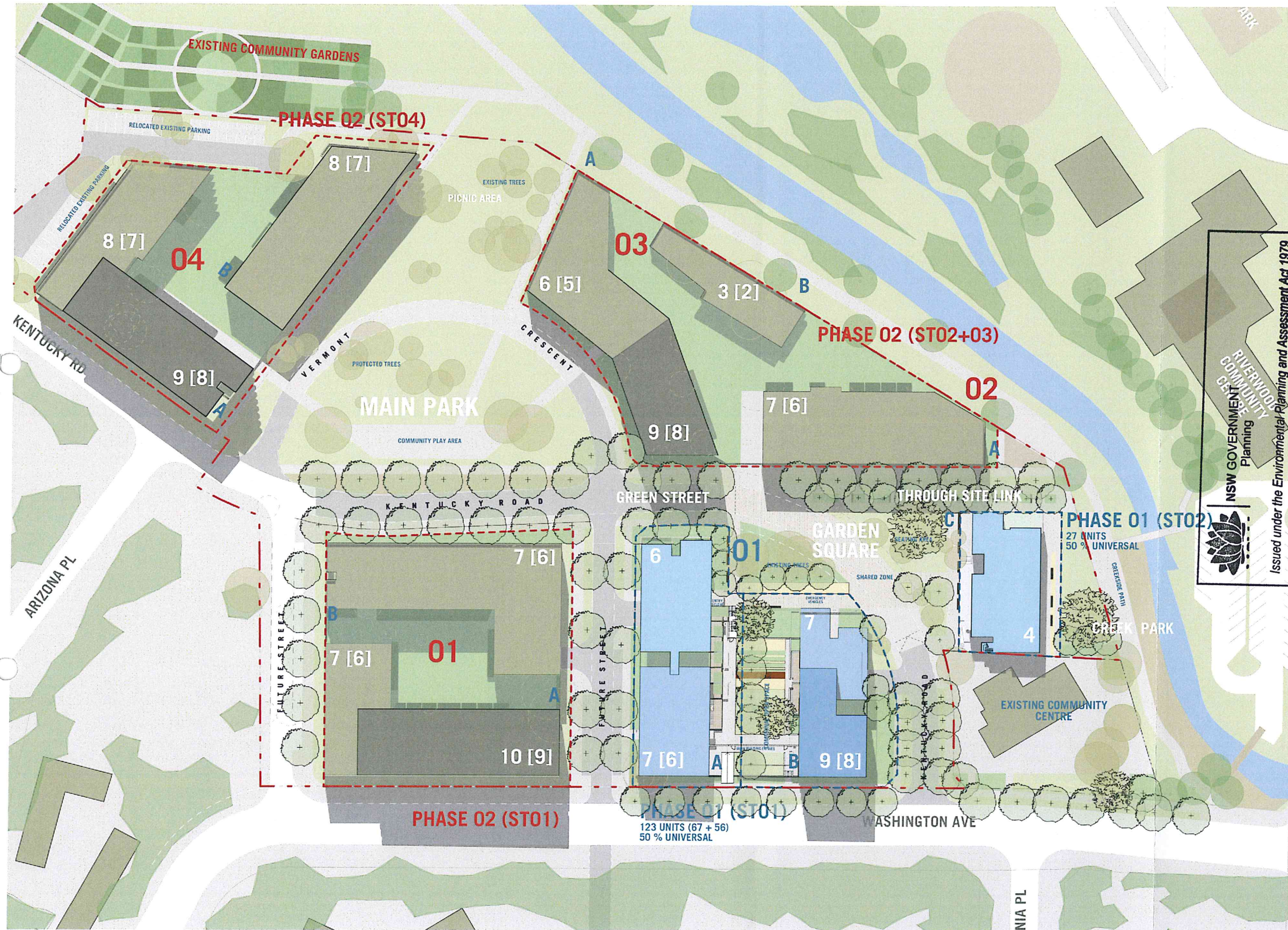





NSW GOVERNMENT
 COMMUNITY
 Planning
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Approved Application No. **MP 10 0181**
 granted on the **22 NOVEMBER 2011**
 Signed *[Signature]*
 Sheet No. **1** of **31**

Residential floors
 shown in brackets
 Refer to building
 envelope diagrams
 for further details

CLIENT
Payce Communities
 Level 37, Chifley Tower
 2 Chifley Square
 Sydney, NSW, 2000

