92 LAUDERDALE AVENUE, FAIRLIGHT

LANDSCAPE DOCUMENTATION

DEVELOPMENT APPLICATION

DRAWING REGISTER

Dwg No.	Drawing Title	Scale	Size
General			
L-DA-00	Cover Page & Drawing Schedule	N/A	A1
L-DA-01	Landscape Schedules & Notes	N/A	A1
L-DA-02	Landscape Statement & Diagrams	N/A	A1
Plans			
L-DA-03	Tree Protection and Removal Plan	1:100	A1
L-DA-04	Landscape Plan - Lower Ground	1:100	A1
L-DA-05	Landscape Plan - Ground and Level 1	1:100	A1
Sections			
L-DA-06	Landscape Section	1:50	A1
Palettes			
L-DA-07	Planting Palette	N/A	A1

SITE

LOCATION PLAN

PRELIMINARY
NOT FOR CONSTRUCTION

Rev	Amendment	Date	By
A	Draft DA	17.08.22	CB
B	Draft DA	30.08.22	CB
C	Draft DA	30.08.22	CB
D	DA	01.09.22	CB

IMPORTANT NOTES:
Do not scale from drawings
Any discrepancies must be brought to the attention of the Project Landscape Architect
Larger scale drawings and written dimensions take preference. All dimensions in mm unless otherwise stated.
All tree dimensions and RLs in metres.
Do not scale from drawings
Verify all dimensions on site before the commencement of any works.
Contractors shall locate and protect all services prior to construction.
All work shall be carried out in accordance with AS/NZ, BCA and Local Government Regulations.
Structural Details shall be subject to Engineer's Specifications.
Hydraulic Details shall be subject to Hydraulic Consultant Engineer's Specifications.
All work shall be carried out in a professional manner by Qualified Tradesman according to Landscape Drawings and Engineer's Specifications.
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CLIENT: Lachlan & Edwina Cobon
CHECKED: CB
ARCHITECT: Archer Office
DRAWN: BHC
SCALE: N/A
SIZE: A1
STAGE: DA

DWG. TITLE
Cover Page & Drawing Schedule

PROJECT
92 Lauderdale Avenue, Fairlight

360°
Level 1, 1 Mary's Place
Surry Hills, 2010
P 02 9332 3601
W 360.net.au
ABN 90 146 901 322

L-DA-00

GENERAL NOTES

* FOR DEVELOPMENT APPLICATION ONLY

* All tree dimensions and RLs in metres. All other dimensions in mm unless stated otherwise.

* Do not scale from drawings. Use figured dimensions only. Larger scale drawings and written dimensions take preference.

* All work shall be carried out in accordance with current versions of Australian Standards, BCA and Local Government Regulations.

* Structural Details are indicative only and are subject to Structural Engineer's Details and Specifications.

* Drainage details are subject to Hydraulic / Civil Engineer's Detail and Specification.

* Subbase details including compaction are to Civil and Structural Engineer's Specification.

* Lighting Plans are subject to detailed design by a qualified Lighting Consultant or Electrical Contractor.

* Water Feature Details are indicative only and are subject to detailed design by a specialist Water Feature designer.

* Service location on plans are indicative only. *360 Degrees Landscape Architects Pty Ltd* accepts no responsibility for the accuracy of service locations shown or for services not shown. It is the responsibility of the contractor to determine service locations prior to the commencement of work, including contacting *Dial Before You Dig* and performing on site service locations. Locate and protect all services on site and in adjacent public domain. Any damages to services and associated damages remains the responsibility of the contractor and shall be rectified at no cost to the client or any other party.

*All adjoining property elements including but not limited to buildings, walls, trees and paving to be protected. Damaged elements remain the responsibility of the contractor and shall be rectified at no cost to the client or any other party.

* Existing trees to be retained are to be protected to Council and Project Arborist's requirements. No vehicular traffic, stockpiling or storage of materials within Tree Protection Zones (TPZs).

* No responsibility will be taken by *360 Degrees Landscape Architects Pty Ltd* for any variations in design, construction method, materials specified and general specifications without permission from the Project Landscape Architect.

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IRRIGATION NOTES

* Irrigation by specialist D&C Irrigation Consultant in accordance with the Performance Specification in the Landscape Technical Specification. Refer to Irrigation Consultant documentation for details and requirements of landscape irrigation system.

* Irrigation is to comply with Council Conditions of Consent and Water Authorities.

* All turf and garden beds within the site boundary are to be irrigated unless stated otherwise.

* Irrigation must be spaced at min. 200 centres and adjusted according to plant setout to provide adequate irrigation to all plants.

* Drip irrigation is to be fully concealed by 75mm minimum of mulch.

