

TREE NO	BOTANICAL NAME	COMMON NAME	DBH	DAB	HEIGHT	SPREAD	T.P.Z.	S.R.Z.	HEALTH	CONDITION	STATUS
T1	OLEA EUROPAEA subsp. CUSPIDATA	European Olive	210mm	200mm	5m	4m	2.5m	1.7m	good	good	RETAIN Exempt species on road reserve
T2	MAGNOLIA GRANDIFLORA	Southern Magnolia	540mm	420mm	6m	7m	6.5m	2.3m	good	fair	RETAIN + PROTECT
T3	COEONEASTER GLAUCOPHYLLUS	Cotoneaster	Multi	0.5m	5m	6m			fair	fair	REMOVE Exempt Species
T4	AKAUCAUCIA HETEROPHYLLA	Norfolk Island Pine	600mm	770mm	13m	12m	7.2m	3m	good	good	RETAIN + PROTECT

TREE RETENTION PLAN

SCALE 1:200 @ A1

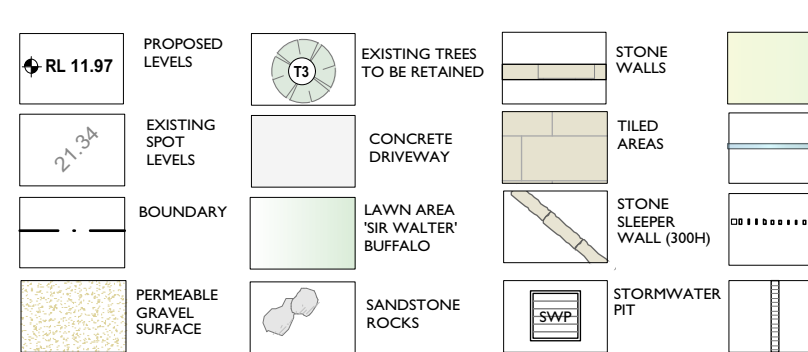
VEGETATION LEGEND



LANDSCAPE PLAN

SCALE 1:100 @ A1

LEGEND



COMPLIANCE TABLE

THE WINTER LEAF 2014

ZONING: E4

7.6 BIODIVERSITY PROTECTION

The landscape design aims to enhance the forshore vegetation to maintain terrestrial biodiversity by:

- protecting native and introduced flora
- no native flora proposed to be removed from site
- no weed species to be introduced to site
- 80% of proposed planting nominated to be local species
- any new fencing should be wildlife passable

PITWATER 21 DCP

B4.1 LAND ADJOINING BUSHLAND

80% of all new planting shall be locally native vegetation to comply with controls

B4.17 LANDSCAPE DESIGN - ENDANGERED ECOLOGICAL COMMUNITY

The site does not contain any Endangered Ecological Species

B4.22 PRESERVATION OF TREES AND BUSHLAND VEGETATION

No protected trees or bushland vegetation are proposed to be removed to facilitate the development

C.1.1 LANDSCAPING

- The design aims to add to and complement the built form
- The landscaping reflects the scale and form of development and screen the built form
- Ferar and beam bootings are proposed within the TPZ of existing trees 2 proposed for retention
- The development results in an increase in the number of local tree species + local tree canopy
- The landscape proposal enhances Footprint by introducing using locally native plant species
- The landscaping is designed to be functional and amenity
- The development complies with geotechnical advice to reduce risk of landslip
- The landscaping results in 95% plants of low to medium risk

MINIMUM TREES REQUIRED:

2 FRONT AND 1 REAR (Minimum 8m + 7m)	
2 FRONT AND 2 REAR	COMPLIES WITH DCP

PROPOSED:

FRONT:	1 MIMULUS GRANDIFLORA	
REAR:	1 ARAUCARIA HETEROPHYLLA	

TREES PROPOSED:

FRONT:	1 CYPRESSUS ALANULOSUS	
REAR:	1 GARDENIA GRANDIFLORA	
	1 BANARSA STRIXATA	

Canopy trees are to be located a minimum of 5 metres from existing and proposed built structures, or from the edge of the site and beam bootings are used. A minimum of 8m³ soil volume shall be provided for new trees.

