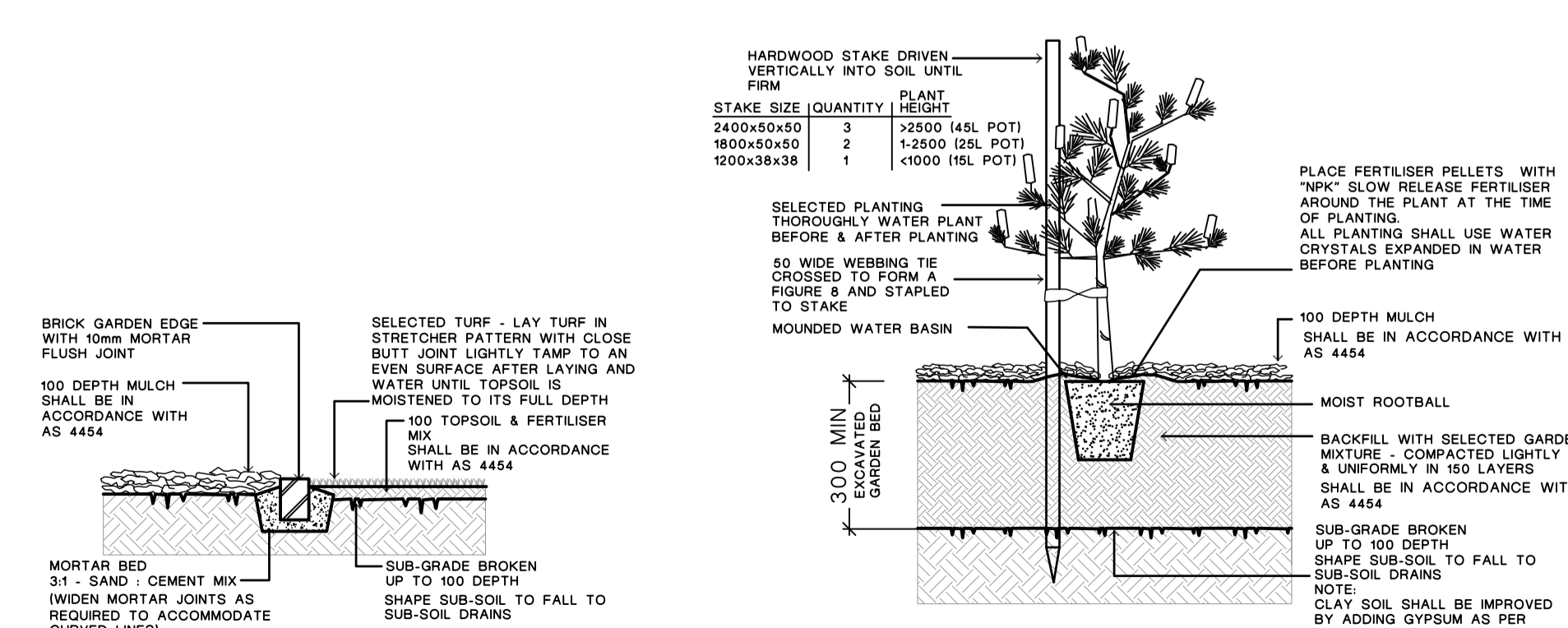


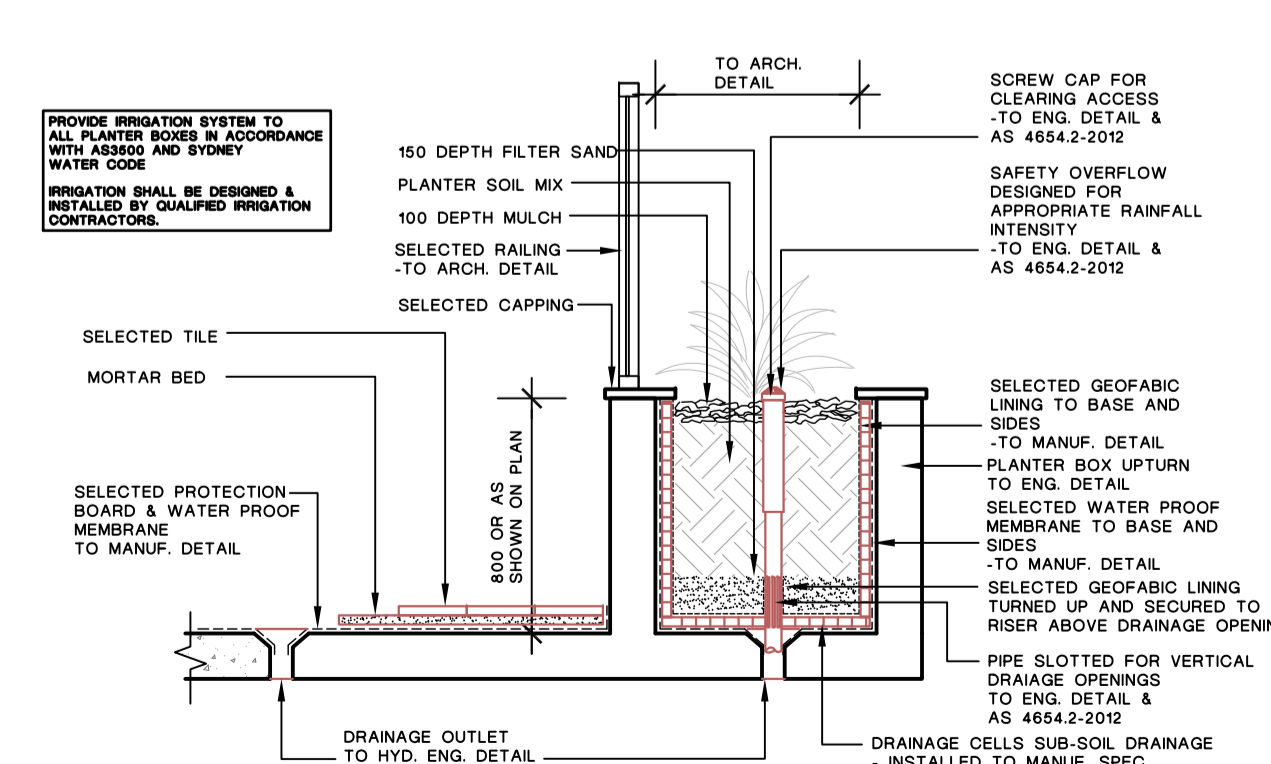
LEGEND / FINISHES SCHEDULE

	EXISTING RL
	EXISTING TREE TO BE REMOVED NOTE: All noxious weeds on the site shall be removed and destroyed as per their classification under the noxious weeds Act.
	EXISTING TREE TO BE RETAINED AND SHALL BE PROTECTED DURING CONSTRUCTION IN ACCORDANCE WITH AS 4970-2009 TREE PRUNING SHALL BE IN ACCORDANCE WITH AS 4373
	PROPOSED TREES, SHRUBS & GROUND COVER (REFER TO PLANT SCHEDULE)
	BOUNDARY FENCE
	MULCHED GARDEN BED 900 WIDE MIN. OR AS SHOWN ON PLAN REFER TO DETAIL 1 & 2
	SELECTED BRICK GARDEN EDGE OR AS SELECTED REFER TO DETAIL 1
	SELECTED RETAINING WALL JOIST ALL RETAINING WALL HEIGHT SHALL BE CONFIRM ON SITE AND TO -TO ENGINEER DETAIL & TO BCA REQUIREMENTS
	INSITU PLANTER BOX OVER PODIUM CONC. SLAB REFER TO DETAILS 3 & 4 AND TO ENGINEER DETAIL & TO BCA REQUIREMENTS
	LAWN AREA S/W WALTER BUFFALO REFER TO DETAIL 1
	PERMEABLE PEBBLE AREA SELECTED 100 DEPTH RIVER PEBBLES WITH WEED MAT UNDER
	DRIVEWAY / PATH SELECTED STENCILED OR COLOURED CONCRETE
	PATIO / TERRACE / PATH SELECTED TILES
	SELECTED LETTER BOX -TO AUST POST REQUIREMENTS AND TO AS/NZS 4253-1994
	SELECTED ILLUMINATION ILLUMINATION SHALL BE DESIGNED BY A QUALIFIED LIGHTING CONSULTANT AND WITH AS 4282, AS 1680 & AS 1168 IN ACCORDANCE
	DRAINAGE REFER TO ENGINEER PLANS FOR DETAILS
	DRAINAGE PIT

