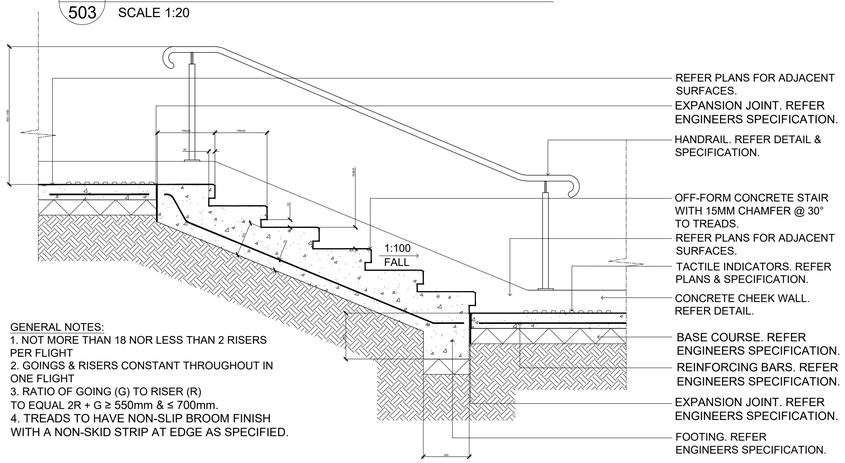




03 / 503 WALL MOUNTED FENCE
SCALE 1:20

NOTE: Subject to acoustic engineer's approval & review of shop drawings.

05 / 503 ACOUSTIC TIMBER LAP & CAP
SCALE 1:20



GENERAL NOTES:
1. NOT MORE THAN 18 NOR LESS THAN 2 RISERS PER FLIGHT
2. GOINGS & RISERS CONSTANT THROUGHOUT IN ONE FLIGHT
3. RATIO OF GOING (G) TO RISER (R) TO EQUAL 2R + G ≥ 550mm & ≤ 700mm.
4. TREADS TO HAVE NON-SLIP BROOM FINISH WITH A NON-SKID STRIP AT EDGE AS SPECIFIED.

06 / 503 TYP. INSITU CONCRETE STAIRS WITH CHEEK WALL
SCALE 1:20

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A1

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Issue	Revision Description	Drawn	Check	Date
F	Council RFI - For information	NH	RS	29.04.2022
E	Council RFI - For information	NH	RS	26.04.2022
D	For Approval	EN	RS	12.10.2021
C	For Approval	PH	RS	24.08.2021
B	For Approval	EN	RS	02.08.2021
A	For Approval	PH	RS	30.04.2021

LEGEND

Client:
HYECORP
Property Group

Project:
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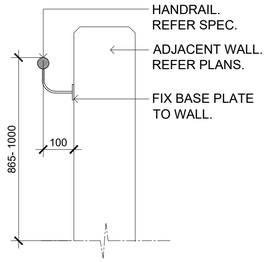
Landscape Architects

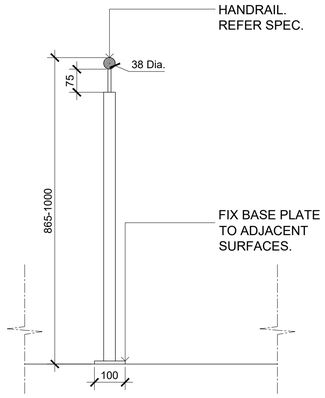
Development Application

Drawing Name:
Landscape Details

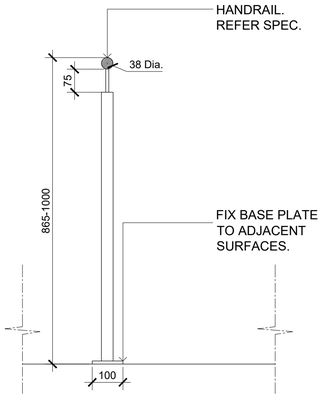
Scale: As Shown
Job Number: SS21-4691
Drawing Number: 503
Issue: F