LOCALLY NATIVE TREES PROPOSED:

100%	100% (REQUIRED)
OVERALL LOCAL SPECIES PROPOSED:	COMPLIES

SCREENING OF THE BUILT FORM:

80% SCREENING	COMPLIES (60% REQUIRED)
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C.1.3 VIEW SHARING

Proposed planting aims to protect the views of adjoining properties

C.1.7 SWIMMING POOL SAFETY

Design complies with AS1926-1:2007 Swimming Pool Safety, Swimming Pools Act 1992 and Regulations

D14.13 LANDSCAPE AREA - ENVIRONMENTALLY SENSITIVE LAND

SIZE ZONING:	64 ENVIRONMENTAL LIVING
SOFT AREA:	100%
MINIMUM LANDSCAPE AREA DCP 21:	355,361m ² (40%)
SOFT LANDSCAPE AREA PROPOSED:	355,361m ² (40%)
VARIATION CLAMPED FOR ADJUTMENT AREA:	35,536m ² (4%)
LANDSCAPE AREA PROPOSED:	316,825m ² (35.5%)

(Refer to Architectural Plan DAO5 Areas Schedule 1912-DAOS (28.9) for full details of area calculation)

BASIS

The landscape design provides for 2682m² of low to medium risk vegetation (95% of landscape area)

LANDSCAPE DESIGN PRINCIPLES

TO INTEGRATE DEVELOPMENT WITH STREETSCAPE
SELECTION OF EVERGREEN NATIVE LOCAL + NON-LOCAL SPECIES PROPOSED WITH THE AIM TO INTEGRATE THE DEVELOPMENT WITH THE STREETSCAPE AND TO HARMONISE WITH ADJOINING PROPERTIES AND MAINTAIN THE COASTAL CHARACTER OF THE LOCALITY.

TO INTEGRATE SITE WITH ADJOINING WARRIEWOOD BEACH RESERVE
A MAJORITY (80%) OF LOCALLY INDIGENOUS SPECIES HAVE BEEN PROPOSED TO INTEGRATE THE SITE WITH THE ADJOINING RESERVE.

TO REDUCE THE IMPACT OF THE BUILT FORM
PROVISION OF TREES AND SHRUBS SPACING WITHIN FRONT BUILDING STRIPS DESIGNED TO REDUCE THE IMPACT AND SOFTEN THE BUILT FORM. PRESENTING DEVELOPMENT WITH A VEGETATED SETBACK, A MINIMUM 40% OF THE BUILT FORM TO BE SCREENED FROM BRUCE STREET.

TO PROTECT NEIGHBOUR AMENITY + MAINTAIN VIEWS
PROTECT SCENERY PLANNING HAS BEEN PROVIDED TO PROTECT NEIGHBOUR PRIVACY. THE LANDSCAPE DESIGN WILL PROVIDE A MINIMUM VIEW LINES FROM SITE AND ADJOINING PROPERTIES.

TO CONSERVE, PROTECT AND ENHANCE THE LOCAL ECOLOGY
NO LOCAL TREE OR SHRUB SPECIES ARE PROPOSED TO BE REMOVED FROM THE SITE. NO UPTOPLAND BIODIVERSITY ARE CURRENTLY LOCATED ON SITE.
THE MAJORITY (80%) OF NEW SITE PLANTING SHALL BE SOURCED FROM LOCAL SPECIES TO COMPENSATE FOR VEGETATION REMOVED TO BE REMOVED AND ENHANCE FORAGING AND HABIT OPPORTUNITIES FOR LOCAL FAUNA AND BIRDS.
NEW BOUNDARY FENCING WILL REMAIN WILDLIFE PASSABLE.

TO REFRESH NEIGHBOURING WILDMERE CANYON
LOCAL TREES AND SHRUBS TO BE PLANTED TO BE RETAINED WITHIN THE DEVELOPMENT. TWO (2) LOCAL TREES ARE PROPOSED TO BE PLANTED TO COMPENSATE FOR REMOVALS
1 x BANGALIA BANGALIA (Old Man Boogie)
1 x CUPANOPSIS ANACARDIODES (Duckers)

TO CONTROL SPREAD OF WEEDS
ALL NOXIOUS AND ENVIRONMENTAL WEEDS SHALL BE REMOVED FROM SITE AND NO WEED SPECIES PLANTED.

TO FACILITATE RESPONSIBLE STORMWATER MANAGEMENT
RECOMMENDATIONS OF THE LOCAL GOVERNMENT LANDSCAPE PLAN.
SOFT SURFACES HAVE BEEN MAINTAINED TO PROVIDE FOR INFILTRATION OF STORMWATER

TO COMPLY WITH BASIC COMMITMENTS
20% OF "LOW WATER OR INDIGENOUS" SPECIES (5% OF LANDSCAPE AREA) HAVE BEEN INCLUDED TO MEET THE SUSTAINABILITY COMMITMENT.

SPECIFICATIONS

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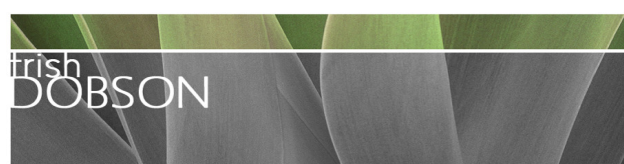
TYPICAL PLANTING BED PREPARATION SITE SOIL

TREE + SHRUBS PLANTING ON GRADE - IMPROVED SITE SOIL SCALE 1:25

PLANTING SCHEDULE

SPECIES HAVE BEEN SELECTED ON THE BASIS OF SUITABILITY TO SITE CONDITIONS AND LOCAL LANDSCAPE CHARACTER, WITH A MINIMUM OF 80% LOCAL SPECIES BEING SPECIFIED. WHERE AVAILABLE, SUPPLY LOCALLY INDIGENOUS SPECIES GROWN FROM LOCAL PROVENANCE STOCK. SYDNEY WATER 'PLANT SELECTOR' GENERALLY USED TO DETERMINE 'LOW' WATER REQUIREMENTS.

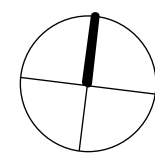
KEY	BOTANICAL NAME	COMMON NAME	HEIGHT	NO	POT SIZE	VEGETATION COMMUNITY	LOCAL	WATER	COMMENTS
TREES									
BS	BANKSIA SERRATA	OLD MAN BANKSIA	6m	1	75 litre	LOCAL SPECIES	1	LOW	LOCALLY INDIGENOUS SPECIES
CA	CUPANIPOPSIS ANACARDIOIDES	TUCKEROO	6m	1	75 litre	LITTORAL RAINFOREST SPECIES	1	LOW	LOCAL CANOPY TREE - MIN 80% SOIL VOLUME
SHRUBS									
AE	ALPINA CAERULEA	NATIVE GINGER	2m	10	200mm	LITTORAL RAINFOREST SPECIES	MOD	LOW	NATIVE SPECIES
AS	ADENANTHOS SERICEUS	ALBANY WOOLLY BUSH	2m	1	200mm		LOW	LOW	NATIVE SPECIES
BBC	BANKSIA 'BIRTHDAY CANDLES'	DWARF BANKSIA	2m	1	200mm		LOW	LOW	NATIVE SPECIES
CA	CORREA ALBA	WHITE CORREA	1m	15	200mm	LOCAL SPECIES	15	LOW	LOCALLY INDIGENOUS SPECIES
CGW	CASUARINA 'GREEN WAVE'	DWARF SHE-OAK	1.5m	6	200mm		LOW	LOW	NATIVE SPECIES
GM	GREVILLEA 'MOONLIGHT'	CREAM GREVILLEA	2m	1	200mm		LOW	LOW	NATIVE SPECIES
GPH	GREVILLEA 'HISSTY PINK'	PINK GREVILLEA	2m	1	200mm		LOW	LOW	NATIVE SPECIES
GR	GREVILLEA 'SILVER CLOUD'	PINK GREVILLEA	1m	5	200mm	LOCAL SPECIES	5	LOW	LOCALLY INDIGENOUS SPECIES
HGN	HYMENOPHORUM 'GOLD NUGGET'	DWARF NATIVE FRANGIPANI	1.2m	5	200mm		LOW	LOW	NATIVE SPECIES
LI	LEPTOSPERMUM LAEVIGATUM	HEATH TREE TREE	3m	5	200mm	LOCAL SPECIES	5	LOW	LOCALLY INDIGENOUS SPECIES
PR	PITIOSPORUM REVOLUTUM	ROUND FRUIT PITIOSPORUM	1m	5	200mm	LOCAL SPECIES	5	LOW	LOCALLY INDIGENOUS SPECIES
SL	SYZYGIUM LIEHMANNI	SMALL LEAF LILLYPILLY	4m	2	75 litre	LITTORAL RAINFOREST SPECIES	LOW	LOW	NATIVE SPECIES- PRUNE TO 2m HIGH
SR	SYZYGIUM AUSTRALE 'RESILIENCE'	DWARF LILLYPILLY	3m	15	200mm		LOW	LOW	NATIVE SPECIES
WF	WESTRINGIA FRUTICOSA	COASTAL ROSEMYRT	1m	31	200mm	LOCAL SPECIES	31	LOW	LOCALLY INDIGENOUS SPECIES
GROUNDCOVERS, ACCENTS, CLIMBERS + GRASSES									
	ASPENIUM AUSTRALICUM	BIRDS NEST FERN	0.6m	6	200mm	LITTORAL RAINFOREST SPECIES	6	LOW	LOCALLY INDIGENOUS SPECIES
	CARPOBROTUS GLAUDESCENS	COASTAL PIGFACE	g/cover	24	150mm	LOCAL SPECIES	24	LOW	LOCALLY INDIGENOUS SPECIES
	CASUARINA 'COLDSM IT'	DWARF SHE-OAK	g/cover	3	150mm		LOW	LOW	NATIVE SPECIES
	CISSUS ANTARCTICA	KANGAROO VINE	g/cover	20	150mm	LOCAL SPECIES	20	LOW	LOCALLY INDIGENOUS SPECIES
	CISSUS HYPOGLAUCA	WATER VINE	g/cover	16	150mm	LOCAL SPECIES	16	MED	LOCALLY INDIGENOUS SPECIES
	DIANELLA CAERULEA	BLUE FLAG LILY	0.6m	36	150mm	LOCAL SPECIES	36	LOW	LOCALLY INDIGENOUS SPECIES
	FICINA NODOSA	KNOBBY CLUB RUSH	0.6m	36	150mm	LOCAL SPECIES	36	LOW	LOCALLY INDIGENOUS SPECIES
	LOMADORA 'THE TUFF'	DWARF FAT RUSH	0.4m	12	150mm		LOW	LOW	NATIVE SPECIES
	PANDORA PANDORANA	PANDORA WONGA VINE	climber	10	150mm	LOCAL SPECIES	10	LOW	LOCALLY INDIGENOUS SPECIES
	SENECIO SERPENS	BLUE CHALKSTICKS	g/cover	2	150mm		LOW	LOW	LOCALLY INDIGENOUS SPECIES
	VIOLA HEDRACEA	NATIVE VIOLETS	g/cover	24	150mm	LOCAL SPECIES	24	LOW	LOCALLY INDIGENOUS SPECIES
NUMBER OF LOCAL SPECIES							235		80%
TOTAL NUMBER OF PLANTS PROPOSED				294					



trish dobson landscape architecture
5/57 AVALON PARADE, AVALON NSW 2107
0408 983020
trish@trishdobson.com.au

TRISH DOBSON
LANDSCAPE ARCHITECT #450 HORTICULTURIST #351 AQFS ARBORIST
APR. 57,241 A&A 15th

DEVELOPMENT APPLICATION
NEW DWELLING
for B. HASTIE + C. HANDLEY



11 Bruce Street, Mona Vale, NSW 2103

LANDSCAPE PLAN

1:100 @ A1 SCALE
28.9.20 DATE
2007 JOB
DA ISSUE
1 OF 1 SHEET

2007/ DA-L01 DWG