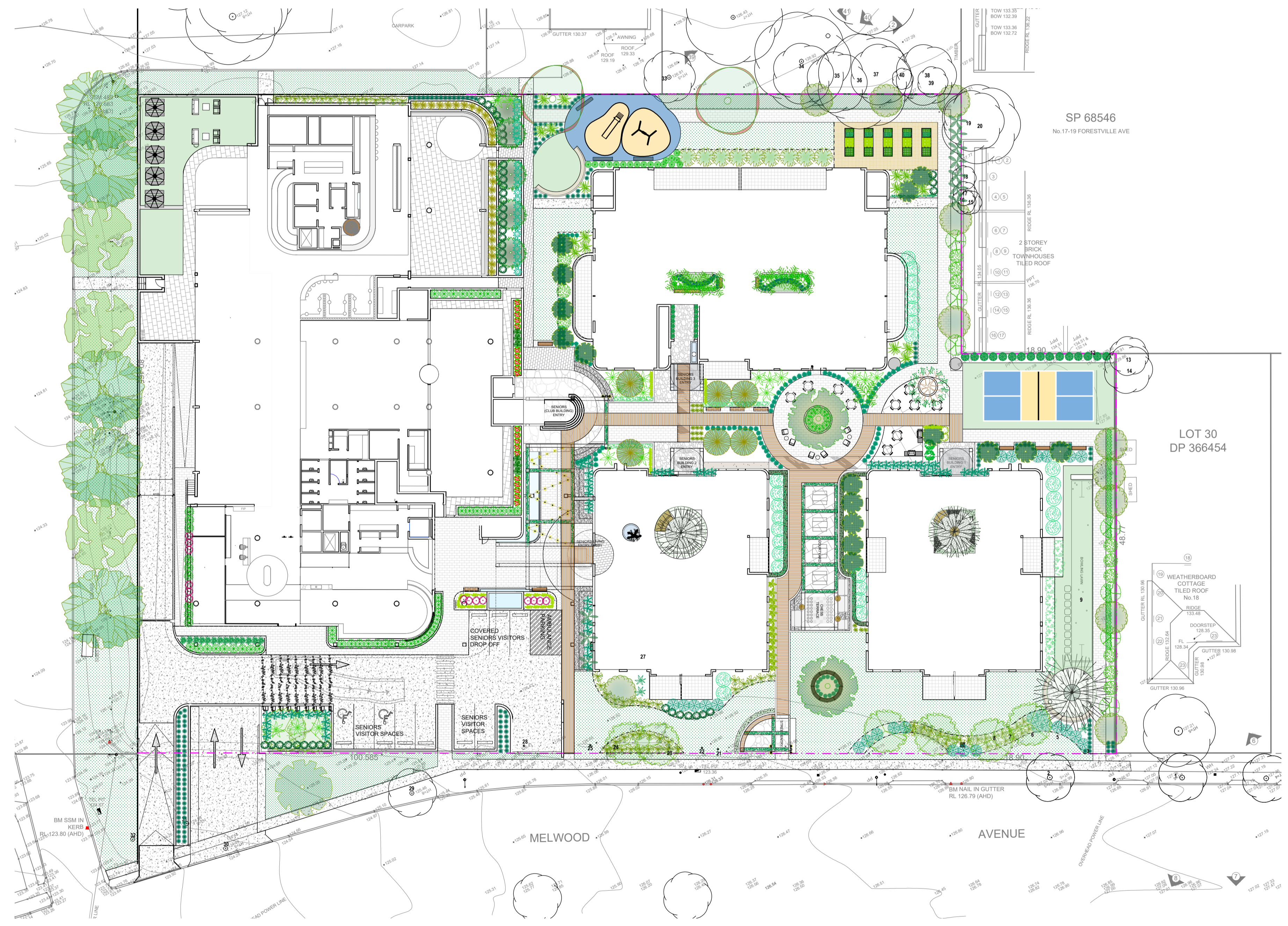


LANDSCAPE CONCEPT DESIGN

FORESTVILLE RSL

22 MELWOOD AVE, FORESTVILLE 2087



LANDSCAPE DESIGN 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

The redevelopment of the RSL Club will create an active and vibrant community within a bushland setting.

The design incorporates a pedestrian circulation network that connects with the greater community. Visitors to the club, the general public and residents can navigate to clearly defined building entries that have been deliberately open and decluttered to ensure clear site lines are maintained. The seniors buildings provides a children's playground, BBQ area, Pickleball court and communal vegetable gardens. Access through the site opens out to the Forestville sporting fields, parkland and off lead dog park beyond.

The design enhances the bushland setting through endemic buffer planting areas with generous deep soil setbacks along boundaries. The species selected are derived from the Northern Beaches Council native species list for the Frenchs Forest Ward. The planter buffers will include new canopy trees to enhance biodiversity and increase amenity.

The planting of new canopy trees will replenishing the tree cover. The new trees will improve the micro-climate by providing shading and wind breaks throughout the site. Boundary setbacks ensures the leafy ambience for which the area is well know is maintained and enhanced. The selection of native trees and understorey planting will encourage new wildlife corridors between adjacent sites and the new development. Plant selection through the development will be 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 quality and amenity of the communal open space within the Seniors Living is increased with a central courtyard. This provides a central gathering area and includes seating and a BBQ area. The mixture of trees and underplanting will 'green' the central courtyard and provide light, scale and separation within the buildings. The various seating area around the site provide opportunities for residents to be socially connected with a range of large gathering areas as well as small intimate areas to gather in small groups. Frequent rest points on walking paths have been provided with seating.

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. The trees will soften the buildings and provide additional shade along the pathway. Robust, low maintenance plantings will provide interest through form, texture and variation in seasonal colour.














The proposed landscape contributes to the high quality development. It will improve the site by providing a range of amenities and adding biodiversity whilst connecting with the greater community.

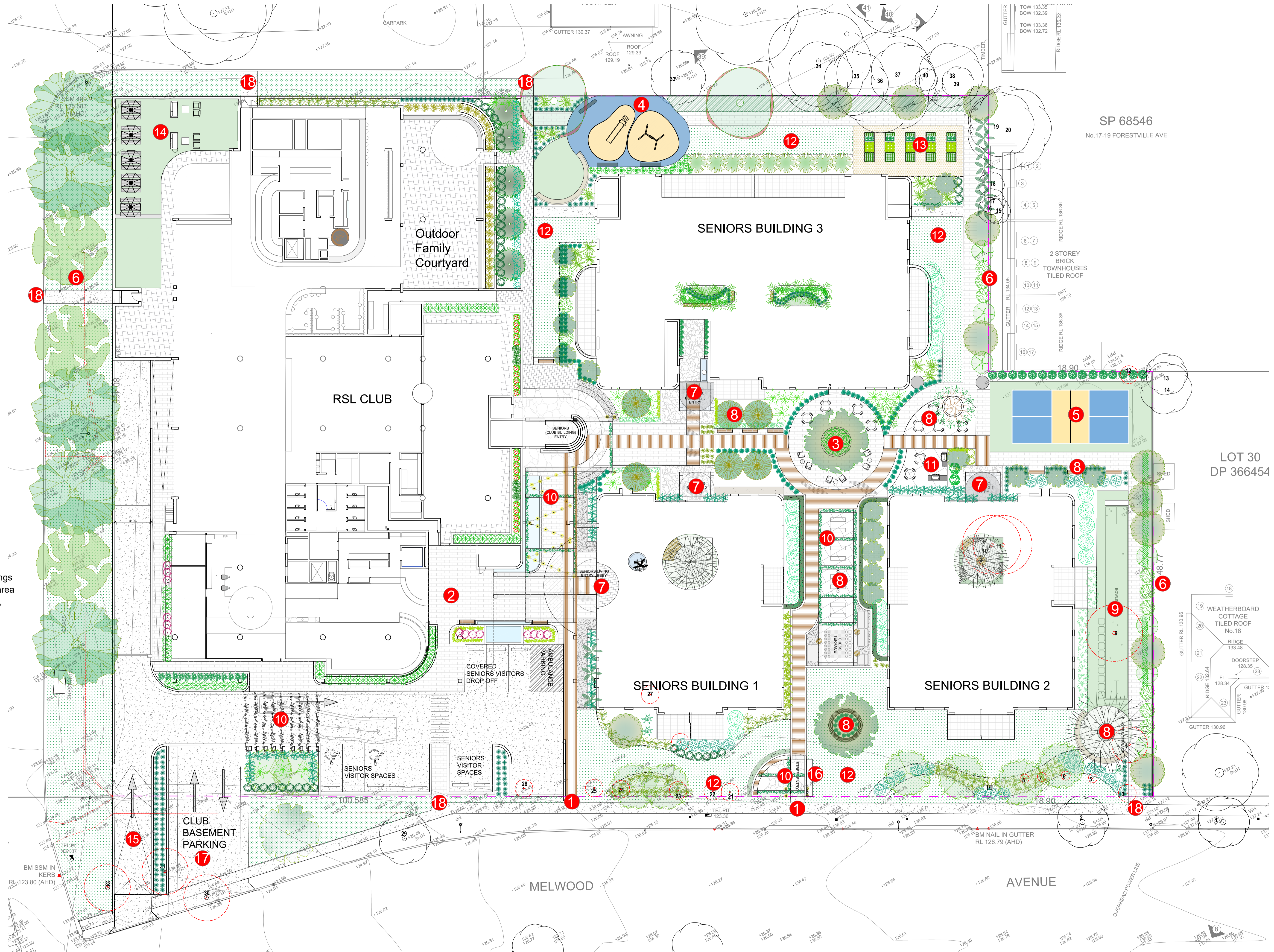
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DRAWING SET

- L-00 COVER PAGE
- L-01 LANDSCAPE MASTER PLAN
- L-02 LANDSCAPE GROUND
- L-03 LANDSCAPE GROUND
- L-04 LANDSCAPE LEVEL 1
- L-05 LANDSCAPE LEVEL 2
- L-06 LANDSCAPE DETAILS & SPECIFICATIONS

- LEGEND**
-  **BOUNDARY**
 -  **EXISTING CONTOURS**
 -  **ALUMINIUM EDGE**
 -  **PROPOSED PAVING**
 -  **PROPOSED DECKING**
 -  **PROPOSED TURF**
 -  **PROPOSED SYNTHETIC TURF**
 -  **PROPOSED SOFTFALL**
 -  **PROPOSED DECOMPOSED CRUSHED GRANITE**
 -  **TREE TO BE RETAINED**
 -  **OUTDOOR TABLE AND CHAIRS**
 -  **OUTDOOR BENCH SEATING**
 -  **TREE TO BE REMOVED REFER TO ARBORIST REPORT**



SP 68546
No.17-19 FORESTVILLE AVE

LOT 30
DP 366454

- 1 Pedestrian entry to seniors buildings
- 2 Public cafe - takeaway / seating area
- 3 Central Courtyard - yarning circle, communal seating
- 4 Childrens Playground
- 5 Pickleball court
- 6 New screen planting
- 7 Entry to Seniors Living Lobby
- 8 Seniors Communal Seating Area
- 9 Bowling green
- 10 Climber over pergola
- 11 BBQ Common Area
- 12 Open Turf
- 13 Seniors Vegetable Gardens
- 14 Outdoor Cinema , seating area
- 15 Carpark Entry
- 16 Club basement parking
- 17 Mailboxes
- 18 Pedestrian paths

NOTES:

1. Consider to check and verify all dimensions and all levels on site prior to any works.
2. Any dimensions should be immediately referred to Space Landscape Designs.
3. All work to comply with all C.A. Statutory Authorities and relevant Australian Standards.
4. Dimensions designed over earth. All measurements are in millimetres.

