

32 BOWER STREET MANLY

LANDSCAPE DOCUMENTATION

LANDSCAPE S4.55

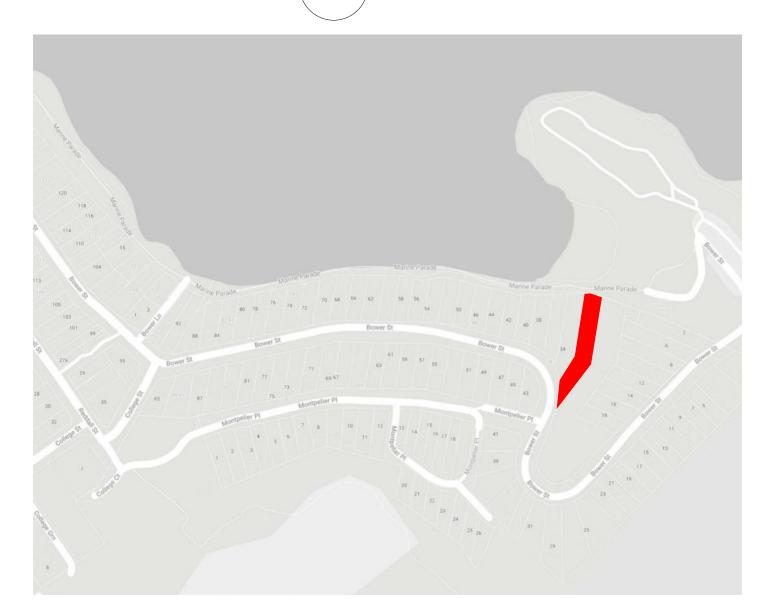
DRAWING REGISTER

Dwg No.	Drawing Title	Scale	Size
General			
L-S4.55-00	Cover Page & Drawing Schedule	N/A	A1
L-S4.55-01	Landscape Schedules & Notes	NA	A1
L-S4.55-02	Landscape Statement	N/A	A1
Plans			
L-S4.55-03	Tree Protection and Removal Plan	1:150	A1
L-S4.55-04	Landscape Plan - Masterplan	1:150	A1
L-S4.55-05	Landscape Plan - Level 1	1:75	A1
L-S4.55-06	Landscape Plan - Level 3 Pool	1:75	A1
L-S4.55-07	Landscape Plan - Level 3 & 4	1:75	A1
L-S4.55-08	Landscape Plan - Rooftop	1:75	A1
Palettes			
L-S4.55-09	Planting Palette	N/A	A1

SITE VIEW



LOCATION PLAN



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FINISHES SCHEDULE

HARDWORKS					
	Gate	Gate by Architect			
	Surface Type 1	Stone Steppers in Groundcovers / Turf			
	Surface Type 2	Stone Paving / Steps			
	Wall Type 1	Sandstone Retaining Wall			
YAAAA	Wall Type 2	Retaining Wall with stone cladding			
	Rock outcrop	Existing stone			
SOFTWO	DRKS				
0	Tree to be Retained and Protected	Refer to Arborist Report			
	Tree to be Removed	Refer to Arborist Report			
0	New Tree	Refer to Plant Schedule			
	Garden Bed Type 1	Garden Bed on level shown			
	Turf	Buffalo 'Palmetto'. 150mm min Soil Underlay			
GENERA	ALS				
	Site Boundary	Refer to Survey's Drawings			
	Rear Setback	Refer to Architect's Drawings			
LEVELS					
+ ex RL 88.00	Existing Level	To be Retained			
+ RL 88.00	Reduced Level	Top of Finish Level			
+ ToW 88.00	Top of Wall RL	Top of Finish Level			
+ ToE 88.00	Top of Edge RL	Top of Finish Level			
+ ToS 88.00	Top of Seat RL	Top of Finish Level			
+ ToF 88.00	Top of Fence RL	Top of Finish Level			

