

LOT 21 MOUNT GILEAD ESTATE

SITE COMPATIBILITY CERTIFICATE

CLIENT
AUSTRALIAN RETIREMENT HOLDINGS
72 GLENDOWER STREET GILEAD NSW 2506

OCTOBER 2021

PROJECT DETAILS
LOT 21 MOUNT GILEAD ESTATE
72 GLENDOWER STREET GILEAD NSW 2560

STUDIO 5, 505 BALMAIN RD
LILYFIELD NSW 2040
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**BENSON
McCORMACK
ARCHITECTURE**

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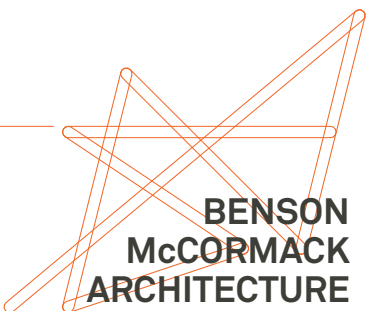
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LOT 21 MOUNT GILEAD ESTATE
OCTOBER 2021



1.1 INTRODUCTION



EXISTING MOUNT GILEAD ESTATE MASTERPLAN WITH LOT 21 TO NORTH

Benson McCormack Architecture (BMA) have been appointed by the owners of the site known as Lot 21, located at No. 72 Glendower Street Gilead, to prepare a conceptual built form masterplan to inform the appropriate built form outcome for a new Seniors Living and associated Health Facilities development, to be located on the subject site. In undertaking this study, BMA have relied on numerous site studies, notably bushfire and biodiversity, that have established a suitable development area within the site.

1.2 VISION STATEMENT



EXISTING MOUNT GILEAD ESTATE ENTRY ADJACENT TO ESTIA HEALTH

The new Seniors Living and Health Facility located on the eastern portion of the subject site, shall be a natural extension to the existing Mount Gilead Estate directly south of the subject site.

The proposal provides an excellent opportunity to deliver a synergistic development that combines the amenity and infrastructure of the existing estate, with a new generation of Seniors Living accommodation and state of the art allied health facilities.

The proposal shall incorporate Ageing design principles and will be both sympathetic to the adjoining residential homes and its natural landscape setting.

The building scale, form and material use, shall reflect the existing built form context and leverage the Mount Gilead Estate approved built form outcomes.

The conceptual proposal provides contemporary, well mannered architecture that enhances the visual character of the local streetscape and responds to the existing typography of the site by stepping from the Glendower Street frontage downwards in a westerly direction.

The landscaping strategy shall provide complementary outcomes to reflect the natural landscape setting of the site, whilst providing accessible, varied and useable outdoor space for the Gilead community and visitors alike.

1.2 DESIGN PRINCIPLES



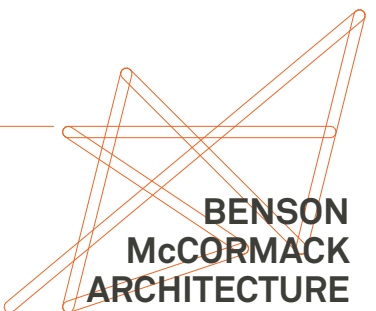
VIEW LOOKING WEST TOWARDS LOT 21 FROM GLENDOWER STREET

Considering the constraints and opportunities, BMA have developed key design principles to guide the future development of the subject site:

- Provide a high-quality contemporary Seniors Living development that achieves design excellence.
- Provide state of the art health services on site.
- Respond to topography and natural features.
- Develop a responsive and contributive landscape strategy.
- Celebrate entry to the Mount Gilead Estate for vehicular and pedestrian arrivals.
- Complement the scale and rhythm of the existing and emerging residential context.
- Ensure visual prominence from Glendower Street
- Enhance and contribute to the landscape character of the area.
- Buffer adjacent properties using significant new landscaping.
- Ensure intuitive and easy vehicular access and egress from, to and within the Mount Gilead Estate.

2.0_LOT 21

LOT 21 MOUNT GILEAD ESTATE
OCTOBER 2021



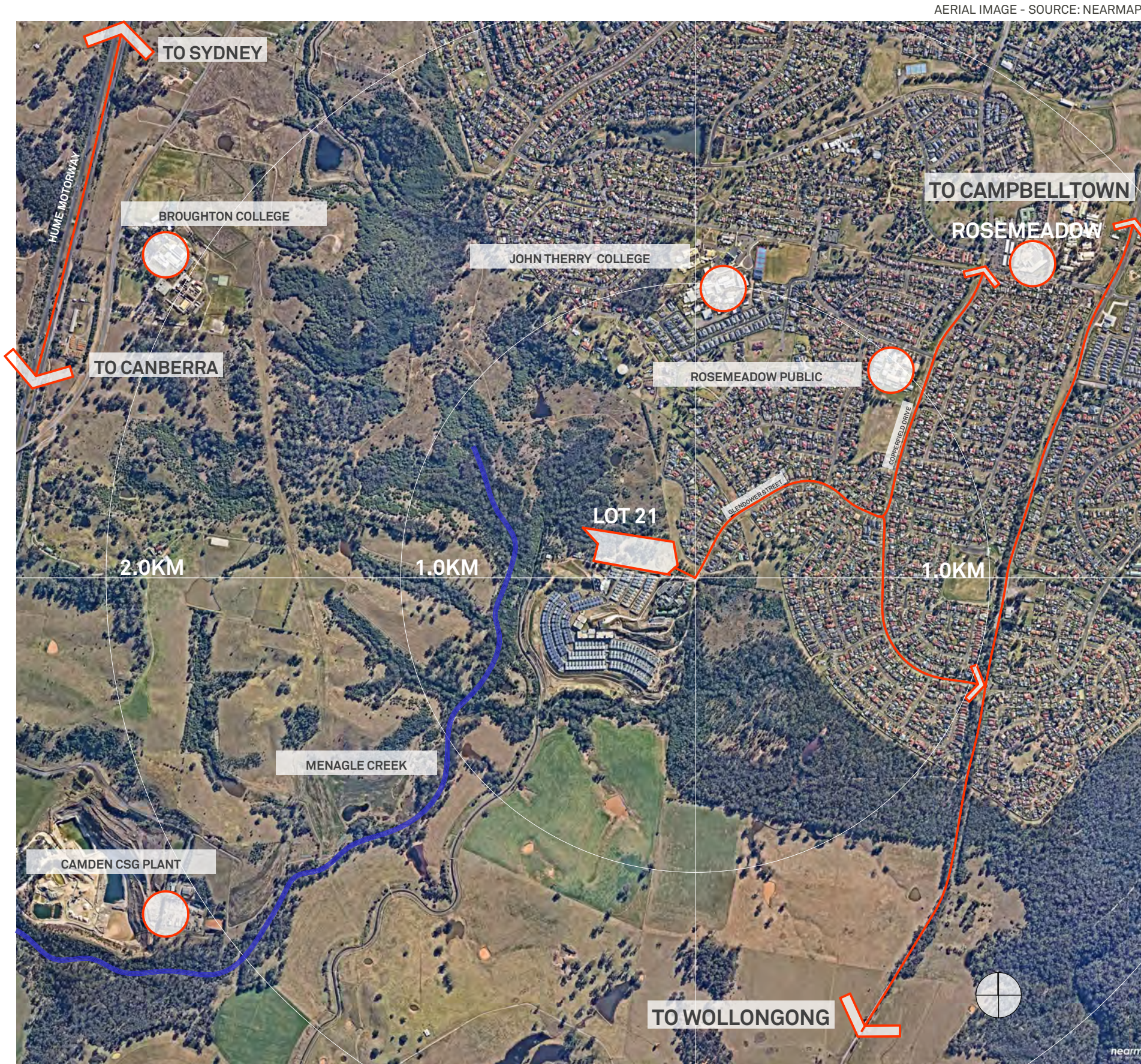
2.1 LOCAL AND WIDER CONTEXT

The subject site is located approximately 108km southwest of Sydney’s Central Business District (CBD), 20km east of Camden and approximately 52km north of Wollongong.

The site is located six kilometers south of Campbelltown City Centre, at 72 Glendower Street, Gilead.



