

**Sydney Business Park\_Stage 3**  
Landscape SSDA  
October 2020



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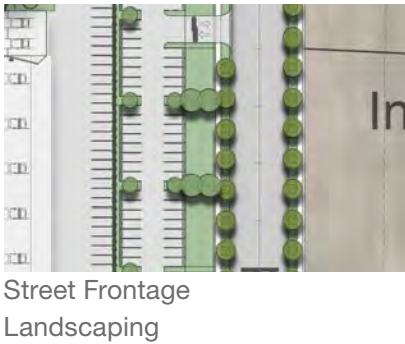
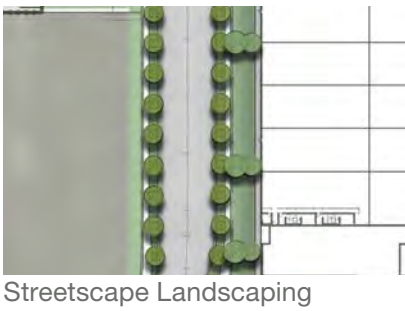
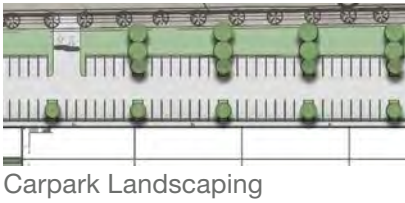
- Landscape Concept Masterplan
- Streetscape
- Street Frontage
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- Easement Planting
- Staff Amenity Zones
- Street frontage Planting
- Carpark Planting
- Easement & Streetscape Planting





# Landscape Concept Masterplan

- Extent of Works
- Lot Boundary

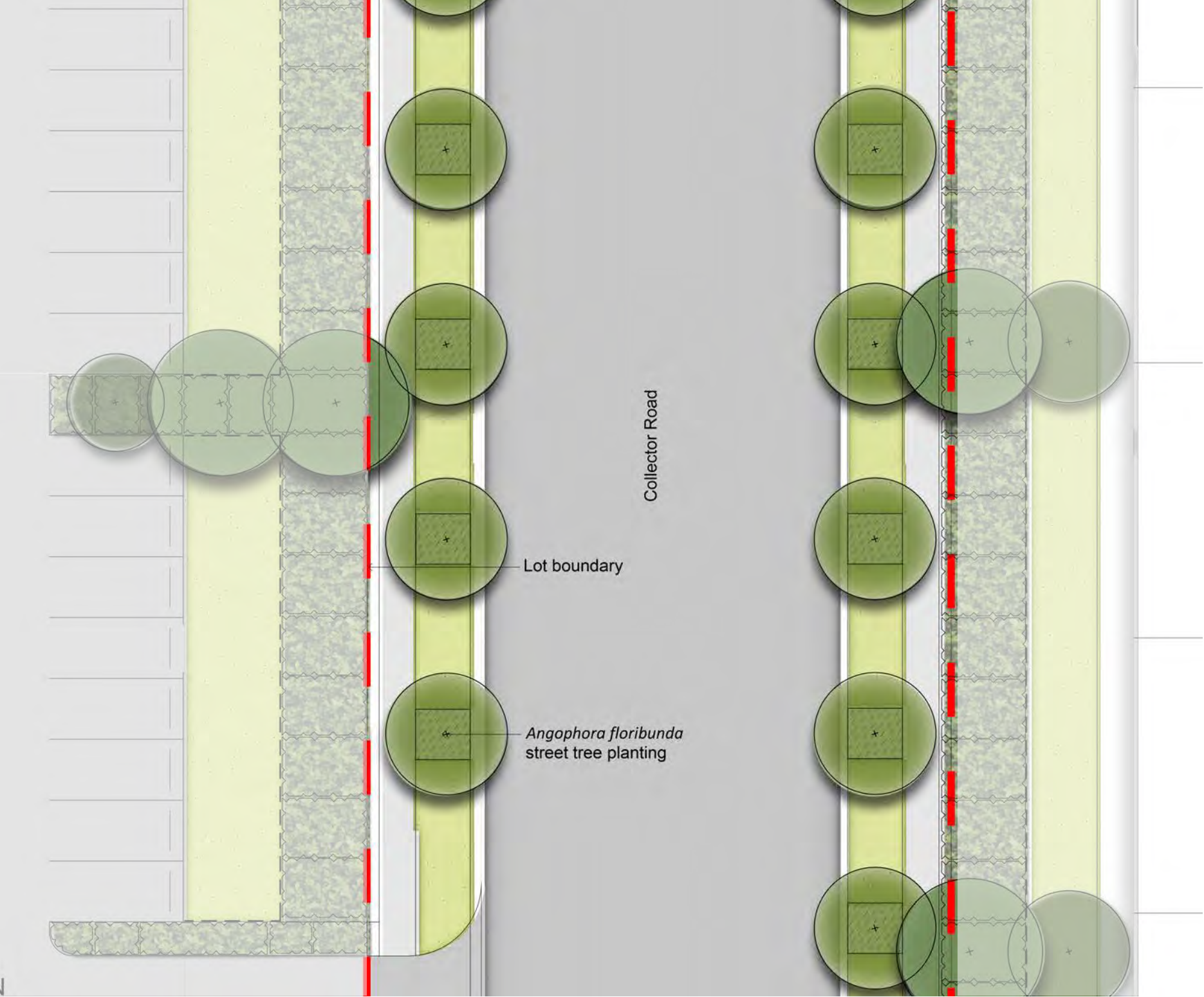
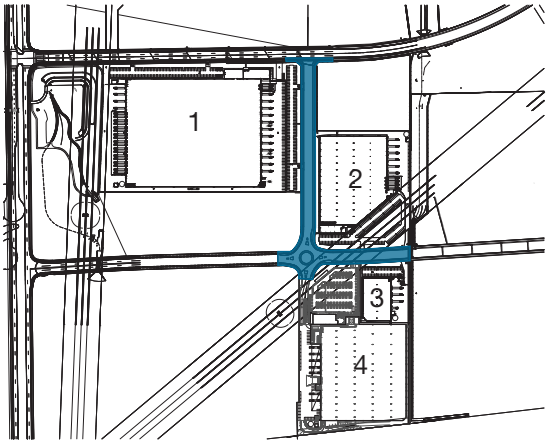




# Streetscape

The new streetscape landscape shall consist of a *Angophora floribunda* street tree planting at approximately 8m center spacing, with mulch understory. These Rough Barked Apple's have suitable habit due to their upright nature, and tall mature height, creating a strong avenue effect in time.

| Streetscape Planting        |                    |             |
|-----------------------------|--------------------|-------------|
| Botanic Name                | Common Name        | Mature Size |
| TREES                       |                    |             |
| Collector Road:             |                    |             |
| <i>Angophora floribunda</i> | Rough Barked Apple | 20 x 15     |
| Hollinsworth Road:          |                    |             |
| <i>Lophostemon conferta</i> | Brush Box          | 15 x 10     |