GENERAL NOTES

- * FOR DEVELOPMENT APPLICATION ONLY
- * All tree dimensions and RLs in metres. All other dimensions in mm unless stated otherwise.
- *Maintain 600mm Min. Soil depth for planting beds and 300mm Min. Soil depth for lawns or in accordance to Council's Specifications.
- * Do not scale from drawings. Use figured dimensions only. Larger scale drawings and written dimensions take preference.
- * All work shall be carried out in accordance with current versions of Australian Standards, BCA and Local Government Regulations.
- * Structural Details are indicative only and are subject to Structural Engineer's Details and Specifications.
- * Drainage details are subject to Hydraulic / Civil Engineer's Detail and Specification.
- * Subbase details including compaction are to Civil and Structural Engineer's Specification.
- * Lighting Plans are subject to detailed design by a qualified Lighting Consultant or Electrical Contractor.
- * Water Feature Details are indicative only and are subject to detailed design by a specialist Water Feature designer.
- * Service location on plans are indicative only. 360 Degrees Landscape Architects Pty Ltd accepts no responsibility for the accuracy of service locations shown or for services not shown. It is the responsibility of the contractor to determine service locations prior to the commencement of work, including contacting Dial Before You Dig and performing on site service locations. Locate and protect all services on site and in adjacent public domain. Any damages to services and associated damages remains the responsibility of the contractor and shall be rectified at no cost to the client or any other party.
- *All adjoining property elements including but not limited to buildings, walls, trees and paving to be protected. Damaged elements remain the responsibility of the contractor and shall be rectified at no cost to the client or any other party.
- * Existing trees to be retained are to be protected to Council and Project Arborist's requirements. No vehicular traffic, stockpiling or storage of materials within Tree Protection Zones (TPZs).
- * No responsibility will be taken by 360 Degrees Landscape Architects Pty Ltd for any variations in design, construction method, materials specified and general specifications without permission from the Project Landscape Architect.
- * This Drawing is copyright to 360 Degrees Landscape Architects Pty Ltd.

IRRIGATION NOTES

- * Irrigation by specialist D&C Irrigation Consultant in accordance with the Performance Specification in the Landscape Technical Specification. Refer to Irrigation Consultant documentation for details and requirements of landscape irrigation system.
- * Irrigation is to comply with Council Conditions of Consent and Water Authorities.
- * All turf and garden beds within the site boundary are to be irrigated unless stated otherwise.
- * Irrigation must be spaced at min. 200 centres and adjusted according to plant setout to provide adequate irrigation to all plants.
- * Drip irrigation is to be fully concealed by 75mm minimum of mulch.

Rev | Amendment 22/02/23 DS A S4.55 Issue 05/09/24 CB S4.55 Revised

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Architect.

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ARCHITECT Eaton Molina		DRAWN CB	PROJECT
SCALE As shown	SIZE A1	STAGE S4.55	32 Bower St - Manly



PLANT SCHEDULE

MASIE	R PLANT SCHEDULE			
ID	Botanical Name	Common Name	Pot Size	Qty
Trees				
Ban ser	Banksia serrata	Old Man Banksia	45L	3
Cal cit	Callistemon citrinus	Crimson Bottlebrush	45L	2
Fic rub	Ficus rubiginosa	Port Jackson Fig	200L	1
Glo fer	Glochidion ferdinandi	Cheese Tree	100L	2
Gre lin	Grevillea linearifolia	Linear-leaf Grevillea	45L	13
Syz smi	Syzygium smithii	Lilly Pilly	45L	158
Palms & Ba	amboo			
Liv aus	Livistona australis	Cabbage Palm	Various heights	6
Shrubs & F	Perennials			
Alp cae	Alpinia caerulea	Common Ginger	200mm	9
Bor serr	Boronia serrulata	Native Rose	200mm	13
Den spe	Dendrobium speciosum	Rock Orchid	200mm	9
Gre bux	Grevillea buxifolia	Grey Spider Flower	45L	9
Ind aus	Indigofera australis	Australian Indigo	200mm	6
Mel nod	Melaleuca nodosa	Prickly-leaved Paperbark	45L	1
Pim lin	Pimelea linifolia	Rice Flower	300mm	50
Pro lin	Prostanthera linaris	Narrow-Leaved Mintbush	45L	22
Pul sti	Pultenaea stipularis	Fine-leaf Bush-pea	45L	6
Ric pin	Ricinocarpos pinifolius	Wedding Bush	45L	14
Syz pan	Syzygium paniculatum	Creek Lilly Pilly	45L	8
Tel spe	Telopea speciosissima	Waratah	300mm	11
Wes fru	Westringia fruticosa	Coastal Rosemary	45L	5
Grasses, L	ilies & Aquatic			
Dia cae	Dianella caerulea	Flax Lily	150mm	931
Dic cri	Dichelachne crinita	Long Hair Plume Grass	150mm	481
Lom Ion	Lomandra longifolia	Spiny-Headed Mat Rush	150mm	242
Ground Co	overs			
Dic rep	Dichondra repens	Kidney Weed	150mm	46
Myo par	Myoporum parvifolium 'Yareena'	Creeping Boobiala	140mm	39
Xan pil	Xanthosia pilosa	Woolly Xanthosia	150mm	147
Climbers				
Eus Lat	Eustrephus latifolius	Wombat Berry	200mm	4
Gly cla	Glycine clandestina	Lovers Twine	200mm	22
Har vio	Hardenbergia violacea	Purple Twining-Pea	200mm	32
Hib sca	Hibbertia scandens	Guinea Flower	150mm	7
Ken rub	Kennedia rubicunda	Dusky Coral Pea	150mm	246