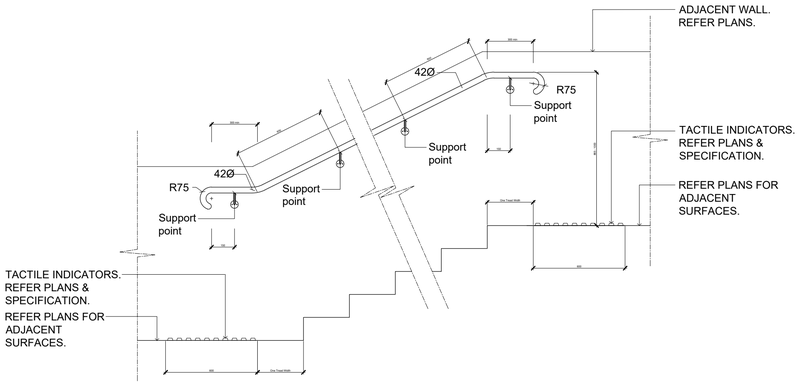
01 / 504 WALL MOUNTED HANDRAIL - SECTION
SCALE 1:10



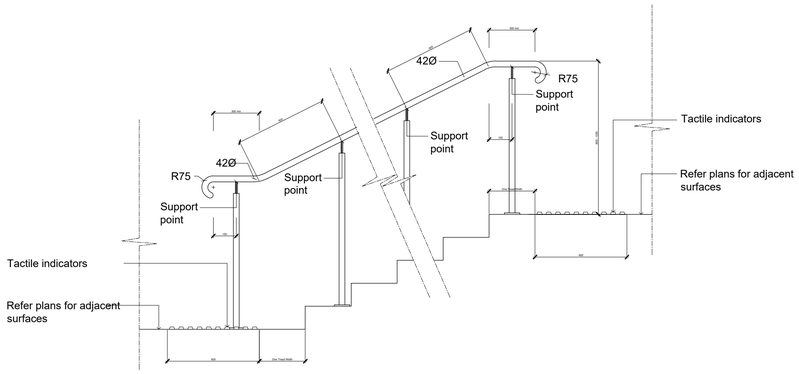
04 / 504 FREE-STANDING HANDRAIL - SECTION
SCALE 1:10



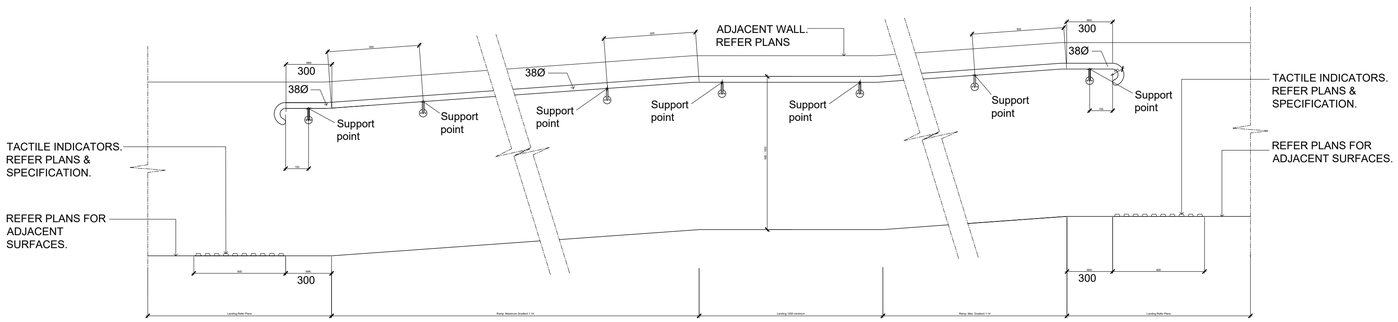
04 / 504 FREE-STANDING HANDRAIL - SECTION
SCALE 1:10



02 / 504 TYP. WALL MOUNTED HANDRAIL - STAIR
SCALE 1:20



05 / 504 TYP. FREE STANDING HANDRAIL - STAIR
SCALE 1:20



03 / 504 WALL MOUNTED HANDRAIL - RAMP
SCALE 1:20

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Issue	Revision Description	Drawn	Check	Date
F	Council RFI - For information	NH	RS	29.04.2022
E	Council RFI - For information	NH	RS	26.04.2022
D	For Approval	EN	RS	12.10.2021
C	For Approval	PH	RS	24.08.2021
B	For Approval	EN	RS	02.08.2021
A	For Approval	PH	RS	30.04.2021