PLANT SCHEDULE

ID	Botanical Name	Common Name	Size	Qty	Notes
Trees					
Bac cit	Backhousia citriodora	Lemon Myrtle	100L	5	
Cup ana	Cupaniopsis anacardioides	Tuckeroo	200L	2	
Pan tec	Pandanus tectorius	Screw Pine	400L	1	
Ran fit	Randia fitzalanii	Native Gardenia	100L	8	
Palms & Bamboo					
Cha hum	Chamaerops humilis	European Fan Palm	100L	2	
How for	Howea forsteriana	Kentia Palm	Various heights	3	
Shrubs & Perennials					
Acm AM	Acmena smithii 'Allyns Magic'	Allyns Magic Dwarf Lilly Pilly	300mm	28	
Acm Sub	Acmena smithii 'Sublime'	Sublime Lilly Pilly	400mm	34	
Alp cae	Alpinia caerulea	Common Ginger	300mm	13	
Bux mic	Buxus microphylla	Japanese Box	200mm	20	
Hel pet	Helichrysum petiolare	Liquorice Plant	200mm	10	
Hyd mac	Hydrangea macrophylla	Hydrangea	300mm	32	
Hyd que	Hydrangea quercifolia	Oakleaf Hydrangea	300mm	14	
Hym Lus	Hymenosporum flavum 'Lushious'	Lushious Dwarf Native Frangipani	200mm	36	
Pit MM	Pittosporum 'Miss Muffet'	Miss Muffet	300mm	17	
Sal VW	Salvia leucantha 'Velour White'	Velour White Sage	200mm	5	
Grasses, Lilies & Aquatic					
Alo mac	Alocasia macrorrhiza	Elephant's Ear	200mm	3	
Dia LJ	Dianella caerulea 'Little Jess'	Little Jess Flax Lily	150mm	49	
Lom LT	Lomandra 'Lime Tuff'	Lime Tuff Mat Rush	150mm	150	
Ground Covers					
Cas CI	Casuarina glauca 'Cousin It'	Cousin It Sheoak	200mm	9	
Dic rep	Dichondra repens	Kidney Weed	150mm	427	
Ros Ire	Rosmarinus officinalis 'Irene'	Prostrate Rosemary	200mm	9	
Vio hed	Viola hederacea	Native Violet	150mm	427	
Climbers					
Bea gra	Beaumontia grandiflora	Nepal Trumpet Flower	200mm	5	
Hoy aus	Hoya australis	Australian Hoya	200mm	32	
Ferns, Cycads & Bromeliads					
Ble SL	Blechnum gibbum 'Silver Lady'	Silver Lady Fern	200mm	27	
Doo asp	Doodia aspera	Prickly Rasp	150mm	23	
Zam fur	Zamia furfuracea	Cardboard Palm	300mm	1	
Succulents & Cactus					
Cra Min	Crassula ovata 'Minima'	Baby Jade	200mm	22	
Sen ser	Senecio serpens	Chalksticks	150mm	5	

PRELIMINARY
NOT FOR CONSTRUCTION

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Any issues must be brought to the attention of the Project Landscape Architect
Larger scale drawings and written dimensions take preference. All dimensions in mm unless otherwise stated.
All tree dimensions and RLs in metres.
Use figured dimensions only.
Site to be verified by builder before the commencement of any works.
Contractors shall locate and protect all services prior to construction.
All work shall be carried out in accordance with ASA, BCA and Local Government Regulations.
Structural Details are subject to Structural Engineer's Specifications.
Drainage & Water Feature Details shall be subject to Hydraulic Engineer's Specifications.
All work shall be carried out in a professional manner by Qualified Tradesman according to Landscape Drawings and Specifications.
No responsibility will be taken by *360 Degrees Landscape Architects Pty Ltd* for any variations in design, construction method, materials specified, and general specifications without permission from the Project Engineer or Landscape Architect.
This Drawing is copyright to *360 Degrees Landscape Architects Pty Ltd*.

CLIENT
Lachlan & Edwina Cobon

CHECKED
CB

ARCHITECT
Archer Office

DRAWN
BHC

SCALE
N/A @ A1

SIZE
A1

STAGE
DA

DWG. TITLE
Landscape Schedules & Notes

PROJECT
92 Lauderdale Avenue, Fairlight

360°
Level 1, 1 Mary's Place
Surry Hills, 2010

P 02 9332 3601
W 360.net.au
ABN 90 146 901 322

L-DA-01

LANDSCAPE STATEMENT

The proposed DA Landscape Drawings for 92 Lauderdale Avenue, Fairlight have been designed and set out in accordance with;

- The Client's Brief
- The Northern Beaches Council DCP Documents & LEP
- Architectural plans by Archer Office

As part of a collaborative design team, 360 Degrees Landscape Architects propose to support the client's requirements, architectural function and character through considered and refined landscape design, while also responding to the Northern Beaches Council development guidelines and character within the surrounding area.

The proposed landscape will increase the site's existing landscape offerings while maintaining landscape areas and deep soil zones for all proposed tree and garden beds, providing usable and attractive garden spaces.

The front landscape has been designed to flow from the front entry steps through to the rear garden via the east and west side of the site, creating the effect of a continuous landscape and enveloping the proposed architecture within the site. Proposed retaining walls, steps and steppers are noted as sandstone to maintain the language of the site. Hard elements in the front landscape are also proposed to be recessive in finish to allow the predominately native planting to lend itself to the surrounding Fairlight character.