LANDSCAPE STATEMENT

The proposed DA Landscape Drawings for 32 Bower St have been designed and set out in accordance with;

- The Client's Brief
- The Northern Beaches Council DCP Documents & Council Conditions Mod2023/0211
- Architectural plans by Eaton Molina

As part of a collaborative design team, 360 Degrees Landscape Architects propose to support clients requirements, architectural function and character through considered and refined landscape design, while also responding to the Northern Beaches Council development guidelines and character within the surrounding Shelly Beach area.

The proposed landscape will increase the site's existing landscape offerings while maintaining landscape areas and deep soil zones for all proposed tree and garden beds to provide usable and attractive garden spaces for the residents.

The proposed landscape consists of a newly landscaped front, side and rear garden areas across the combined lots with a sloped transition and a new swimming pool and paved area to the pool surround.

The front landscape has been designed to flow from the front entry steps through to the rear garden via the north side of the site, creating the effect of a continuous landscape and enveloping the proposed architecture within the site and connection to Marine Parade. Proposed retaining walls and steps are noted as sandstone to maintain the language of the site. Hard elements in the front landscape are also proposed to be recessive in finish to allow the predominately native planting to lend itself to the surrounding Shelly Beach character.

The proposed rear landscape works hand in hand with the proposed architecture to provide a sloped garden bed and leveled lawn area. The proposed planting in the rear landscape is continuous to the style of the front, picking up on coastal and native tones and foliage. The proposed swimming pool has been set at a level which maximises the views out to Shelly Beach and improves the usability of the overall site, allowing for the pool to be used separately to the open lawn area in the rear garden and creating a separate zone of activity. Proposed finishes for the pool have been selected as light and recessive, and the surrounding planting is intended to nestle the structure in the landscape.

The proposed planting consists of plants from the Manly Ward Plant List and additional native plants suitable for the site's coastal environment and additional semi-mature planting of native trees and palms which will provide shade for the garden while maintaining view lines of the harbour for the neighboring properties.

The proposed design meets the required Landscape Area and Deep Soil percentages set by Northern Beaches Council. This information is noted in the Architectural drawing package by Eaton Molina.

Ultimately the design seeks to provide an attractive and usable environment that compliments the local character while improving and strengthening its function to create landscaped garden spaces for the residents to enjoy.