LEGEND

Client:
HYECORP
Property Group

Project:
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Landscape Architects

Development Application

Drawing Name:
Landscape Details

Scale: As Shown
Job Number: SS21-4691
Drawing Number: 504
Issue: F

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A	For Approval	PH	RS	30.04.2021

LEGEND

Client:
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Property Group

Project:
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Landscape Architects

Development Application

Drawing Name:
Landscape Elevation
West

Scale: 1:150 @ A1

0 1 2 3 4 5m

Job Number: SS21-4691

Drawing Number: 601

Issue: D

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B	For Approval	EN	RS	02.08.2021
A	For Approval	PH	RS	30.04.2021

LEGEND

Client:
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Property Group

Project:
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Landscape Architects

Development Application

Drawing Name:
Landscape Elevation
South

Scale: 1:150 @ A1 (0 1 2 3 4 5m)

Job Number: SS21-4691
Drawing Number: 602
Issue: D

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C	For Approval	PH	RS	24.08.2021
B	For Approval	EN	RS	02.08.2021
A	For Approval	PH	RS	30.04.2021

LEGEND

Client:

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Property Group

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Landscape Architects

Development Application

Drawing Name:

Landscape Elevation
East

Scale: 1:150 @ A1

0 1 2 3 4 5m

Job Number: SS21-4691

Drawing Number: 603

Issue: D

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SITE 5

SITE 6

Issue	Revision Description	Drawn	Check	Date
D	For Approval	EN	RS	12.10.2021
C	For Approval	PH	RS	24.08.2021
B	For Approval	EN	RS	02.08.2021
A	For Approval	PH	RS	30.04.2021

LEGEND

Client:

HYECORP
Property Group

Project:

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Landscape Architects

Development Application

Drawing Name:

Landscape Elevation
North

Scale: 1:150 @ A1

0 1 2 3 4 5m

Job Number: SS21-4691

Drawing Number: 604

Issue: D

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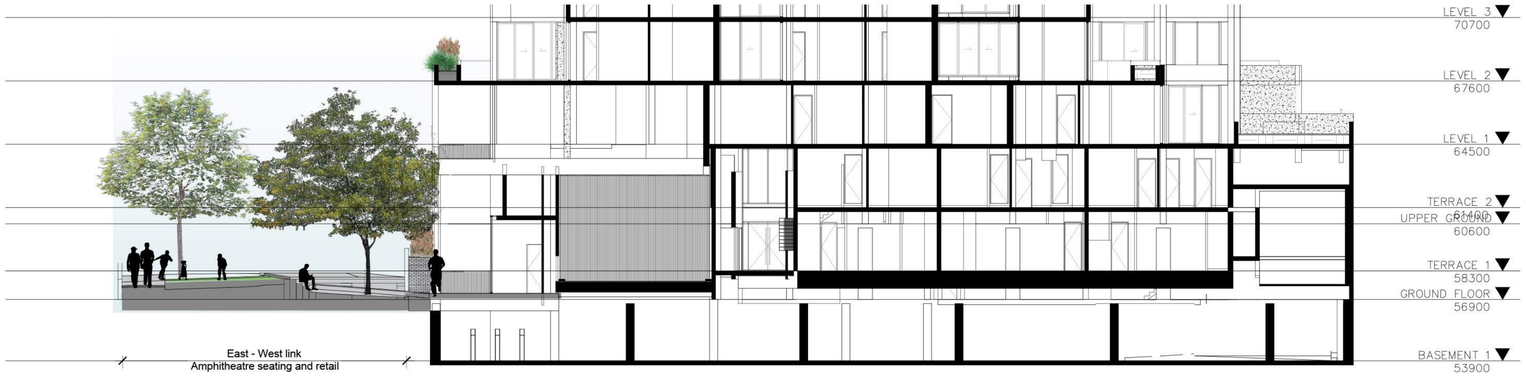
A1



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B	For Approval	EN	RS	02.08.2021
A	For Approval	PH	RS	30.04.2021

LEGEND

Client:

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Property Group

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Landscape Architects

Development Application

Drawing Name:

Landscape Elevation
Retail / Terrace / Childcare

Scale: 1:150 @ A1

0 1 2 3 4 5m

Job Number:	Drawing Number:	Issue:
SS21-4691	605	D