Rev.	Date	Issue	Checked
A	22/08/24	Preliminary Issue	AE
B	29/08/24	DA Issue	AE

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PROJECT: Forestville RSL Club Redevelopment
SITE ADDRESS: 22 Melwood Ave, Forestville 2087

CLIENT: Forestville RSL Club
DRN: C.Wallace (S.LArch)
SCALE: 1:200@A1
PROJECT NO: 222062

DRAWING TITLE: LANDSCAPE MASTERPLAN
DRAWING NO: L-01
Rev. B

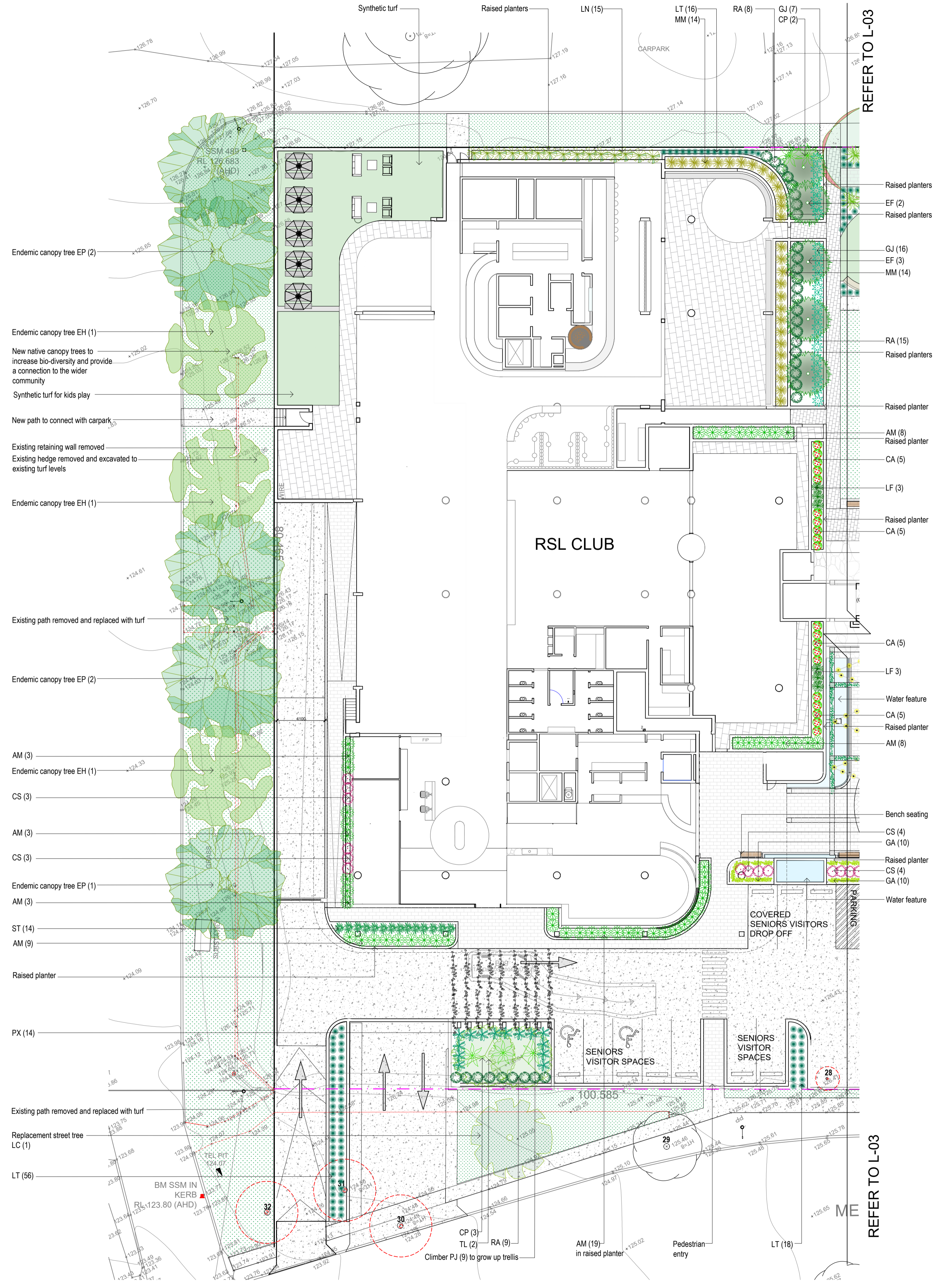
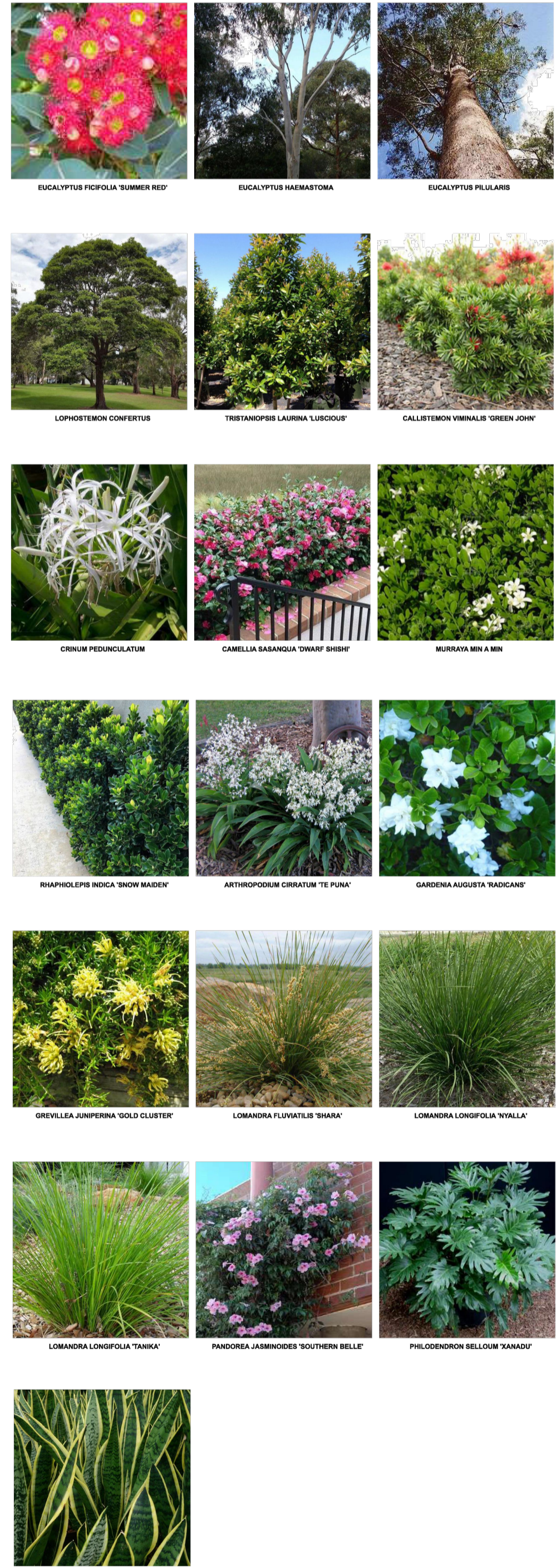
LEGEND

- BOUNDARY
- EXISTING CONTOURS
- ALUMINIUM EDGE
- PROPOSED PAVING
- PROPOSED DECKING
- PROPOSED TURF
- PROPOSED SYNTHETIC TURF
- PROPOSED SOFTFALL
- PROPOSED DECOMPOSED CRUSHED GRANITE
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- OUTDOOR TABLE AND CHAIRS
- OUTDOOR BENCH SEATING
- TREE TO BE REMOVED REFER TO ARBORIST REPORT

PROPOSED PLANT SCHEDULE

KEY	BOTANICAL NAME	COMMON NAME	QTY	MATURE HGT	POT SIZE
TREES					
EF	EUCALYPTUS FICIFOLIA 'SUMMER RED'	SUMMER RED	5	5m	45Lr
EH	EUCALYPTUS HAEMASTOMA	SCRIBBLY GUM	3	15m	45Lr
EP	ELAEOCARPUS PULILLARIS	BLACKBUTT	5	15m	45Lr
LC	LOPHOSTEMON CONFERTUS	OLD BRUSHBOX	5	12m	45Lr
TL	TRISTANOPSIS LAURINA LUSCIOUS'	LUSCIOUS WATER GUM	2	8m	100Lr
SHRUBS					
CA	CALLISTEMON VIMINALIS 'GREEN JOHN'	GREEN JOHN CALLISTEMON	20	0.6m	200mm
CP	CRINUM PEDUNCULATUM	RIVER LILY	5	1.5m	200mm
CS	CAMELLIA SASANQUA 'DWARF SHISHI'	DWARF SHISHI	14	1m	200mm
MM	MURRAYA MINA-MINA	DWARF ORANGE JESSAMINE	28	1m	200mm
RA	RAPHIOLEPIS INDICA 'SNOW MAIDEN'	SNOW MAIDEN	32	0.7m	200mm
GRASSES / GROUND COVERS					
AM	ARTHROPODIUM CIRRHATUM 'TE PUNA	DWARF RENGALILY	53	0.5m	200mm
GA	GARDENIA AUGUSTA 'RADICANS'	CREeping GARDENIA	20	0.3m	200mm
GJ	GREVILLEA JUNIPERINA 'GOLD CLUSTER'	GOLD CLUSTER GREVILLEA	23	0.3m	200mm
LF	LOMANDRA FLUVIATILIS 'SHARA'	SHARA	6	0.5m	140mm
LN	LOMANDRA LONGIFOLIA 'NYALLA'	NYALLA	15	0.8m	140mm
LT	LOMANDRA LONGIFOLIA 'TANIKA'	TANIKA	90	0.6m	140mm
PJ	PANDOREA JASMINOIDES 'SOUTHERN BELLE'	BOWER VINE	9	0.1m	200mm
PX	PHILODENDRON SELLOUM 'KANADU'	PHILODENDRON	14	1m	200mm
ST	SANSEVIERIA TRIFASCIATA	MOTHER IN LAWS TONGUE	14	0.5m	200mm

PLANTING PALETTE



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 2. Any dimensions should be amended where necessary to suit site conditions.
 3. All work to comply with B.C.A. Disability Authorities and relevant Australian Standards.
 4. Dimensions designed over ground. All measurements are in millimetres.