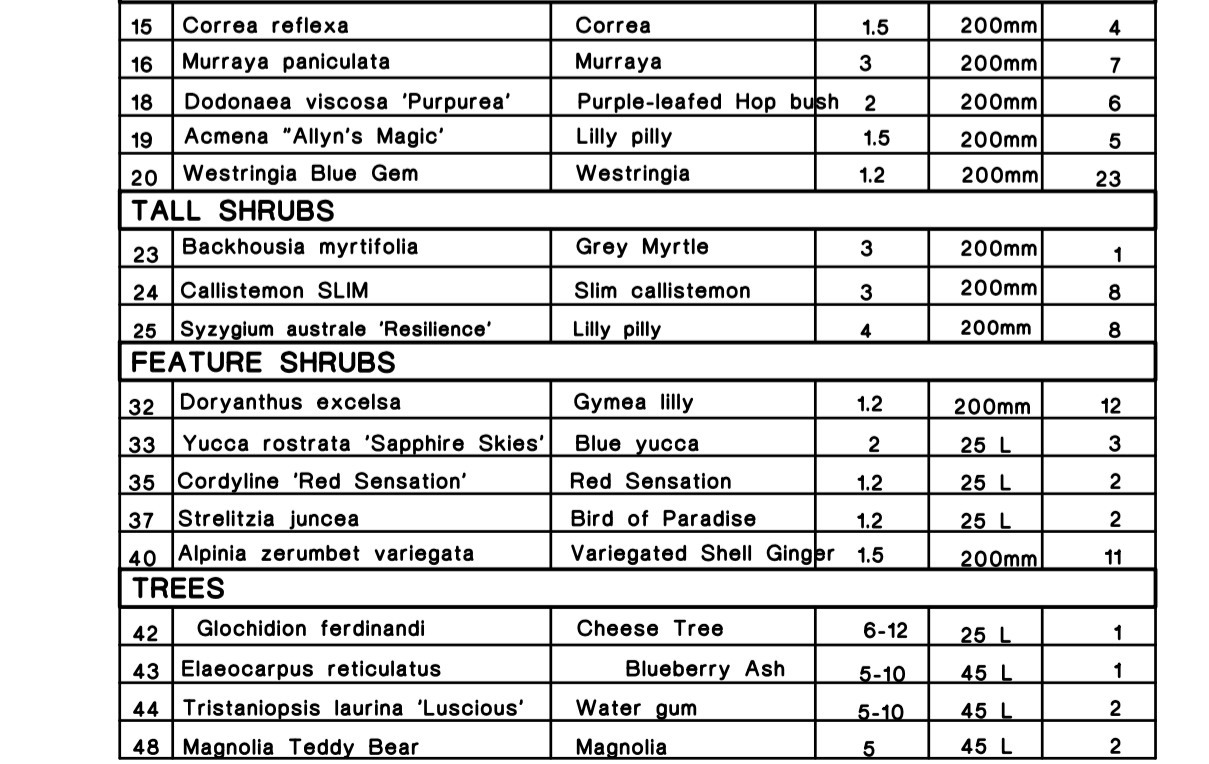
ITEM	MATERIAL
SOIL DETAIL 1 & 2	NOTE: ALL SOIL TYPE AS PER AUST. NATIVE LANDSCAPE SUPPLY OR EQUIVALENT AND SHALL BE IN ACCORDANCE WITH AS 4419 AND AS 4454 FOR SOIL CONDITIONERS AND COMPOSTS
LAWN AREA	1st QUALITY TOP SOIL
NATIVE GARDEN BED	NATIVE GARDEN MIX
EXOTIC GARDEN BED	ORGANIC GARDEN MIX
PLANTER BOX	IN PLANTER BOX MIX ACCORDANCE WITH AS4419-1998 & AS3743
MULCH	SELECTED HARD WOOD CHIP SHALL BE IN ACCORDANCE WITH AS 4454
PLANT MATERIAL	AS PER PLANT SCHEDULE REFER TO DETAIL 2
GARDEN EDGE	SELECTED PRESSED BRICK OR AS SELECTED REFER TO DETAIL 1
FENCE	1800 HIGH LAPPED & CAPPED TIMBER FENCE OR 1800 HIGH COLOURBOND
SIDES & REAR BOUNDARY	NOTE: SIDE FENCES ARE TO BE TAPER FROM THE FRONT BUILDING LINE TO BE NOT MORE THAN 900mm HIGH AT THE FRONT BOUNDARY