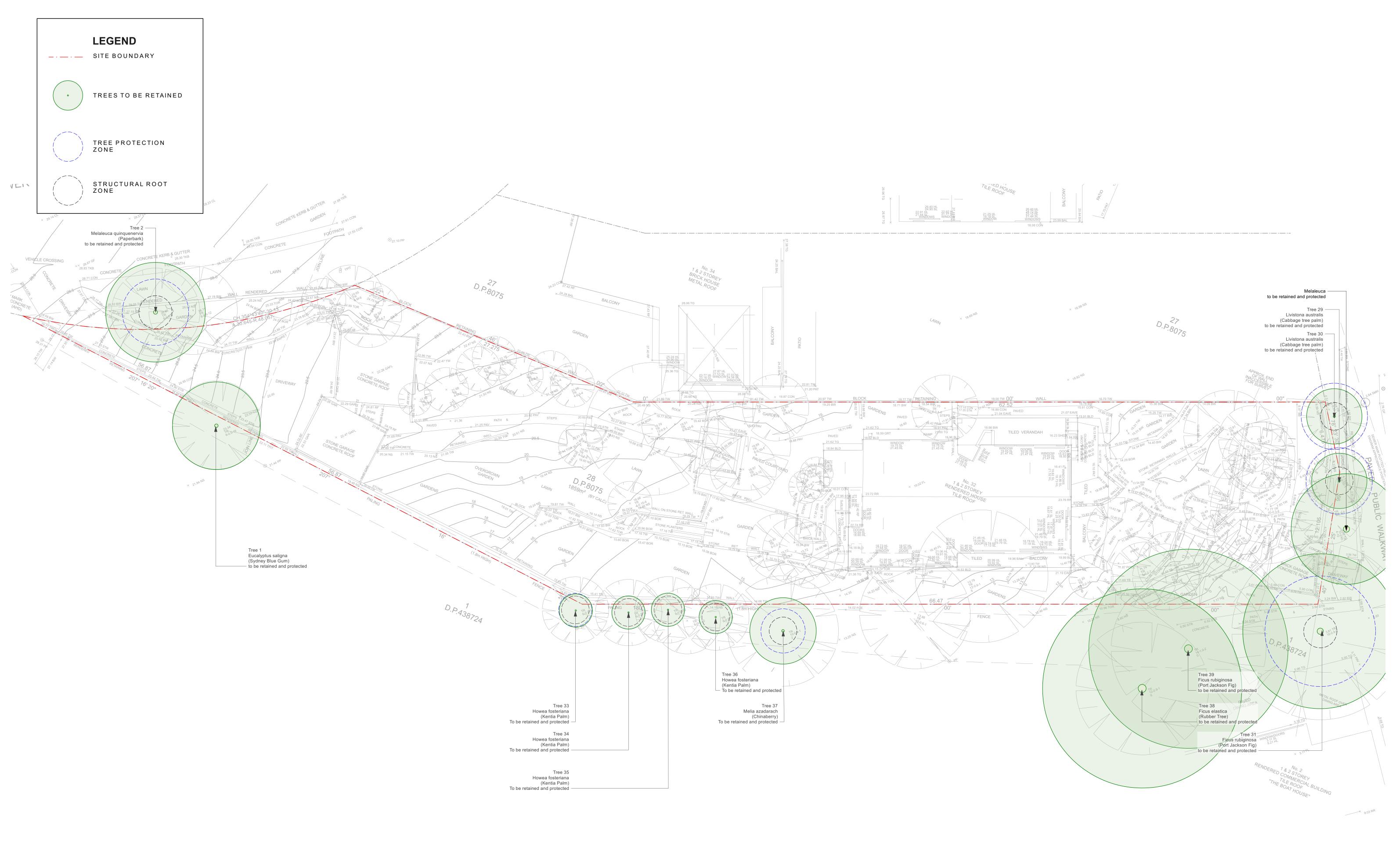
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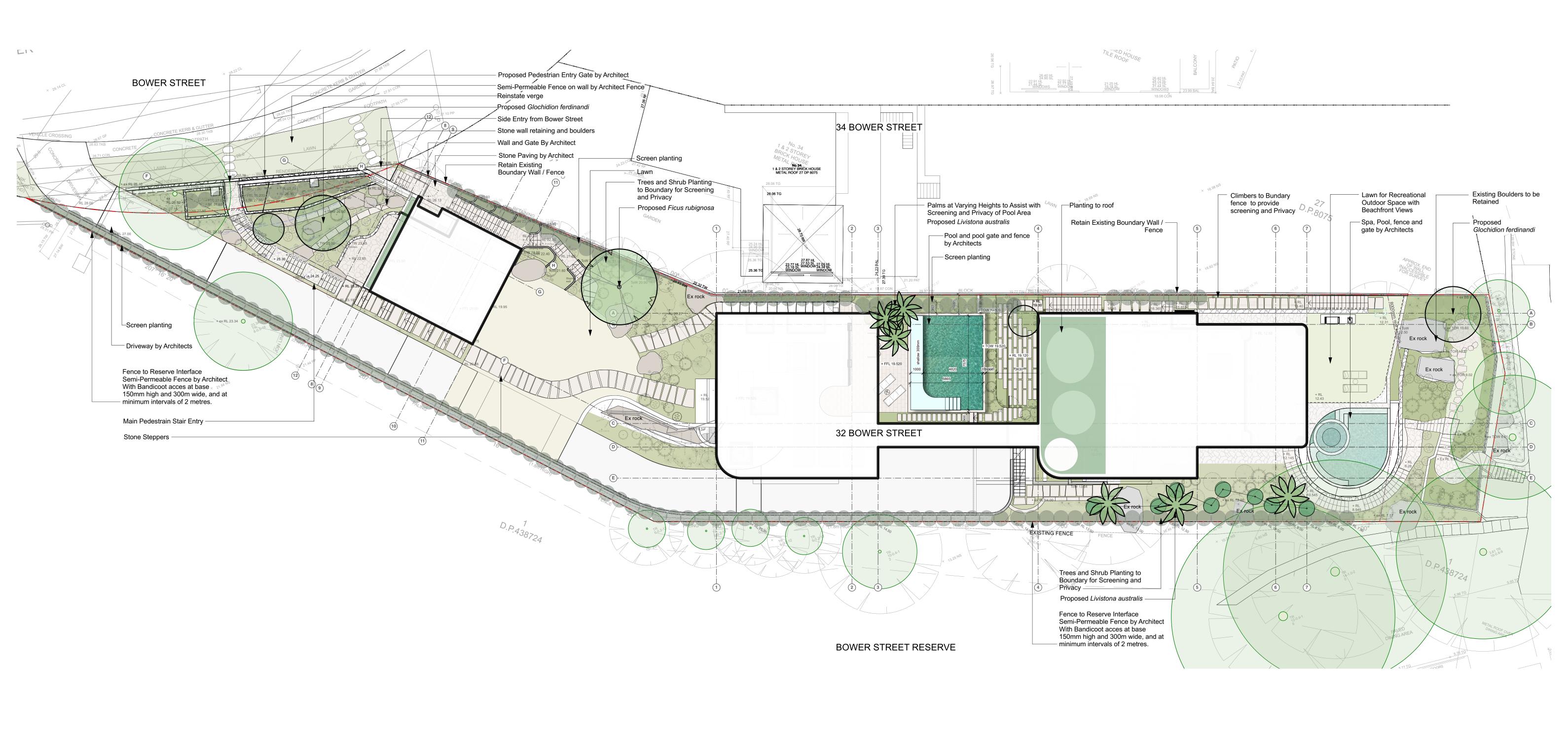
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Refer to Arboricultural Impact Assessment Report by Botanics Tree Wise People 28/02/23