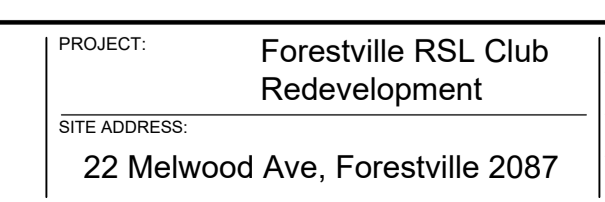
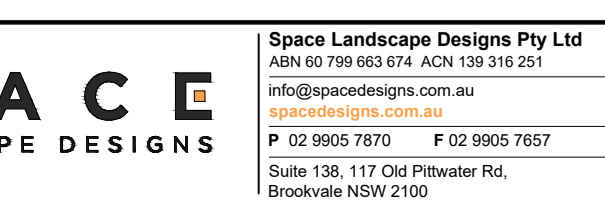
Rev.	Date	Issue	Checked
A	26/08/24	Preliminary Issue	AE
B	29/08/24	ISA Issue	AE

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PROJECT: Forestville RSL Club Redevelopment
SITE ADDRESS: 22 Melwood Ave, Forestville 2087

CLIENT: Forestville RSL Club
DRN: C.Wallace (B.LArch)
SCALE: 1:200@A1
PROJECT NO: 222062

DRAWING TITLE: LANDSCAPE PLAN - Ground
DRAWING NO: L-02
 Rev. B

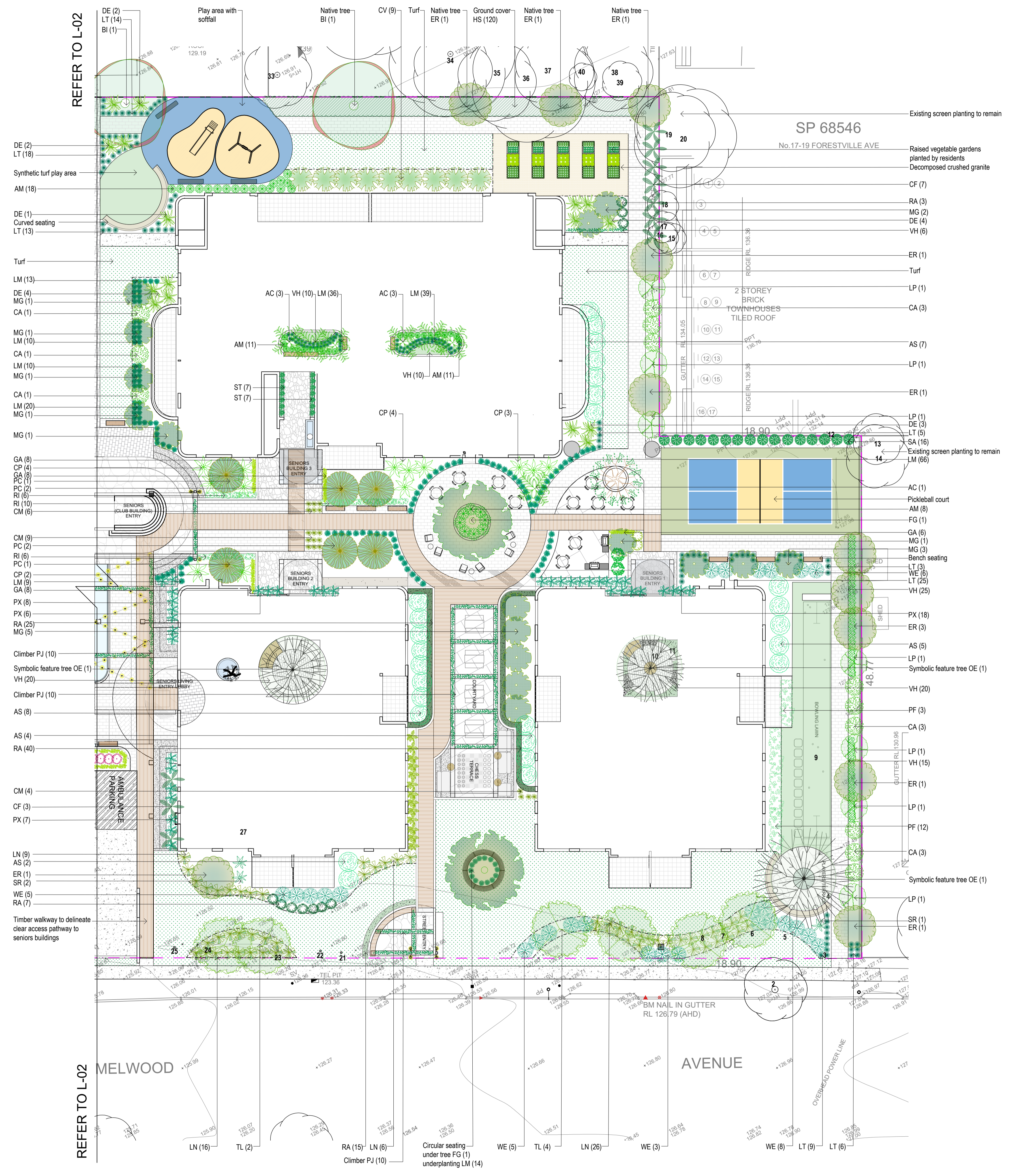


LEGEND

- BOUNDARY
- EXISTING CONTOURS
- ALUMINIUM EDGE
- PROPOSED PAVING
- PROPOSED DECKING
- PROPOSED TURF
- PROPOSED SYNTHETIC TURF
- PROPOSED SOFTFALL
- PROPOSED DECOMPOSED CRUSHED GRANITE
- TREE TO BE RETAINED
- OUTDOOR TABLE AND CHAIRS
- OUTDOOR BENCH SEATING
- TREE TO BE REMOVED REFER TO ARBORIST REPORT

PROPOSED PLANT SCHEDULE					
KEY	BOTANICAL NAME	COMMON NAME	QTY	MATURE HGT	POT SIZE
TREES					
AC	ARCHONTOPHENIX CUNNINGHAMIANA	BANGALOW PALM	7	8m	45Ltr
BI	BANKSIA INTEGRIFOLIA	COAST BANKSIA	2	6m	45Ltr
ER	ELAEAGARIS RETICULATUS	BLUEBERRY ASH	11	9m	45Ltr
FG	FRAXINUS GRIFITHII	EVERGREEN ASH	2	7m	100Ltr
MG	MAGNOLIA GRANDIFLORA 'TEDDY BEAR'	TEDDY BEAR MAGNOLIA	16	3m	45Ltr
OE	OLEA EUROPAEA 'TOLLEY'S UPRIGHT'	TOLLEY'S OLIVE TREE	3	7m	75Ltr
PC	PYRUS CALLERIANA 'CAPITAL'	CAPITAL PEAR	6	8m	75Ltr
TL	TRISTANOPSIS LAURINA 'LUSCIOUS'	LUSCIOUS WATER GUM	6	9m	75Ltr
SHRUBS					
AS	ACIENA SMITHI MINOR 'CHERRY SURPRISE'	CHERRY SURPRISE	26	2.5m	250mm
CA	CALLISTEMON VIMINALIS 'SLIM'	SLIM CALLISTEMON	12	3m	250mm
CP	CRINUM PEDUNCULATUM	RIVER LILY	13	1.5m	200mm
CV	CALLISTEMON VIMINALIS 'RED ALERT'	RED ALERT CALLISTEMON	9	2m	200mm
CF	CORDYLINE FRUTICOSA 'GLAUCA'	CORDYLINE	10	2m	200mm
DE	DORYANTHES EXCELSA	ORIENTAL PEARL	16	2m	250mm
LP	LEPTOSPERMUM PETERSONII	TEA-TREE LEMON SCENTED	7	5m	200mm
PF	PHOTINIA X FRASERI 'THIN RED'	THIN RED PHOTINIA	15	3m	200mm
RA	RAPIHOLEPIS INDICA 'SNOW MAIDEN'	SNOW MAIDEN	90	0.7m	200mm
RI	RAPIHOLEPIS INDICA 'ORIENTAL PEARL'	ORIENTAL PEARL	22	1.0m	200mm
SA	SYZYGIUM AUSTRALE 'PINNACLE'	PINNACLE LILLYPILY	16	6m	250mm
SR	STRELITZIA REGINAE	BIRD OF PARADISE	3	1.5m	250mm
WE	WESTRINGIA FRUTICOSA 'BLUE GEM'	BLUE GEM WESTRINGIA	27	1.2m	200mm
GRASSES / GROUND COVERS					
AM	ARTHROPODIUM CIRRATUM 'TE PUNA	DWARF RENGALY	48	0.5m	200mm
CM	CLIVIA MINATA	KAFFIR LILY	19	0.5m	200mm
GA	GARDENIA AUGUSTA 'RADICANS'	CREEPING GARDENIA	30	0.3m	200mm
HS	HIBBERTIA SCANDENS	CLIMBING GUINEA FLOWER	120	0.2m	140mm
LM	LIROPE MUSCARI 'JUST RIGHT'	JUST RIGHT	217	0.5m	200mm
LN	LOMANDRA LONGIFOLIA 'NYALLA'	NYALLA	57	0.8m	140mm
LT	LOMANDRA LONGIFOLIA 'TANKA'	TANKA	93	0.6m	140mm
PJ	PANDOREA JASMINOIDES 'SOUTHERN BELLE'	BOWMER VINE	30	0.1m	200mm
PX	PHILODENDRON SELLOUUM 'XANADU'	PHILODENDRON	39	1m	200mm
ST	SANSEVERIA TRIFASCIATA	MOTHER IN LAWS TONGUE	14	0.5m	200mm
VH	VIOLA HEDERACEA	NATIVE VIOLET	106	0.1m	80mm

PLANTING PALETTE



NOTES

1. Check and verify all dimensions and all levels on site prior to any work.

2. Any dimensions should be verified against the Space Landscape Design.

3. All work to comply with B.C.A. Safety Authority and relevant Australian Standards.

4. Dimensions are to centerline unless otherwise stated.

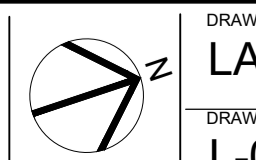
Rev.	Date	Issue	Checked
A	26/08/24	Preliminary Issue	AE
B	29/08/24	Final Issue	AE

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CLIENT: Forestville RSL Club
 DRN: C.Wallace (B.LArch)
 SCALE: 1:200@A1
 PROJECT NO: 222062