1. TURF & GARDEN EDGE DETAIL ©
NOTE:
ALIGNMENT OF BRICK EDGE SHALL BE EVEN & FREE FROM DIPES AND HUMPS
ALL TURFED AREAS SHALL BE FINISHED LEVEL WITH ADJOINING SURFACES AND ALSO FALL EVENLY TO APPROVED POINTS OF DRAINAGE DISCHARGE



2. TREE & SHRUB PLANTING IN GARDEN BED ©
NOTE:
DO NOT PLANT IN UNSUITABLE WEATHER CONDITIONS SUCH AS EXTREME HEAT, COLD, WIND OR RAIN. RAIN SLAY SOIL IS TO BE TREATED WITH CLAY BREAKER AND ORGANIC COMPOST
ALL SOIL TYPE AS PER AUST. NATIVE LANDSCAPE SUPPLY OR EQUIVALENT AND SHALL BE IN ACCORDANCE WITH AS 4419



3. TYPICAL TERRACE / PODIUM EDGE PLANTER BOX DETAIL
NOTE:
THE TREES SHALL COMPLY WITH NATSPEC SPECIFYING TREES:
A GUIDE TO ASSESSMENT OF TREE QUALITY (2003) OR AUSTRALIAN STANDARD AS 2303 - 2016 TREE STOCK FOR LANDSCAPE USE.
HEIGHT AND SPAN ARE INDICATIVE ONLY. SUBJECT TO ON SITE ENVIRONMENTAL FACTORS. USE ONLY AS A GUIDE.