The proposed rear landscape works hand in hand with the proposed architecture to provide open lawn area and terraced garden beds and steps that lead up to the pool terrace. The proposed planting in the rear landscape is continuous to the style of the front, picking up on coastal and native tones and mixed foliage. The proposed swimming pool has been set at a level which maximises the views to the garden and house and improves the usability of the overall site, allowing for the pool to be used separately to the open lawn area in the rear garden and creating a separate zone of activity. The surrounding planting is intended to nestle the structure in the landscape.

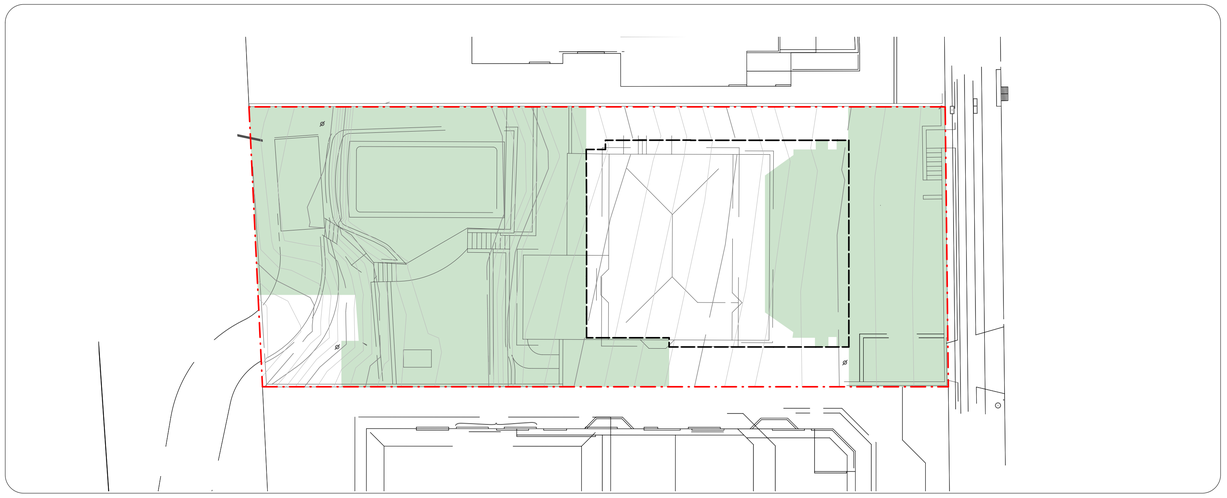
The proposed planting consists of mixed native and exotic shrubs and groundcovers suitable for the site's coastal environment and additional semi-mature planting of native and non-native trees and palms which will provide shade for the garden while maintaining view lines of the harbour for the neighboring properties.

The proposed design meets the required Landscape Area percentages set by Northern Beaches Council. This information is noted specifically within the Landscape DA package.

Ultimately the design seeks to provide an attractive and usable environment that compliments the local character while improving and strengthening its function to create landscaped garden spaces for the residents to enjoy.

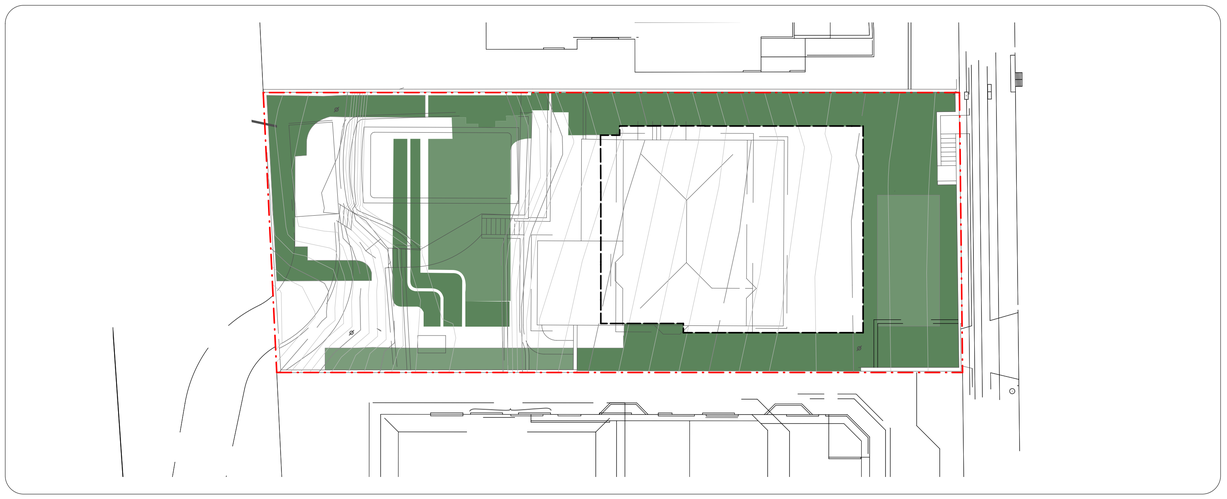
LANDSCAPE DIAGRAMS

TOTAL SITE AREA = 824.90m2



OPEN SPACE AREA

OPEN SPACE AREA = 560m2
% OF SITE = 67.88%



PROPOSED LANDSCAPE AREA

LANDSCAPE AREA = 361.5m2
% OF SITE = 43.82%
% OF OPEN SPACE = 64.55 %

NEW BUILDING OUTLINE

PRELIMINARY
NOT FOR CONSTRUCTION

Rev	Amendment	Date	By
A	Draft DA	17.08.22	CB
B	Draft DA	30.08.22	CB
C	Draft DA	30.08.22	CB
D	DA	01.09.22	CB