DRAWING TITLE: LANDSCAPE PLAN - Ground
DRAWING NO: L-03
 Rev. B

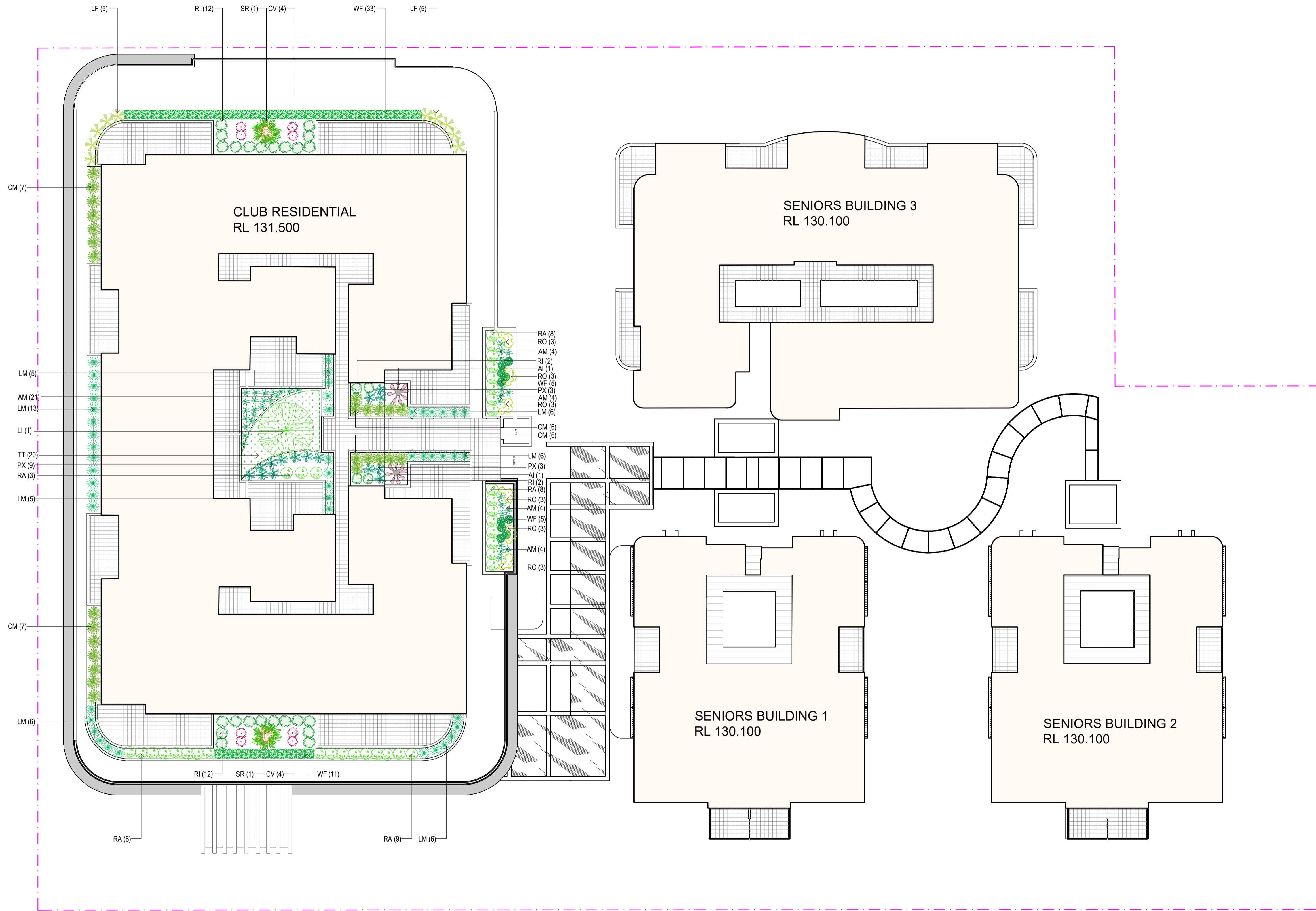


LEGEND

	BOUNDARY
	ALUMINIUM EDGE
	PROPOSED PAVING

PROPOSED PLANT SCHEDULE					
KEY	BOTANICAL NAME	COMMON NAME	QTY	MATURE HGT	POT SIZE
TREES					
LI	LAGERSTROEMIA INDICA X FAURIEI 'SIOUX'	PINK CREPE MYRTLE	1	7m	75Ltr
SHRUBS					
CV	CALLISTEMON VIMINALIS 'GREEN JOHN'	GREEN JOHN CALLISTEMON	8	0.7m	200mm
RA	RAPHIOLEPIS INDICA 'SNOW MAIDEN'	SNOW MAIDEN	36	0.7m	200mm
RI	RAPHIOLEPIS INDICA 'ORIENTAL PEARL'	ORIENTAL PEARL	28	1.0m	200mm
SR	STRELITZIA REGINAE	BIRD OF PARADISE	2	1.5m	250mm
WF	WESTRINGIA FRUTICOSA 'AUSSIE BOX'	AUSSIE BOX WESTRINGIA	54	0.7m	200mm
GRASSES / GROUND COVERS					
AI	ALCANTAREA IMPERIALIS 'RUBRA'	GIANT BROMELIAD	2	1.2m	200mm
AM	ARTHROPODIUM CIRRHATUM 'TE PUNA	DWARF RENGGA RENGGA LILY	37	0.5m	200mm
CM	CLIVIA MINIATA	KAFFIR LILY	26	0.5m	200mm
LF	LOMANDRA FLUVIATILIS 'SHARA'	SHARA	10	0.5m	200mm
LM	LIRIOPE MUSCARI 'JUST RIGHT'	JUST RIGHT	47	0.5m	200mm
PX	PHILODENDRON SELLOUM 'KANADU'	PHILODENDRON	15	1m	200mm
RO	ROSMARINUS 'HUNTINGTON CARPET'	HUNTINGTON CARPET	18	0.3m	200mm
TT	TRACHELOSPERMUM JASMINOIDES 'TRICOLOUR'	VARIEGATED JASMINE	20	0.2m	200mm

PLANTING PALLETTE



Rev.	Date	Issue	Checked
A	26/08/24	Preliminary Issue	AE
B	29/08/24	QA Issue	AE

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 - Dimensions designed over existing. All measurements are in metres.



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SCALE: 1:200@A1
PROJECT NO: 222062