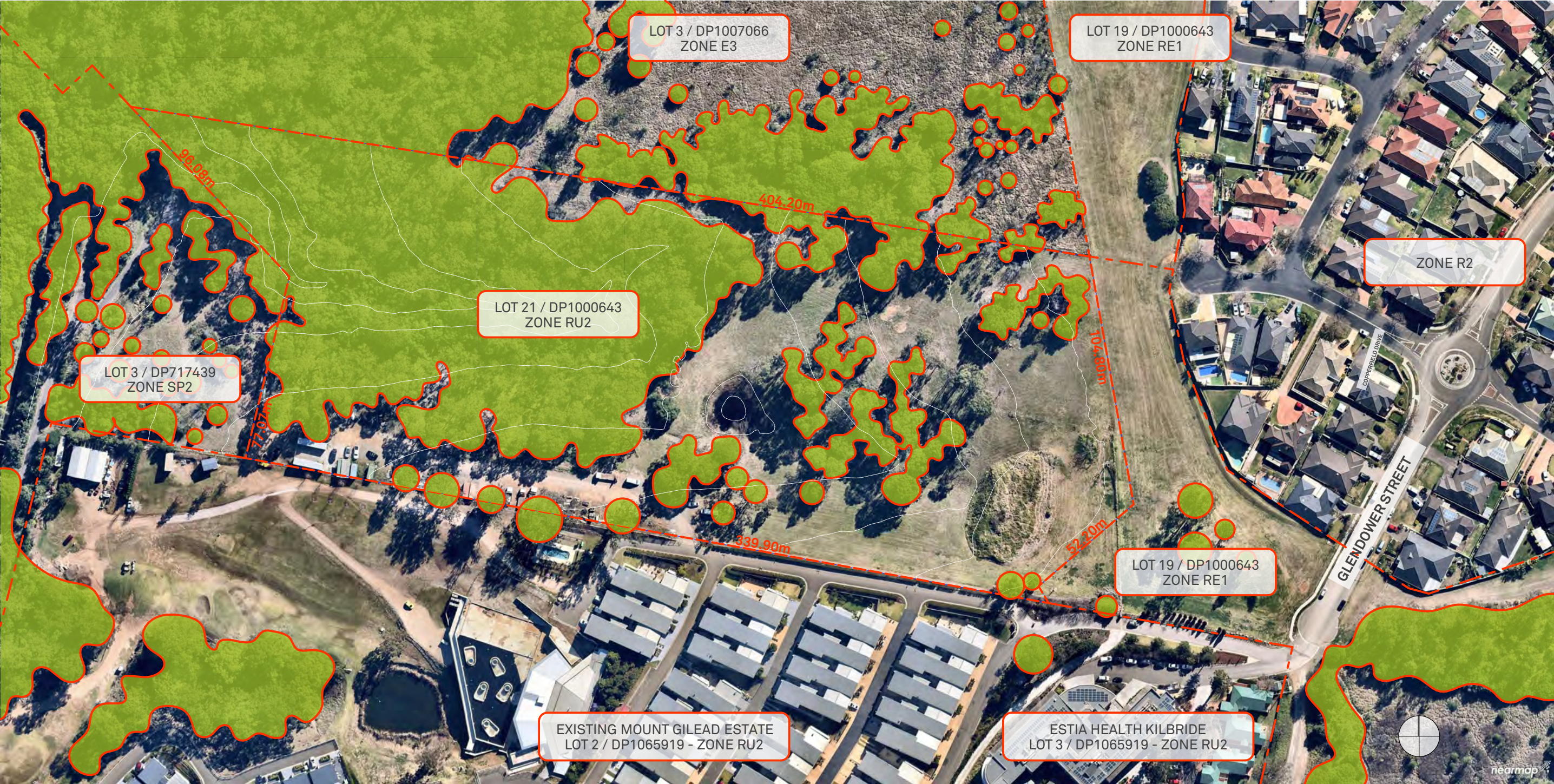
MOUNT GILEAD ESTATE SITE MASTER PLAN



SITE LOCATION PLAN

2.2 THE SITE

AERIAL IMAGE - SOURCE: NEARMAP



The subject site is legally described as Lot 21 / DP 1000643. The site area of Lot 21 is approximately 51,408m² and is irregular in shape.

The site has a northern boundary of approx. 400M in length and adjoins an E3 -Environmental Management, zone. The sites southern boundary is approx. 340M in length and adjoins the existing Mount Gilead Estate, which has a land zoning of RU2 - Rural Landscape. The eastern and western boundaries of the site are irregular in alignment with lengths of a 165M and 164M respectively.

The eastern boundary adjoins an RE1 - Public Recreation zone, whilst the western boundary adjoins a SP2 - Infrastructure zone.

The site has a step cross fall of approx. 30m east to west and predominately within the western portion of the site. the western portion of the site is also heavily wooded, whilst the eastern portion of the site is largely cleared of significant vegetation and currently undergoing continual land mangaeament.

The site is currently accessed via the existing Mount Gibraltar Estate, which has access via Glendower Street to the east.

Lot 21 is currently zoned RU2 - Rural Landscape.

2.3 SITE MAPPING - BIODIVERSITY

AERIAL IMAGE - SOURCE: NEARMAP



MOUNT GILEAD LOT 21 EXISTING SITE

TERRESTRIAL BIODIVERSITY

The site in part has been mapped as containing terrestrial biodiversity as demonstrated on the above site plan.

2.4 SITE MAPPING - BUSH FIRE

AERIAL IMAGE - SOURCE: NEARMAP



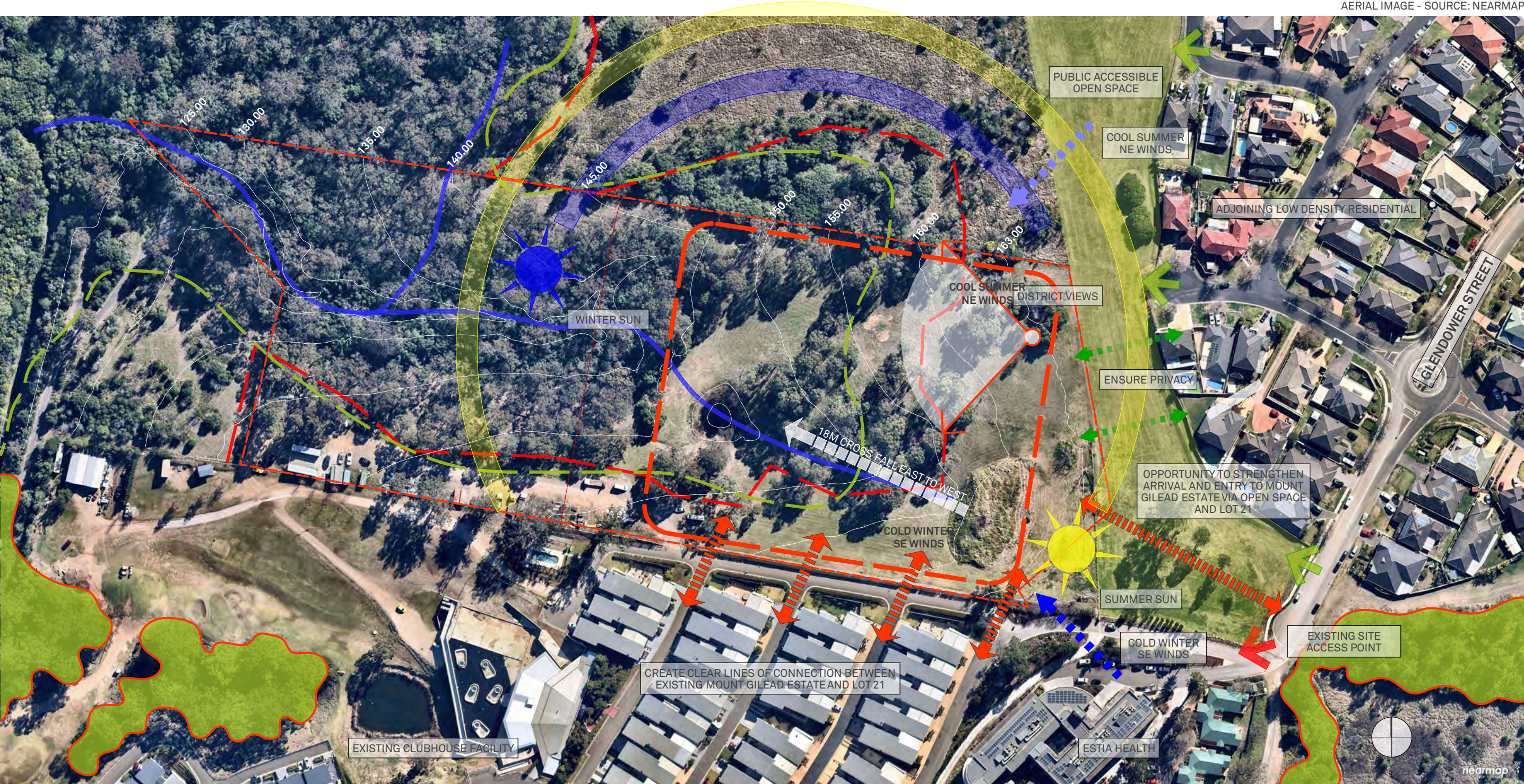
MOUNT GILEAD LOT 21 EXISTING SITE

The site has been mapped as being bush fire prone land with varying categories of risk, as demonstrated on the above site plan.

- CATERGORY 1 - HIGHEST RISK
- CATERGORY 3 - MEDIUM RISK
- CATERGORY 2 - LOWEST RISK

2.5 SITE ANALYSIS

AERIAL IMAGE - SOURCE: NEARMAP



BMA have identified a number of specific constraints that apply to the subject site. These include the following:

- Bushfire considerations
- Biodiversity considerations
- Water course and Topography considerations

Despite the site constraints development opportunities that can apply to the subject site may include the following:

- Appropriate built form siting in consideration of determined Asset Protection Zones.
- Built form outcomes consistent with existing and emerging development.
- Built form outcomes that contribute to a holistic and integrated landscape strategy.

BUSHFIRE MAPPING

BIODIVERSITY MAPPING

WATER COURSE

POTENTIAL DEVELOPABLE SITE AREA

2.6 SITE MAPPING - APZ'S

AERIAL IMAGE - SOURCE: NEARMAP



MOUNT GILEAD LOT 21 EXISTING SITE

The site has through bush fire assessment, provided suitable Asset Protection Zones as demonstrated in the site plan above.