0 2 4 6 8 10m
1:200@A1 _ 1:400@A3

IMPORTANT NOTES:
Do not scale from drawings.
All discrepancies to be brought to the attention of the Project Landscape Architect.
Written dimensions on drawings shall generally take preference. All dimensions in mm unless otherwise stated.
All tree dimensions are(H)x(W) in metres.
Use figured dimensions only.
Verify all dimensions on site before the commencement of any works.
Contractors shall locate and protect all services prior to construction.
All work shall be carried out in accordance with AS4, BCA and Local Government Regulations.
Refer to Hydraulic Engineer's Specifications for all irrigation details.
Drainage & Water Feature Details shall be subject to Hydraulic Engineer's Specifications.
All work shall be carried out in a professional manner by Qualified Tradesman according to Landscape Drawings and Engineer's Specifications.
No responsibility will be taken by *360 Degrees Landscape Architects Pty Ltd* for any variations in design, construction methods, materials specified, and general specifications without permission from the Project Engineer or Landscape Architect.
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CLIENT
Lachlan & Edwina Cobon

CHECKED
CB

ARCHITECT
Archer Office

DRAWN
BHC

SCALE
1:200

SIZE
A1

STAGE
DA

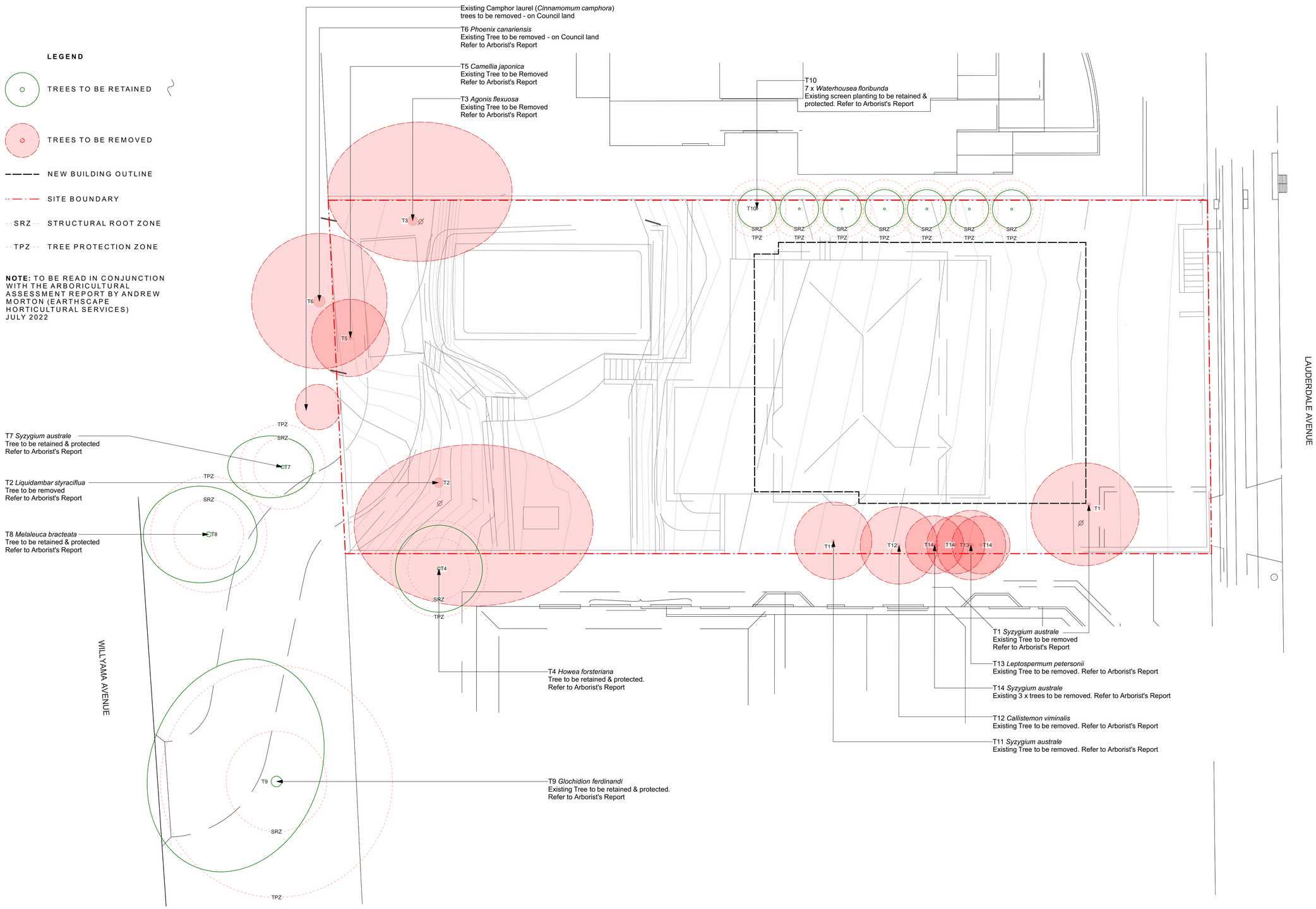
DWG. TITLE
Landscape Statement & Diagrams