PROPOSED PLANT SCHEDULE
IN ACCORDANCE WITH AS 2303: 2016

CODE	BOTANICAL NAME	COMMON NAME	APPROX. MATURED HEIGHT	POT SIZE	QUANTITY
GROUND COVER / BOARDER					
2	Lomandra 'TANKA'	Dwarf Lomandra	0.75	150mm	45
3	Agapanthus orientalis	Agapanthus	0.5	150mm	9
4	Liriope muscari 'Just Right'	Just Right Liriope	0.5	150mm	8
5	Dianella tasmanica 'Destiny'	Destiny Flax Lily	0.4	150mm	25
8	Crassula 'blue bird'	Crassula	0.3	150mm	46
10	Pennisetum alopecuroides	Fountain grass	0.6	150mm	41
LOW SHRUBS					
15	Correa reflexa	Correa	1.5	200mm	4
16	Murraya paniculata	Murraya	3	200mm	7
18	Dodonaea viscosa 'Purpurea'	Purple-leaved Hop bush	2	200mm	6
19	Acmena 'Allyn's Maglo'	Lilly pilly	1.5	200mm	5
20	Weastriple Blue Gem	Weastriple	1.2	200mm	23
TALL SHRUBS					
23	Backhousia myrtifolia	Grey Myrtle	3	200mm	1
24	Callistemon SLIM	Slim callistemon	3	200mm	8
25	Syzygium australe 'Resilience'	Lilly pilly	4	200mm	8
FEATURE SHRUBS					
32	Dorayanthus excelsa	Gymea lilly	1.2	200mm	12
33	Yucca rostrata 'Sapphire Skies'	Blue yucca	2	25 L	3
35	Cordylina 'Red Sensation'	Red Sensation	1.2	25 L	2
37	Streitzia juncea	Bird of Paradise	1.2	25 L	2
40	Alpinia zerumbet variegata	Variegated Shell Ginger	1.5	200mm	11
TREES					
42	Glochidion ferdinandi	Cheese Tree	6-12	25 L	1
43	Elaeocarpus reticulatus	Blueberry Ash	5-10	45 L	1
44	Tristanopsis laurina 'Luscious'	Water gum	5-10	45 L	2
48	Magnolia Teddy Bear	Magnolia	5	45 L	2

REV	DESCRIPTION	REVISION DATE
A	DA ISSUE	5.3.21

- NOTE:
- In the event of any inconsistency between the architectural plans and stormwater plans, the architectural plan shall prevail to the extent of the inconsistency
 - All landscape works shall be carried out by members of the LANDSCAPE CONTRACTORS ASSOCIATION OF AUSTRALIA.
 - Contractors must verify all dimensions at the site before commencing any work or making any shop drawings which must be approved before manufacturing.
 - Do not scale drawing, if in doubt - ASK
 - This drawing is to be read in conjunction with Architectural, Hydraulic and survey plans
 - All existing trees to remain shall be protected as per arborist report & council requirements
 - All pruning shall be in accordance with the AS 4373
 - Thoroughly eradicate weeds from all garden areas.
 - No variation to the works to be carried out without prior approval from owner.
 - All materials to be the best of their respective kinds and shall comply with approved sample type submitted or specified.
 - Substitution of plant species or varieties will not be permitted.
 - Unless otherwise specified or directed, all instructions are to be issued by the consulting landscape designer.
 - All storm water outlets & surface run off shall be to Hydraulic Engineers detail.
 - Provide sub-soil drainage to garden beds & lawn areas where required - To be confirmed on site.
 - Refer to survey plan for position of all existing services.
 - Refer to Architectural elevations & Sections for existing and proposed ground lines.
 - All landscape works shall comply with all councils DA & CC conditions and all relevant "AUSTRALIAN STANDARDS" and AUS SPEC NO.1 Specification C273-Landscaping.
 - Irrigation system - If required, shall be designed & installed to comply with AS 2698, AS 2698.1-1994, AS 2698.2-1985, AS 2698.3-1990, water board and other relevant authority regulations.

MAINTENANCE
- All landscape works are to be maintained for a period of 12 months (or as required by council DA Consent) by landscape contractor after final completion AND shall be maintained at all times in a suitable manner. Replace all plants which have failed with the same species. Mulch is to be maintained at specified depth. All plants and turf shall be watered on a regular basis to maintain moisture levels required for optimum growth. All garden areas are to be maintained free from weeds.

PROPOSED MIXED DEVELOPMENT

51 Kalang Road
Elanora Heights

ARCHITECT: Forley + Grant Architecture
Suite 3/Level 1, 1141 Botany Lane
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vision dynamics
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Killara NSW 2071
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DRAWING TITLE
LANDSCAPE CONCEPT PLAN

DRAWN FF SCALE 1:100@A1 OR 1:200@A3 REV. A

DRAWING NUMBER
20155 DA 1

MEMBER Fons Fong Associate Member
Australian Institute Landscape Designers & Managers Ltd of Membership No. 193