DRAWING TITLE: LANDSCAPE PLAN-LEVEL 1
DRAWING NO: L-04
 Rev. B

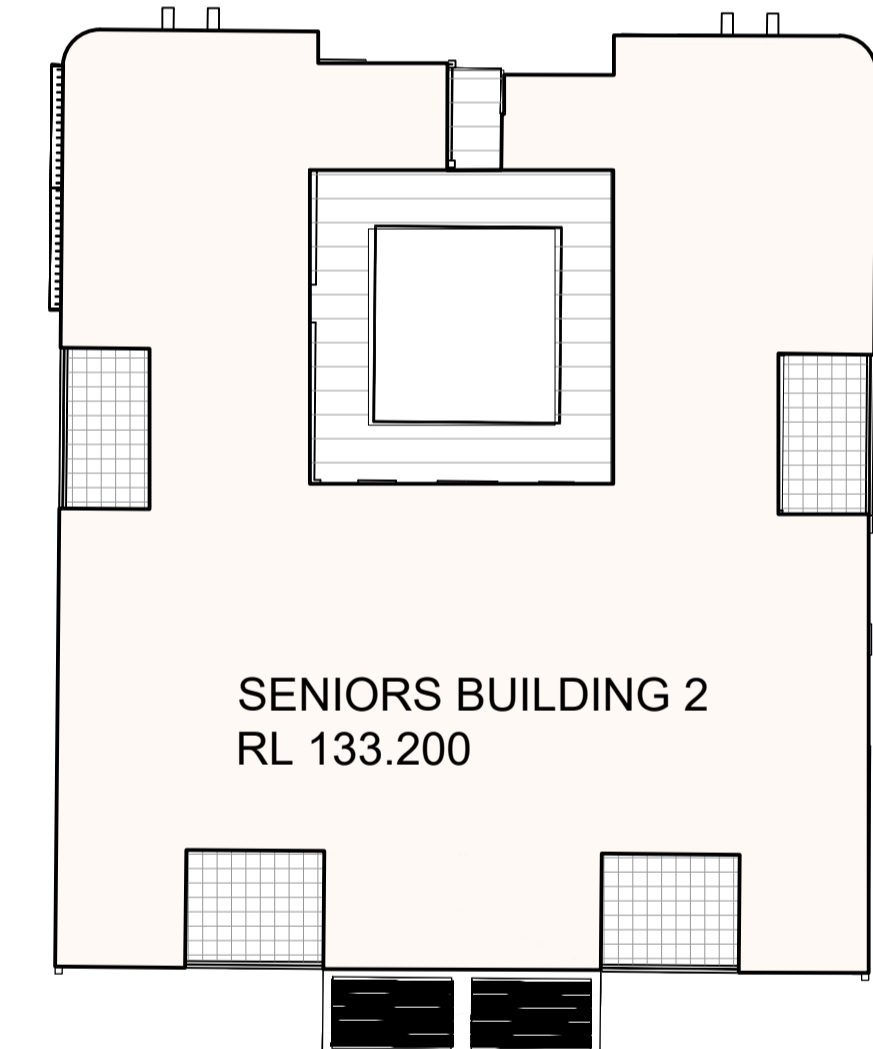
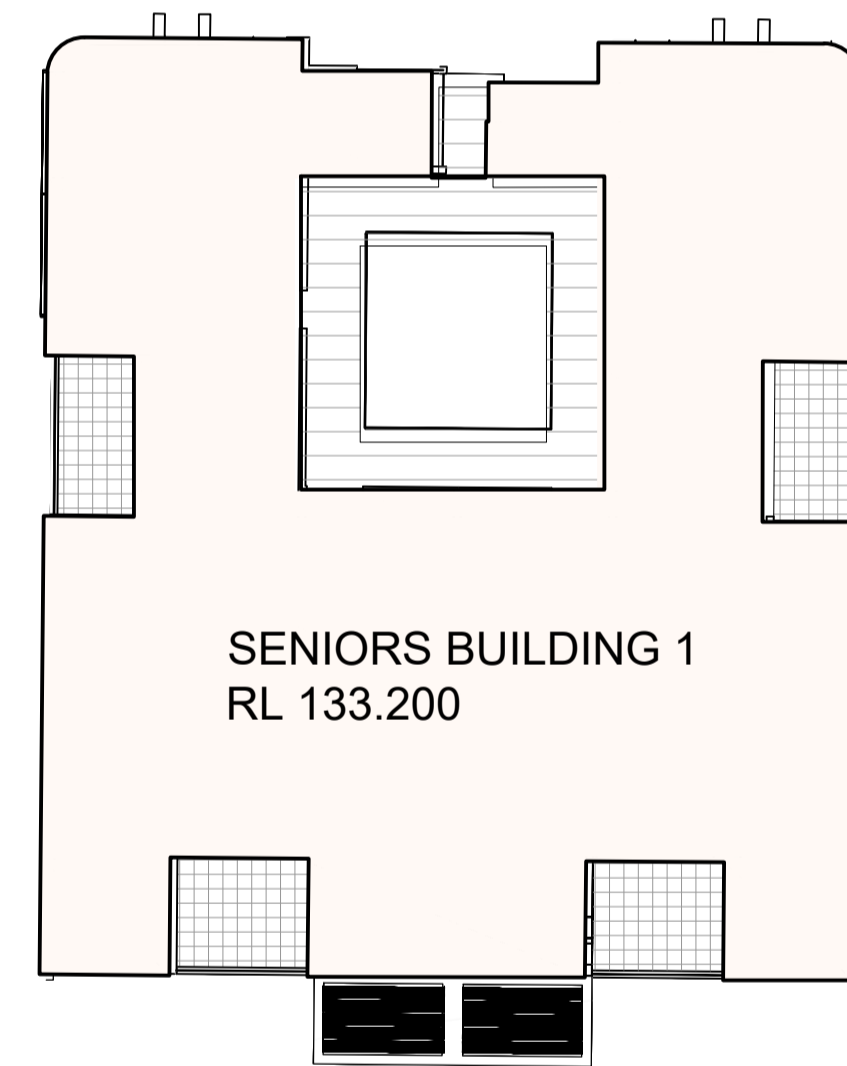
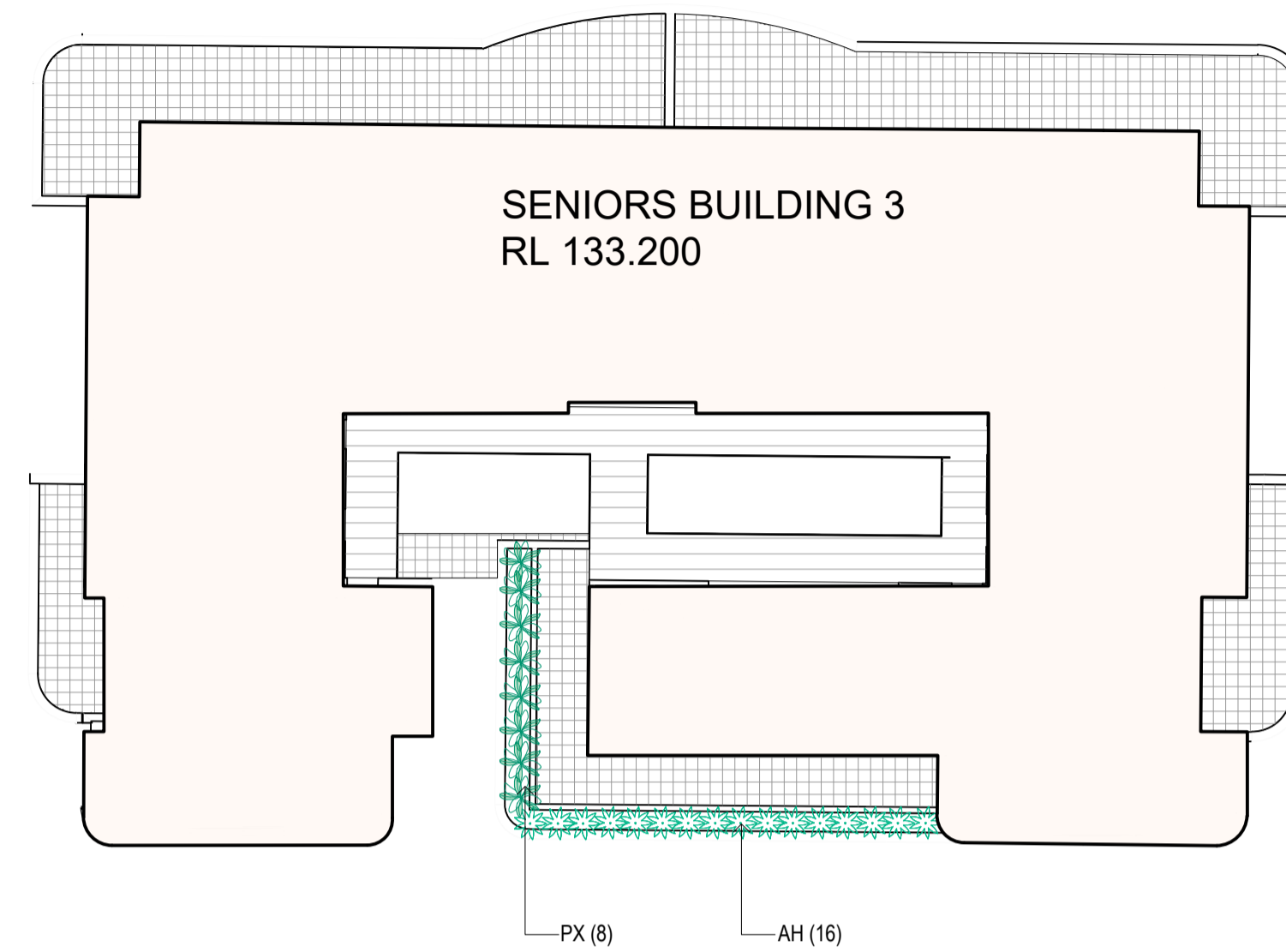
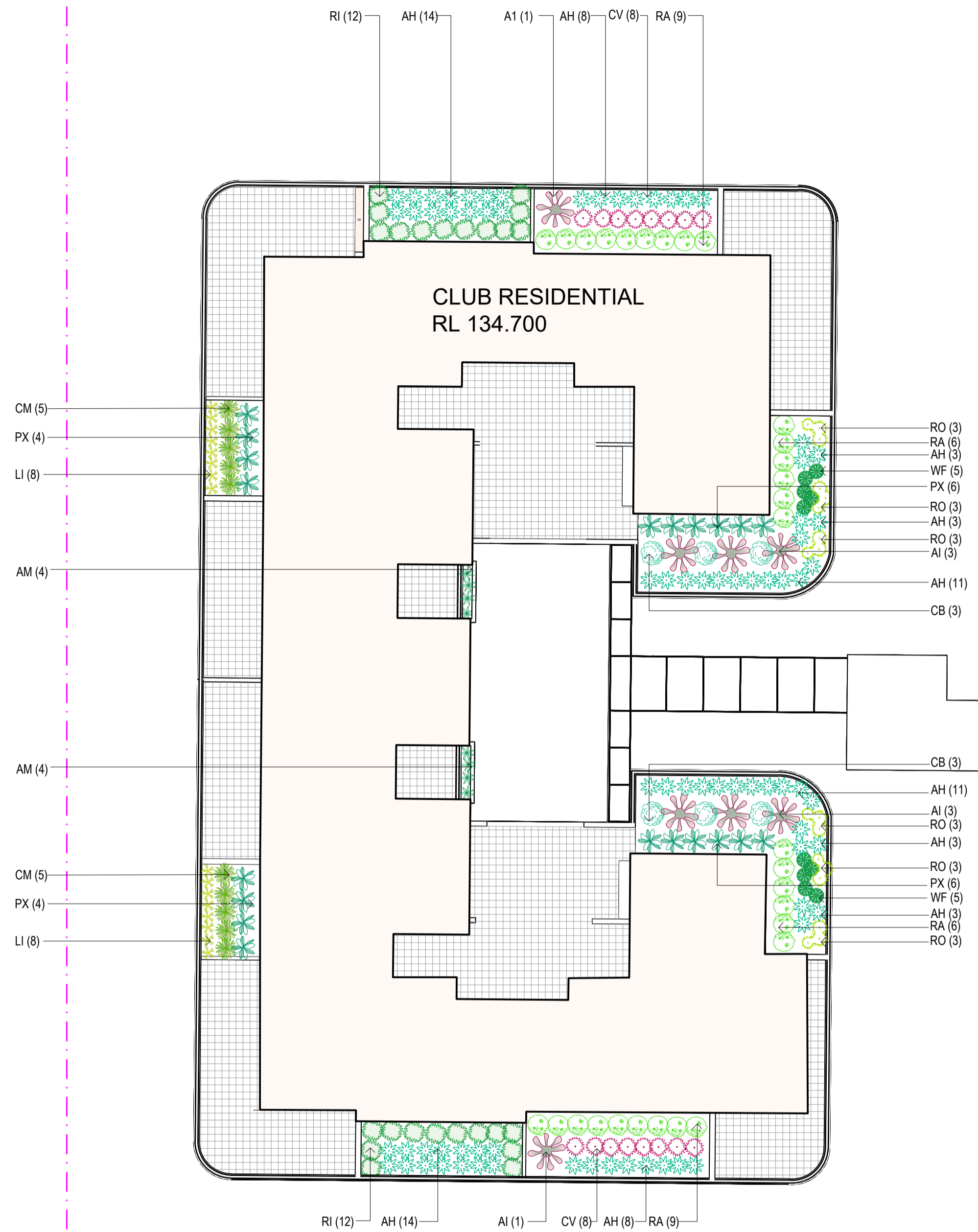
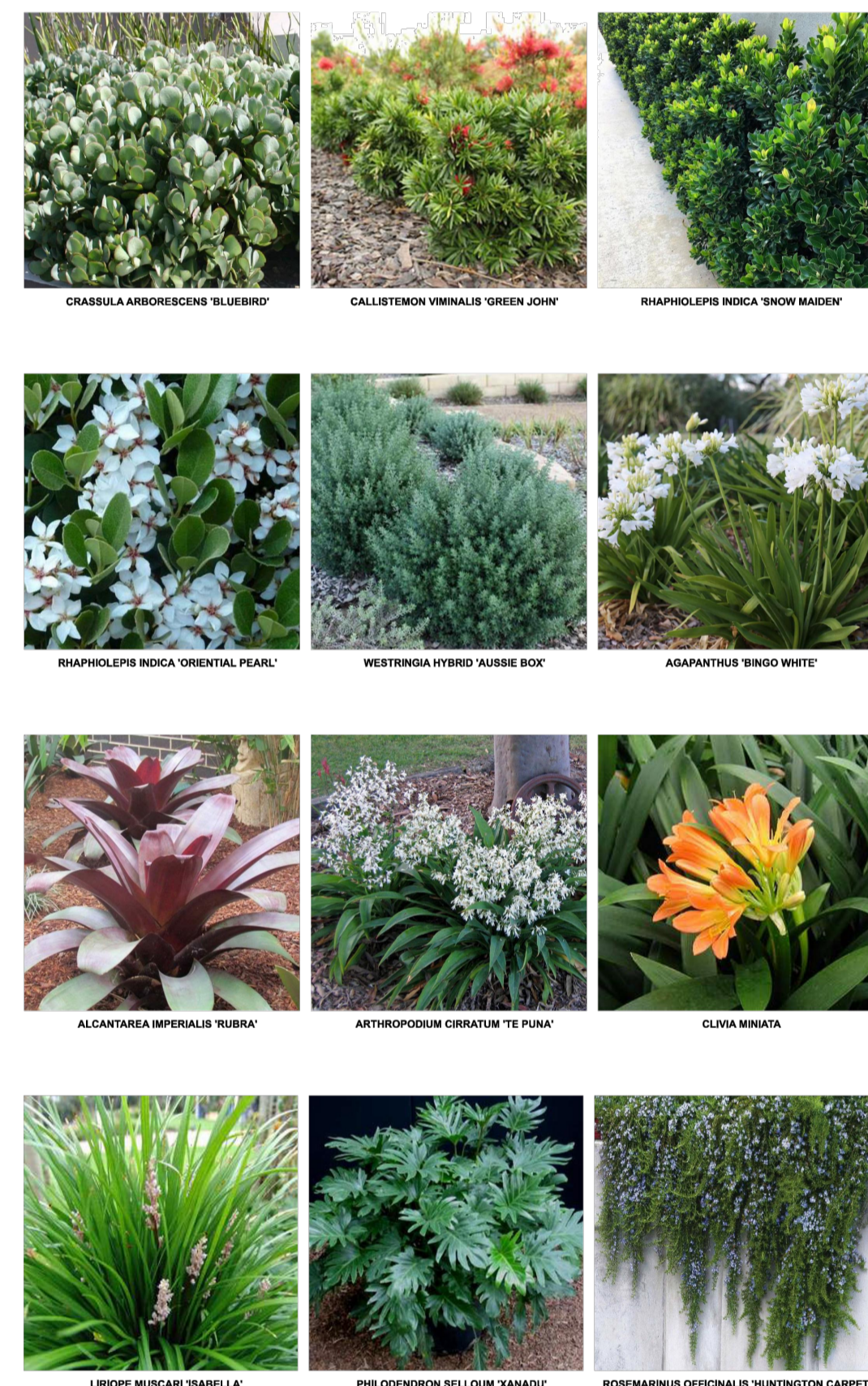
LEGEND

	BOUNDARY
	ALUMINIUM EDGE
	PROPOSED PAVING

PROPOSED PLANT SCHEDULE

KEY	BOTANICAL NAME	COMMON NAME	QTY	MATURE HGT	POT SIZE
SHRUBS /SUCCULENTS					
CB	CRASSULA ARBORESCENS 'BLUEBIRD'	BLUEBIRD	6	0.7m	200mm
CV	CALLISTEMON VIMINALIS 'GREEN JOHN'	GREEN JOHN CALLISTEMON	16	0.7m	200mm
RA	RAPHIOLEPIS INDICA 'SNOW MAIDEN'	SNOW MAIDEN	30	0.7m	200mm
RI	RAPHIOLEPIS INDICA 'ORIENTAL PEARL'	ORIENTAL PEARL	24	1.0m	200mm
WF	WESTRINGIA FRUTICOSA 'AUSSIE BOX'	AUSSIE BOX WESTRINGIA	10	0.7m	200mm
GRASSES / GROUND COVERS					
AH	AGAPANTHUS HYBRID 'SINGO WHITE'	WHITE AGAPANTHUS	94	0.4m	140mm
AI	ALCANTAREA IMPERIALIS 'SIBIRA'	GIANT BROMELIAD	9	1.2m	200mm
AM	ARTHROPODIUM CIRRHATUM 'TE PUNA	DWARF RENG RENG LILY	8	0.5m	200mm
CM	CLIVIA MINIATA	KAFFIR LILY	10	0.5m	200mm
LI	LIRIOPE MUSCARI 'ISABELLA'	ISABELLA	16	0.4m	200mm
PX	PHILODENDRON SELLOUM 'KANADI'	PHILODENDRON	28	1m	200mm
RO	ROSMARINUS 'HUNTINGTON CARPET'	HUNTINGTON CARPET	18	0.3m	200mm

PLANTING PALLETTE



PLANTERBOX SPECIFICATIONS

For the successful establishment of planterboxes it is essential that adequate maintenance on a regular basis be provided. The balcony planters are to be consistently maintained to a high standard for maximum visual benefits, functions and uses. Establishment maintenance is typically 6 to 12 months with irrigation, weed control and pruning critical to promote suitable plant form and growth. All maintenance activities are to be conducted in accordance with applicable Australian and workplace safety regulations. All Working at Heights' requirements are to be met and recorded for all maintenance personnel including evidence of relevant certification. Safety systems are to be maintained as per AS/NZS 1891.4:2009.

Use a visual inspection checklist to monitor the planters to identifying any problems. Weeds to be removed carefully by hand to minimize spread. Maintenance staff should observe good hygiene practices to ensure weeds do not spread from one site to another. Drains and associated infrastructure should be inspected annually. No ponding of water should be evident on roofs or in perimeter drains and no leaks observed from overflowing gutters externally or internally.

After the vegetation has been installed, the requirements for maintenance include: removal of weeds, light fertilization with slow release complete fertilizers, inspected for damage and the replacement of dead plants.

