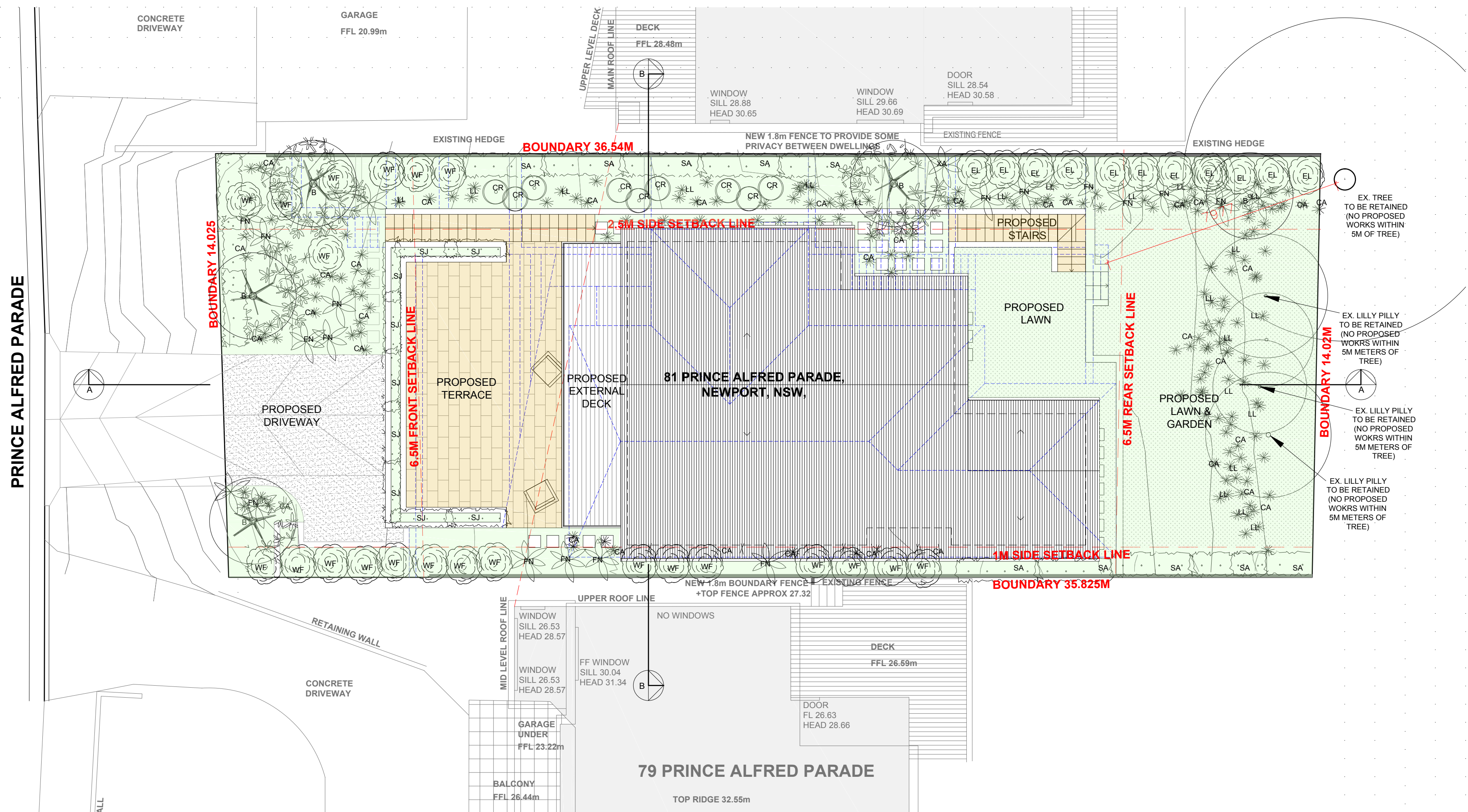


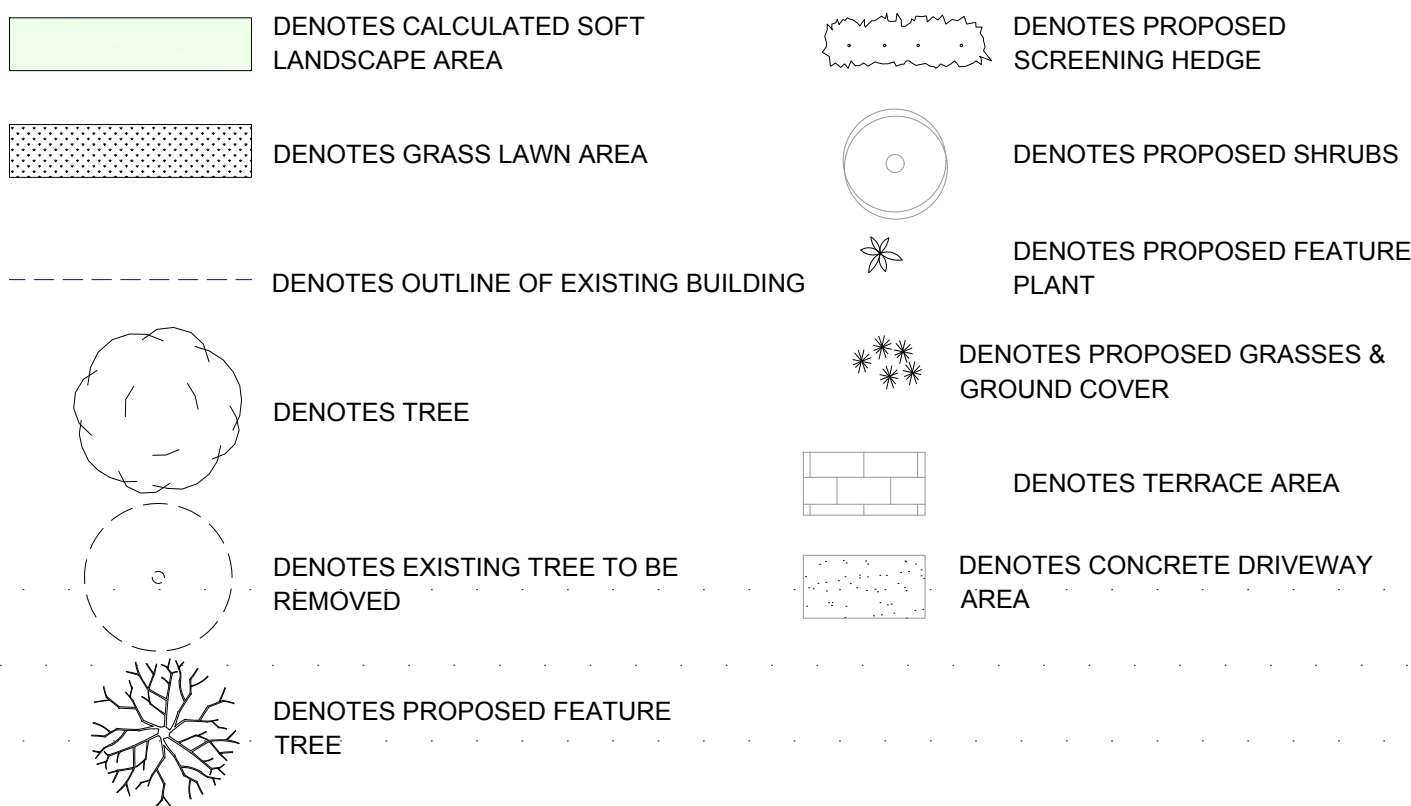
ID	QUANTITY	BOTANICAL NAME	COMMON NAME	SCHEDULED SIZE
<u>TREES</u>				
B	5	Banksia Integrifolia	Coastal Banksia	75Lt
SA	10	acmena smithii	Lilly Pilly/ Broad-leaf	
		allocasuarina distyla allocasuarina elaecarpus	Coastal She-Oak Drooping She-oak Blueberry Ash	
EL	11			
<u>SHRUBS</u>				
WF	22	Westringia Fruticosa Acacia longifolia var. Acacia myrtifolia suaveolens Breynia oblongifolia	Coastal Rosemary Sydney golden Wattle Myrtle Wattle Sweet-Scented acacia Breynia	
CR	10	Common Correa Callistemon rigidus gahnia melonocarpa goodenia Hakea teretifolia Jacksonia scoparia Kunzea ambigua Lasiopetalum Leptospermum Lomatia silaifolia Olearia tomentosa Melaleuca Pittosporum revolutum Platysace lanceolata Pultenaea daphnoides Pultenaea elliptica Rapanea variabilis Zieria smithii	Correa reflexa Stiff Bottlebrush Saw Sedge goodenia ovata Dagger Hakea Dogwood Butter y Bush/ White Rusty Petals Coastal Tee Tree Native Parsley Bush Toothed Daisy Bush/ Melaleuca Rough Fruit Pittosporum Native Parsnip Large-leaved Bush Pea Elliptical bush-pea Rapanea Zieria	
<u>GRASSES/ GROUNDCOVERS</u>				
CA	35	actinotus helianthi Billardiera scandens Centella asiatica Clematis Desmodium varians Dianella caerulea	Flannel Flowers Appleberry Centella Native Clematis Desmodium Dianella	
FN	17	Ficinia nodosa glycine sp. goodenia ovata Hibbertia scandens Kennedia rubicunda Lomandra longifolia	Knobbly Club Rush Love Creeper Hop goodenia golden guinea Dusky Coral Pea Spiny-headed Mat-	
LL	21	Stephania japonica	Snake Vine	
SJ	10	Themeda australis	Kangaroo grass	