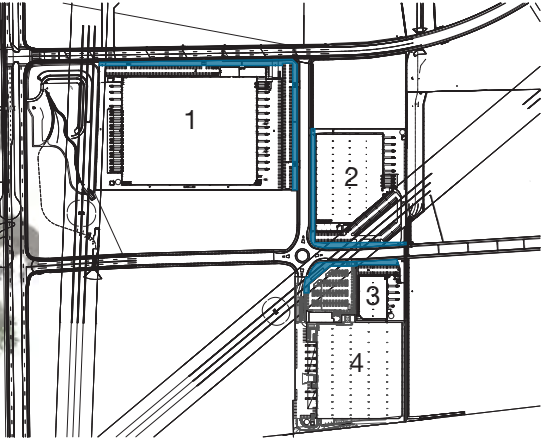
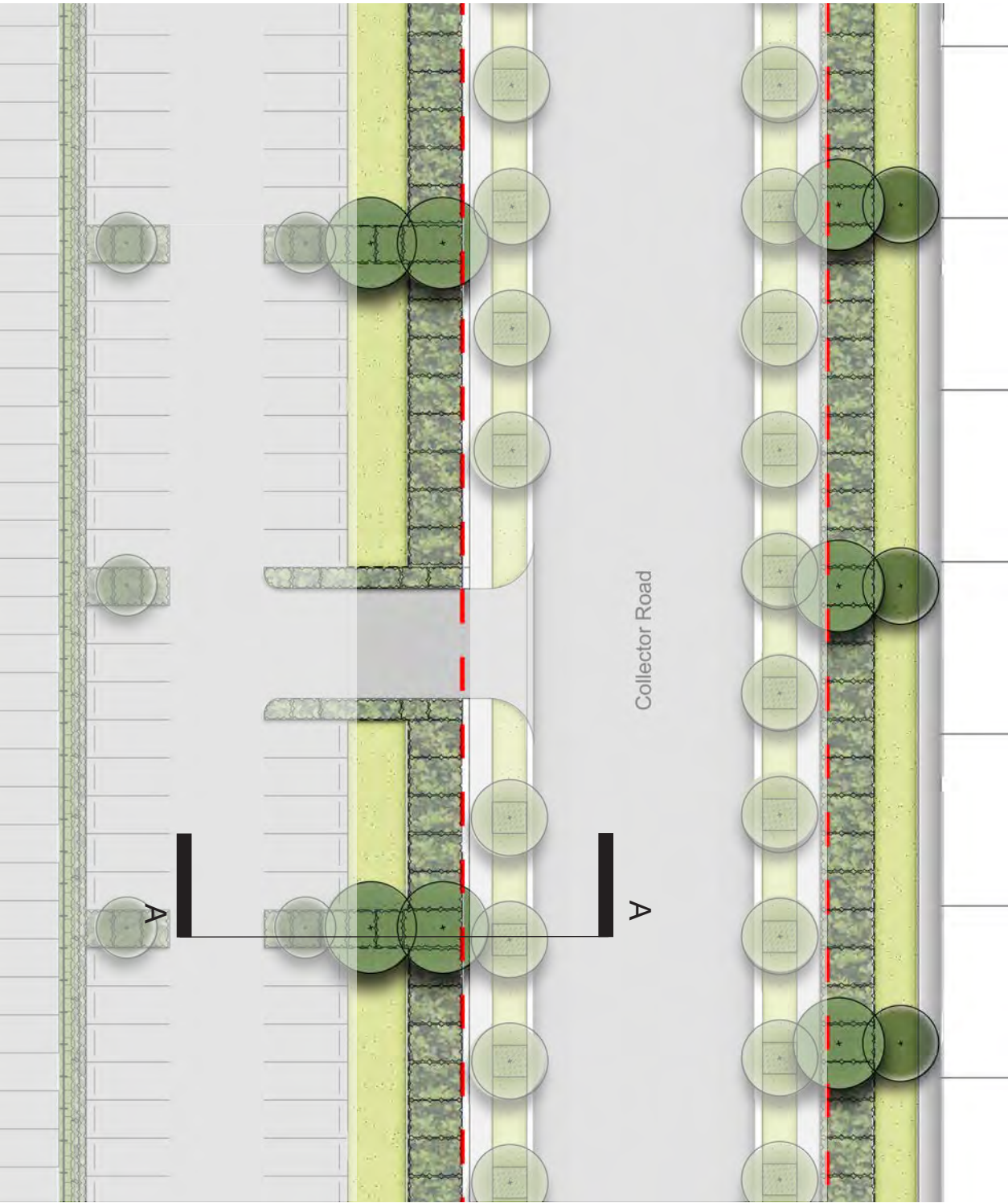


*Angophora floribunda*  
street tree planting with mulch understory



Street Frontage

The street frontages consists of massed planting of shrubs, grasses and groundcovers is proposed with double row of tree species. Varying tree canopy heights shall assist in softening built form and providing shade amenity. Security fencing is to be positioned amongst the landscape to recede into planting.



Section A Lot Frontage Cross Section

| Street Frontage Planting              |                            |                |
|---------------------------------------|----------------------------|----------------|
| Botanic Name                          | Common Name                | Mature Size    |
| TREES                                 |                            |                |
| Pyrus calleryana                      | Callery Pear               | 15 x 15        |
| Platanus x hybrida                    | London Plane Tree          | 20 x 15        |
| Tristaniopsis laurina                 | Water Gum                  | 13 x 6         |
| Ulmus parvifolia                      | Chinese Elm                | 10 x 11        |
| Magnolia grandiflora 'Little Gem'     | Dwarf Magnolia             | 5 x 3          |
| Elaeocarpus reticulatus               | Blue Berry Ash             | 13 x 6         |
| Brachychiton populneus                | Kurrajong Tree             | 10 x 10        |
| Corymbia maculata                     | Spotted Gum                | 30 x 8         |
| Fraxinus 'Raywoodii'                  | Claret Ash                 | 14 x 7         |
| Fraxinus pennsylvanica                | Green Ash                  | 18 x 13        |
| SHRUBS & ACCENTS                      |                            |                |
| Acmena smithii 'Hedge Master'         | Lilly Pilly                | 2 x 1          |
| Banksia spinulosa                     | Hairpin Banksia            | 3 x 2          |
| Callistemon citrinus 'White Anzac'    | White Anzac Bottlebrush    | 3 x 2          |
| Callistemon viminalis 'Better John'   | Better John                | 1.2 x 0.9      |
| Callistemon viminalis 'Scarlet Flame' | Scarlet Flame              | 0.8 x 0.8      |
| Callistemon viminalis 'Red Alert'     | Red Alert                  | 2.2 x 1.8      |
| Doryanthes excelsa                    | Gymea Lily                 | 2 x 2          |
| Grevillea 'Honey Gem'                 | Grevillea                  | 3.5 x 2.5      |
| Grevillea 'Misty Pink'                | Grevillea                  | 3 x 2          |
| Grevillea 'Scarlet Sprite'            | Grevillea                  | 0.9 x 0.9      |
| Juniperus conferta                    | Shore Juniper              | 0.3 x 2.5      |
| Kunzea ambigua                        | Tick Bush                  | 1 x 2          |
| Lavandula dentata                     | French Lavender            | 1.5 x 1.5      |
| Viburnum odoratissimum                | Sweet Viburnum             | 3 x 2.5        |
| Westringia fruticosa                  | Costal Rosemary            | 2 x 2          |
| GRASSES & GROUND COVERS               |                            |                |
| Angiozanthus manglesii                | Red & Green Kangaroo Paw   | 1 x 1          |
| Cissus antarctica                     | Kangaroo Vine              | 0.3 x Climbing |
| Dianella caerulea 'Breeze'            | Breeze                     | 0.6 x 0.6      |
| Dianella 'Revelation'                 | Revelation                 | 0.5 x 0.5      |
| Dianella 'Wyeena'                     | Wyeena                     | 0.9 x 0.9      |
| Dietes grandiflora                    | Wild Iris                  | 1.2 x 1.2      |
| Fetuca glauca                         | Blue Fescue Grass          | 0.5 x 0.5      |
| Hardenbergia 'Meema'                  | Meema                      | 0.5 x 2        |
| Hibberia scandens                     | Snake Vine                 | 0.2 x 2        |
| Liriope muscari 'Evergreen Giant'     | Giant Turf Lily            | 0.6 x 0.5      |
| Liriope muscari 'Just Right'          | Just Right Liriope         | 0.7 x 0.7      |
| Lomandra longifolia                   | Mat Rush                   | 0.75 x 1       |
| Lomandra 'Katrinus'                   | Mat Rush                   | 1 x 1.2        |
| Lomandra longifolia 'Tanika'          | Tanika Matrush             | 0.65 x 0.65    |
| Lomandra hystrix 'Tropic Belle'       | Mat Rush                   | 1.2 x 0.9      |
| Pennisetum alopecuroides 'Nafaray'    | Swamp Foxtail 'Nafaray'    | 0.8 x 0.5      |
| Poa labillardieri 'Eskdale'           | Eskdale Tussock Grass      | 0.9 x 0.6      |
| Phormium tenax 'Baby Bronze'          | Baby Bronze NZ Purple Flax | 0.75 x 0.8     |
| Trachelospermum jasminoides           | Star Jasmine               | 0.3 x 1.5      |