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			1:150	All work shall be carried out in a professional manner by Qualified Tradesman according to Landscape Drawings and Engineer's Specifications. No responsibility will be taken by 360 Degrees Landscape Architects Pty Ltd for any variations in design, construction method, materials specified, and general specifications without permission from the Project Engineer or Landscape Architects. This Drawing is copyright to 360 Degrees Landscape Architects Pty Ltd.	SCALE SIZE AS shown A1	STAGE S4.55	32 Bower St - Manly	P 02 9332 3601 W 360.net.au ABN 90 146 901 322



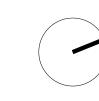
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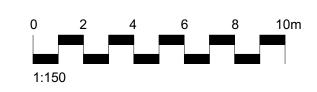
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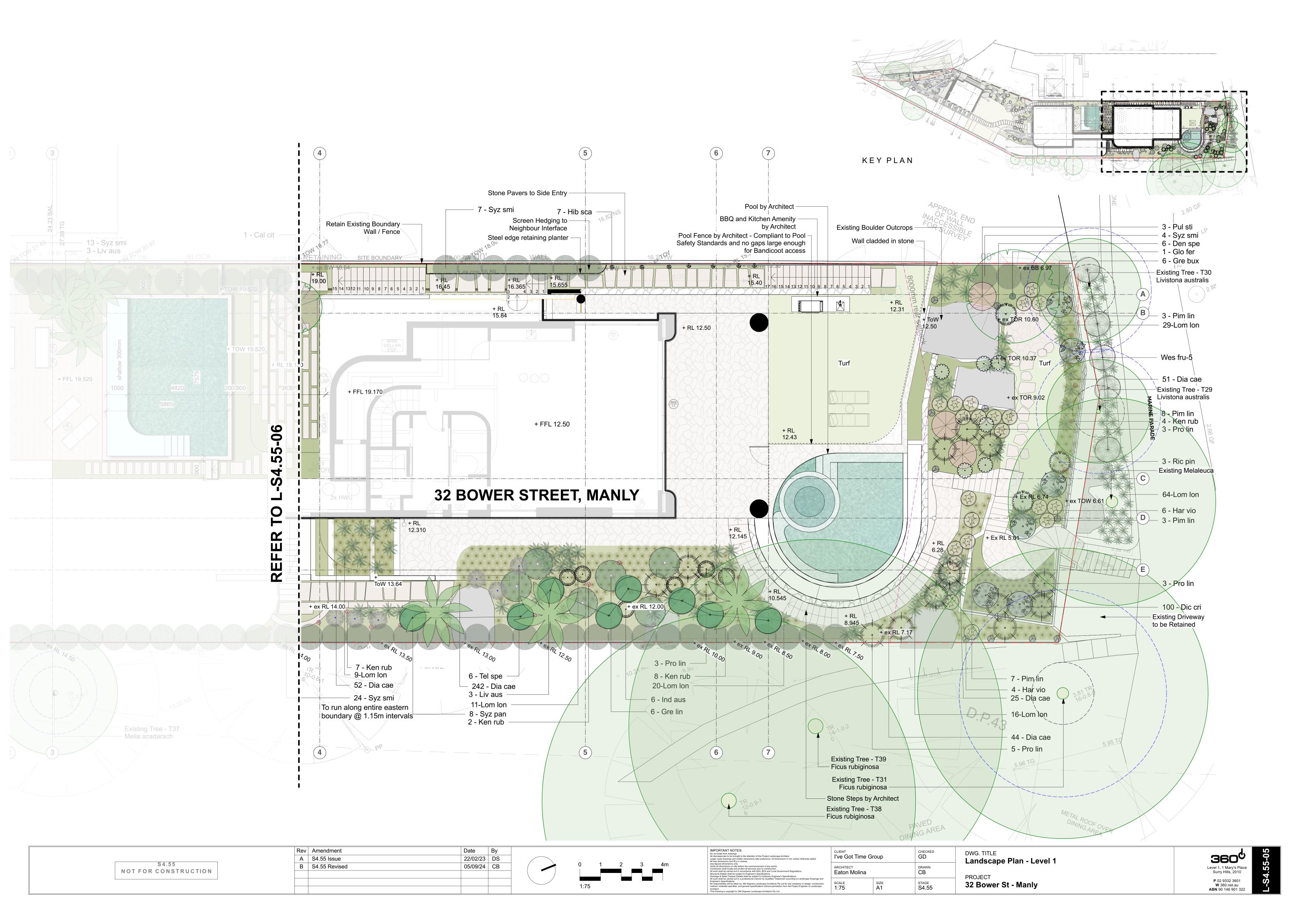
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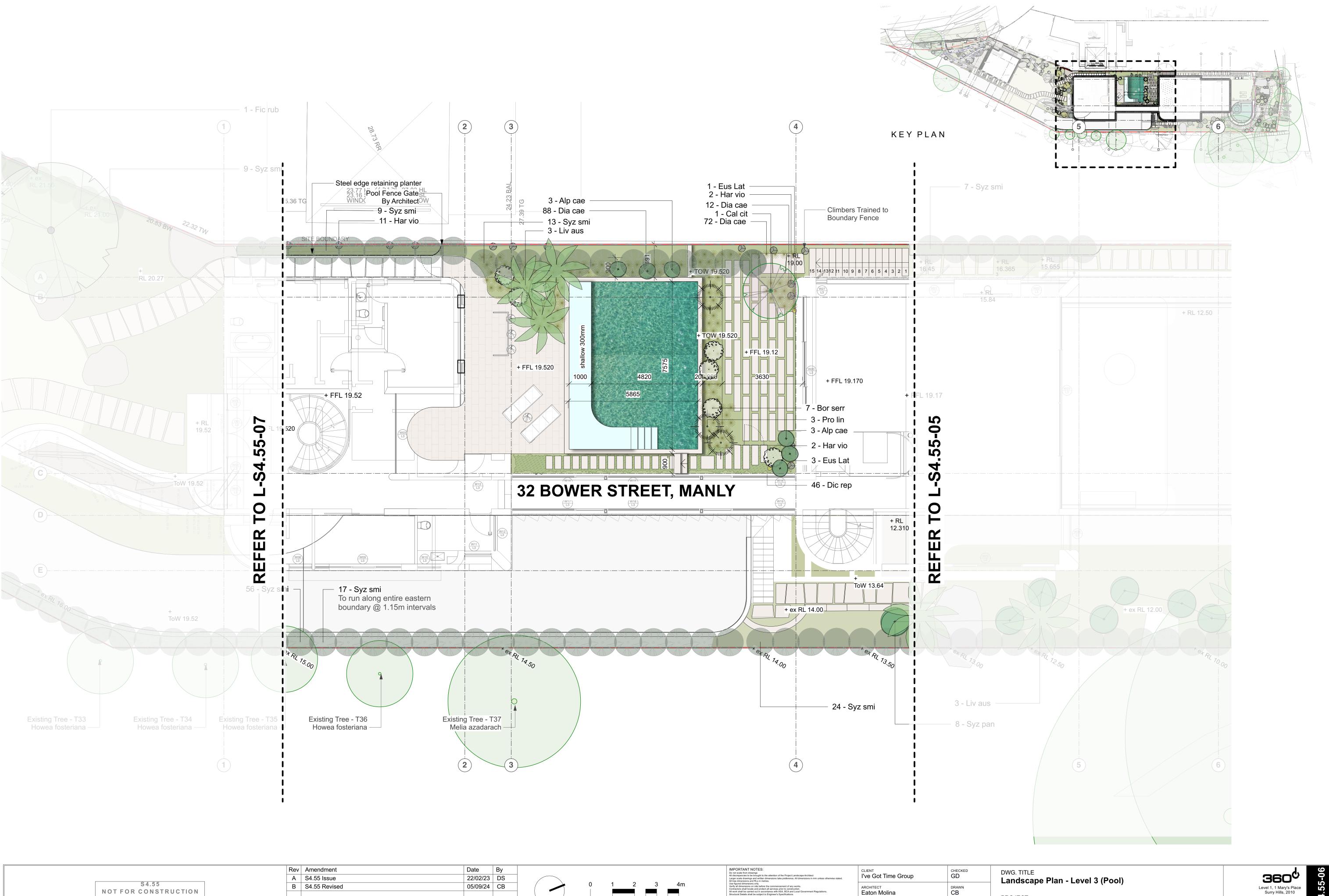
Landscape Plan - Masterplan