SITE CALCULATIONS

TOTAL SITE AREA	507.2m ²
PROPOSED TOTAL GROSS FLOOR AREA INC. GARAGE	255.7m ²
PROPOSED GARAGE GROSS FLOOR AREA (INCL. GAR)	90.7m ²
PROPOSED GARAGE AREA	51m ²
PROPOSED FIRST FLOOR GROSS FLOOR AREA	84.7m ²
PROPOSED FIRST FLOOR EXTERNAL TERRACE AREA	62.9m ²
PROPOSED SECOND FLOOR GROSS FLOOR AREA	103.9m ²
PROPOSED SECOND FLOOR EXTERNAL DECK AREA	20.5m ²
PROPOSED ROOF AREA	138.5m ²
PROPOSED DRIVEWAY AREA	21.3m ²
PROPOSED HARD SURFACE AREA	230.4
PROPOSED TOTAL SOFT LANDSCAPE AREA	276.8m ² (54.6%)

KEY:



LANDSCAPE CONSTRUCTION NOTES

TREE PROTECTION

[illegible]

Selected pebbles are to be free of deleterious and extraneous matter such as stones, cement, soil, weeds and sticks.

Tarp pebbles to be an even surface flush with the surrounding finished levels.

DECORATIVE ROCK MULCH

All areas nominated as Decorative Rock Mulch are to be finished with sandstone spalls, approximate Rock Mulch: 80mm-120mm, same or similar to those supplied by Benefacts Sand and Gravel.

DECOMPOSED GRANITE PAVEMENT

Decomposed granite is to be fine-crushed river gravel (5mm-7mm), to a depth of 50mm, placed on a 50mm bed of coarse gravel on 100mm consolidated compacted base. Gravel is to be compacted and trimmed to provide falls and a free draining surface.

INSTALLATION OF BRICK GRASS EDGE

A stretcher or single paving brick edge is to be installed to separate turf and garden beds. Secure pavers on rough mortar footing 100mm thick and ensure no gaps/joints between each brick to create lush grass struts joints. Refer to ending and turning detail.

FERTILISER

Fertiliser is to be slow release fertiliser equivalent to "Osmocote" and is to be applied at manufacturer's specified rates.

DRAINAGE

Ensure adequate drainage to all garden beds, gravel and lawn areas. Install 100mm agricultural pipe with socks as required in garden beds and behind all retaining walls. Agricultural pipes to drain to junction pits and connect to stormwater system. Ensure paved areas are free draining. Install pits if required. Refer to Hydracore Engineering).

RETAINING WALLS

Retaining walls to be constructed as per Engineer's details.

CONCRETE WORKS

All paths, steps, slabs and footings shall be to Engineer's specification.

