

Proposed New Residential Building



DRAWING SET

- | | |
|------|------------------------------|
| L-00 | COVER PAGE |
| L-01 | LANDSCAPE PLAN |
| L-02 | PLANTING PLAN - GROUND FLOOR |
| L-03 | PLANTING PLAN - GROUND FLOOR |
| L-04 | PLANTING PLAN - LEVEL 1,2,3 |
| L-05 | LANDSCAPE DETAILS |

LANDSCAPE DESIGN INTENT STATEMENT

The main objective of the landscape is to ensure the bushland character of the area is protected while integrating the site into the local context. The vision is to create a development that enhances the tree canopies and maintains landscape corridors around the development site.

GUIDING PRINCIPLES

- Ensuring the proposed landscaping contributes to the bushland character of the area
- Providing high quality open spaces that are functional and responsive to the local environment
- Providing planting and open space that is appropriate to the scale and context of the development
- Retain significant trees where possible

Plant species selection has been carefully considered and based on environmental and design criteria. The planting has been selected on the basis of biodiversity being a mix of native and few hardy exotic plants that require minimal water as well as good aesthetic appearance. The selection adheres to the principle of minimising water by the use of low-water plant species. The plant selection is low maintenance requiring little pruning or fertiliser. The plants selected have been proven over time to handle tough conditions and are drought tolerant species that do not have thorns or prickly foliage, produce large fruit or cones. Species such as callistemon were chosen to provide a flowering small tree that maintains its form and tolerates extended dry periods and medium to heavy frosts. The westringia species have been selected for their extended flowering and grey foliage which provides colour contrast against green plants. They are proven to be drought and frost tolerant and work well in both sandy and heavy clay soils. Appropriate plant species were chosen that are not poisonous, known to be weeds, toxic or a high allergy risk.

The planting of new canopy trees will replenish the tree cover with species growing up to 15m high. The new trees will improve the micro-climate by providing shading and wind breaks throughout the site. The design enhances the bushland setting of the area through endemic buffer planting areas with deep soil setbacks along the boundaries. Boundary setbacks ensure the leafy ambience for which the area is well known is maintained and enhanced. The selection of native trees and understorey planting will encourage new wildlife corridors between adjacent sites and the new development.

The quality and amenity of the communal open space is increased with a central garden 1m deep on structure ensuring the establishment and healthy growth of the plants. The central internal courtyard is a place for residents and visitors to meet and provides a sense of well-being by encouraging social interaction. The mixture of tall trees and underplanting will 'green' the central courtyard and provide scale and separation between the buildings. Surface finishes will be hard-wearing and durable and suitable for purpose. Variations in finishes will define spaces for particular uses as well as announce arrival and transition zones.

The principles of safe design were key considerations within the design. Trees with low ground covers and grasses were used to maintain sight lines throughout the site and allow a visual connection from the street between ground floor areas. The trees will soften the buildings and provide additional shade along the pathway.

The proposed landscape contributes to the high quality development. It will improve the site by providing a range of amenities and adding biodiversity with additional canopy trees and thus achieving council's desired future character of the area.

NOTES:
 - Contractors to check and verify all dimensions and all levels on site prior to any works.
 - Any discrepancies should be immediately referred to Space Landscape Designs.
 - All work to comply with B.C.A. Statutory Authorities and relevant Australian Standards.
 - Dimensions recognised over scaling. All measurements are in millimetres.