PROJECT

32 Bower St - Manly



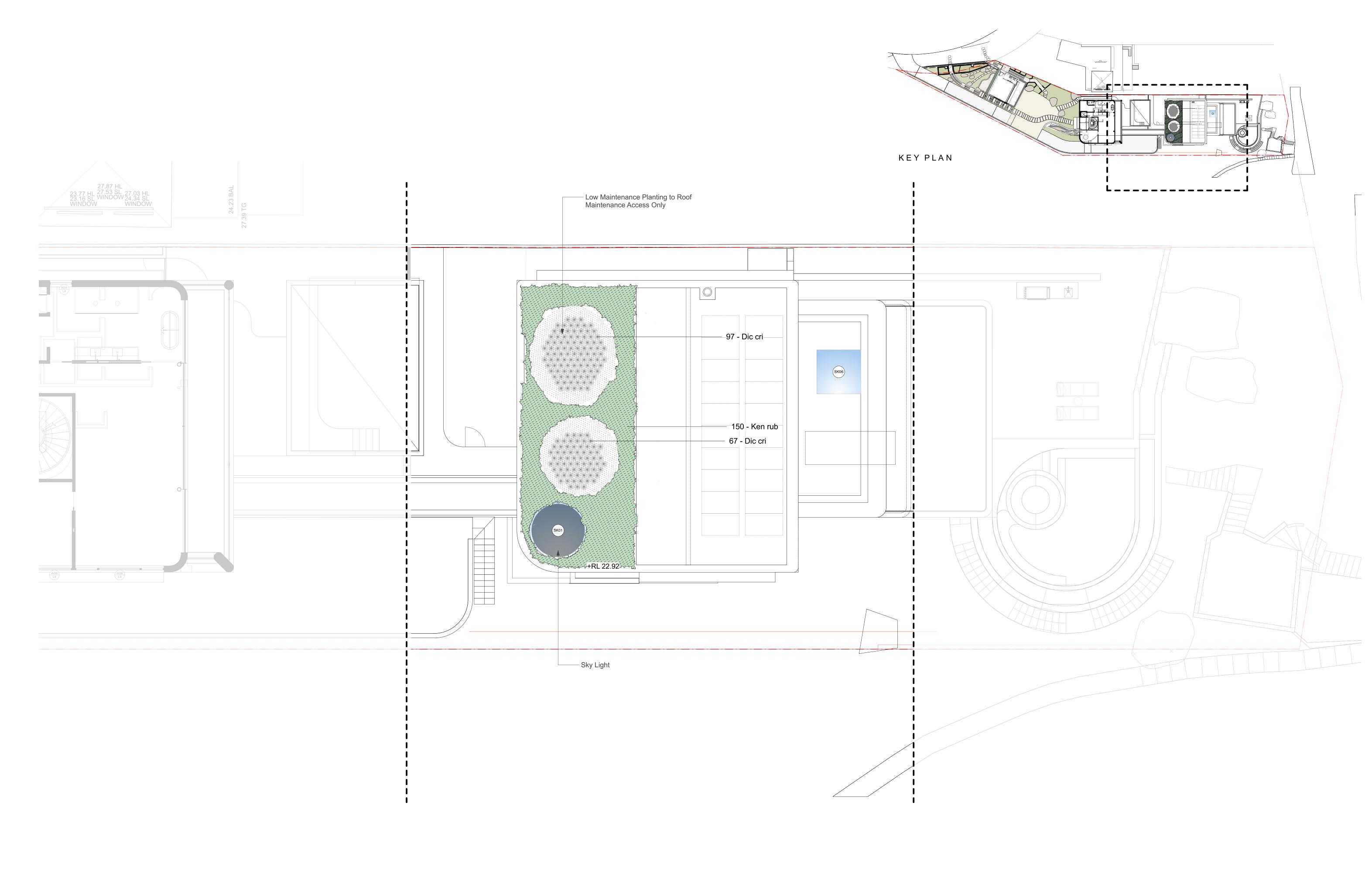




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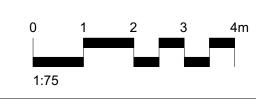




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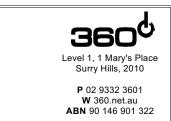


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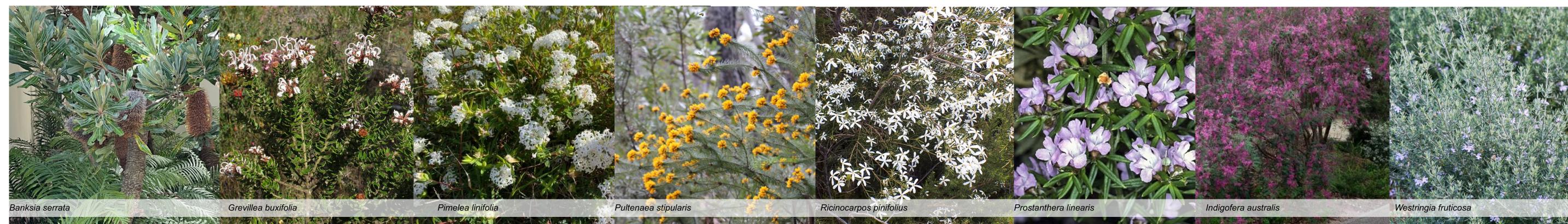
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Landscape Plan - Rooftop

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32 Bower St - Manly











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