PLANTING MEDIA
Provide a lightweight Planter Media to AS4119. Soil Mix A - Planter Box Mix Top for the top layer 300mm deep. Soil Mix B - Planter Box Mix Bottom as supplied by BC Sands or equivalent. Provide a non hydrophobic low organic content media that is stable over time, has excellent capillary properties for sub surface irrigation, good shear strength due to particle shape for slope surface and is suitable for a wide range of plant species.

FERTILISING
Fertilising will only be required if the plant is indicating signs of poor condition and slow growth due to nutrient deficiencies. If fertilising is deemed to be necessary it will be carried out after the second seasons growth at the end of the second growing season in late summer to autumn. Fertilisers are to be used carefully to avoid dumping of nutrients and/or leaching of nutrients into the stormwater. Synthetic, controlled-release fertiliser or organic slow-release fertilisers should be used. N:P:K ratios and application rates vary greatly depending on conditions of use. Consult manufacturers for application rates suitable for individual plantings.

MULCHING
Mulch all gardens to reduce the opportunity for blow-in weed species to readily establish. Mulch will also provide a stable ballast layer protecting the substrate layer during plant establishment from excessive winds. Following planting tamp lightly to give an even graded surface. Spread rate of mulch 20mm over the surface of all garden beds. Care shall be taken not to mix soil and mulch together. All mulching is to be carried out with AS 4454 and must be sourced from a certified fully licensed Australian Standard producer. Mulch to be scoria, recycled concrete or basalt.

IRRIGATION

Install sub surface drip irrigation with even spacing to ensure a uniform moisture application. The irrigation system is to be designed & installed by a specialist Irrigation Subcontractor. The irrigation system is to be a fully automatic system, either a proprietary system, or an Electrical & Hydraulic Engineer Certified system made up of proprietary components. It is to supply water to all plant life at a rate & consistency to promote that plant life health. Water delivered by the irrigation system is not to create run-off or erosion, and is not to fall on non-soft landscaping areas & not to fall on non-soft landscaping elements outside of the area of planting.

REMEDIAL PRUNING

Pruning will be an ongoing process, which will require the periodical removal of unsightly dead wood and pruning of plants that may cascade over the roof edge. Pruning as required to maintain plant density, shape, encourage flowering and improve appearance. After pruning, plants should have no dead wood evident and retain an appropriate form or shape. Pruning frequency will be dependent on specific plant requirements, growth rates and seasonality.

GENERAL PRUNING

Grasses should be trimmed after 3 years preferably in winter. Trim in a ball shape, usually about half the height.

WEEDING

Weed control measures should aim to eliminate any weed germination and establishment. Weeds are to be controlled while young and before seed set.

PEST AND DISEASE CONTROL

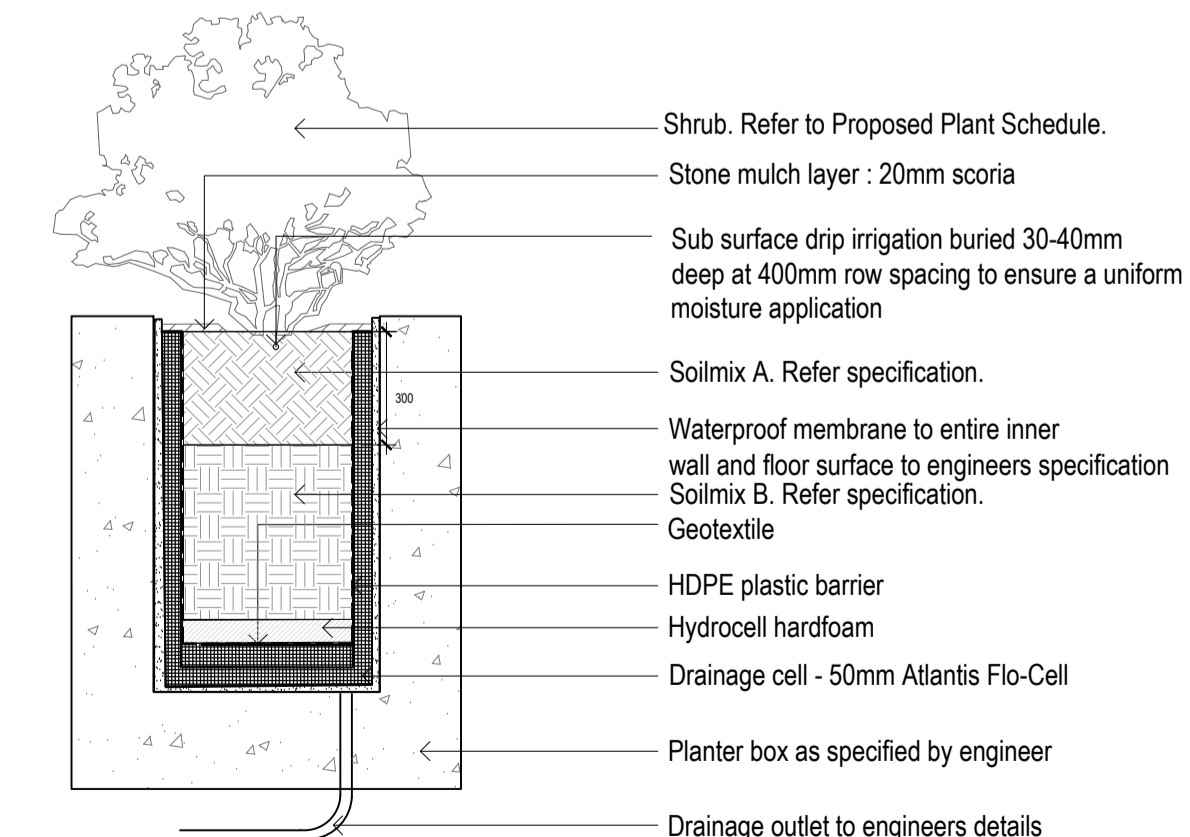
Integrated pest management approaches will be the most effective to ensure plant health. Vegetation should be healthy with even growth and no evidence of pest and disease infestation. Treatment of pests and diseases is important for maintaining healthy plants. Non-chemical controls and treatments should always be considered first.

Natural control of pests is encouraged using the following measures: Remove the parts affected by disease, hand removal of certain pests.

REPLANTING

Should any plants require replacing the same species and pot size shall be used. The following guidelines are recommended:

- Plants are to be removed from their containers with all labels removed.
- A hole is to be excavated at 2-3 times the diameter of the container and at the same depth as the root ball with the sides loosened.
- No organic matter, gravel or coarse material to be placed at the bottom of the planting hole.
- Roughen or prune lightly the outside of the root ball
- All plants are to be planted so the top of the root ball is level with the existing ground level.
- Original site soil is to be used as back fill around plant.
- Plants to be watered in.



01 TYPICAL RAISED PLANTER DETAILS
SCALE 1:20

NOTES

1	Check and verify all dimensions and all work on site prior to any work.	Checked	AE
2	Any alterations should be immediately referred to Space Landscape Designs.	Checked	AE
3	All work to comply with B.C.A. Safety Authorities and relevant Australian Standards.	Checked	AE
4	Changes designed over sheets. All measurements in millimetres.	Checked	AE

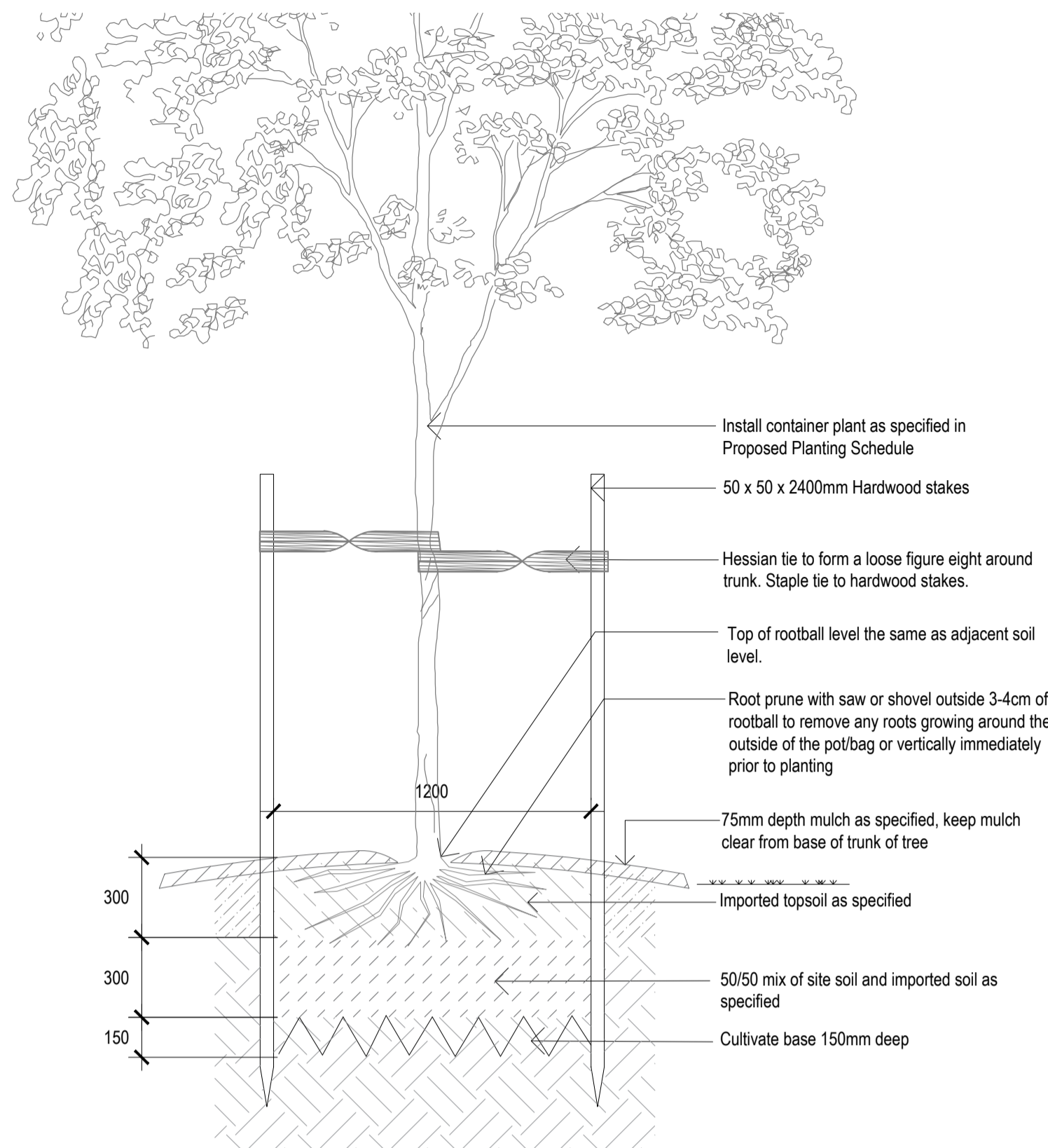


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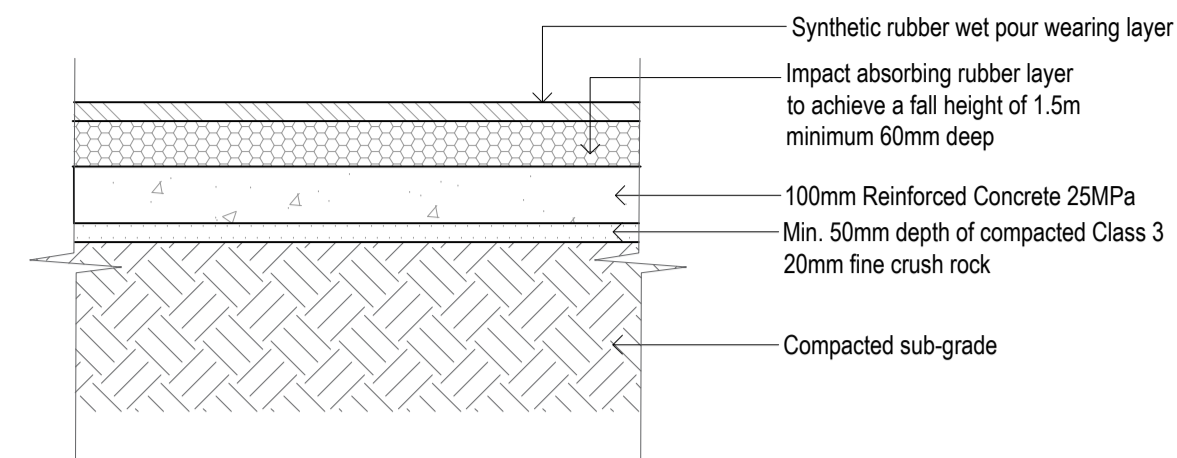
PROJECT: Forestville RSL Club
Redevelopment
SITE ADDRESS: 22 Melwood Ave, Forestville 807