Rev.	Date	Issue	Checked
A	28/09/21	Preliminary Issue	AE
B	08/10/21	DA Issue	AE
C	21/07/22	DA Issue	AE
D	05/05/23	DA Issue	AE

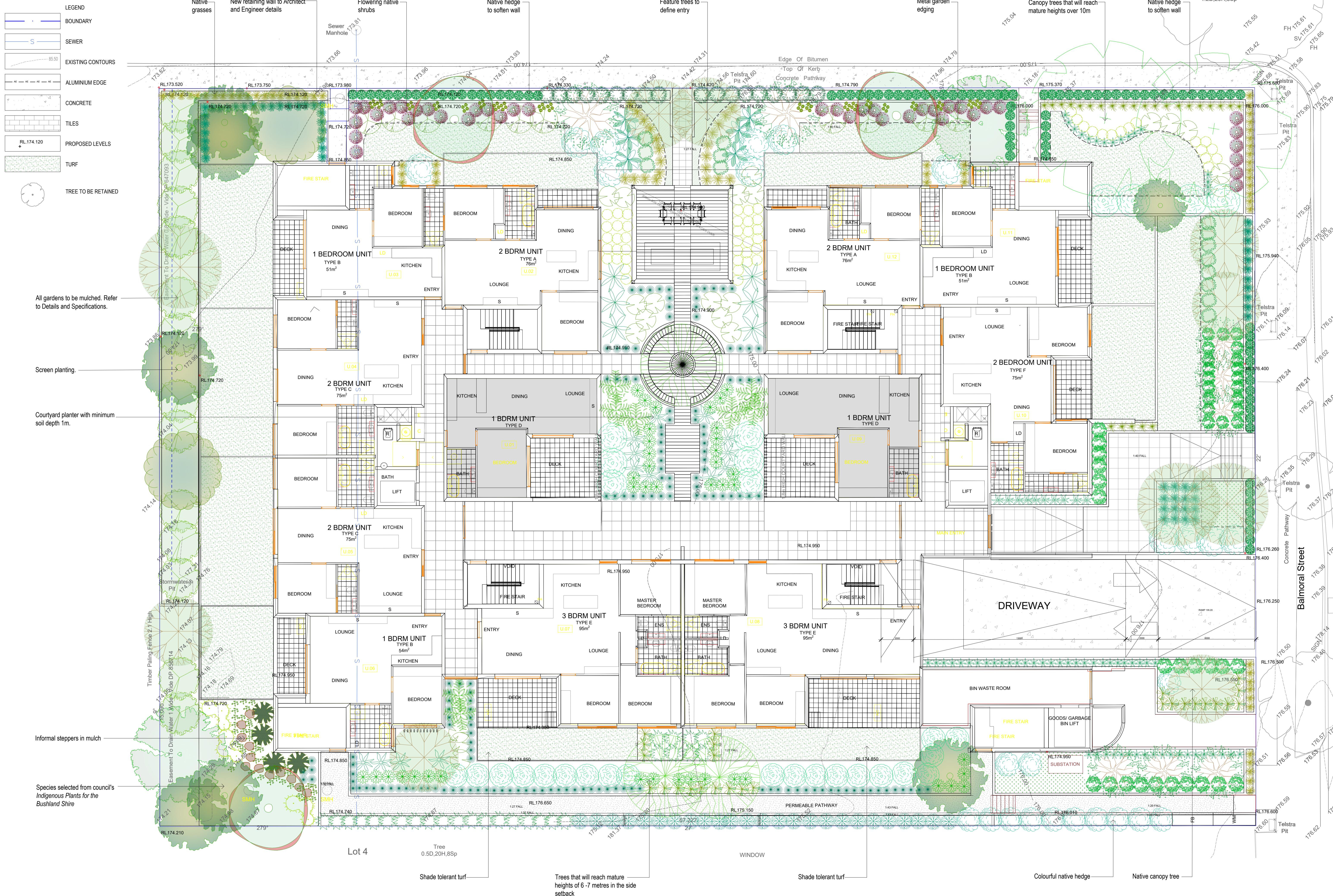
SPACE
LANDSCAPE DESIGNS

Space Landscape Designs Pty Ltd
ABN 60 799 663 674 ACN 139 316 251
info@spacedesigns.com.au
spacedesigns.com.au
P 02 9905 7870 F 02 9905 7657
Suite 138, 117 Old Pittwater Rd,
Brookvale NSW 2100

PROJECT: Proposed New Residential Building
SITE ADDRESS: 23-27 Balmoral Street Waitara NSW 2077