2.7 SITE PHOTOGRAPHS



VIEW KEY



VIEW 1 - MOUNT GILEAD ESTATE ENTRY



VIEW 2 - LOOKING WEST TOWARDS SITE



VIEW 3 - LOOKING SOUTH TOWARDS SITE



VIEW 4 - LOOKING NORTH TOWARDS SITE



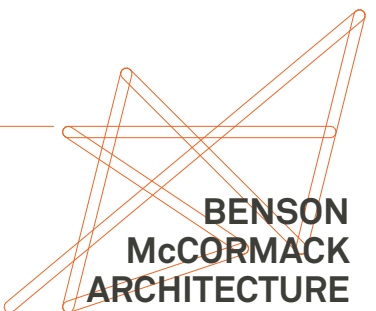
VIEW 5 - LOOKING NORTH TOWARDS SITE



MOUNT GILEAD LOT 21 SURVEY

3.0_CONCEPT

LOT 21 MOUNT GILEAD ESTATE
OCTOBER 2021



3.1 APPROVED MASTERPLAN

AUTHOR OF PLAN AND SECTIONS - CANDALEPAS ASSOCIATES

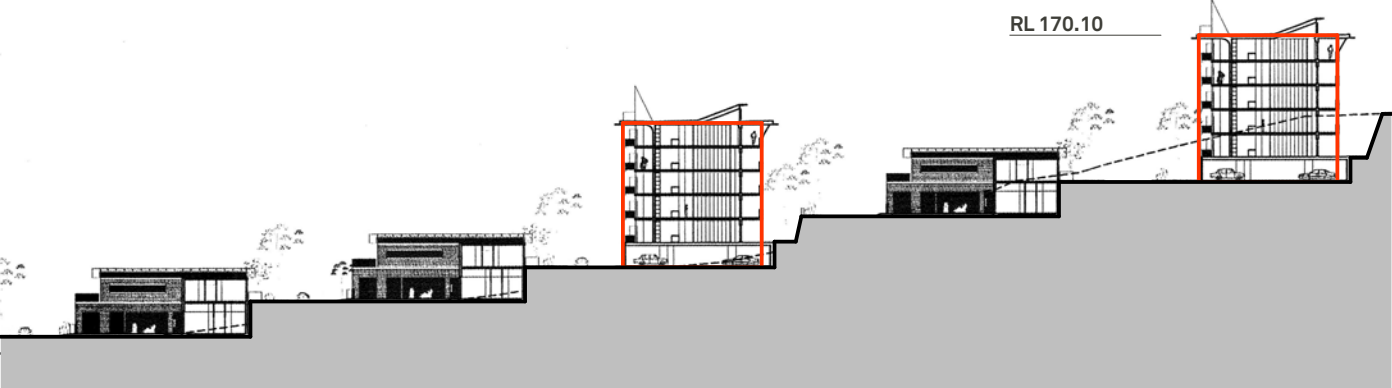
MOUNT GILEAD 2006 APPROVED MASTERPLAN
1:3000 @ A3

KEY

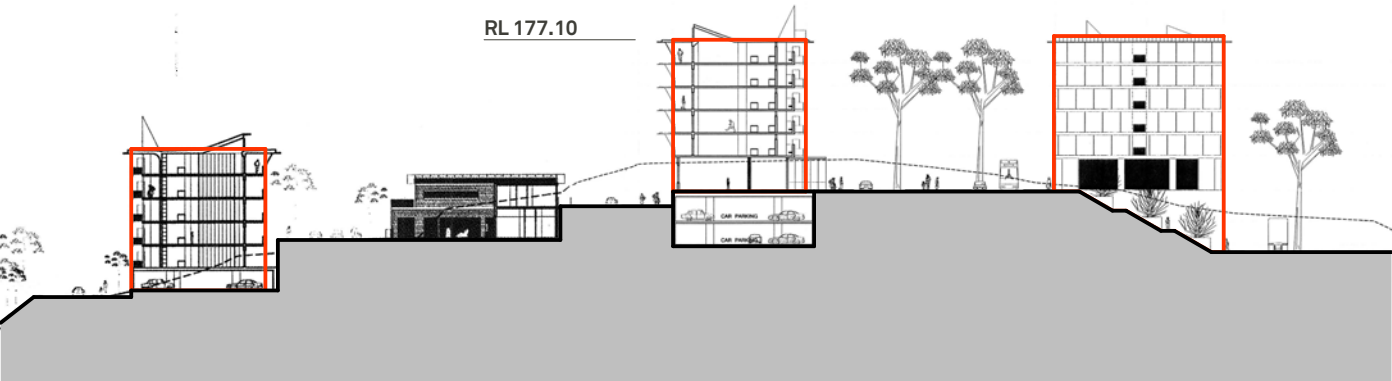
- 1 MOUNT GILEAD ESTATE ENTRY
- 2 LOT 21
- 3 VILLAS
- 4 SERVICED SELF CARE DWELLINGS
- 5 HOSTEL UNITS
- 6 KILBRIDE NURSING HOME

APPROVED DWELLING DENSITY

SERVICED SELF CARE DWELLINGS	840
HOSTEL UNITS	270
TOTAL DWELLINGS	1110

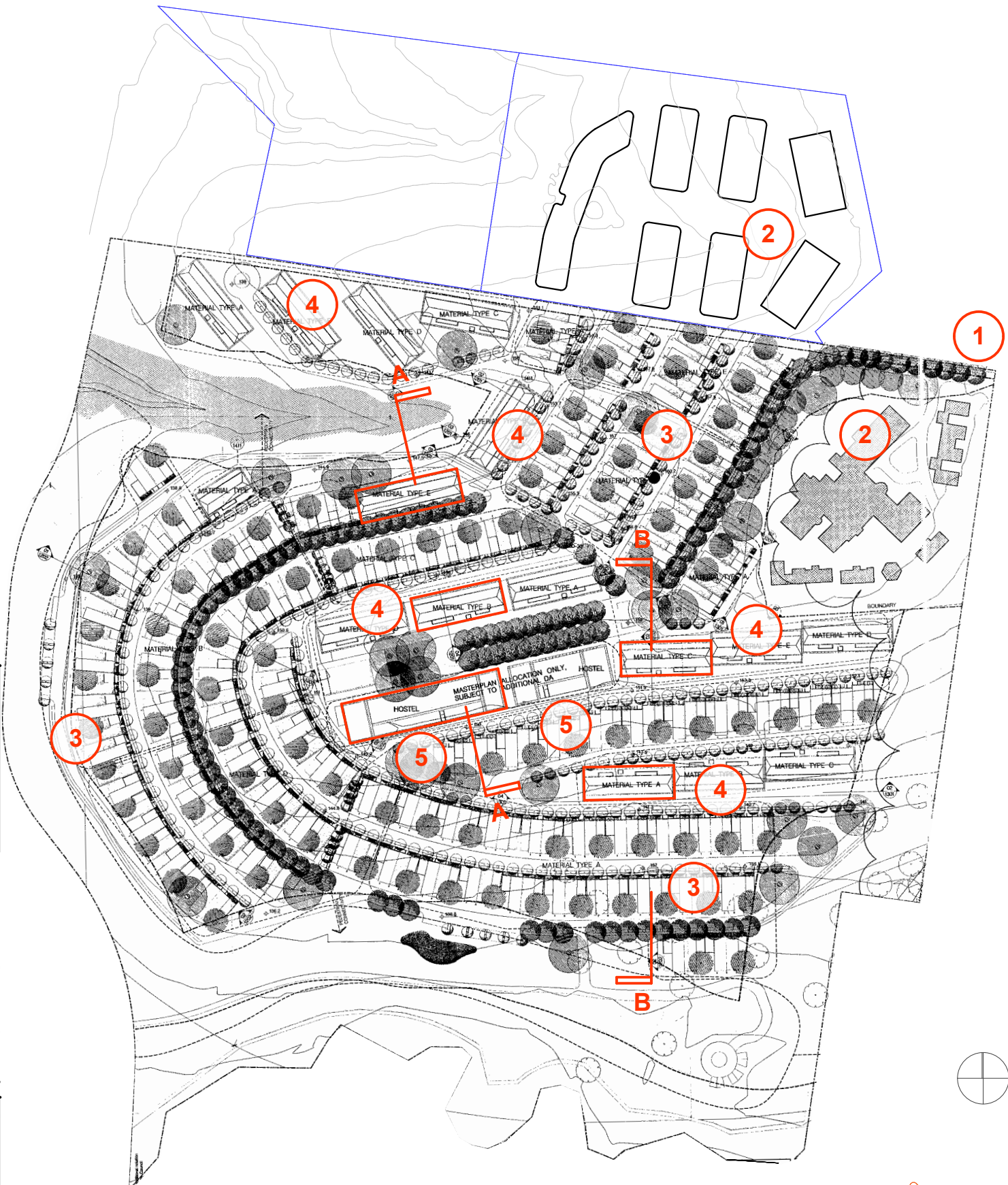


SECTION BB



SECTION AA

LOT 21 MOUNT GILEAD ESTATE
OCTOBER 2021



3.2 CURRENT MASTERPLAN

MOUNT GILEAD 2006 APPROVED MASTERPLAN
1:3000 @ A3

KEY

- 1 MOUNT GILEAD ESTATE ENTRY
- 2 LOT 21
- 3 MOUNT GILEAD CLUBHOUSE
- 4 VILLAS
- 5 SERVICED SELF CARE DWELLINGS
- 6 KILBRIDE NURSING HOME

CONSTRUCTED DENSITY

CONSTRUCTED DWELLINGS	409
UNDER CONSTRUCTION	54

PLANNED DENSITY INCLUSIVE OF LOT 21

SERVICED SELF CARE DWELLINGS	377
HOSTEL ROOMS	270
TOTAL DWELLINGS	1110



3.3 PROPOSED MASTERPLAN

MOUNT GILEAD ESTATE MASTERPLAN INCLUSIVE OF LOT 21
1:3000 @ A3

KEY

- 1 PROPOSED MOUNT GILEAD ESTATE ENTRY
- 2 LOT 21
- 3 ONSITE HEALTH SERVICES
- 4 VILLAS
- 5 SERVICED SELF CARE DWELLINGS
- 6 HOSTEL UNITS
- 7 EXISTING MOUNT GILEAD CLUBHOUSE
- 8 MOUNT GILEAD GOLF + OPEN SPACE
- 9 KILBRIDE NURSING HOME