CLIENT: Forestville RSL Club
DRN: C.Wallace (B.LArch)
SCALE: 1:200@A1
PROJECT NO: 222062

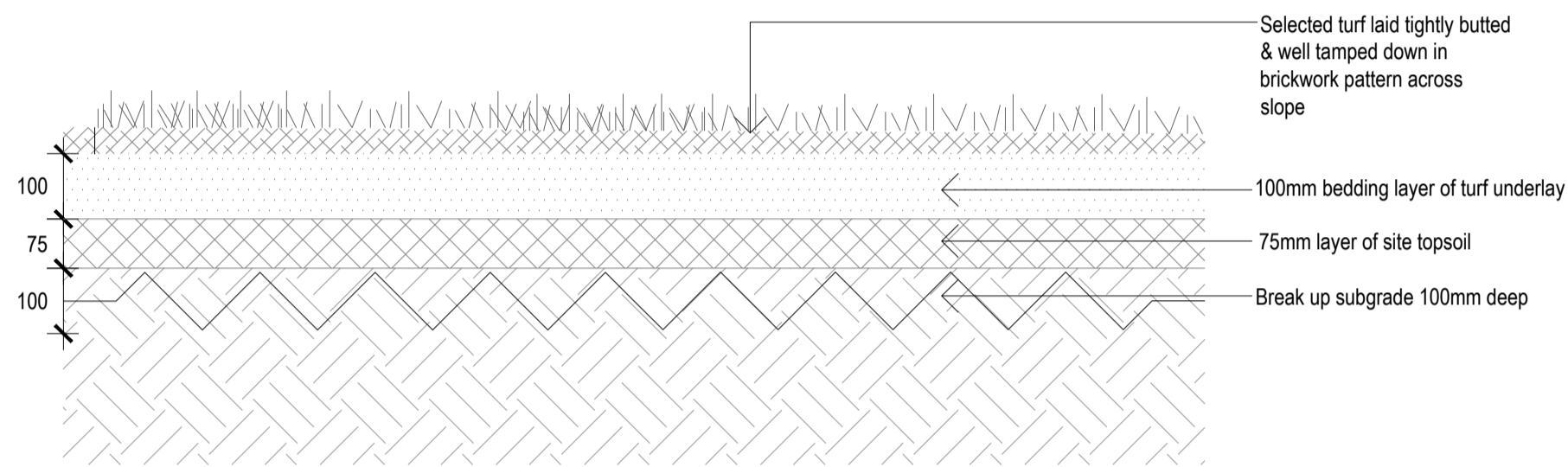
DRAWING TITLE: LANDSCAPE PLAN-LEVEL 2
DRAWING NO: L-05
Rev. B



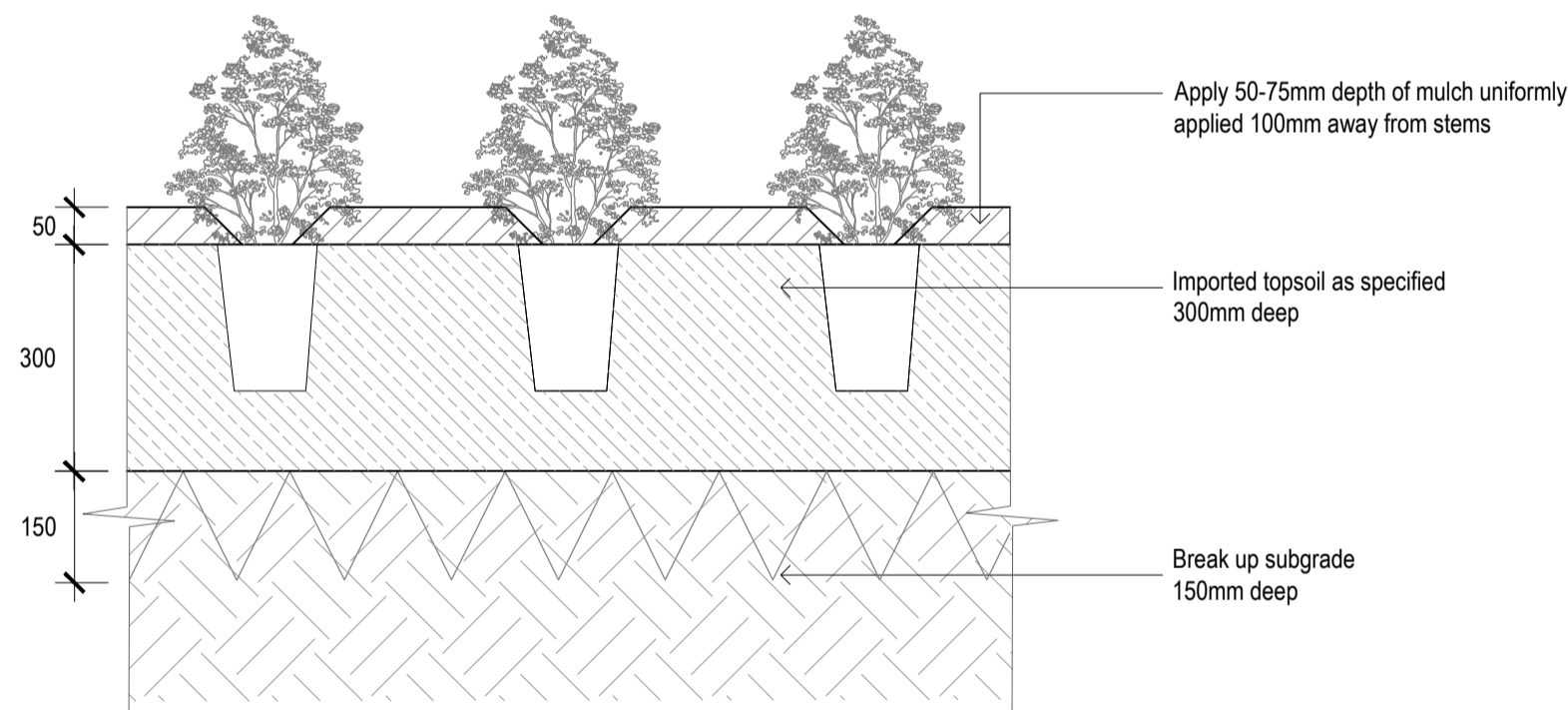
01 TYPICAL TREE PLANTING
SCALE 1:20



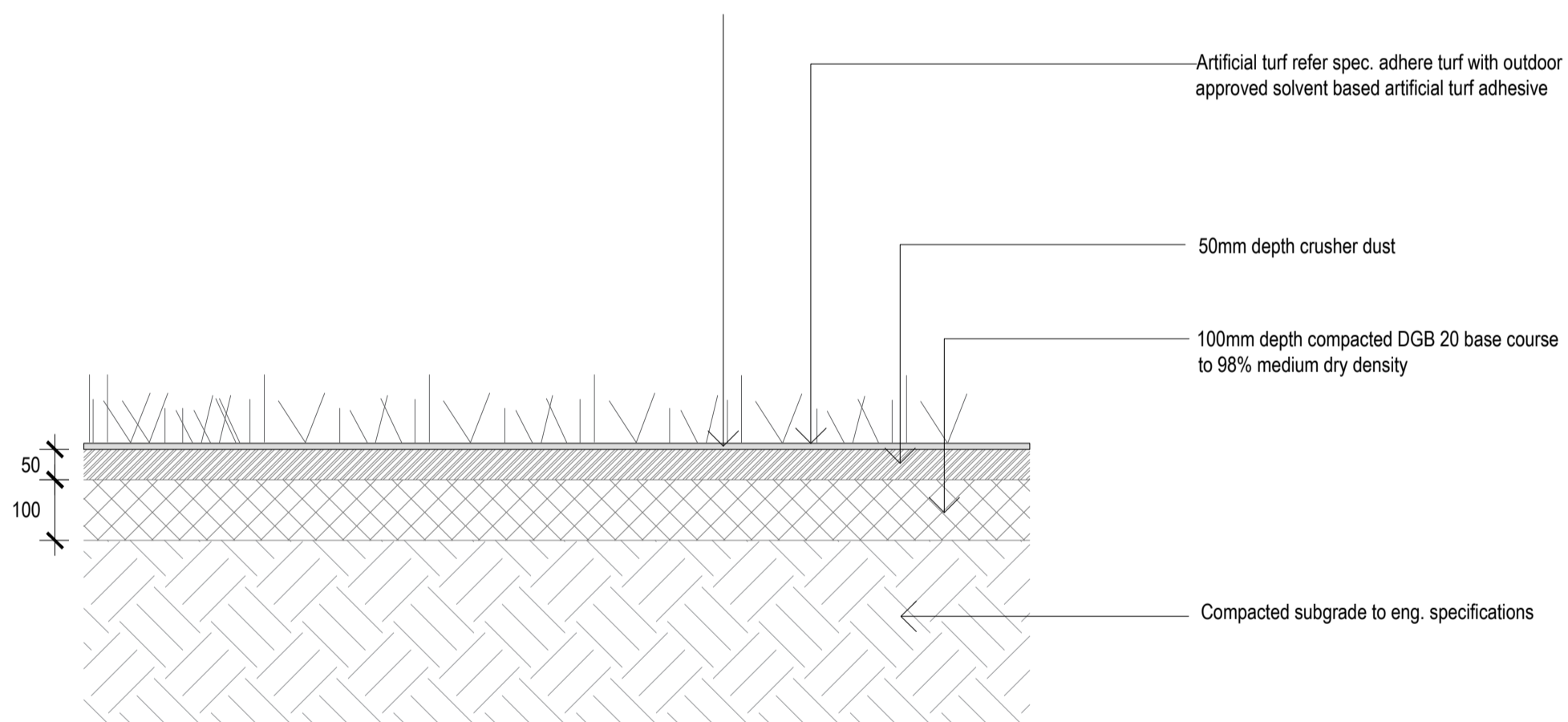
04 TYPICAL SOFTFALL DETAIL
SCALE 1:10



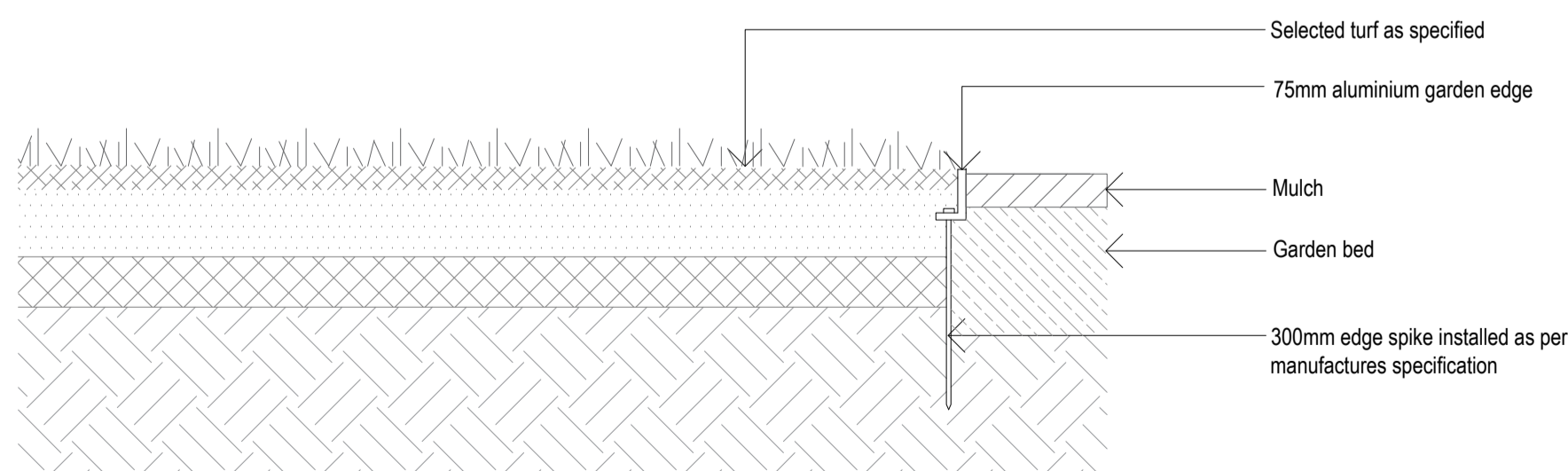
05 TYPICAL TURF DETAIL
SCALE 1:10



02 TYPICAL GARDEN BED DETAIL
SCALE 1:10



06 TYPICAL SYNTHETIC TURF DETAIL
SCALE 1:10



03 TYPICAL ALUMINIUM EDGE DETAIL
SCALE 1:10

LANDSCAPE SPECIFICATION NOTES

SITE PREPARATION

Locate any underground and overground services & ensure no damage occurs. Levels on plan are nominal only & all dimensions to be checked on site prior to commencement. Final structural integrity of all items shall be the sole responsibility of landscape contractor.

WORKMANSHIP AND MATERIAL QUALITY

Materials and workmanship are to conform to the current applicable Australian Standard Specifications and Codes. Any work or materials, which, in the opinion of the Site Manager do not meet appropriate industry standards should be rejected. Where works are adjacent to existing works, make proper junctions between new and existing works and make good any damage caused to adjoining existing and retained works.

ELIMINATE WEEDS

Remove all existing weeds by hand, wiping or spraying with a glyphosate based herbicide. Weed control shall never be performed by mechanical cultivation or by scraping. Herbicide spraying is to be used to eliminate all existing weeds 30 days prior to planting.

IMPORTED TOPSOIL

All construction must comply with AS 4419-2018 Soils for Landscaping and Garden Use. Spread the topsoil on the prepared subsoil and grade evenly, making allowances, if appropriate, for the following:

- Required finished levels and contours after light compaction.
- Compact lightly and uniformly in 150 mm layers. Avoid differential subsidence and excess compaction and produce a finished topsoil surface which has the following characteristics:
- Finished to design levels, smooth and free from stones or lumps of soil. Graded to drain freely, without ponding, to catchment points. Grade evenly into adjoining ground surfaces ready for planting.

PLANTING AREA

Remove weeds, rubbish, mulch and other debris. Do not disturb tree roots or services and if necessary cultivate these areas by hand. Spread topsoil on the prepared subsoil and grade evenly, making the necessary allowance to permit the required finished levels and contours after a light compaction. Spread topsoil to the typical depth of 300mm. Feather edges into adjoining undisturbed ground.

PLANT STOCK

Plant stock to be supplied by production nurseries in accordance with AS 2303:2018 Tree Stock for Landscape Use. Health & Vigour: Supply plants with foliage size, texture & colour consistent with that shown in healthy specimens of the species. Balance of Crown: Supply plants with max. variation in crown bulk on opposite sides of stem axis, +/- 20%. Stock selection should also be based on NATSPEC Guide *Specifying Trees: a Guide to Assessment of Tree Quality*.

TREE DELIVERY

Carefully load, transport and unload, at the nominated site, the specified trees. All trees are to be delivered in such a way to prevent in transit wind damage. All trees shall be watered prior to loading for delivery. Plants shall not be contained within delivery vehicles for a period longer than 24hrs. Trees shall be carefully unloaded using methods appropriate to the size and weight of the trees. Damage to trees sustained during transport or unloading will result in those plants being rejected. Plants shall conform to the requirements at the time of delivery to the planting site. Transpiration shall be minimised during transport to prevent subsequent wilting or unseasonal defoliation. Plants that have been allowed to wilt or dry out during transport shall be rejected, irrespective of any previous acceptance. The soil mass of the root ball shall be securely contained and supported during transport. Root balls that have been unreasonably fractured, deformed or slumped during transit or unloading should not be accepted.

TREE PLACEMENT AND ALIGNMENT

When the tree pit is excavated and the hole is the correct size, place the rootball in its final position. Ensure the trees are centred and plumb and the top of the rootball level with the finished surface of the surrounding soil mix. Do not use the trunk of the tree as a lever in positioning or moving the tree in the planting hole. Position the tree at the set out distances as indicated in the details. Ensure trunks are set vertically and aligned with other new or existing trees. Orientate the trees trunk north where indicated by supplied markings where applicable.

ROOT TRIMMING

All trees shall have the outer 10-25mm of the external root ball faces pruned or sliced away using secateurs or a sharp and clean spade. Avoid excessive disturbance to the remaining root ball during this trimming and discontinue if excessive root ball soil begins to fall away. Do not leave the root balls exposed for extended periods. Cover the root ball with moist hessian if backfilling cannot occur immediately.

STAKING

Install 3 x 2100mm (H) x 50mm x 50mm hardwood timber stakes with hessian ties to all trees. Provide appropriate support considering exposure to prevailing winds. Stakes and hessian ties to be removed as soon as the tree is self supporting.

BACKFILLING

Backfill with soil mix as specified in soil mixes and in accordance with the details and specification. Lightly compact the soil to ensure all voids around root balls are filled and that no air pockets are retained. Ensure that the backfill soil is not paced over the top of the potted root ball. The top of the root ball and plant stem must be kept level with the top of the backfill.

FERTILISING

Fertiliser to be applied at time of planting. Slow release landscape fertiliser suitable for trees and shrubs, 9 to 12 months release time. Osmocote or approved equivalent applied according to manufacturers directions.