CLIENT: MGK Properties
DRN: Y. Chen (M.LArch)
SCALE: 1:100@A3
PROJECT NO: 211919

DRAWING TITLE: COVER PAGE
DRAWING No: L-00
Rev: D



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C	05/05/23	DA Issue	AE

SMH

RL174.210

Lot 4

Tree
0.5D,20H,8Sp

Shade tolerant turf

Trees that will reach mature heights of 6 - 7 metres in the side setback

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ABN 60 799 663 674 ACN 139 316 251
info@spacedesigns.com.au
P.O. Box 260077 Telstra 02 9905 7870 F 02 9905 7857

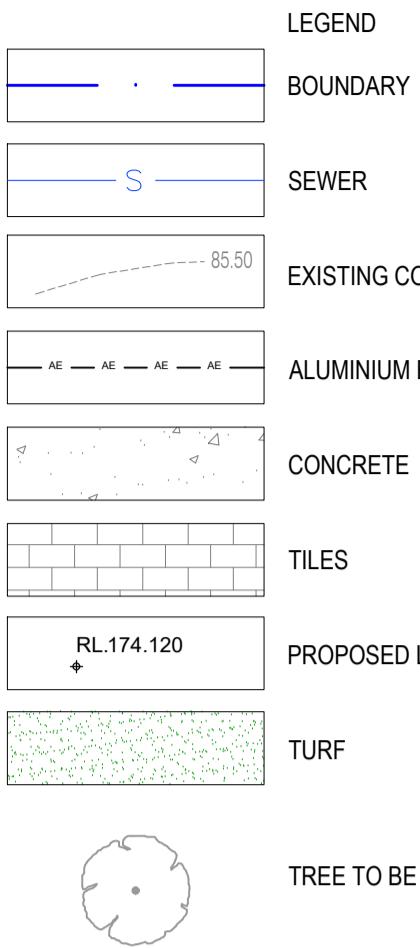
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Proposed New Residential Building
SITE ADDRESS:
23-27 Balmoral Street
Waitara NSW 2077

CLIENT: MGK Properties
DRN: Y. Chen (M.LArch)
SCALE: 1:100 @ A1
PROJECT NO: 211919

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DRAWING TITLE:
LANDSCAPE PLAN
DRAWING NO: L-01