Planting in blocks



Massed low grasses and groundcovers

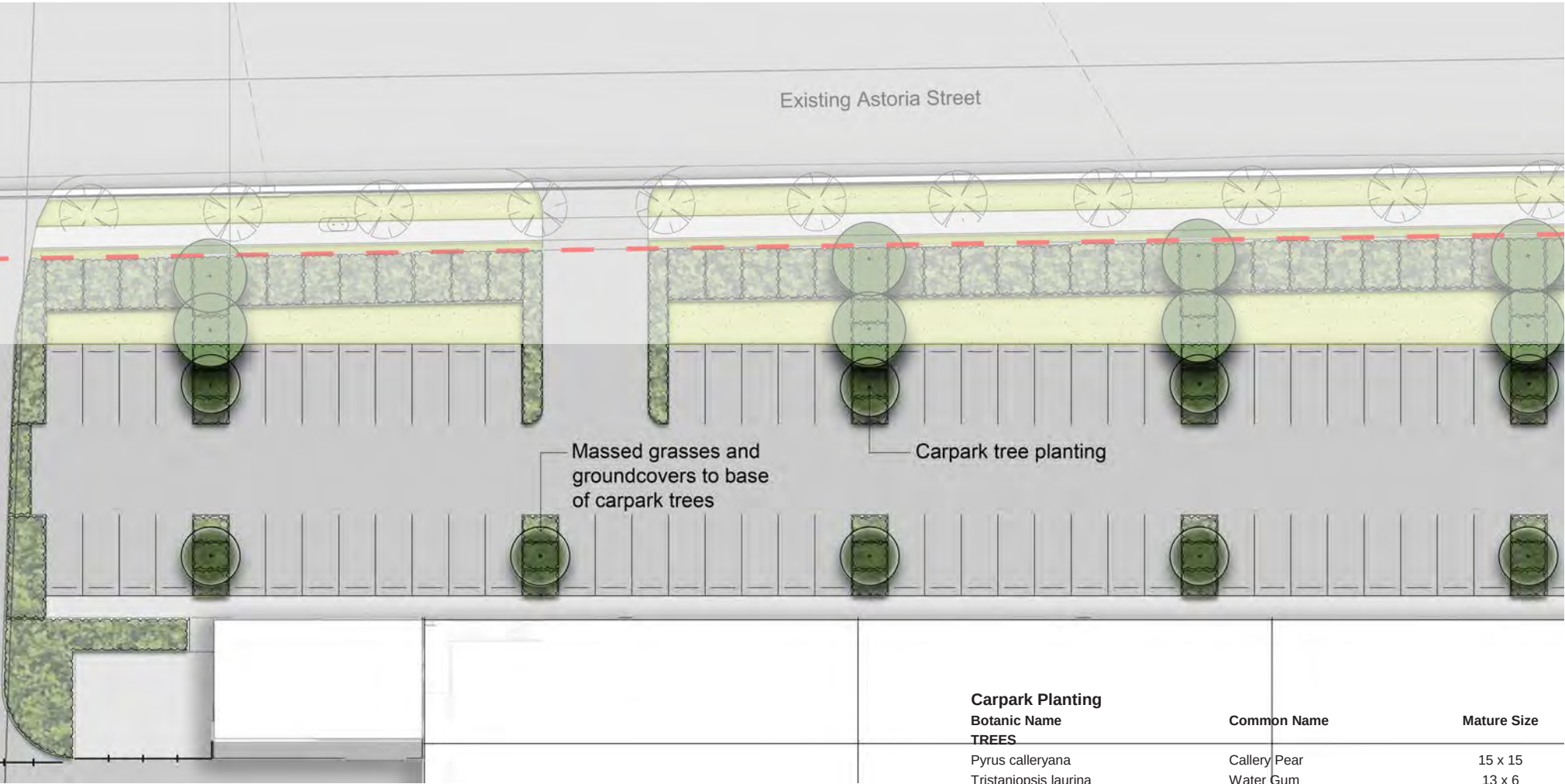


Canopy tree planting

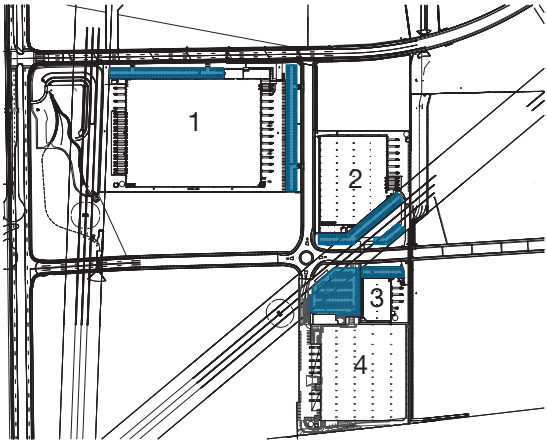


# Carpark Landscape

The carpark planting shall have a strong emphasis on achieving both shade amenity and softening of built form. Strong lines of tree planting shall visually tie into the frontage landscape design.



| Carpark Planting                           |                        |             |
|--------------------------------------------|------------------------|-------------|
| Botanic Name                               | Common Name            | Mature Size |
| TREES                                      |                        |             |
| <i>Pyrus calleryana</i>                    | Callery Pear           | 15 x 15     |
| <i>Tristanopsis laurina</i>                | Water Gum              | 13 x 6      |
| <i>Elaeocarpus reticulatus</i>             | Blue Berry Ash         | 13 x 6      |
| <i>Fraxinus 'Raywoodii'</i>                | Claret Ash             | 14 x 7      |
| SHRUBS & ACCENTS                           |                        |             |
| <i>Callistemon viminalis</i> 'Better John' | Better John            | 1.2 x 0.9   |
| <i>Lavandula dentata</i>                   | French Lavender        | 1.5 x 1.5   |
| <i>Westringia fruticosa</i>                | Costal Rosemary        | 2 x 2       |
| GRASSES & GROUND COVERS                    |                        |             |
| <i>Dianella caerulea</i> 'Breeze'          | Breeze                 | 0.6 x 0.6   |
| <i>Dianella</i> 'Wyeena'                   | Wyeena                 | 0.9 x 0.9   |
| <i>Diets grandiflora</i>                   | Wild Iris              | 1.2 x 1.2   |
| <i>Hardenbergia</i> 'Meema'                | Meema                  | 0.5 x 2     |
| <i>Hibberia scandens</i>                   | Snake Vine             | 0.2 x 2     |
| <i>Liriope muscari</i> 'Evergreen Giant'   | Giant Turf Lily        | 0.6 x 0.5   |
| <i>Lomandra longifolia</i>                 | Mat Rush               | 0.75 x 1    |
| <i>Lomandra longifolia</i> 'Tanika'        | Tanika Matrush         | 0.65 x 0.65 |
| <i>Pennisetum alopecuroides</i> 'Nafray'   | Swamp Foxtail 'Nafray' | 0.8 x 0.5   |
| <i>Poa labillardieri</i> 'Eskdale'         | Eskdale Tussock Grass  | 0.9 x 0.6   |
| <i>Trachelospermum jasminoides</i>         | Star Jasmine           | 0.3 x 1.5   |



Lineal tree planting



Low grasses and groundcovers to base of carpark tree planting



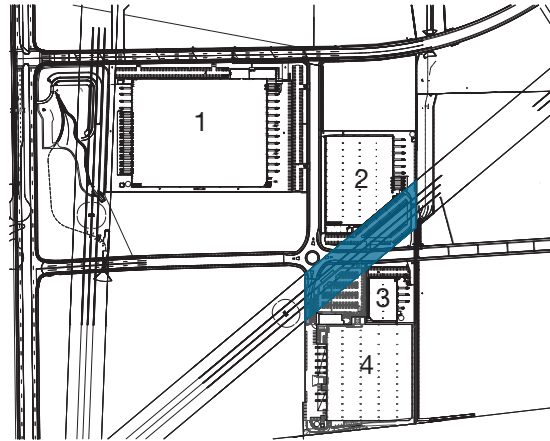
# Easement Planting

Due to imposed controls, the landscape under the electrical easement shall be restricted to small trees, low shrub planting and lawn.

### Easement Planting

| Botanic Name                                 | Common Name             | Mature Size    |
|----------------------------------------------|-------------------------|----------------|
| TREES                                        |                         |                |
| <i>Lagerstroemia indica</i> 'Nana'           | Dwarf Crepe Myrtle      | 1.8 x 1.8      |
| SHRUBS & ACCENTS                             |                         |                |
| <i>Banksia spinulosa</i>                     | Hairpin Banksia         | 3 x 2          |
| <i>Callistemon citrinus</i> 'White Anzac'    | White Anzac Bottlebrush | 3 x 2          |
| <i>Callistemon viminalis</i> 'Better John'   | Better John             | 1.2 x 0.9      |
| <i>Callistemon viminalis</i> 'Scarlet Flame' | Scarlet Flame           | 0.8 x 0.8      |
| <i>Callistemon viminalis</i> 'Red Alert'     | Red Alert               | 2.2 x 1.8      |
| <i>Grevillea</i> 'Honey Gem'                 | Grevillea               | 3.5 x 2.5      |
| <i>Grevillea</i> 'Misty Pink'                | Grevillea               | 3 x 2          |
| <i>Grevillea</i> 'Scarlet Sprite'            | Grevillea               | 0.9 x 0.9      |
| <i>Juniperus conferta</i>                    | Shore Juniper           | 0.3 x 2.5      |
| <i>Kunzea ambigua</i>                        | Tick Bush               | 1 x 2          |
| <i>Westringia fruticosa</i>                  | Costal Rosemary         | 2 x 2          |
| GRASSES & GROUND COVERS                      |                         |                |
| <i>Cissus antarctica</i>                     | Kangaroo Vine           | 0.3 x Climbing |
| <i>Fetua glauca</i>                          | Blue Fescue Grass       | 0.5 x 0.5      |
| <i>Hardenbergia</i> 'Meema'                  | Meema                   | 0.5 x 2        |
| <i>Hibberia scandens</i>                     | Snake Vine              | 0.2 x 2        |
| <i>Lomandra longifolia</i>                   | Mat Rush                | 0.75 x 1       |
| <i>Lomandra</i> 'Katrinus'                   | Mat Rush                | 1 x 1.2        |
| <i>Lomandra longifolia</i> 'Tanika'          | Tanika Matrush          | 0.65 x 0.65    |
| <i>Lomandra hystrix</i> 'Tropic Belle'       | Mat Rush                | 1.2 x 0.9      |
| <i>Pennisetum alopecuroides</i> 'Nafay'      | Swamp Foxtail 'Nafay'   | 0.8 x 0.5      |
| <i>Poa labillardieri</i> 'Eskdale'           | Eskdale Tussock Grass   | 0.9 x 0.6      |
| <i>Trachelospermum jasminoides</i>           | Star Jasmine            | 0.3 x 1.5      |

NOTE: All plants to be maintained to reach a maximum height of 3.5m



Crepe Myrtle tree planting in easement

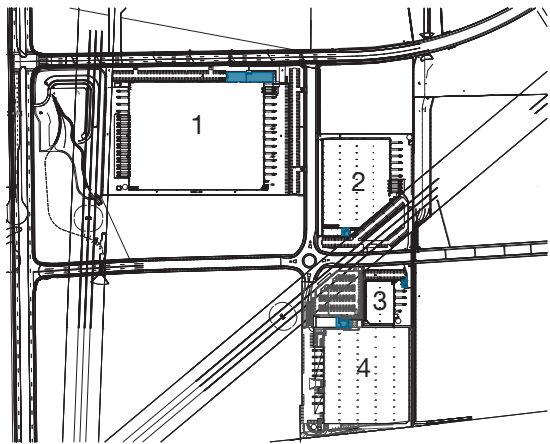
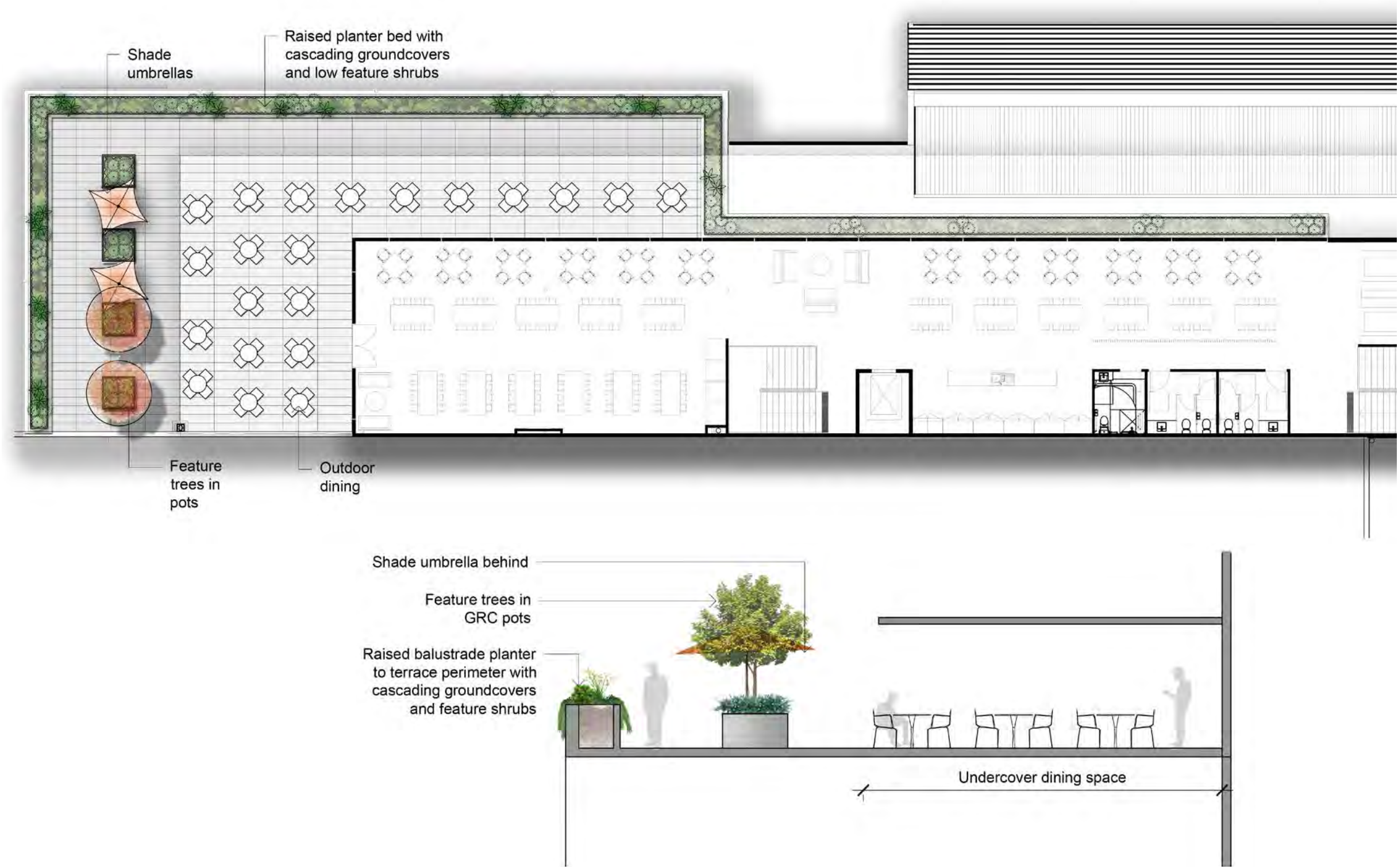


Low shrub planting in easement



# Staff Amenity Zones (Warehouse 1 - Level 2)

Staff amenity areas shall be accompanied with well designed external spaces. Areas should be close to internal amenity spaces, provide numerous amenities to ensure high usage. Staff ability to access external spaces is highly beneficial for both wellbeing and productivity.



Cascading planting



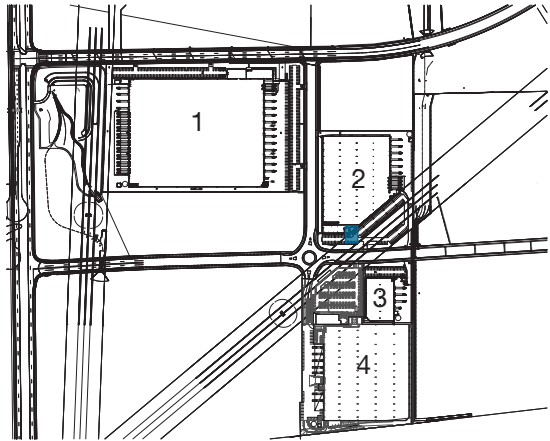
Tree planting in large modular pots



Planting to edge of outdoor area



Staff Amenity Zones (Warehouse 2)



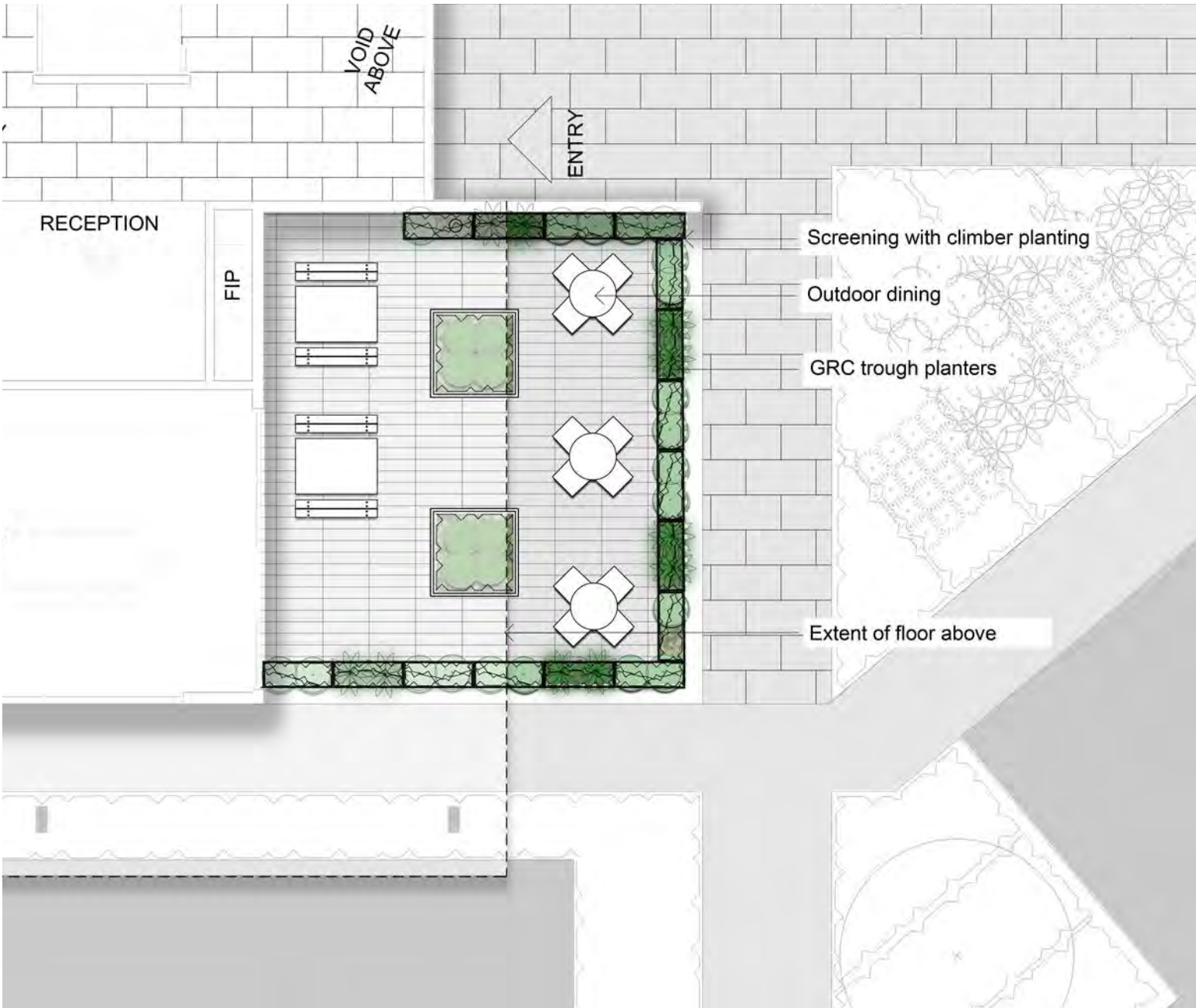
Climber planting for additional screening



Perimeter planting in large modular pots

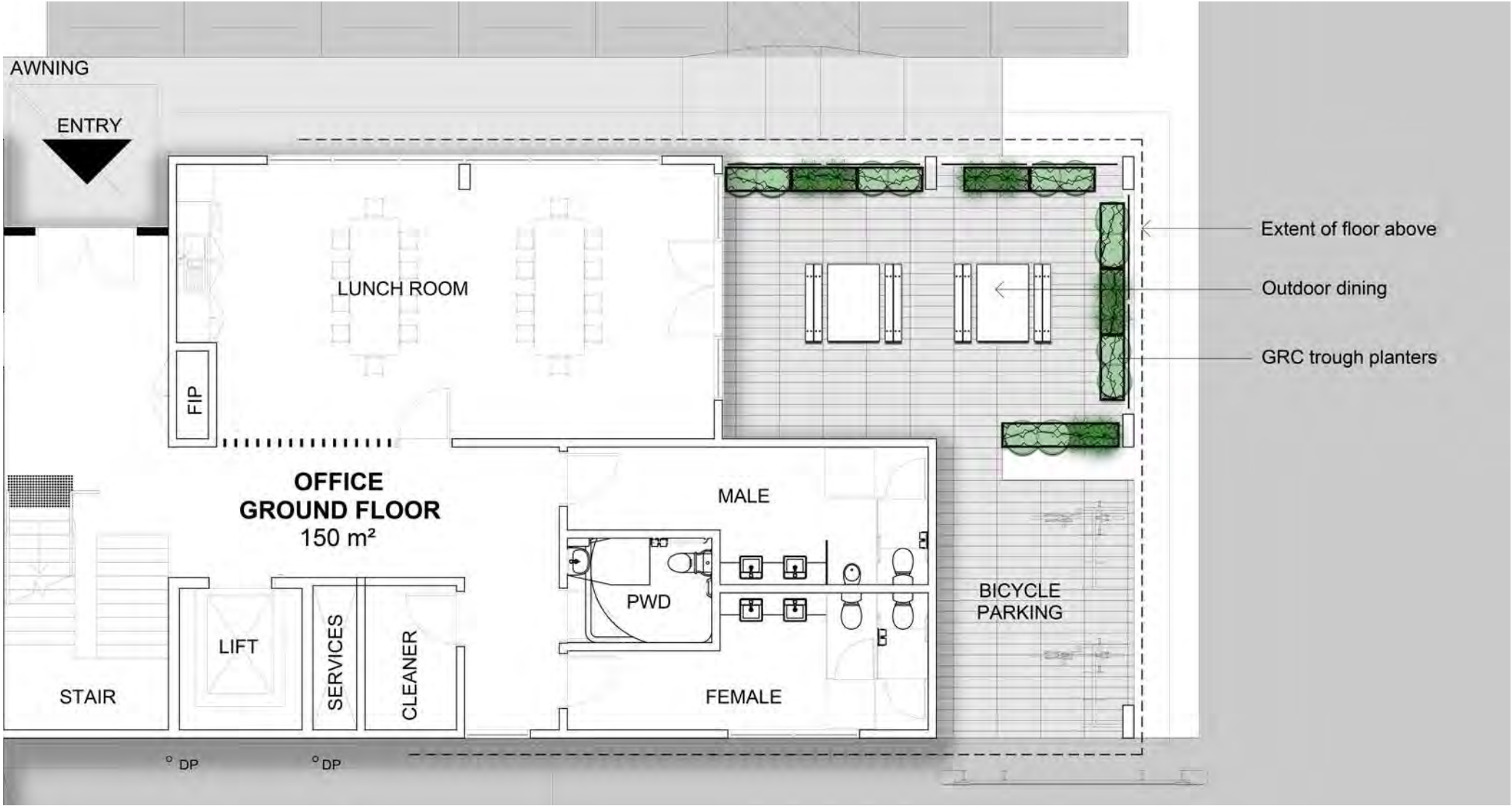
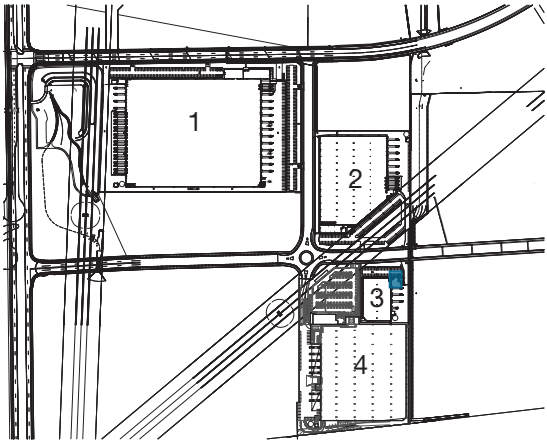


Outdoor dining area





Staff Amenity Zones (Warehouse 3)



Perimeter planting in large modular pots



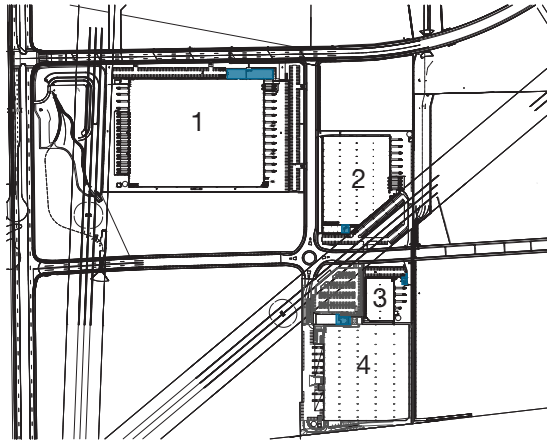
Shade tolerant planting



Staff outdoor dining area



Staff Amenity Zones (Warehouse 4)



Planting in raised garden bed



Covered outdoor seating area



Timber bench seating



# Street Frontage Planting

## Street Frontage Planting

| Botanic Name                      | Common Name       | Mature Size |
|-----------------------------------|-------------------|-------------|
| TREES                             |                   |             |
| Pyrus calleryana                  | Callery Pear      | 15 x 15     |
| Platanus x hybrida                | London Plane Tree | 20 x 15     |
| Tristaniopsis laurina             | Water Gum         | 13 x 6      |
| Ulmus parvifolia                  | Chinese Elm       | 10 x 11     |
| Magnolia grandiflora 'Little Gem' | Dwarf Magnolia    | 5 x 3       |
| Elaeocarpus reticulatus           | Blue Berry Ash    | 13 x 6      |
| Brachychiton populneus            | Kurrajong Tree    | 10 x 10     |
| Corymbia maculata                 | Spotted Gum       | 30 x 8      |
| Fraxinus 'Raywoodii'              | Claret Ash        | 14 x 7      |
| Fraxinus pennsylvanica            | Green Ash         | 18 x 13     |

## SHRUBS & ACCENTS

|                                       |                         |           |
|---------------------------------------|-------------------------|-----------|
| Acmena smithii 'Hedge Master'         | Lilly Pilly             | 2 x 1     |
| Banksia spinulosa                     | Hairpin Banksia         | 3 x 2     |
| Callistemon citrinus 'White Anzac'    | White Anzac Bottlebrush | 3 x 2     |
| Callistemon viminalis 'Better John'   | Better John             | 1.2 x 0.9 |
| Callistemon viminalis 'Scarlet Flame' | Scarlet Flame           | 0.8 x 0.8 |
| Callistemon viminalis 'Red Alert'     | Red Alert               | 2.2 x 1.8 |
| Doryanthes excelsa                    | Gymea Lily              | 2 x 2     |
| Grevillea 'Honey Gem'                 | Grevillea               | 3.5 x 2.5 |
| Grevillea 'Misty Pink'                | Grevillea               | 3 x 2     |
| Grevillea 'Scarlet Sprite'            | Grevillea               | 0.9 x 0.9 |
| Juniperus conferta                    | Shore Juniper           | 0.3 x 2.5 |
| Kunzea ambigua                        | Tick Bush               | 1 x 2     |
| Lavandula dentata                     | French Lavender         | 1.5 x 1.5 |
| Viburnum odoratissimum                | Sweet Viburnum          | 3 x 2.5   |
| Westringia fruticosa                  | Costal Rosemary         | 2 x 2     |

## GRASSES & GROUND COVERS

|                                   |                            |                |
|-----------------------------------|----------------------------|----------------|
| Angiozanthus manglesii            | Red & Green Kangaroo Paw   | 1 x 1          |
| Cissus antarctica                 | Kangaroo Vine              | 0.3 x Climbing |
| Dianella caerulea 'Breeze'        | Breeze                     | 0.6 x 0.6      |
| Dianella 'Revelation'             | Revelation                 | 0.5 x 0.5      |
| Dianella 'Wyeena'                 | Wyeena                     | 0.9 x 0.9      |
| Dietes grandiflora                | Wild Iris                  | 1.2 x 1.2      |
| Fetuca glauca                     | Blue Fescue Grass          | 0.5 x 0.5      |
| Hardenbergia 'Meema'              | Meema                      | 0.5 x 2        |
| Hibberia scandens                 | Snake Vine                 | 0.2 x 2        |
| Liriope muscari 'Evergreen Giant' | Giant Turf Lily            | 0.6 x 0.5      |
| Liriope muscari 'Just Right'      | Just Right Liriope         | 0.7 x 0.7      |
| Lomandra longifolia               | Mat Rush                   | 0.75 x 1       |
| Lomandra 'Katrinus'               | Mat Rush                   | 1 x 1.2        |
| Lomandra longifolia 'Tanika'      | Tanika Matrush             | 0.65 x 0.65    |
| Lomandra hystrix 'Tropic Belle'   | Mat Rush                   | 1.2 x 0.9      |
| Pennisetum alopecuroides 'Nafray' | Swamp Foxtail 'Nafray'     | 0.8 x 0.5      |
| Poa labillardieri 'Eskdale'       | Eskdale Tussock Grass      | 0.9 x 0.6      |
| Phormium tenax 'Baby Bronze'      | Baby Bronze NZ Purple Flax | 0.75 x 0.8     |
| Trachelospermum jasminoides       | Star Jasmine               | 0.3 x 1.5      |

## Indicative Species





# Carpark Planting

## Carpark Planting

| Botanic Name                               | Common Name            | Mature Size |
|--------------------------------------------|------------------------|-------------|
| TREES                                      |                        |             |
| <i>Pyrus calleryana</i>                    | Callery Pear           | 15 x 15     |
| <i>Tristaniopsis laurina</i>               | Water Gum              | 13 x 6      |
| <i>Elaeocarpus reticulatus</i>             | Blue Berry Ash         | 13 x 6      |
| <i>Fraxinus 'Raywoodii'</i>                | Claret Ash             | 14 x 7      |
| SHRUBS & ACCENTS                           |                        |             |
| <i>Callistemon viminalis 'Better John'</i> | Better John            | 1.2 x 0.9   |
| <i>Lavandula dentata</i>                   | French Lavender        | 1.5 x 1.5   |
| <i>Westringia fruticosa</i>                | Costal Rosemary        | 2 x 2       |
| GRASSES & GROUND COVERS                    |                        |             |
| <i>Dianella caerulea 'Breeze'</i>          | Breeze                 | 0.6 x 0.6   |
| <i>Dianella 'Wyeena'</i>                   | Wyeena                 | 0.9 x 0.9   |
| <i>Dietes grandiflora</i>                  | Wild Iris              | 1.2 x 1.2   |
| <i>Hardenbergia 'Meema'</i>                | Meema                  | 0.5 x 2     |
| <i>Hibberia scandens</i>                   | Snake Vine             | 0.2 x 2     |
| <i>Liriope muscari 'Evergreen Giant'</i>   | Giant Turf Lily        | 0.6 x 0.5   |
| <i>Lomandra longifolia</i>                 | Mat Rush               | 0.75 x 1    |
| <i>Lomandra longifolia 'Tanika'</i>        | Tanika Matrush         | 0.65 x 0.65 |
| <i>Pennisetum alopecuroides 'Nafray'</i>   | Swamp Foxtail 'Nafray' | 0.8 x 0.5   |
| <i>Poa labillardieri 'Eskdale'</i>         | Eskdale Tussock Grass  | 0.9 x 0.6   |
| <i>Trachelospermum jasminoides</i>         | Star Jasmine           | 0.3 x 1.5   |

## Indicative Species





# Easement and Streetscape Planting

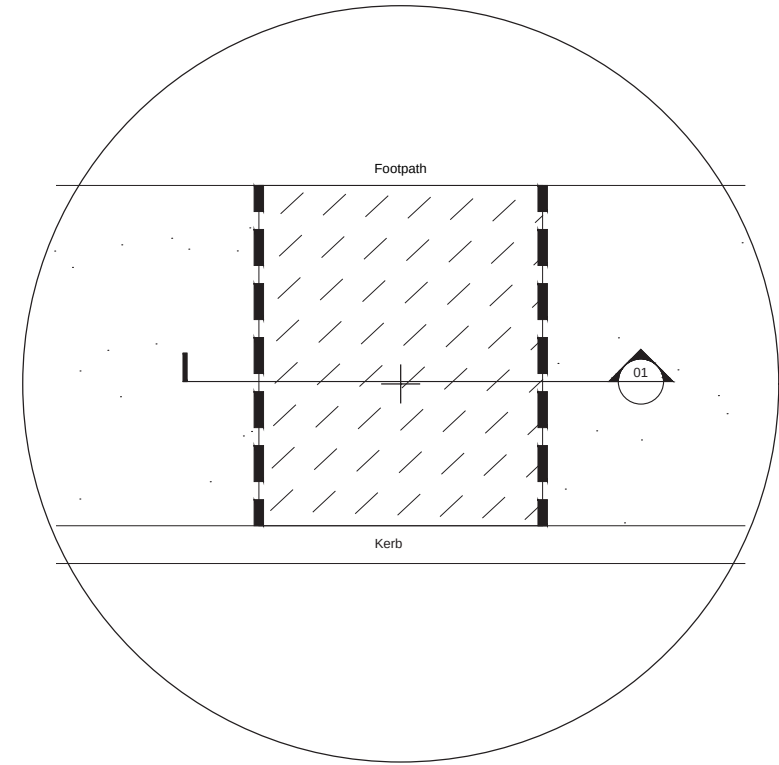
## Easement Planting

| Botanic Name                                 | Common Name             | Mature Size |
|----------------------------------------------|-------------------------|-------------|
| <strong>TREES</strong>                       |                         |             |
| <i>Lagerstroemia indica</i> 'Nana'           | Dwarf Crepe Myrtle      | 1.8 x 1.8   |
| <strong>SHRUBS &amp; ACCENTS</strong>        |                         |             |
| <i>Banksia spinulosa</i>                     | Hairpin Banksia         | 3 x 2       |
| <i>Callistemon citrinus</i> 'White Anzac'    | White Anzac Bottlebrush | 3 x 2       |
| <i>Callistemon viminalis</i> 'Better John'   | Better John             | 1.2 x 0.9   |
| <i>Callistemon viminalis</i> 'Scarlet Flame' | Scarlet Flame           | 0.8 x 0.8   |
| <i>Callistemon viminalis</i> 'Red Alert'     | Red Alert               | 2.2 x 1.8   |
| <i>Grevillea</i> 'Honey Gem'                 | Grevillea               | 3.5 x 2.5   |
| <i>Grevillea</i> 'Misty Pink'                | Grevillea               | 3 x 2       |
| <i>Grevillea</i> 'Scarlet Sprite'            | Grevillea               | 0.9 x 0.9   |
| <i>Juniperus conferta</i>                    | Shore Juniper           | 0.3 x 2.5   |
| <i>Kunzea ambigua</i>                        | Tick Bush               | 1 x 2       |
| <i>Westringia fruticosa</i>                  | Costal Rosemary         | 2 x 2       |

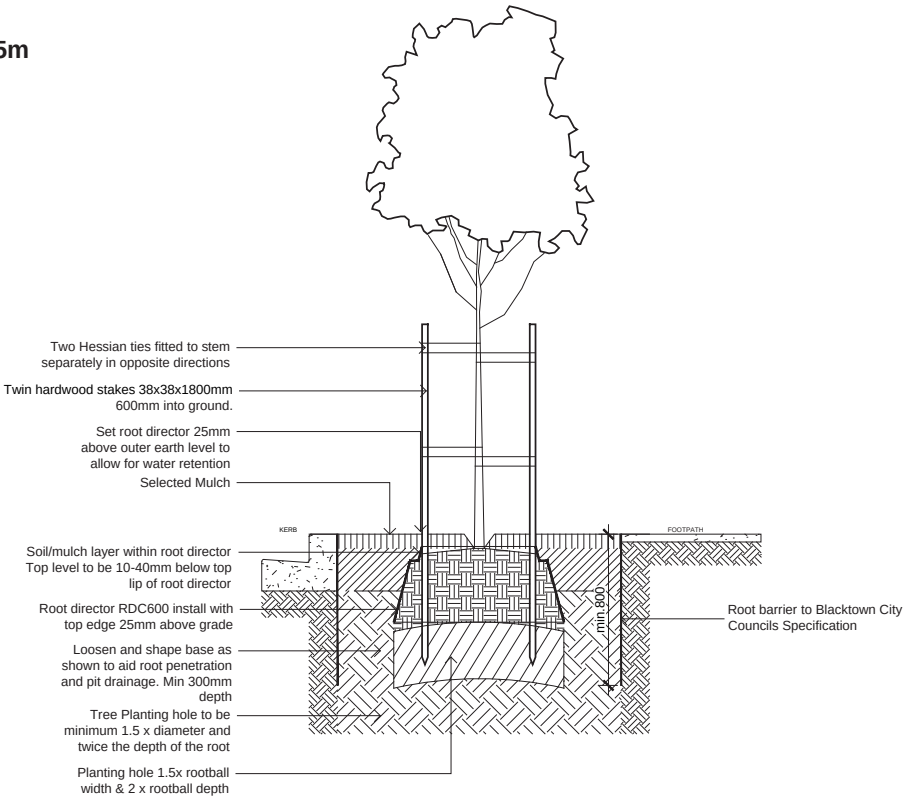
## GRASSES & GROUND COVERS

|                                          |                        |                |
|------------------------------------------|------------------------|----------------|
| <i>Cissus antarctica</i>                 | Kangaroo Vine          | 0.3 x Climbing |
| <i>Fetuca glauca</i>                     | Blue Fescue Grass      | 0.5 x 0.5      |
| <i>Hardenbergia</i> 'Meema'              | Meema                  | 0.5 x 2        |
| <i>Hibberia scandens</i>                 | Snake Vine             | 0.2 x 2        |
| <i>Lomandra longifolia</i>               | Mat Rush               | 0.75 x 1       |
| <i>Lomandra</i> 'Katrinus'               | Mat Rush               | 1 x 1.2        |
| <i>Lomandra longifolia</i> 'Tanika'      | Tanika Matrush         | 0.65 x 0.65    |
| <i>Lomandra hystrix</i> 'Tropic Belle'   | Mat Rush               | 1.2 x 0.9      |
| <i>Pennisetum alopecuroides</i> 'Nafray' | Swamp Foxtail 'Nafray' | 0.8 x 0.5      |
| <i>Poa labillardieri</i> 'Eskdale'       | Eskdale Tussock Grass  | 0.9 x 0.6      |
| <i>Trachelospermum jasminoides</i>       | Star Jasmine           | 0.3 x 1.5      |

NOTE: All plants to be maintained to reach a maximum height of 3.5m



Plan - Typical Street Tree Planting  
1:40 @ A3



01 Street Tree Detail  
1:40 @ A3

## Indicative Species