PROJECT
92 Lauderdale Avenue, Fairlight

360°
Level 1, 1 Mary's Place
Surry Hills, 2010

P 02 9332 3601
W 360.net.au
ABN 90 146 901 322

L-DA-02



PRELIMINARY
NOT FOR CONSTRUCTION

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A	Draft DA	17.08.22	CB
B	Draft DA	30.08.22	CB
C	Draft DA	30.08.22	CB
D	DA	01.09.22	CB

0 1 2 3 4 5m
1:100@A1 _ 1:200@A3

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All tree dimensions are DTS in metres.
Use figured dimensions only.
Check all dimensions on site before the commencement of any works.
Contractors shall locate and protect all services prior to construction.
All work shall be carried out in accordance with ASA, BCA and Local Government Regulations.
Refer to Hydraulic Engineer's Specifications for all pool details.
Drainage & Water Feature Details shall be subject to Hydraulic Engineers Specifications.
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CLIENT
Lachlan & Edwina Cobon

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CB

ARCHITECT
Archer Office

DRAWN
BHC

SCALE
1:100

SIZE
A1

STAGE
DA

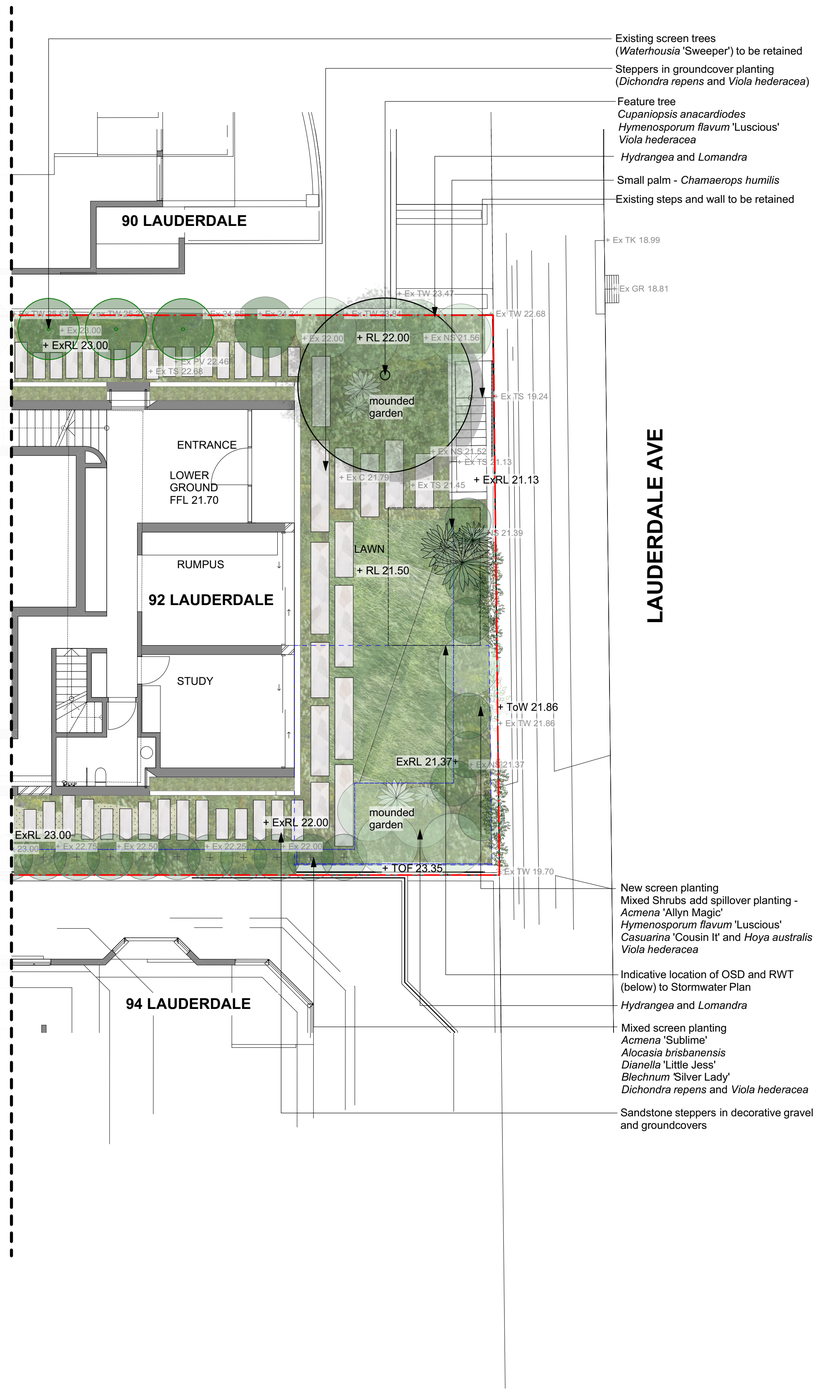
DWG. TITLE
Tree Protection & Removal Plan