AERIAL IMAGE - SOURCE: NEARMAP



MOUNT GILEAD AERIAL IMAGE AUGUST 2021



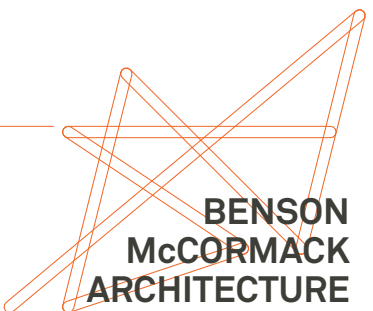
3.4 SITE PLAN

AERIAL IMAGE - SOURCE: NEARMAP



4.0_CONCEPTUAL SITE PLANNING

LOT 21 MOUNT GILEAD ESTATE
OCTOBER 2021



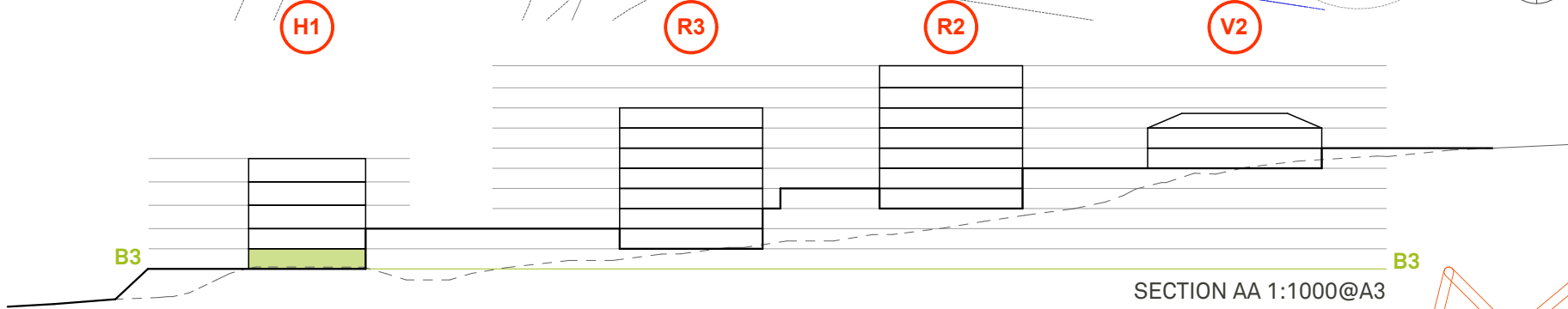
4.1 BASEMENT 3 PLAN



BASEMENT 3 _ RL 144.700

BASEMENT 3 PLAN - 1:1000 @ A3

LOT 21 MOUNT GILEAD ESTATE
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SECTION AA 1:1000@A3

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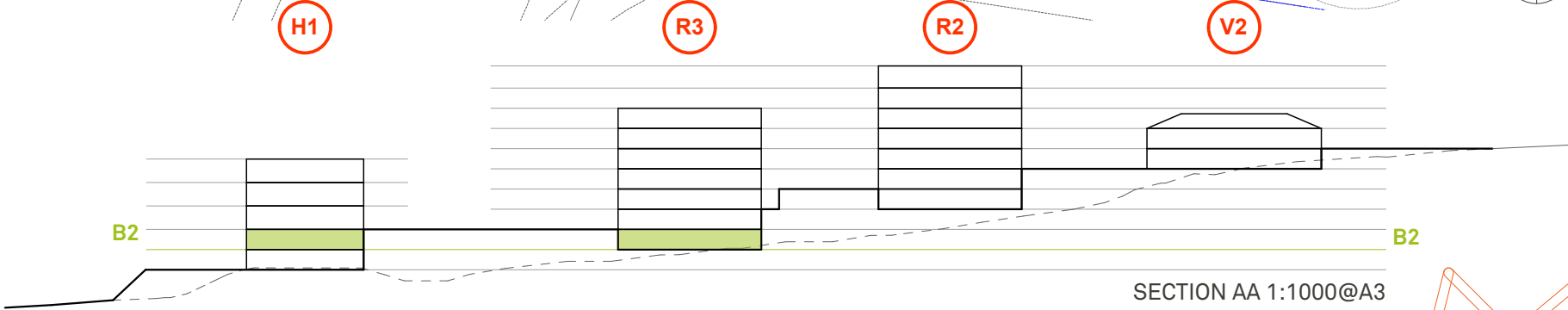
4.2 BASEMENT 2 PLAN



BASEMENT 2 _ RL 147.800

BASEMENT 2 PLAN - 1:1000 @ A3

LOT 21 MOUNT GILEAD ESTATE
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SECTION AA 1:1000@A3

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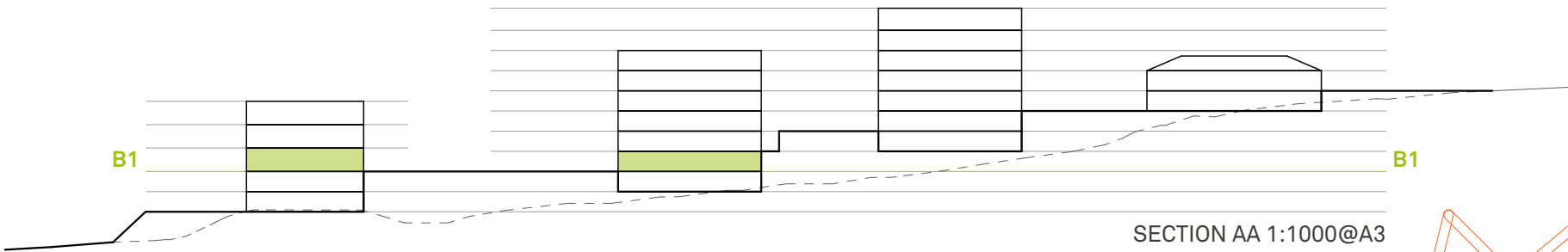
4.3 BASEMENT 1 PLAN



BASEMENT 1 _ RL 150.900

BASEMENT 1 PLAN - 1:1000 @ A3

LOT 21 MOUNT GILEAD ESTATE
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4.4 LOWER GROUND 2 PLAN

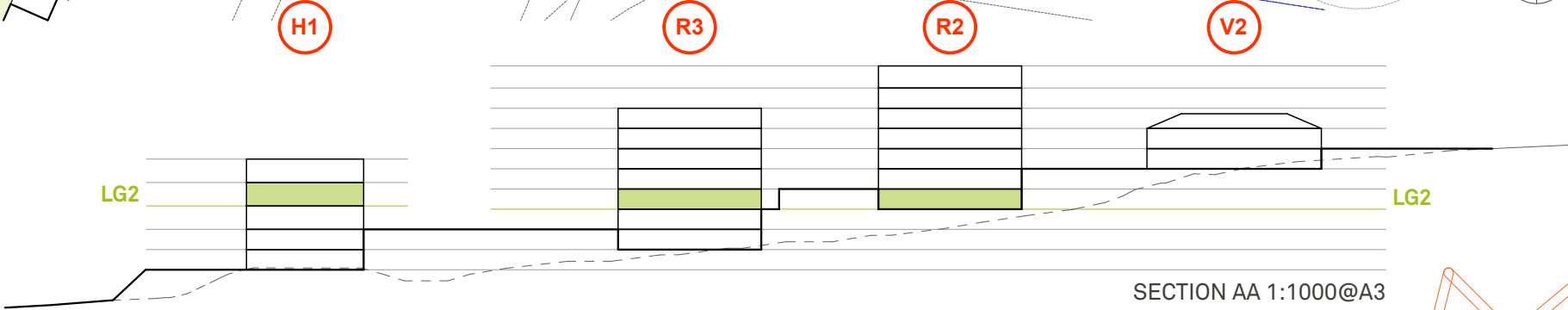


LOWER GROUND 2 _ RL 154.000

LANDSCAPE TO BE ADDED

LOWER GROUND 2 PLAN - 1:1000 @ A3

LOT 21 MOUNT GILEAD ESTATE
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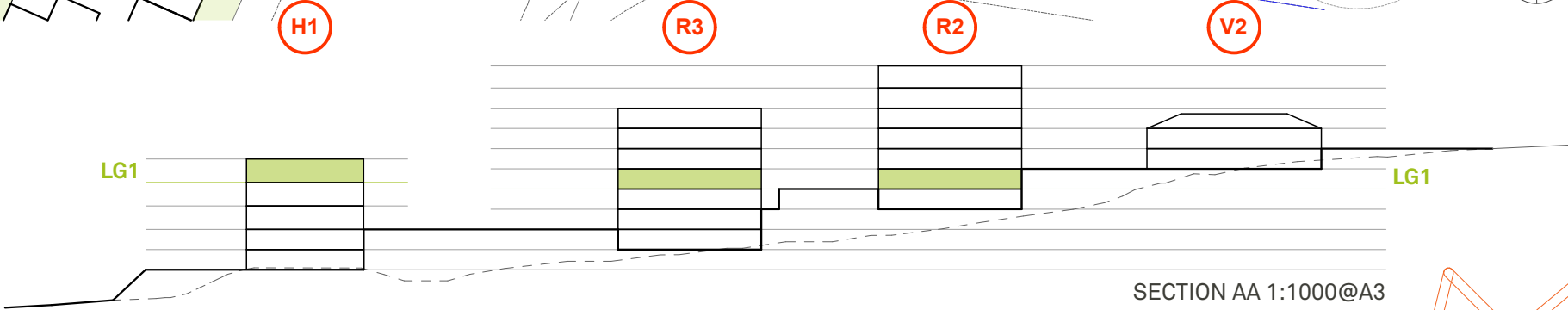
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4.5 LOWER GROUND 1 PLAN