IRRIGATION SYSTEM

New inground dripline irrigation system to be installed with backflow preventer and with timers. Irrigation system to be designed and installed to local codes. The entire irrigation system shall be fully automated and provide drip irrigation to all tree, shrub and ground cover zones. It is the Contractor's responsibility to verify water pressure available and determine all design-built parameters prior to any installation and sizing of irrigation components. Irrigation system to be connected to water tank to supplement water from mains.

ALUMINIUM GARDEN EDGING

Supply and install Link Edge 75mm as per Landscape Plan. Compact and level the base in the required area as indicated on Landscape Plan. Half hammer spikes into pre-punched holes (approx 4 spikes every 3m length) starting from the first hole in the end of the Link Edge. Use spike washers supplied by manufacturer. Half hammer subsequent spikes in pivotal areas along the length. (Especially at points where a curve is required). Connect lengths together by using fish-plate connectors supplied by manufacturer. Check position of Link Edge is correct before hammering spikes firmly into ground.

MULCHING

All landscaping must comply with AS 4454-2012 Compost, soil conditioners and mulches. All planting areas to receive 50-75mm of garden Mulch, Droughtmaster, ANL p. 02 9450 1444 or approved alternative. Keep mulch 100mm away from plant stem & form a well to stop excessive water runoff. Finish flush with adjacent surfaces.

TURFING

New turf- Sir Walter Softed Leafed Buffalo. Excavate / grade all areas to be turfed to 120mm below finished levels. Ensure that all surface runoff is directed away from buildings. Ensure that no pooling or ponding will occur. Further rip the subgrade to 150mm. Install 100mm of imported turf underlay. Rolls to be closely butted and laid in a brickwork pattern. Fill any small gaps with topsoil and water thoroughly.

WATERING

Water in immediately after plant installation & allow for soil settlement. Watering program: Minimum 3 complete waterings, soaking to a depth of 150 mm at fortnightly intervals for the first 5 weeks of plant establishment irrespective of natural rainfall. Manually water all lawn and planting areas in absence of an irrigation system or until the proposed irrigation system is fully operational. Avoid frequent dampening of the surface. Allow the surface of the soil to partially dry out between waterings.

PAVERS ON SLAB

Pavers to be laid over a suitably constructed reinforced concrete base to engineer specifications. Provide movement joints over any expansion joints in the substrate, changes in background substrate or at a maximum of 5m intervals when in large areas. Joints shall go through the paver and mortar bed to the substrate. Seal all movement joints with a high quality flexible sealant.

Mortar bedding: use clean washed sand and cement at a ratio of 3 parts sand to 1 part cement thoroughly mixed screeded accurate to falls to a depth of approximately 25mm, dust the surface of the mortar liberally with dry neat cement allowing the moisture from the mortar to wet the neat cement. Do not spread more mortar than can be covered by the paving before it commences to set.

Adhesive Bedding: use a good quality flexible adhesive such as Readyfix Elasta Grip, mix according to the instructions, notch the adhesive out with a 12mm x 12mm notch trowel (do not spread more adhesive than be covered before it commences to skin over) approximately 1m² at a time.

Place the pavers in the required pattern, taking care to keep the lines straight by checking each row with a string line and fitting the cut pieces as you go, until the area is paved. Ensure any excess cement, mortar or dust from cutting is removed from the surface of the paver before it commences to set. Grouting can commence after 24 hours. Pavers to comply with slip resistance AS 4586:2013.

RETAINING WALLS & PLANTER BOXES

All retaining walls & planter boxes more than 600mm high to be constructed to Engineer's details. Ensure all internal surfaces are waterproofed. Geotextile wrapped ag. drainage line backfilled with aggregate is to be installed behind all retaining walls & connected to stormwater in accordance with Sydney Water regulations. All planter boxes are to have Atlantis drainage cell (or approved alternative) installed & connected to stormwater in accordance with Sydney Water regulations.

SYNTHETIC TURF

Install Synthetic Turf as shown on Plan. Preparation: Excavate to required levels and compact subgrade. Place and compact minimum 50 mm cement stabilised crusher dust as bedding layer for synthetic grass.

Laying: Cut to shape and spread without wrinkles.

Joints: To the manufacturer's detail.

Topping: White kiln dried sand free from vegetable matter or any other impurities to depth of 12 mm.

SOFTFALL

Provide rubber impact attenuating softfall surface for playgrounds to test requirements of AS 4422. Softfall installed as follows:

- Exceeds the required impact attenuation and installed in accordance with correct tolerances as specified by manufacturer.
- Be free from toxic concerns, UV stable in Australian conditions and has high anti-slip properties.

The recycled rubber is mixed with in the correct proportion with polyurethane binder and trowelled out and covered with a wet pour rubber wear layer or synthetic grass.

NOTES:

Consultants to check and verify all dimensions and all levels on site prior to any works.
Any dimensions should be immediately referred to Space Landscape Designs.
All work to comply with B.C.A. Disability Authorities and relevant Australian Standards.
Consultants designed over sheets. All measurements are in millimetres.

Rev.	Date	Issue	Checked
A	26/08/24	Preliminary Issue	AE
B	29/08/24	QA Issue	AE

Checked
AE
AE



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PROJECT: Forestville RSL Club Redevelopment
SITE ADDRESS: 22 Melwood Ave, Forestville 2087

CLIENT: Forestville RSL Club
DRN: C.Wallace (B.L.Arch)
SCALE: 1:200@A1
PROJECT NO: 222062

DRAWING TITLE: LANDSCAPE PLAN-LEVEL 2
DRAWING NO: L-05
Rev: B