PROJECT
92 Lauderdale Avenue, Fairlight

360°
Level 1, 1 Mary's Place
Surry Hills, 2010
P 02 9332 3601
W 360.net.au
ABN 90 146 901 322

L-DA-03

REFER TO L-DA-05 - GROUND LEVEL AND LEVEL 1



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0 1 2 3 4 5m
1:100@A1 _ 1:200@A3

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All levels and contours are in metres.
Use figured dimensions only.
Verify all dimensions on site before the commencement of any works.
Ensure all works are within the property boundaries and easements.
All work shall be carried out in accordance with ADA, BCA and Local Government Regulations.
Structural Details shall be subject to Engineer's Specifications.
Refer to Hydraulic Drawings and Specifications for details and Engineer's Specifications.
All work shall be carried out in a professional manner by Qualified Tradesmen according to Landscape Drawings and Engineer's Specifications.
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CLIENT
Lachlan & Edwina Cobon

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Archer Office

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BHC

SCALE
1:100

SIZE
A1

STAGE
DA

DWG. TITLE
Landscape Plan - Lower Ground

PROJECT
92 Lauderdale Avenue, Fairlight

360°
Level 1, 1 Mary's Place
Surry Hills, 2010
P 02 9332 3601
W 360.net.au
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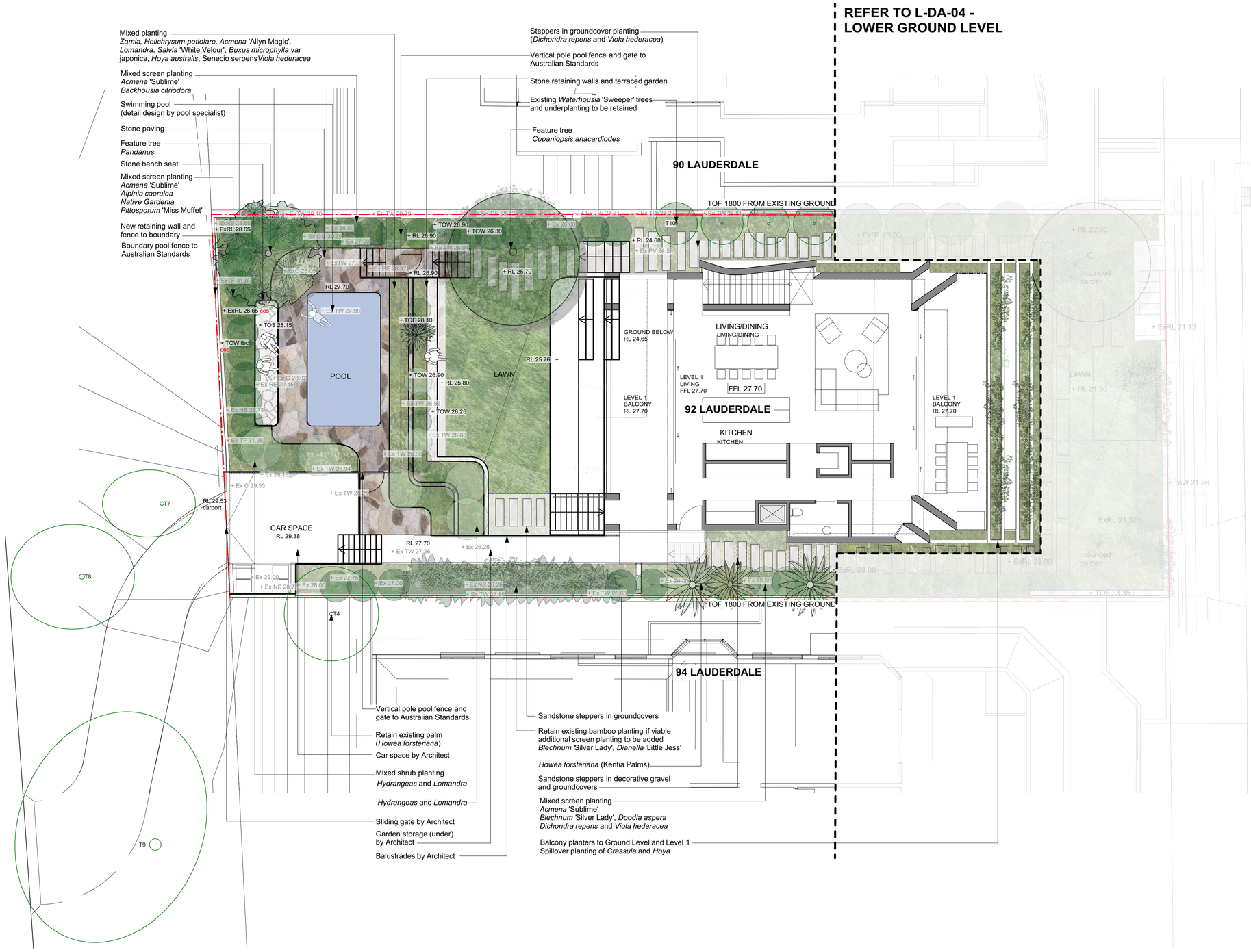
L-DA-04