LOWER GROUND 1 _ RL 157.100

LOWER GROUND 1 PLAN - 1:1000 @ A3



SECTION AA 1:1000@A3

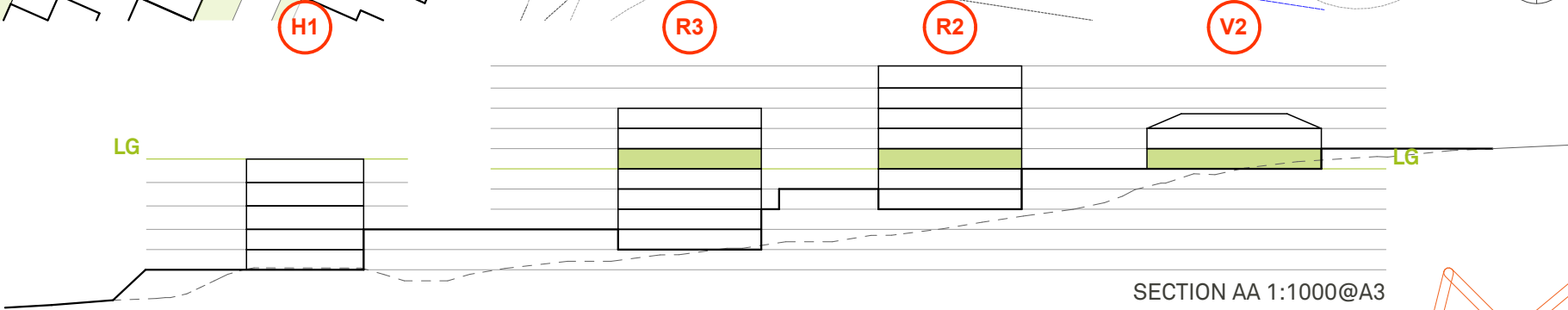
4.6 LOWER GROUND PLAN



LOWER GROUND _ RL 160.200

LOWER GROUND PLAN - 1:1000 @ A3

LOT 21 MOUNT GILEAD ESTATE
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SECTION AA 1:1000@A3

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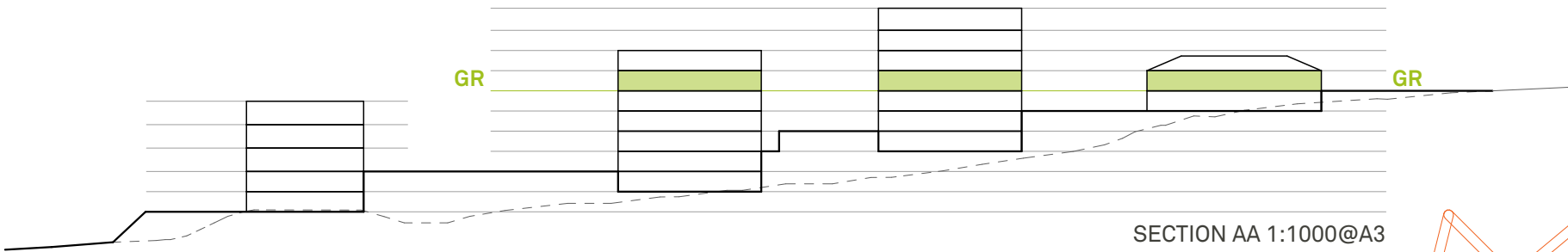
4.7 GROUND FLOOR PLAN



GROUND FLOOR _ RL 163.300

GROUND FLOOR PLAN - 1:1000 @ A3

LOT 21 MOUNT GILEAD ESTATE
OCTOBER 2021



SECTION AA 1:1000@A3

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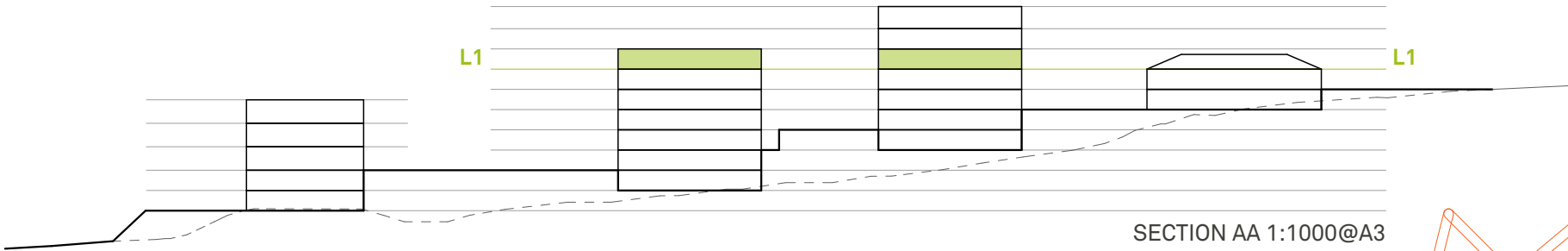
4.8 FIRST FLOOR PLAN



LEVEL 1 _ RL 166.400

LEVEL 1 FLOOR PLAN - 1:1000 @ A3

LOT 21 MOUNT GILEAD ESTATE
OCTOBER 2021



SECTION AA 1:1000@A3

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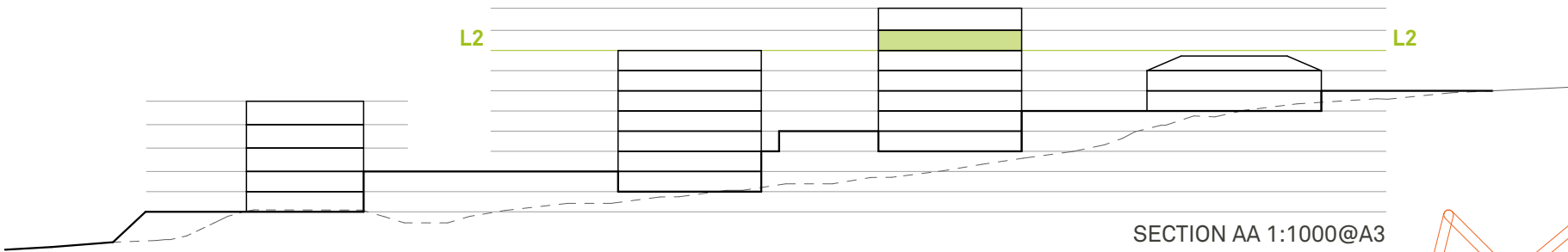
4.9 SECOND FLOOR PLAN



