



# APPENDIX E TURF DESIGN STUDIO LANDSCAPE DRAWINGS

INTRODUCTION

Australia Towers (site 2 /3) at Sydney Olympic Park is located on Australia Avenue, south east of SOP town centre. The site is immediately south of stage 1 (currently under construction) and is bounded by the railway line to the east. The site contains a remnant fig, part of an extensive remnant grid of figs that remain a significant determinant to the urban pattern of SOP. The site (at podium level) offers expansive views over Bicentennial Parklands and the city beyond. The landscape design stitches the site into its context while drawing on this ‘borrowed landscape’.

- The stage 2 & 3 landscape works include:
- Australian Avenue Streetscape & Public Domain.
  - Publicly Accessible Private Domain including an expanded streetscape, plaza and park.
  - Private Domain for the Tower Residents including the Podium Garden.

PUBLIC DOMAIN

Australia Avenue Streetscape

The primary frontage is along Australia Avenue at the western edge of the site. The street pathway provides an important link for pedestrians (and cyclists) moving between SOP town centre and Bicentennial Park. Proposed works include:

- repaving the existing footpath (unit paving to match SOP Town Centre & Stage 1 works)
- combining the existing footpath with private land to create an unobstructed minimum width of 3metres for pedestrians movement.

PUBLICLY ACCESSIBLE PRIVATE DOMAIN

Australia Avenue Frontage

Banded pavement (unit paving complementary to street paving) will extend from the street boundary to building line, creating a unified and seamless pedestrian environment at ground level. At Tower 2, the main address to the street is emphasized with an external terrace offering purchase over the street and space for outdoor seating. Low seating walls and steps mediate between Australia Avenue and Fig Tree Place supported by white tall, slender eucalypts in gravel beds that complement the verticality of built form, filter wind and allow views to retail frontages.

Fig Tree Place

Vehicular access from Australia Avenue is located south of tower 2, on the alignment of Figtree Drive. The space is treated as a shared zone in recognition of its role as a primary street address at a major threshold into SOP. A continuous paving unifies the ground plane, incorporating both pedestrian and vehicular functions. Shade trees, native understory planting, seating and lighting will create a harmonious public environment that strongly supports pedestrian use. Bollards will control vehicular movement while landscape works at the termination of the Place will screen and buffer the immediate railway corridor while maintaining views beyond.

Fig Tree Garden

A small park to the south of Fig Tree Place functions as a shared community space for Australia Towers residents. The garden descends down to the southern-most edge of the site. It is comprised of three main elements:

- Lawn
- Infiltration Garden
- Service access

The lawn transitions down from Fig Tree Place to marry with street levels, forming stepped edges for informal seating. A new fig located at the juncture with Australia Avenue references the historical fig tree grid while supporting the broader Olympic Park landscape. Concrete bleachers step down from the lawn to a gravel area framed by a bioretention ‘soak’ of native rushes & grasses; all at the level of an existing Centrifugal Separation Device (part of the SOP water management system). Service access to the tank is provided via a gravel path parallel to, but offset from, the existing rail edge. Buffer planting (grasses and shrubs only) screens the railway corridor along this interface.

PRIVATE DOMAIN

Podium Garden

- A courtyard garden available to residents of both towers will feature:
- Richly layered plantings (both at the courtyard interface and at the podium edge), creating a garden essentially secret from the outside world. NB: The requirement for 1.8metre high perimeter fencing around the perimeter accentuates the enclosed frame.
  - Occasional pocket seating ‘windows’, discretely drawing in the outside world.
  - A central ‘arbour terrace’ featuring an ‘eye’ of slender eucalypts in gravel offers a window into the world beyond, across Bicentennial Park.
  - A central lawn featuring a Jacaranda, Flame tree & scented gums gently tilts towards the central terrace.
  - A dense Lillypilly hedge immediately south of the central lawn encloses the space while reducing wind impacts.

Pavement tones, textures and patterns, combined with subtle level changes further serve to create a secret garden, hidden within its urban context.

Note: The podium features a general difference of 900mm between podium base structure and finished level, thus offering significant reservoirs of soil. We are confident that the areas and depths of soil are suitable for the species selected in terms of stability and the provision of an appropriate growing medium.

Pod Rooftops

The lush green courtyard planting patterns are unified with those of the podium ensuring interesting viewing from the towers.

Northern Railway Buffer

East of the podium is a planted buffer zone of grasses similar to those used in the adjacent site 1 works. These grasses will be interspersed with low shrubs to help screen noise from the adjacent railway.

Balcony Garden

Level 12 of Tower 1 is a private balcony garden between tiled courtyards. This garden features evergreen planting as a vegetated buffer to ameliorate views from the adjacent Site 1 and is bordered by vegetation to provide protection from wind.

Masterplan



- LEGEND
- 1 TOWER 1
  - 2 TOWER 2
  - 3 POD A
  - 4 POD B
  - 5 VEHICLE ACCESS
  - 6 FIG TREE PLACE
  - 7 FIG TREE GARDEN
  - 8 GRAVEL ACCESS
  - 9 INFILTRATION GARDEN
  - 10 BUFFER PLANTING
  - 11 CENTRAL LAWN
  - 12 GRAVEL PLAZA
  - 13 CIRCULATION PATH
  - 14 PODIUM EDGE
  - 15 LEVEL 12 PRIVATE GARDEN
  - 16 WIND BUFFER PLANTING AT SITE 1
  - 17 SITE BOUNDARY



**Australia Avenue Street Typology**

A clear zone of 1.2metres has been created within the property boundary in order to widen the existing pedestrian connection into Bicentennial Park to 3metres (currently 1.8metres).

An additional 3 Eucalyptus microcorys trees are proposed within the verge to maintain the spatial rhythm of the trees.

Pavement in publicly accessible private open space to complement SOP town centre paving materials.

Proposed pavement materials:



Havenslab 60mm  
Size: 400x200x60mm:  
Ebony Golden Glaze aggregate, honed:



Trupave 222x110x80mm  
Ebony Golden Glaze aggregate, honed:



*Eucalyptus microcorys*











Fig Tree Garden Planting

TREES

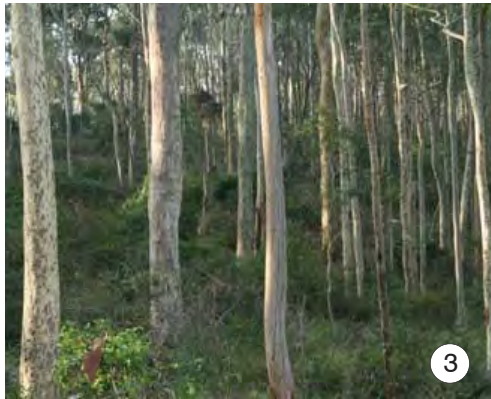
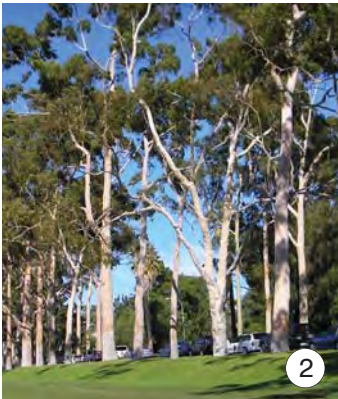
- ① *Ficus rubiginosa* (Port Jackson Fig)
- ② *Eucalyptus citriodora* (Lemon Scented Gum)
- ③ *Eucalyptus maculata* (Spotted Gum)
- ④ *Eucalyptus tereticornis* (Forest Red Gum)
- ⑤ *Eucalyptus moluccana* (Grey Box)

SHRUBS

- ⑥ *Grevillea gaudichaudii*
- ⑦ *Calistemon* 'White Anzac'
- ⑧ *Calistemon* 'Little John' (Dwarf Bottlebrush)
- ⑨ *Grevillea biternata*
- ⑩ *Grevillea* 'Forest Rambler'

INFILTRATION GARDEN

- ⑪ *Poa labillardieri* (Tussock Grass)
- ⑫ *Callistemon* 'Little John' (Dwarf Bottlebrush)
- ⑬ *Imperata cylindrica* (Blady Grass)
- ⑭ *Banksia Robur* (Swamp Banksia)



Client



Architect

BATESSMART.

Landscape Architect



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Project

SYDNEY OLYMPIC PARK  
AUSTRALIA TOWERS SITE 2 & 3

Document Title

FIG TREE PARK PLANTING



Project No.

1102

Scale

Dwg Status

Dwg No.

A

Date

06/04/11

Revision no.

A

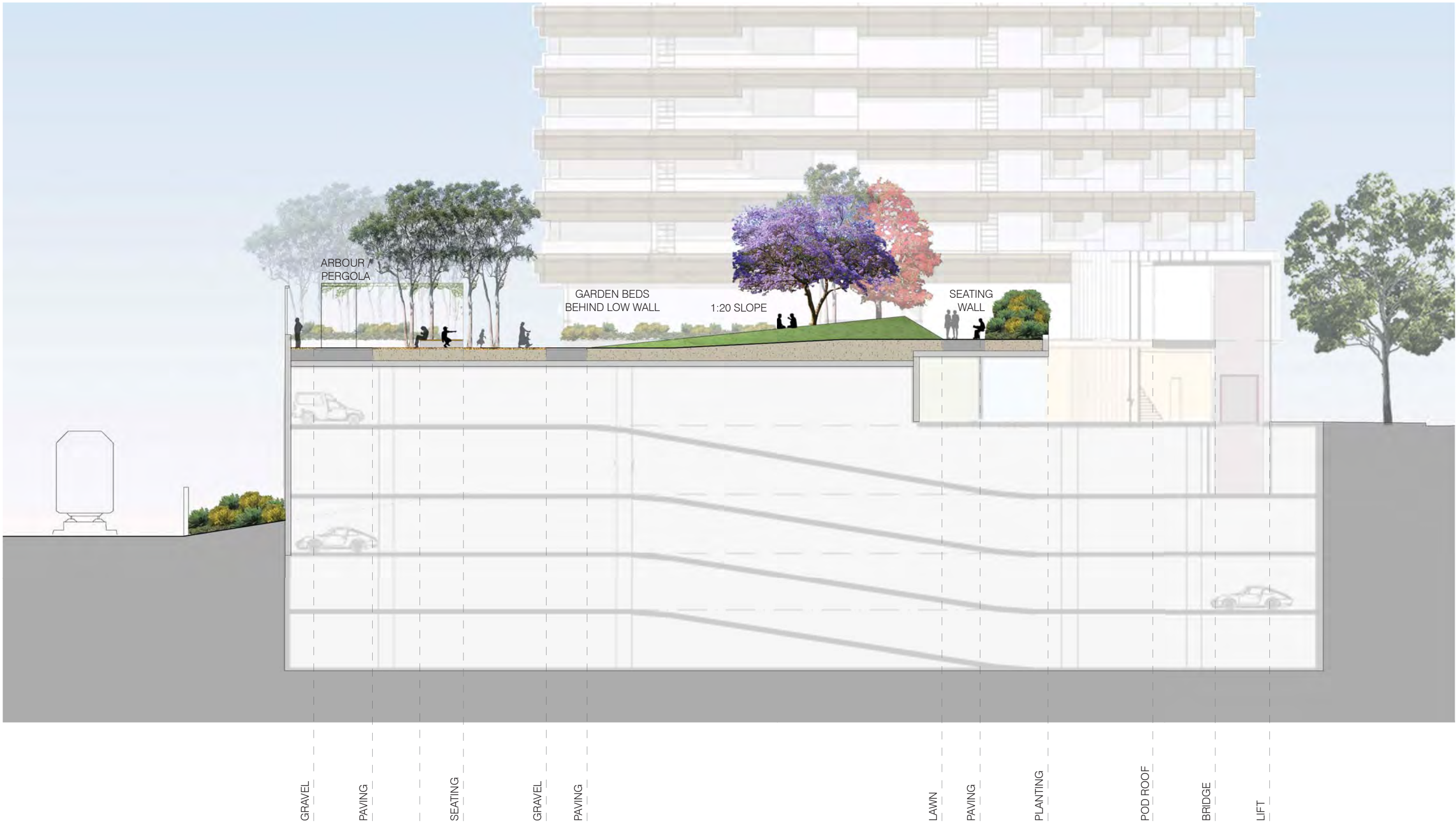
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For Information



- LEGEND
- ① SUBSTATION
  - ② GLASS BALUSTRADE
  - ③ BENCHES
  - ④ GATED ENTRIES AT GROUND LEVEL
  - ⑤ GRAVEL
  - ⑥ ARBOUR / PERGOLA
  - ⑦ CENTRAL GRAVEL
  - ⑧ CENTRAL LAWN
  - ⑨ STRUCTURE OVER GROUND LEVEL WALKWAY
  - ⑩ LILLY PILLY HEDGE
  - ⑪ LOW RETAINING WALL
  - ⑫ ACCESS TO COURTYARDS
  - ⑬ LUSH PLANTING
  - ⑭ PRIVATE WALKWAY AT GROUND LEVEL
  - ⑮ SITE BOUNDARY



Podium Garden Planting

TREES

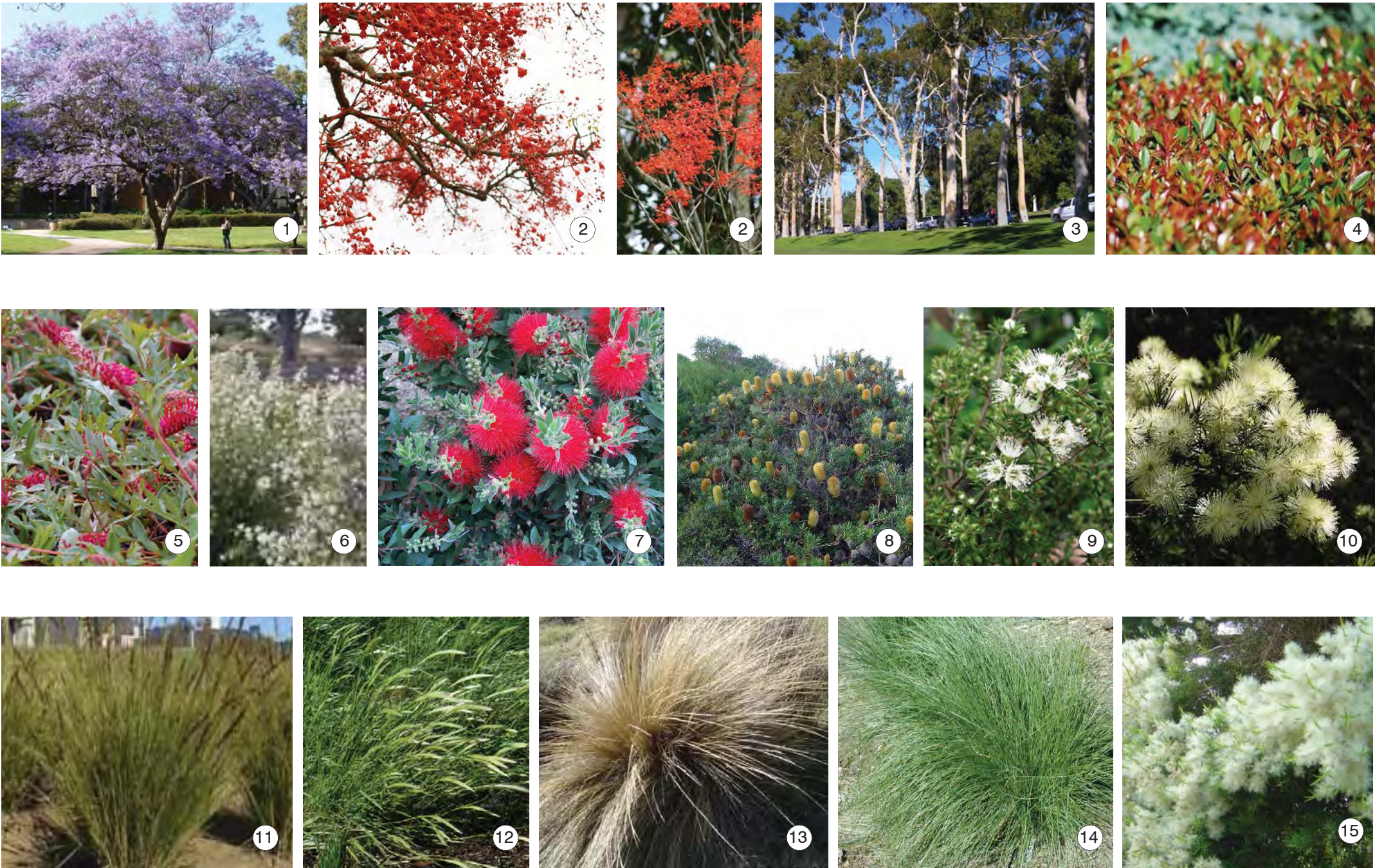
- ① *Jacaranda mimisifolia*
- ② *Brachychiton acerifolius* (Illawarra Flame Tree)
- ③ *Eucalyptus citriodora* (Lemon Scented Gum)
- ④ *Acmena smithii* (Lilly Pilly)

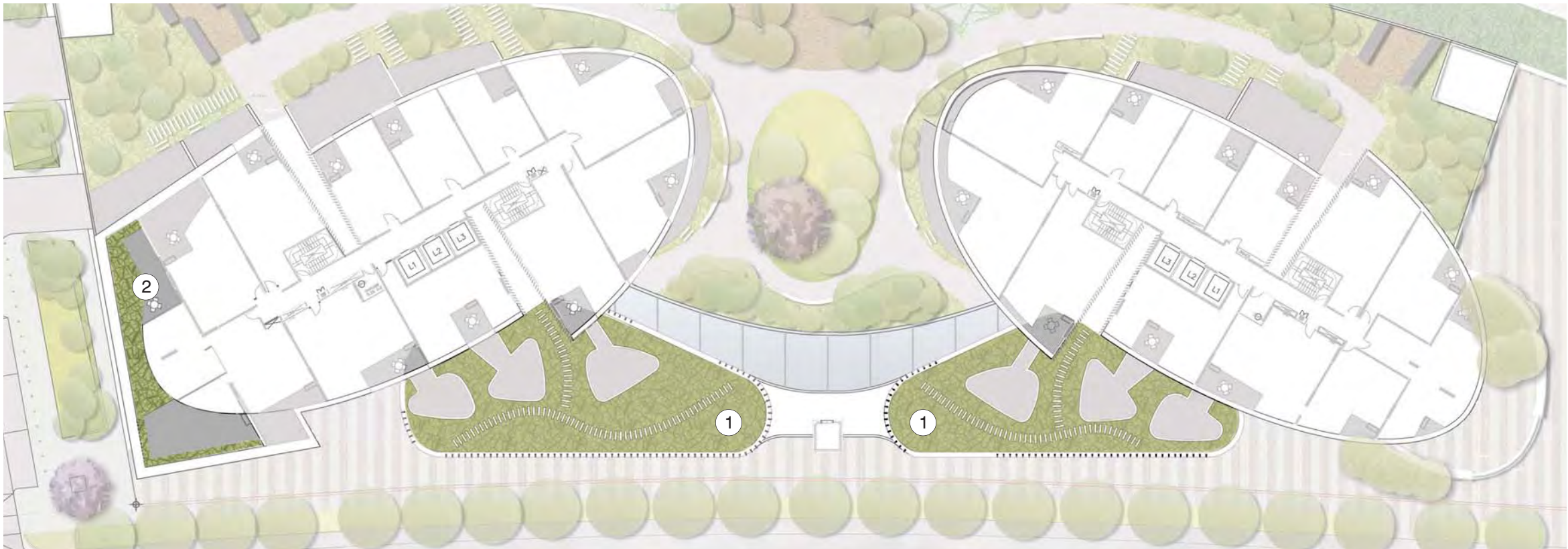
SHRUBS

- ⑤ *Grevillea gaudichaudii*
- ⑥ *Grevillea bitemata*
- ⑦ *Callistemon linearis* (Narrow-leaved Bottlebrush)
- ⑧ *Banksia marginata* (Silver Banksia)
- ⑨ *Kunzea ambigua* (White Kunzea)
- ⑩ *Melaleuca nodosa*

BUFFER PLANTING

- ⑪ *Carex appressa*
- ⑫ *Dichelachne crinita*
- ⑬ *Poa labillardieri* (Eskdale)
- ⑭ *Poa poiformis* (Courtney)
- ⑮ *Melaleuca linariifolia* (Narrow-leaved Paperbark)



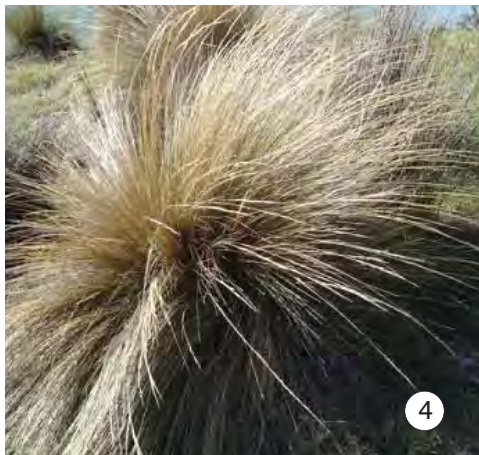


LEGEND TO PLAN

- 1 GREEN ROOF TO PODS AT LEVEL 2, MAINTENANCE ACCESS ONLY OUTSIDE PRIVATE COURTYARDS
- 2 PRIVATE COURTYARD GARDEN AT LEVEL 12, VEGETATION TO SCREEN VIEWS AND BUFFER WIND EFFECTS



3



4



4



5



5

Rooftop Planting

WIND/VISUAL BUFFER PLANTING ON LEVEL 12

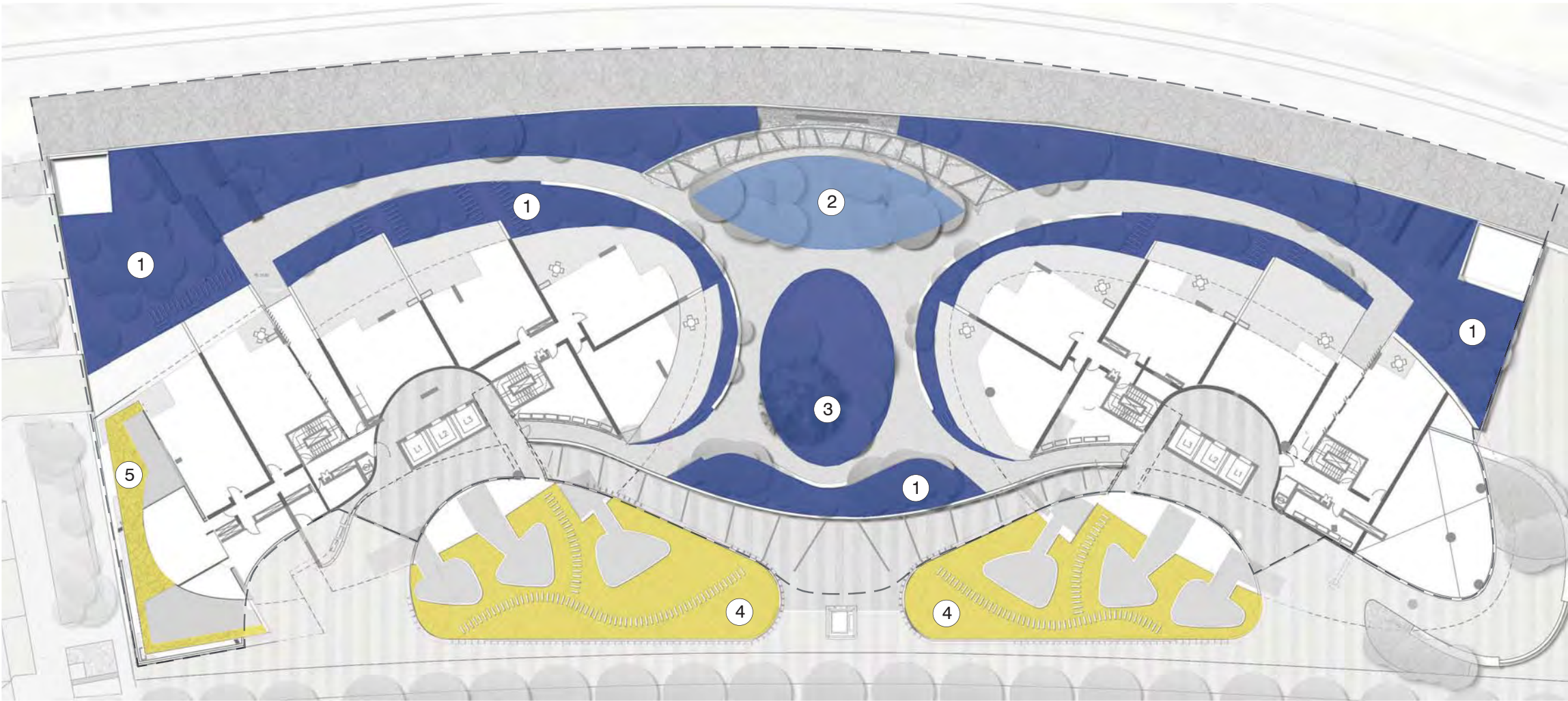
- 3 *Acmena smithii* (Lilly Pilly)

LOW MAINTENANCE PLANTING ON POD ROOFTOPS

- 4 *Poa poiformis* (Courtney)
- 5 *Dianella caerulea*



Soil Depths Above Ground Level



- LEGEND
- 1 SOIL DEPTH ON PODIUM OF 1M.
  - 2 SOIL DEPTH ON PODIUM OF 0.8M.
  - 3 AVERAGE SOIL DEPTH OF 1 METRE (DEPTH VARIES BETWEEN 0.8 AND 1.2M).
  - 4 SOIL DEPTH ON POD ROOF OF 0.6M.
  - 5 SOIL DEPTH ON LEVEL 12 PRIVATE GARDEN OF 0.6M.

SOIL DEPTH AREAS AND VOLUME CALCULATION

|                              |                                |                                       |
|------------------------------|--------------------------------|---------------------------------------|
| Areas of 1metre soil depth   | area, 1345m <sup>2</sup>       | soil volume, 1345m <sup>3</sup>       |
| Areas of 0.8metre soil depth | area, 162m <sup>2</sup>        | soil volume, 130m <sup>3</sup>        |
| Areas of 0.6metre soil depth | area, 615m <sup>2</sup>        | soil volume, 377m <sup>3</sup>        |
| Combined area of planting    | total area, 2122m <sup>2</sup> | total soil volume, 1852m <sup>3</sup> |