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C	Draft DA	30.08.22	CB
D	DA	01.09.22	CB

0 1 2 3 4 5m
1:100@A1 _ 1:200@A3

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Where there is conflict between the dimensions take preference. All dimensions in mm unless otherwise stated.
All site dimensions and/or levels are metres.
Use figured dimensions only.
Check all dimensions on site before the commencement of any works.
Contractors shall locate and protect all services prior to construction.
All work shall be carried out in accordance with ASA, BCA and Local Government Regulations.
Structural Details shall be subject to Engineer's Specifications.
Drainage & Water Feature Details shall be subject to Hydraulic Engineer's Specifications.
Pool Fence shall be installed in a professional manner by Qualified Tradesmen according to Landscape Drawings and Engineer's Specifications.
No responsibility will be taken by *360 Degrees Landscape Architects Pty Ltd* for any variations in design, construction methods, materials specified, and general specifications without permission from the Project Engineer or Landscape Architect.
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CLIENT
Lachlan & Edwina Cobon

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CB

ARCHITECT
Archer Office

DRAWN
BHC

SCALE
1:100

SIZE
A1

STAGE
DA

DWG. TITLE
Landscape Plan - Ground and Level 1

PROJECT
92 Lauderdale Avenue, Fairlight

360°
Level 1, 1 Mary's Place
Surry Hills, 2010
P 02 9332 3601
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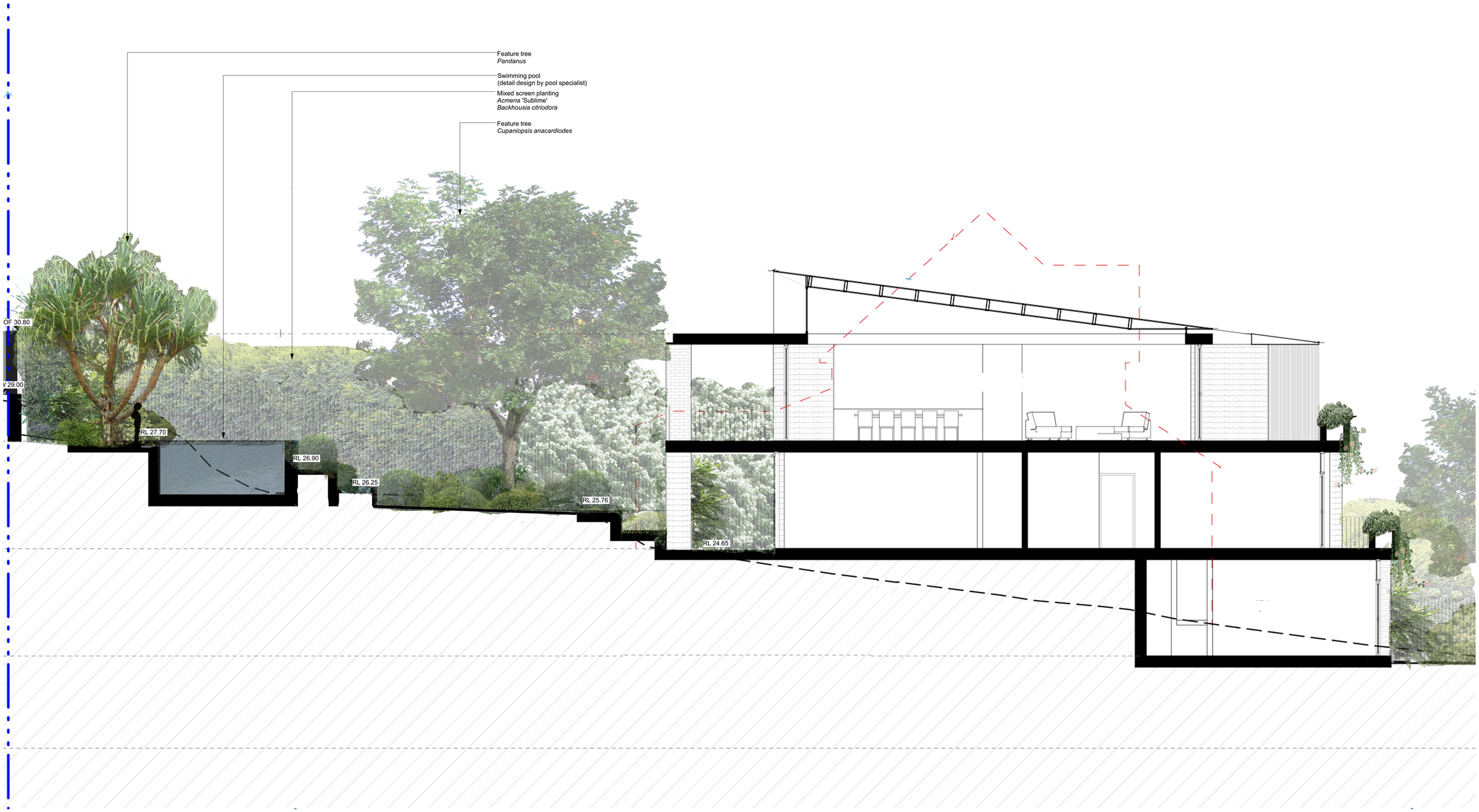
L-DA-05



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0 1 2m
1:50@A1 _ 1:100@A3

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All tree dimensions and RLs in metres.
All plant quantities are indicative.
Verify all dimensions on site before the commencement of any works.
Contractors shall locate and protect all services prior to construction.
All work shall be carried out in accordance with AS2A, BCA and Local Government Regulations.
Structural Details shall be subject to Engineer's Specifications.
Stormwater Drainage shall be subject to Hydraulic Engineer's Specifications.
All work shall be carried out in a professional manner by Qualified Tradesmen according to Landscape Drawings and Engineer's Specifications.
Variations to the Drawing shall be taken by *360 Degrees Landscape Architects Pty Ltd* for any variations in design, construction method, materials specified, and general specifications without permission from the Project Engineer or Landscape Architect.
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CLIENT
Lachlan & Edwina Cobon

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CB

ARCHITECT
Archer Office

DRAWN
BHC

SCALE
1:50 @ A1

SIZE
A1

STAGE
DA

DWG. TITLE
Landscape Section

PROJECT
92 Lauderdale Avenue, Fairlight

360°
Level 1, 1 Mary's Place
Surry Hills, 2010
P 02 9332 3601
W 360.net.au
ABN 90 146 901 322

L-DA-06

TREES & PALMS

Pandanus utilis
(Common Screw Pine)

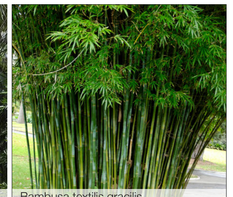
Cupaniopsis anacardioides
(Tuckeroo Tree)

Randia fitzalanii
(Native Gardenia)

Backhousia citriodora
(Lemon Myrtle)

Acmena smithii 'Sublime'
(Sublime Lilly Pilly)

Howea forsteriana
(Kentia Palm)

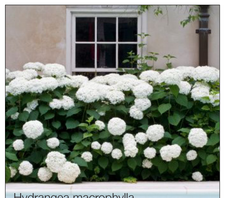

Bambusa textilis gracilis
(Slender Weavers)

SHRUBS

Rosmarinus 'Irene'
(Trailing Rosemary)

Pittosporum 'Miss Muffet'
(Pittosporum 'Miss Muffet')

Acmena smithii 'Allyn Magic'
(Allyn Magic)


Hydrangea macrophylla
(Big Head Hydrangea)

Hydrangea quercifolia
(Oakleaf Hydrangea)

Helichrysum petiolare
(Licorice plant)

Salvia 'White Velour'
(Mexican Sage White Velour)

FOLIAGE PLANTS

Alocasia brisbanensis
(Elephants Ears)

Crassula undulata
(Max Cook)

Hymenosporum flavum 'Luscious'
(Luscious Native Frangipani)

Buxus microphylla japonica
(Buxus)

Zamia furfuracea
(Cardboard Cycad)

Blechnum 'Silver Lady'
(Silver Lady Fern)

Alpinia caerulea
(Native Ginger)

Ligularia reniformis
(Tractor Seat)

GRASSES & STRAP LEAF PLANTS

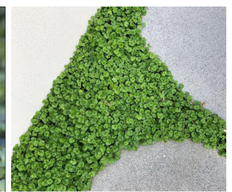
Lomandra longifolia 'Tanika'
('Tanika')

Doodia aspera
(Prickly Rasp Fern)

Dianella caerulea 'Little Jess'
(Little Jess)

GROUNDCOVERS & CLIMBERS

Viola hederacea
(Native Violet)


Dichondra repens
(Kidney Weed)

Senecio serpens
(Blue chalk sticks)

Beaumontia grandiflora
(Herald's Trumpet)

Hoya australis
(Waxvine)

Casuarina 'Cousin It'
(Cousin It)

PRELIMINARY
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Contractors shall locate and protect all services prior to construction.
All Work and Materials shall be in accordance with the Relevant Local Government Regulations.
Structural Details shall be subject to Engineer's Specifications.
Drainage & Water Feature Details shall be subject to Hydraulic Engineer's Specifications.
Pool Fencing shall be installed in a professional manner by Qualified Tradesman according to Landscape Drawings and Engineer's Specifications.
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CLIENT	Lachlan & Edwina Cobon
CHECKED	CB
ARCHITECT	Archer Office
DRAWN	BHC
SCALE	N/A @ A1
SIZE	A1
STAGE	DA

DWG. TITLE
Planting Palette

PROJECT
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L-DA-07