LEVEL 2 _ RL 169.500

LEVEL 2 FLOOR PLAN - 1:1000 @ A3

LOT 21 MOUNT GILEAD ESTATE
OCTOBER 2021



SECTION AA 1:1000@A3

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4.10 THIRD FLOOR PLAN



LEVEL 3 _ RL 172.600



LEVEL 3 FLOOR PLAN - 1:1000 @ A3

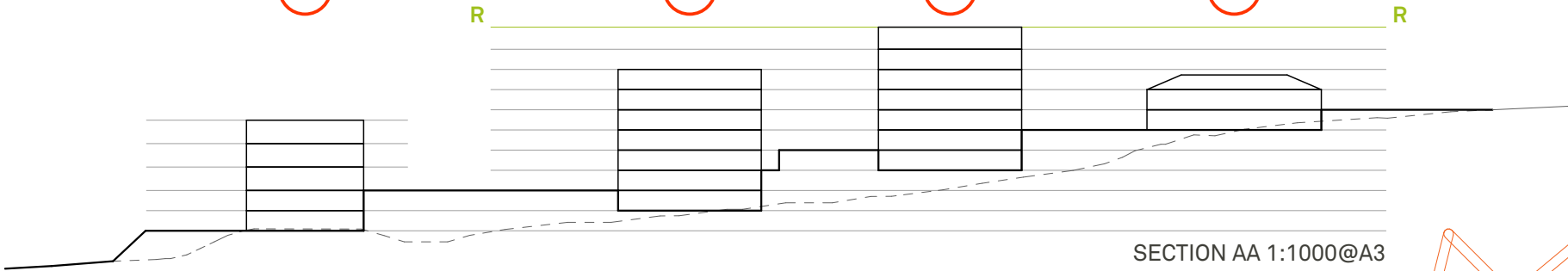
4.11 ROOF PLAN



ROOF _ VARIES

ROOF PLAN - 1:1000 @ A3

LOT 21 MOUNT GILEAD ESTATE
OCTOBER 2021



SECTION AA 1:1000@A3

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4.12 PEDESTRIAN ACCESS PLAN



PEDESTRIAN ACCESS PLAN
1:1000 @ A3

ACCESS TO AND FROM EXISTING CLUBHOUSE ACCESS FROM EXISTING MOUNT GILEAD ESTATE STREET NETWORK

4.13 TRAFFIC ACCESS PLAN



TRAFFIC ACCESS PLAN
1:1000 @ A3
TWO WAY STREET NETWORK

4.14 LANDSCAPE AREAS



LANDSCAPE AREA PLAN
1:1000 @ A3

DEEP SOIL PLANTING 

PLANTING OVER STRUCTURE 

4.15 BUILDING SEPERATION

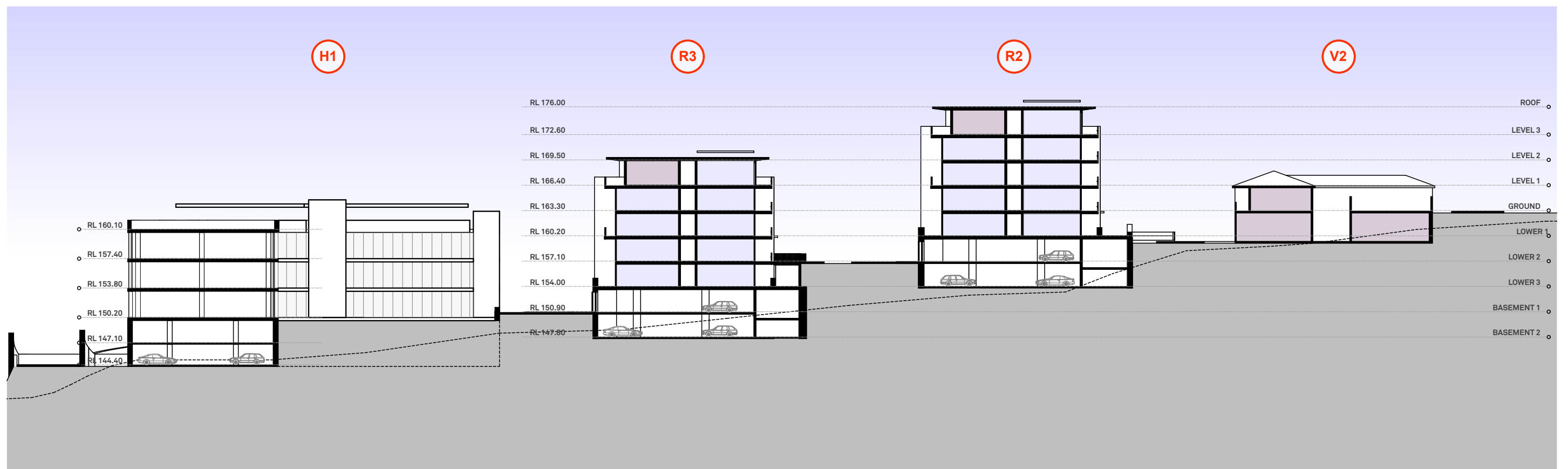


BUILDING SEPERATION PLAN
1:1000 @ A3

4.15 SITE SECTIONS AA + BB

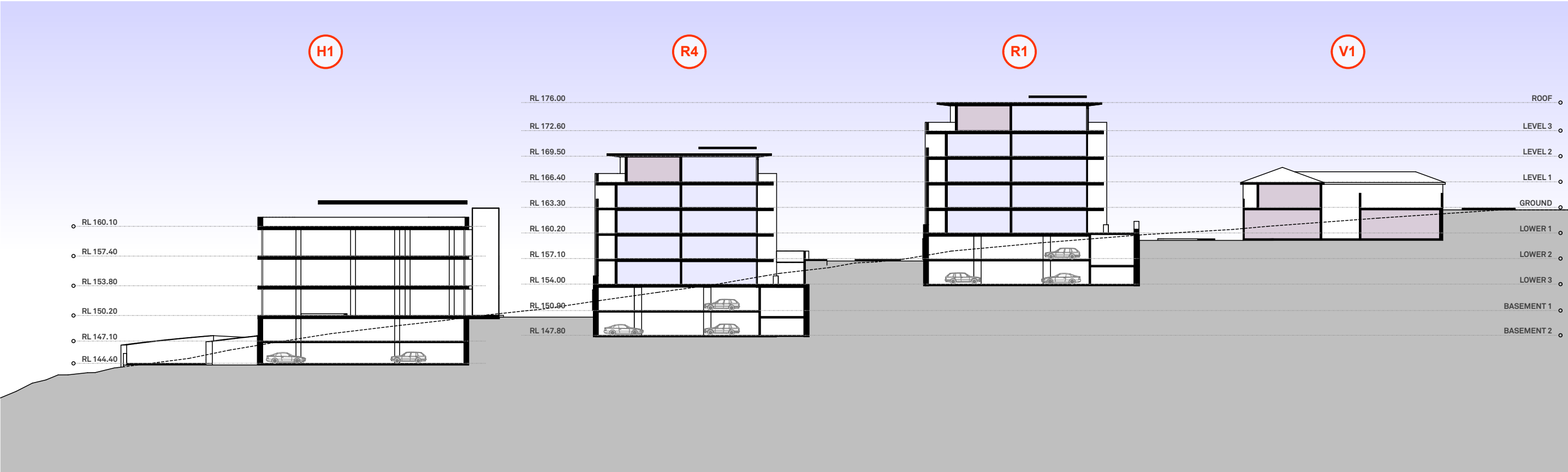


SECTION BB



SECTION AA

SITE SECTIONS - 1:500 @ A3

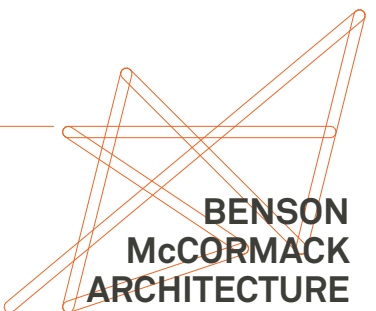


SECTION CC

SITE SECTIONS - 1:500 @ A3

5.0_3D CONCEPT ANALYSIS

LOT 21 MOUNT GILEAD ESTATE
OCTOBER 2021



5.1 VIEW ANALYSIS 1



VIEW 1 - LOCATION



VIEW 1 - EXISTING SITE CONDITION



VIEW 1 - VIEW LOOKING SOUTH WEST FROM GLENDOWER RESERVE (GONZALO STREET LEVEL)

5.2 VIEW ANALYSIS 2



VIEW 2 - LOCATION



VIEW 2 - EXISTING SITE CONDITION



VIEW 2 - VIEW LOOKING NORTH WEST FROM GLENDOWER STREET

5.3 VIEW ANALYSIS 3



VIEW 3 - LOCATION



VIEW 3 - EXISTING SITE CONDITION



VIEW 3 - VIEW LOOKING NORTH EAST FROM MOUNT GILEAD ESTATE

5.4 VIEW ANALYSIS 4



VIEW 4 - LOCATION



VIEW 4 - EXISTING SITE CONDITION



VIEW 4 - VIEW LOOKING NORTH EAST FROM MOUNT GILEAD ESTATE

5.6 VIEW ANALYSIS 5



VIEW 5 - LOCATION



VIEW 5 - EXISTING SITE CONDITION



VIEW 5 - VIEW LOOKING NORTH EAST FROM MOUNT GILEAD ESTATE

5.7 BUILT FORM ANALYSIS



To guide the future development of the site, BMA have developed the following site specific design principles and guidelines.

MAXIMUM BUILDING HEIGHT

Building heights principles:

- Achieve a height appropriate for a site that is complementary with the emerging residential context
- Achieve appropriate height transitions to responding to the natural topography and characteristics of the site.
- Minimise visual impacts to adjoining properties and ensure that the built form scale does not visually dominate the streetscape.



BUILDING FORM ANALYSIS 01

5.8 BUILT FORM ANALYSIS



To guide the future development of the site, BMA have developed the following site specific design principles and guidelines.

MAXIMUM BUILDING HEIGHT

Building heights principles:

- Achieve a height appropriate for a site that is complementary with the emerging residential context
- Achieve appropriate height transitions to responding to the natural topography and characteristics of the site.
- Minimise visual impacts to adjoining properties and ensure that the built form scale does not visually dominate the streetscape.



BUILT FORM ANALYSIS 02

5.9 BUILT FORM ANALYSIS



To guide the future development of the site, BMA have developed the following site specific design principles and guidelines.

MAXIMUM BUILDING HEIGHT

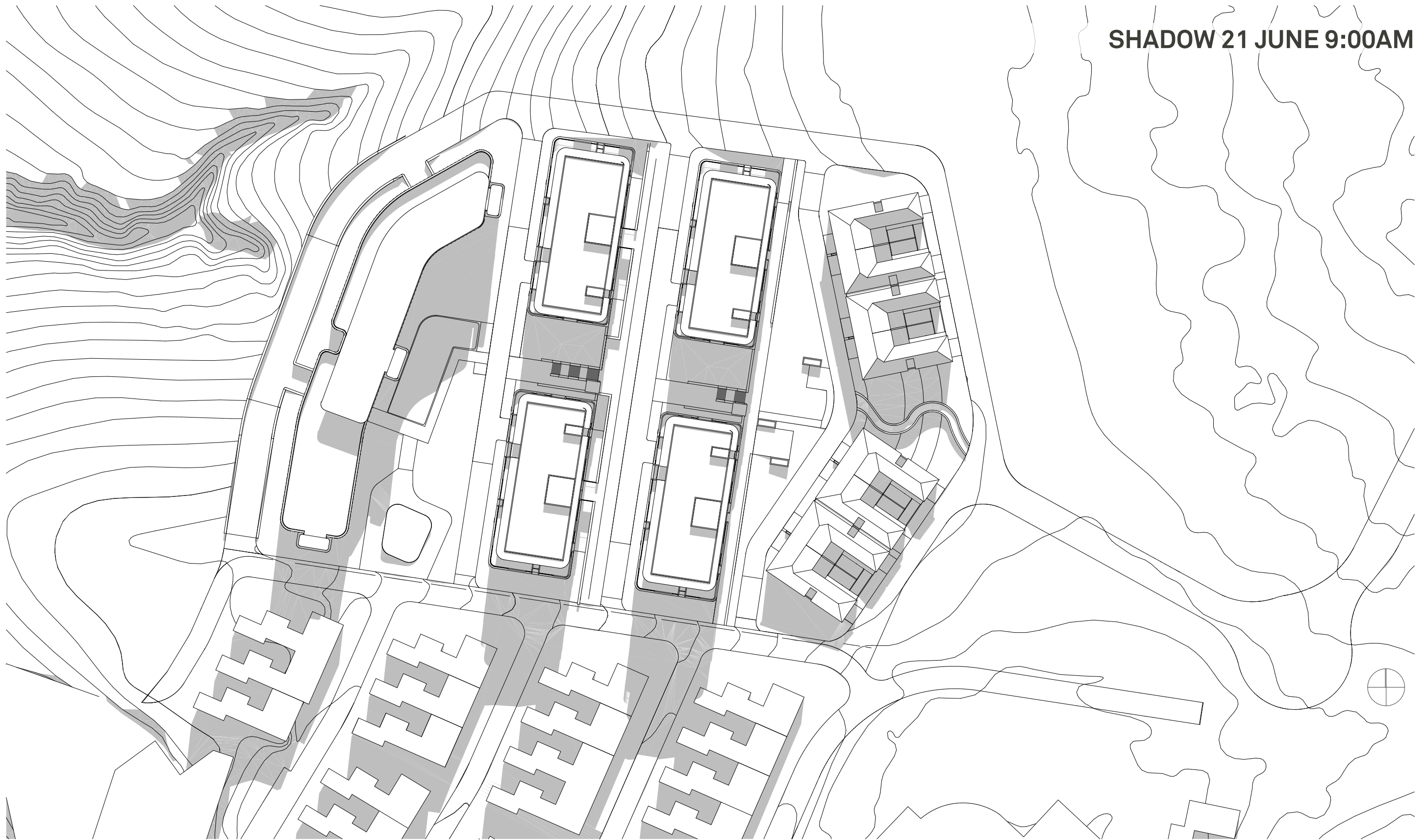
Building heights principles:

- Achieve a height appropriate for a site that is complementary with the emerging residential context
- Achieve appropriate height transitions to responding to the natural topography and characteristics of the site.
- Minimise visual impacts to adjoining properties and ensure that the built form scale does not visually dominate the streetscape.

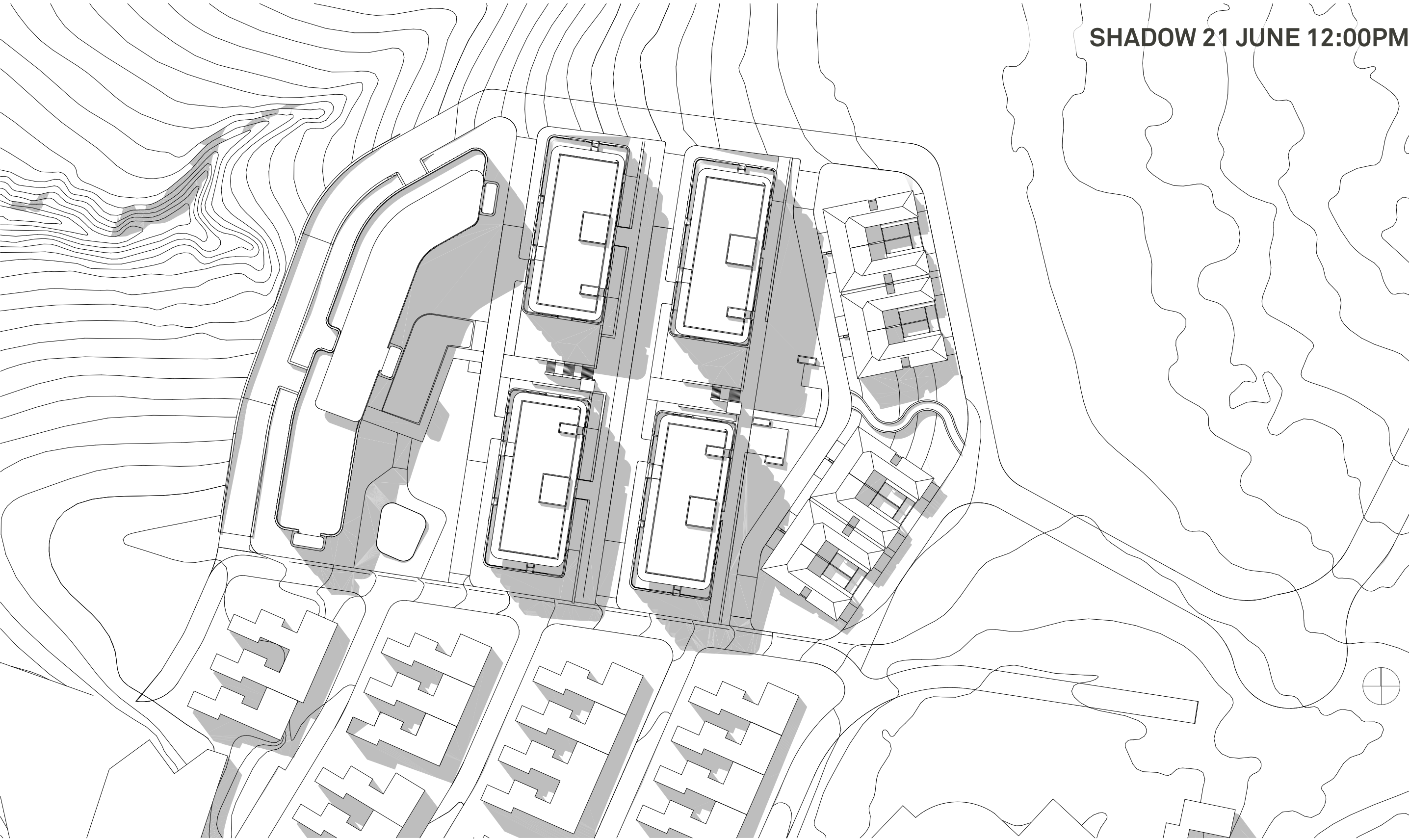


BUILT FORM ANALYSIS 03

SHADOW 21 JUNE 9:00AM



SHADOW 21 JUNE 12:00PM



SHADOW 21 JUNE 3:00PM



5.13 ARCHITECTURAL PERSPECTIVE 01



PERSPECTIVE VIEW 1 - LOCATION



5.14 ARCHITECTURAL PERSPECTIVE 02



PERSPECTIVE VIEW 2 - LOCATION



5.15 ARCHITECTURAL PERSPECTIVE 03



PERSPECTIVE VIEW 3 - LOCATION





PERSPECTIVE VIEW 4 - LOCATION



5.17 ARCHITECTURAL PERSPECTIVE 05

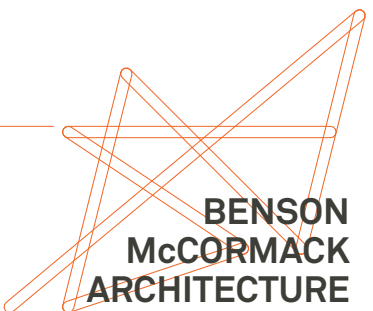


PERSPECTIVE VIEW 5 - LOCATION



6.0_DEVELOPMENT DATA

LOT 21 MOUNT GILEAD ESTATE
OCTOBER 2021

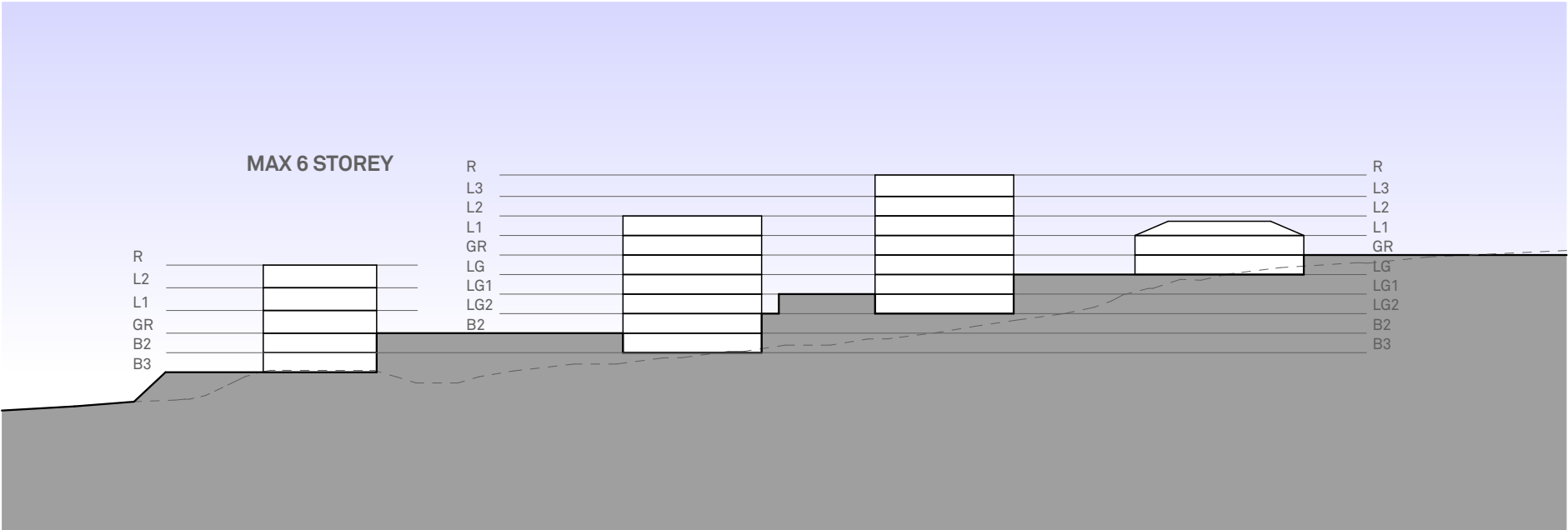


6.1 DEVELOPMENT DATA

BUILDING V1 / RESI	GFA	UNITS	BEDS	CARS	SA	CV
LOWER GROUND	975m²	4	12	8	N/A	N/A
GROUND	975m²	4	12	8	N/A	N/A
BUILDING V2 / RESI						
LOWER GROUND	975m²	4	12	8	N/A	N/A
GROUND	975m²	4	12	8	N/A	N/A
BUILDING R1 / RESI						
LOWER GROUND 2	-	-	-	29	-	-
LOWER GROUND 1	-	-	-	22	-	-
LOWER GROUND	815m²	7	14	-	4	4
GROUND	815m²	7	14	-	5	4
LEVEL 1	815m²	7	14	-	5	5
LEVEL 2	815m²	7	14	-	5	5
LEVEL 3	620m²	5	13	-	4	3
BUILDING R2 / RESI						
LOWER GROUND 2	-	-	-	29	-	-
LOWER GROUND 1	-	-	-	22	-	-
LOWER GROUND	815m²	7	14	-	4	4
GROUND	815m²	7	14	-	5	4
LEVEL 1	815m²	7	14	-	5	5
LEVEL 2	815m²	7	14	-	5	5
LEVEL 3	620m²	5	13	-	4	3
BUILDING R3 / RESI						
BASEMENT 2	-	-	-	29	-	-
BASEMENT 1	-	-	-	22	-	-
LOWER GROUND 2	815m²	7	14	-	5	4
LOWER GROUND 1	815m²	7	14	-	5	4
LOWER GROUND	815m²	7	14	-	5	5
GROUND	815m²	7	14	-	5	5
LEVEL 1	620m²	5	13	-	4	3
BUILDING R4 / RESI						
BASEMENT 2	-	-	-	29	-	-
BASEMENT 1	-	-	-	22	-	-
LOWER GROUND 2	815m²	7	14	-	5	4
LOWER GROUND 1	815m²	7	14	-	5	4
LOWER GROUND	815m²	7	14	-	5	5
GROUND	815m²	7	14	-	5	5
LEVEL 1	620m²	5	13	-	4	3
SUBTOTAL						
	19,420m²	148	324	236	94 / 132	84 / 132
					71%	66%
RESIDENT PARKING REQUIRED						
BUILDING H1 / COMM						
	GFA			CARS		
BASEMENT 3	-			61		
BASEMENT 2	-			61		
GROUND	1,925m²			-		
LEVEL 1	1,925m²			-		
LEVEL 2	1,925m²			-		
SUBTOTAL						
	5,775m²			122		
TOTAL						
	25,195m²			358		
SITE AREA						
OVERALL SITE AREA (OSA)	51,245m²					
DEVELOPABLE SITE AREA (DSA)	30,200m²					
	58%					



SITE PLAN 1:2000@A3



SECTION AA 1:1000@A3

GROSS FLOOR AREA + FLOOR SPACE RATIO

O/A SITE AREA	51,245m²
GROSS FLOOR AREA	25,195m² FSR 0.5:1

LANDSCAPE AREA

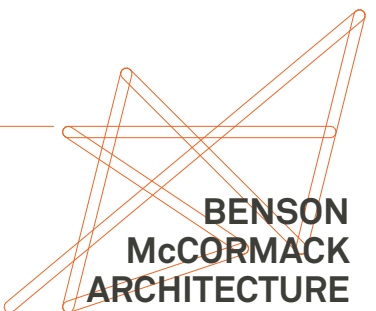
DEEP SOIL	12,820m² / 42%
PODIUM	835m²

BUILDING FOOTPRINT

ALL BUILDINGS	8,400m² / 28%
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7.0_LANDSCAPE DRAWINGS

LOT 21 MOUNT GILEAD ESTATE
OCTOBER 2021




7.1 LANDSCAPE CONCEPT PLAN

LANDSCAPE ELEMENTS :


- 1
- MAIN ENTRY - FETAURE SIGNAGE
- 2
- MAIN ENTRY TO HEALTH FACILITY
FROM COMMUNITY HUB AND BUS
STOP LOCATION
- 3
- BOARD WALK
- 4
- FEATURE WELCOME ARCHWAYS
- 5
- LIFTS FOR WHEELCHAIR ACCESS




LEGEND:




PROPOSED TREES
REFER TO PLANTING SCHEDULE




PROPOSED SHRUBS AND GROUNDCOVERS
IN MULCHED AND IRRIGATED GARDEN BEDS
REFER TO PLANTING SCHEDULE




PROPOSED TURF