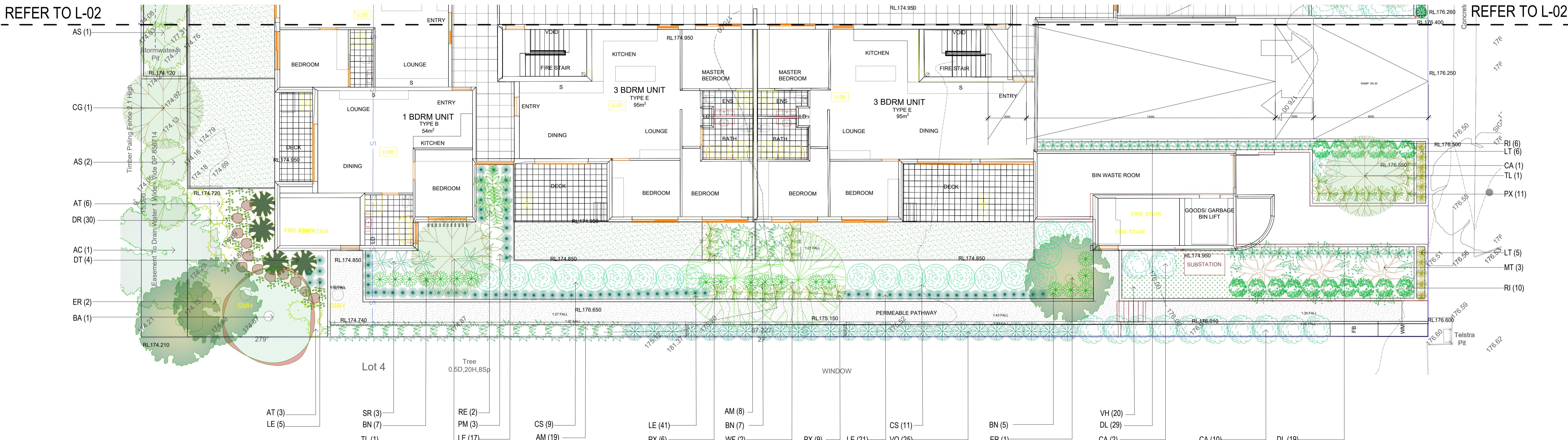
Rev: D



PROPOSED PLANT SCHEDULE					
KEY	BOTANICAL NAME	COMMON NAME	QTY	MATURE HGT	POT SIZE
TREES					
AC	ACMENA SMITHII	LILY PILLY	1	12m	75Ltr
BA	BACKHOUSIA MYRTIFOLIA	GREY MYRTLE	1	8m	75Ltr
CG	CERATOPETALEM GUMMIFERUM	NSW XMAS BUSH	1	7m	75Ltr
ER	ELAEOCARPUS RETICULATUS	BLUEBERRY ASH	3	8m	75Ltr
MT	MAGNOLIA GRANDIFLORA 'TEDDY BEAR'	TEDDY BEAR MAGNOLIA	3	3m	75Ltr
TL	TRISTANIOPSIS LAURINA	WATERGUM SWEEPER	2	8m	75Ltr
WF	WATERHOUSIA FLORIBUNDA 'SWEEPER'		2	10m	75Ltr
SHRUBS					
AS	ACMENA SMITHII 'SUBLIME'	SUBLIME	3	5m	250mm
AT	AUSTROMYRTUS TENUIFOLIA	NARROW LEAF MYRTLE	9	1m	200mm
CA	CALISTEMON VIMINALIS 'RED ALERT'	RED ALERT BOTTLEBRUSH	13	2.5m	250mm
CS	CAMELLIA SASANQUA 'HIRYU'	HIRYU CAMELLIA	20	3m	250mm
DT	DODONEA TRIQUETRA	HOP BUSH	4	3m	250mm
PM	PLECTRANTHUS 'MONA LAVENDER'	MONA LAVENDER	3	1m	200mm
PX	PHILODENDRON SELLUM 'XANADU'	PHILODENDRON	26	1m	200mm
RE	RHAPHELEPIS INDICA 'SNOW MAIDEN'	RHAPHELEPIS	2	3m	45Ltr
RI	RHAPHOLEPIS INDICA 'SNOW MAIDEN'	SNOW MAIDEN	16	0.7m	250mm
SR	STRELITZIA REGINAE	BIRD OF PARADISE	4	1.5m	250mm
VO	VIBURNUM ODORATISSIMUM 'DENSE FENCE'	DENSE FENCE	25	2.5m	250mm
GRASSES / GROUND COVERS					
AM	ALPINIA MUCICA	FALSE CARDAMON GINGER	8	2m	250mm
BN	BLECHNUM NUDUM	FISH BONE FERN	19	0.7m	200mm
DL	DIANELLA CAerulea 'LITTLE JESS'	LITTLE JESS FLAX LILY	48	0.4m	200mm
DR	DICHONDRA REPENS	KIDNEY WEED	30	0.1m	140mm
LE	LIROPE MUSCARI 'JUST RIGHT'	JUST RIGHT	84	0.5m	200mm
LT	LOMANDRA LONGIFOLIA 'TANICA'	TANICA	11	0.6m	200mm
VH	VIOLA HEDERAECIA	NATIVE VIOLET	20	0.1m	140mm



PLANT PALETTE



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- Dimensions recorded over baseline. All measurements are in metres.

Rev.	Date	Issue	Checked
A	23/09/21	Preliminary Issue	AE
B	03/10/21	Final Issue	AE
C	10/10/22	DA Issue	AE
D	05/05/23	DA Issue	AE