Materials and construction to AS3600 and AS3100

Supply and install ready mixed concrete to AS1379 with selected aggregate.

MAINTENANCE

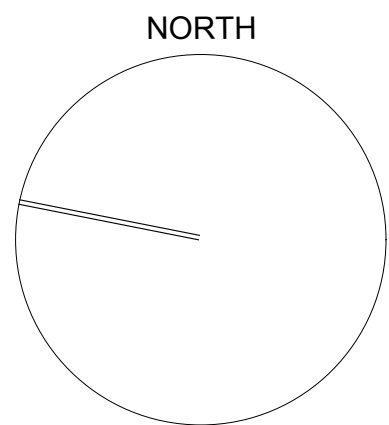
Install all appropriate PVC conduits for garden lighting and irrigation systems are placed before concrete and paving installation.

Throughout the planting establishment period (minimum 12 weeks), carry out maintenance work including watering, mowing, weeding, rubbish removal, mulching, pruning, deadwood removal, tree care, soil testing, fertilising, weed control, hedges clipping, aerating, reinstatement of mulch to existing, top dressing and keeping the site neat and tidy. Continue to replace failed, damaged or stolen plants.

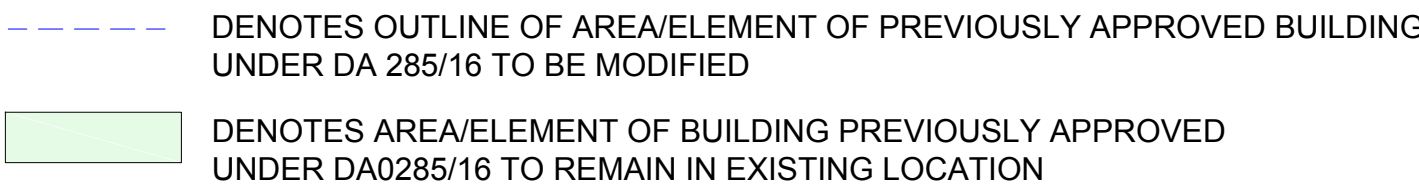
GENERAL NOTES

1. I advise that this plan has been designed to comply with council requirements.
2. Lighting and irrigation to be designed and installed by specialist.
3. All dimensions and levels shall be verified by Contractor on site prior to commencement of work.
4. Do not scale from drawings
5. Detailing of all structural components of design shall be by Consulting Structural Engineer.
6. Existing level survey by others.
7. All landscape components of this design require Council Approval prior to construction.

LANDSCAPE CONCEPT PLAN 1:100 @ A1 OR 1:200 @ A3



KEY:



IMPORTANT NOTE: ALL DIMENSIONS ARE TO BE CHECKED AND VERIFIED ON SITE BY BUILDER PRIOR TO CONSTRUCTION

DO NOT SCALE OFF THIS DRAWING

NOTE: ALL WORKS TO BE CONSTRUCTED IN ACCORDANCE WITH THE B.C.A.

NOTE: ALL WORKS TO BE CONSTRUCTED IN ACCORDANCE WITH THE RELEVANT AUSTRALIAN STANDARDS.

NOTE: ALL WORKS TO BE CONSTRUCTED IN ACCORDANCE WITH THE BASIC REQUIREMENTS

NOTE: ALL STRUCTURAL WORKS TO BE CONSTRUCTED IN ACCORDANCE WITH STRUCTURAL ENGINEERS DETAILS

NOTE: ALL WORKS TO BE CONSTRUCTED IN ACCORDANCE WITH THE DA CONSENT, CC & ALL RELEVANT SUPPORTING DOCUMENTS

PROJECT:
DEMOLITION OF AN EXISTING DWELLING &
PROPOSED NEW RESIDENTIAL DWELLING

CLIENT:
MATTHEW & KELLY SCHOTT

LOCATION:
81 PRINCE ALFRED PARADE
NEWPORT, NSW.

PROJECT STAGE:
S4.55

DRAWING TITLE:
LANDSCAPE CONCEPT PLAN

SCALE:
1:100 @ A1

1:100 @ A1

DATE OF ISSUE:
20.09.2019

DRAWING NO.
S4.55-500

REVISION:
A

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