TO FUTURE DETAIL




PROPOSED GRANTEIC GRAVEL
TO FUTURE DETAIL




PROPOSED TIMBER BOARDWALKS
TO FUTURE DETAIL




PROPOSED FEATURE PAVING - TYPE 1
TO FUTURE DETAIL




PROPOSED FEATURE PAVING - TYPE 2
TO FUTURE DETAIL




PROPOSED COURTYARD PAVING
TO FUTURE DETAIL




INSITU CONCRETE SEAT WALL
TO FUTURE DETAIL




GABION WALL
TO FUTURE DETAIL



PROPOSED BIOSWALE
TO FUTURE DETAIL



BASEMENT OUTLINE



SITE BOUNDARY

SUGGESTED PLANTING SCHEDULE:

Code	Botanical Name	Common name	Size at maturity (HxW)	Density (per m ²)	Qty
TREES					
ACA dec	<i>Acacia decurrens</i> *	Early Black Wattle	8-12m x 4m	as shown	
ACA flo	<i>Acacia floribunda</i>	Gossamer wattle	6m x 2m	as shown	
ACA imp	<i>Acacia implexa</i> *	Hickory Wattle, Lightwood	8m x 7m	as shown	
ANG cos	<i>Angophora costata</i> *	Smoothbarked Apple Myrtle	15-20m x 12m	as shown	
ANG flo	<i>Angophora floribunda</i> *	Rough Barked Apple	20m x 20m	as shown	
ANG sub	<i>Angophora subvelutina</i> *	Broad-Leaved Apple	17-20m x 15-20m	as shown	
BAC myr	<i>Backhousia myrtifolia</i> *	Grey myrtle	4m x 2-4m	as shown	
CER gum	<i>Ceratopetalum gummiferum</i> *	NSW Christmas Bush	4m x 2-3m	as shown	
COR mac	<i>Corymbia maculata</i> *	Spotted Gum	25m x 10m	as shown	
ELA ret	<i>Elaeocarpus reticulatus</i> *	Blueberry Ash	8m x 4m	as shown	
EUC amp	<i>Eucalyptus amplifolia</i> *	Cabbage Gum	25m x 10m	as shown	
SYN glo	<i>Syncarpia glomulifera</i> *	Turpentine Tree	20m x 10m	as shown	
TRI lau	<i>Tristania laurina</i> *	Kanooka Gum	12m x 4-6m	as shown	
XAN aus	<i>Xanthorrhoea australis</i>	Grass Tree	4m x 2m	as shown	
TOTAL					0

SHRUBS AND TUFTS - (to future detail)

ACM smi	<i>Acmena smithii</i> *	Lilly Pilly	3-5m x 1-3m	1 per L/m
SYZ aus	<i>Syzygium australe</i> *	Creek Lilly Pilly	5m x 2-3m	1 per L/m

SHRUBS AND TUFTS - (to future detail)

DAV ull	<i>Daviesia ulicifolia</i> *	Gorse bitter-pea	1-2m x 0.5-1m	3 per m ²
DIA rev	<i>Dianella revoluta</i> *	Black-anther Flax-lily	1m x 1m	3 per m ²
DOR exc	<i>Doryanthes excelsa</i> *	Flame Lily	2-4m x 2-3m	1 per m ²
ERI aus	<i>Eriostomen australasius</i>	Wax Flower	0.6-2m x 0.6-1m	4 per m ²
GRE jun	<i>Grevillea juniperina</i> *	Grevillea	0.4-0.8m x 1-2m	4 per m ²
GRE ser	<i>Grevillea sericea</i> *	Silky Grevillea	1-2m x 1-2m	2 per m ²
IND aus	<i>Indigofera australis</i>	Australian Indigo	1-2m x 1-2m	2 per m ²
KUN amb	<i>Kunzea ambigua</i> *	Tick Bush	1-3m x 1-3m	1 per m ²
LEP pol	<i>Leptospermum polygalifolium</i> *	Copper Glow	2-3m x 2-2.5m	1 per m ²
MEL thy	<i>Melaleuca thymifolia</i> *	Thyme Honey-myrtle	1-1.2m x 1m	3 per m ²
OLE meg	<i>Olearia megaphylla</i>	Large-leaf Daisy-bush	1.5m x 1-2m	2 per m ²
OZO dio	<i>Ozothamnus diosmifolius</i>	Rice Flower	1.5m x 1m	3 per m ²
PUL vil	<i>Pultenaea villosa</i> *	Hairy Bush Pea	1m x 1m	3 per m ²

GROUNDCOVERS - (to future detail)

GOO hed	<i>Goodenia hederacea</i> *	Ivy Goodenia	0.8m x 1m	1 per m ²
DIC rep	<i>Dichondra repens</i> *	Kidney Weed	0.3m x 1m	1 per m ²
HAR vio	<i>Hardenbergia violacea</i> *	Purple Twining-Pea	1m x 1m	1 per m ²
KEN rub	<i>Kennedia rubicunda</i> *	Dusky Coral Pea	5m x 3m	0.5 per m ²
VIO hed	<i>Viola hederacea</i> *	Native Violet	0.2m x 1m	1 per m ²

* Indicates regionally native plants as per the City of Campbelltown's 'Native Gardening Guide'

SUGGESTED PLANTING PALETTE:

