

LANDSCAPE PLAN
new carport level
SCALE 1:100 @ A1

LEGEND

RL 11.97	PROPOSED LEVELS	SITE BOUNDARY	EXISTING TREES TO BE REMOVED	EXISTING SHRUBS TO BE RETAINED	NEW STONE PAVING
RL 11.98	EXISTING SPOT LEVELS	NEW CONCRETE DRIVEWAY	EXISTING TREES TO BE RETAINED ON SITE	EXISTING STONE GARDEN WALLS	EXISTING DRIVEWAY + CONCRETE TO BE REMOVED

COMPLIANCE TABLE

FITZWATER 21 DCP C.1.1 LANDSCAPING
MINIMUM TREES REQUIRED: 2 FRONT and 1 REAR

EXISTING TREES:	FRONT: 1 CALLISTEMON CITRINUS	COMPLIES
	SOUTH SIDE: 1 BANKSIA INTEGRIFOLIA	
	BACK: 7 BANKSIA INTEGRIFOLIA	

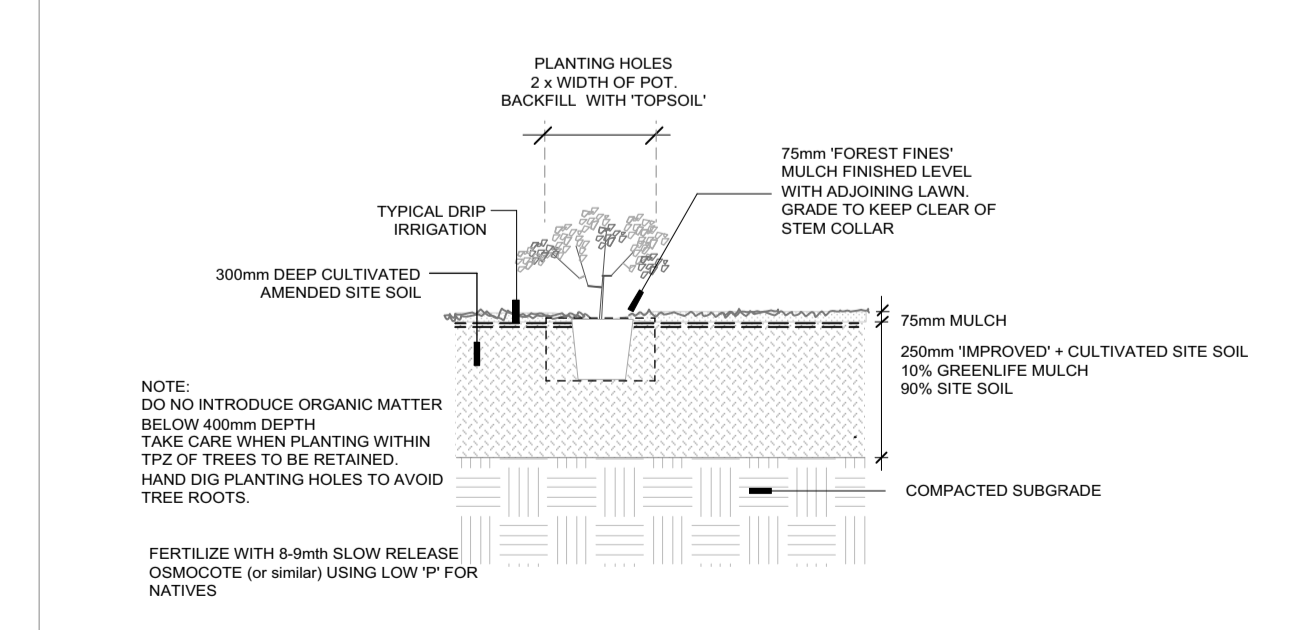
LOCAL UNDERSTOREY SPECIES PROPOSED: 67%

FITZWATER 21 DCP D12.10 LANDSCAPED AREA
SITE ZONING: E4 ENVIRONMENTAL LIVING
SITE AREA: 798.2m²
MINIMUM LANDSCAPE AREA DCP 21: 478.9 m² (49%)

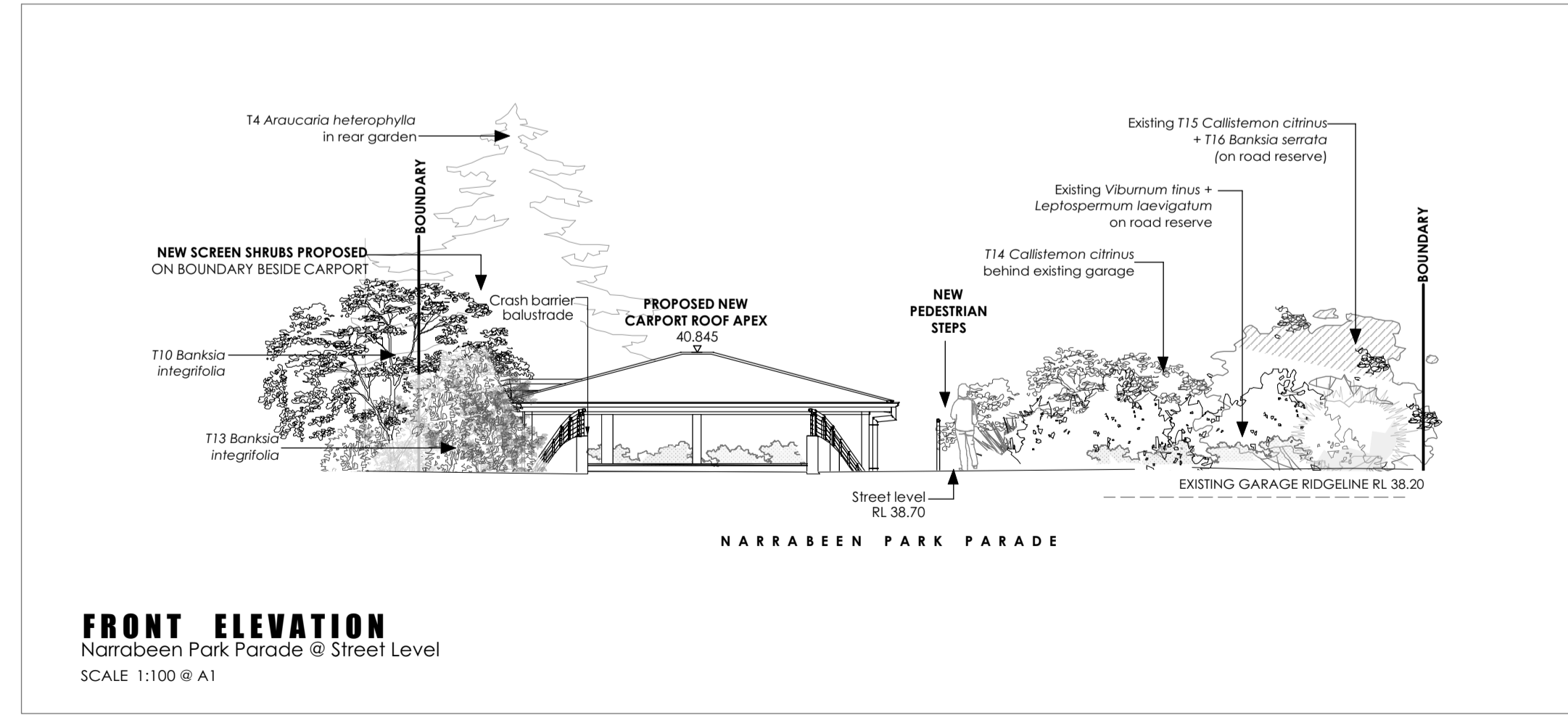
LANDSCAPE AREA PROPOSED: 470.6 m² (59%)
AMENITY AREA: 100.1 m² (12.5%)
(refer to Architectural Plan DA03 1.6.12.19 Landscape Area for full details of area calculations)

TREE RETENTION SCHEDULE

TREE NO	BOTANICAL NAME	COMMON NAME	DBH	HEIGHT	SPREAD	T.P.Z.	S.R.L.Z.	STATUS
T1	BANKSIA INTEGRIFOLIA	COASTAL BANKSIA	260mm	6m	5m	3.1m	1.9m	RETAIN + PROTECT
T2	SYZYGIUM ALAUSTRALE	SCRUB CHERRY	150mm	4m	2.5m	2m	1.5m	RETAIN + PROTECT
T3	BANKSIA INTEGRIFOLIA	COASTAL BANKSIA	250mm	6m	5m	3m	1.8m	RETAIN + PROTECT
T4	ARAUCARIA HETEROPHYLLA	NORFOLK IS PINE	900mm	22m	12m	10.8m	3.2m	RETAIN + PROTECT
T7	CORYLINE AUST. 'PURPUREA'	CABRAGE PALM	300mm	5m	4m	3.6m	2m	RETAIN + PROTECT
T10	BANKSIA INTEGRIFOLIA	COASTAL BANKSIA	800mm	9m	10m	9.6m	3m	RETAIN + PROTECT
T11	ARAUCARIA HETEROPHYLLA	NORFOLK IS. PINE	800mm	9m	10m	9m	10m	REMOVE FOR WORKS
T13	BANKSIA INTEGRIFOLIA	COASTAL BANKSIA	200mm	4m	4m	2.4m	7m	RETAIN + PROTECT
T14	CALLISTEMON CITRINUS	CRIMSON BOTTLEBRUSH	500mm	5m	6m	6.6m	2.6m	RETAIN + PROTECT
T15	CALLISTEMON CITRINUS	CRIMSON BOTTLEBRUSH	500mm	4m	4m	6m	2.5m	RETAIN + PROTECT
T16	BANKSIA SERRATA	OLD MAN BANKSIA	150mm	3m	5m	2m	1.5m	RETAIN + PROTECT



TYPICAL PLANTING BED PREPARATION
PLANTING ON GRADE INTO IMPROVED SITE SOIL
SCALE 1:25



LANDSCAPE DESIGN PRINCIPLES

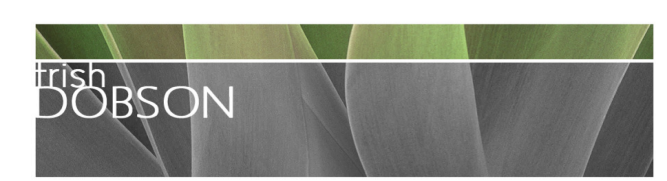
- TO COMPLEMENT AND ENHANCE STREETSCAPE**
EXISTING SCREEN PLANTING ON ROAD RESERVE AND SITE HAVE BEEN RETAINED TO INTEGRATE THE DEVELOPMENT WITH STREETSCAPE. ADDITIONAL LOCAL AND LOW WATER COASTAL SPECIES HAVE BEEN PROPOSED TO SUPPLEMENT SITE VEGETATION.
- TO REDUCE THE IMPACT OF THE BUILT FORM**
PROVISION OF LOCALLY INDIGENOUS SCREEN SHRUBS ALONG NORTHERN BOUNDARY DESIGNED TO REDUCE THE IMPACT OF THE BUILT FORM AND PRESENT THE DEVELOPMENT WITH A VEGETATED SETTING. TREE REMOVAL HAS BEEN RESTRICTED TO ONE TREE THAT IS DIRECTLY IMPACTED BY THE DEVELOPMENT. CONSIDERATION OF EXISTING TREES AND THE RECOMMENDATIONS OF PROJECT ARBORIST HAVE BEEN IMPLEMENTED TO ENSURE RETAINED TREES WILL REMAIN VIABLE AFTER THE DEVELOPMENT.
- TO PROTECT NEIGHBOUR AMENITY + VIEW**
SCREEN PLANTING HAS BEEN PROVIDED TO PROTECT NEIGHBOUR PRIVACY AND VIEWS.
- TO COMPLY WITH DCP REQUIREMENTS FOR TREE PLANTING**
3 LOCAL TREE SPECIES ARE TO BE RETAINED ON SITE. LANDSCAPE AREA IN EXCESS OF THE MINIMUM 60% REQUIRED BY DCP CONTROL.
- TO ENHANCE THE LOCAL ECOLOGY**
INCLUSION OF LOCALLY NATIVE SHRUBS PROPOSED TO PROVIDE HABITAT. ACCESS TO THE SITE FOR FORAGING FAUNA WILL BE RETAINED AND NO NEW FENCING IS PROPOSED.
- TO CONTROL SPREAD OF WEEDS**
ALL NOxious AND ENVIRONMENTAL WEEDS SHALL BE REMOVED FROM SITE AND NO WEED SPECIES ARE PROPOSED TO BE PLANTED.
- TO COMPLY WITH FITZWATER 21 DCP + LEP 2014**
DESIGN PROCESS HAS AIMED TO COMPLY WITH OUTCOMES AND CONTROLS OF LOCAL GOVERNMENT PLANNING INSTRUMENTS IN PARTICULAR F21 DCP CONTROLS



PLANTING SCHEDULE

SPECIES HAVE BEEN SELECTED ON THE BASIS OF SUITABILITY TO SITE CONDITIONS AND LOCAL LANDSCAPE CHARACTER, WITH A PREFERENCE FOR LOW WATER AND LOCALLY INDIGENOUS SPECIES, WHERE AVAILABLE. SUPPLY LOCALLY INDIGENOUS SPECIES GROWN FROM LOCAL PROPAGANCE STOCK.

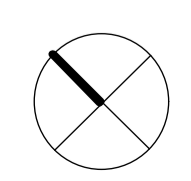
KEY	BOTANICAL NAME	COMMON NAME	HEIGHT	NO	POT SIZE	LOCAL	COMMENTS
TREES							
SHRUBS + FEATURES							
BE	BANKSIA ERICIFOLIA	COAST BANKSIA	3m	5	200mm	3	LOCALLY INDIGENOUS SPECIES
CA	CORREA ALBA	WHITE CORREA	1m	3	200mm	5	LOCALLY INDIGENOUS SPECIES
	DORYANTHES EXCELSA	GYMEA LILY	1.5m	4	200mm		NATIVE SPECIES
WF	WESTRINGIA FRUTICOSA	COAST ROSEMARY	1m	8	200mm	8	LOCALLY INDIGENOUS SPECIES
GROUNDCOVERS + GRASSES							
	CARPOBROTUS GLAUDESCENS	PIGFACE	g/clover	20	150mm	20	LOCALLY INDIGENOUS SPECIES
	LOMANDRA 'LIME TUFF'	LIME TUFF MAT RUSH	0.5m	14	150mm		NATIVE SPECIES
TOTAL NUMBER OF PLANTS				54			
NUMBER OF LOCAL SPECIES					34 (63%)		



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TRISH DOBSON
REGISTERED LANDSCAPE ARCHITECT #4150 1107/12/17/2017 #311
ABN 57 241 486 118

DEVELOPMENT APPLICATION
NEW CARPORT
for R & S NICHOLS



LANDSCAPE PLAN
1:100 @ A1 SCALE
17.12.19 DATE
1922 JOB
DA ISSUE
1 OF 1 SHEET

103 Narrabeen Park Parade Mona Vale 2103

0m 1m 2m 3m 4m 5m

1922 / DA-L01 DWG