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PROJECT TITLE
RIVERWOOD NORTH RESIDENTIAL RENEWAL
 Washington Avenue & Kentucky Road, Riverwood
 DRAWING TITLE
Site Plan_Roof Plan

Rev.	Date	Approved by	Revision Notes
1	01/08/11	SC	PPR Issue
SCALE	JOB No.	DRAWN	DATE
1:500 (A1, 50% @ A3)	09033	J.R. SC. AC. J.M.	2011
SERIES	CHG No.	REV	
Project Application	PA103	D	

TURNER + ASSOCIATES



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granted on the **22 NOVEMBER 2011**

Signed **[Signature]**

Sheet No. **2** of **31**

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CLIENT: Payce Communities
Level 37, Chifley Tower
2 Chifley Square
Sydney, NSW, 2000

DLCS Quality Endorsed Company ISO 9001:2008
Licence Number 8168



PROJECT TITLE
RIVERWOOD NORTH RESIDENTIAL RENEWAL
Washington Avenue & Kentucky Road, Riverwood

DRAWING TITLE
Lower Ground Floor Plan
Plans

Rev.	Date	Approved by	Revision Notes
E	31/08/11	SC	Amended Water Tank - Bldg C
SCALE	1:250 @ A1, 50% @ A3	JOB NO.	09033
STATUS	Project Application	DWG NO.	PA110
REV	E		

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Planning

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granted on the 27 NOVEMBER 2011

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CLIENT
Payce Communities
Level 37, Chifley Tower
2 Chifley Square
Sydney, NSW, 2000



PROJECT TITLE
RIVERWOOD NORTH RESIDENTIAL RENEWAL
Washington Avenue & Kentucky Road, Riverwood

DRAWING TITLE
Ground Floor Plan
Plans

Rev.	Date	Approved by	Revision Notes
F	20/09/11	SC	Amended Bg.03, B1.04, B2.04, etc.
SCALE	1:250 @ A1, 50% @ A3	JOB No.	09033
STATUS	Project Application	DWG No.	PA111
DRW	JR, SC, AC, JM	REV	F
TURNER + ASSOCIATES			
L1 410 Crown Street Surry Hills NSW 2010 Australia t +61 2 8668 0000 f +61 2 8668 0088			

KENTUCKY ROAD

NEW STREET

WASHINGTON AVE

02

01

EXISTING
COMMUNITY CENTER



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granted on the **22 NOVEMBER 2011**

Signed *[Signature]*

Sheet No. **4** of **31**

KENTUCKY ROAD

NEW STREET

WASHINGTON AVE

02

01

EXISTING
COMMUNITY CENTER



NSW GOVERNMENT
Planning

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granted on the **22 NOVEMBER 2011**

Signed **[Signature]**

Sheet No. **5** of **31**

Notified Architect Nicholas Turner 6885
AS/NZS 1562:2001 911

DACS Quality Control Company ISO 9001:2008
Licence Number 4188

CLIENT
Payce Communities
Level 37, Chifley Tower
2 Chifley Square
Sydney, NSW, 2000

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Human Services
Housing NSW

PROJECT TITLE
RIVERWOOD NORTH RESIDENTIAL RENEWAL
Washington Avenue & Kentucky Road, Riverwood
DRAWING TITLE
Level 02_Plan
Plans

F 20/09/11 SC Amended Bg.03, B1.04, B2.04, etc.

Rev. Date Approved by Revision Notes

SCALE 1:250@A1, 50%@A3 JOB No. 09033 DRAWN J.R., S.C., A.C., J.M.

STATUS Project Application DWG No. PA113 REV F

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KENTUCKY ROAD

NEW STREET

WASHINGTON AVE



NSW GOVERNMENT
Planning

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Approved Application No. **MP 10-0181**

granted on the **22 NOVEMBER 2011**

Signed *[Signature]*

Sheet No. **6** of **31**

CLIENT
Payce Communities
Level 37, Chifley Tower
2 Chifley Square
Sydney, NSW, 2000

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PROJECT TITLE
RIVERWOOD NORTH RESIDENTIAL RENEWAL
Washington Avenue & Kentucky Road, Riverwood

DRAWING TITLE
Level 03_Plan

Plans

Rev.	Date	Approved by	Revision Notes
F	20/09/11	SC	Amended Bg.03, B1.04, B2.04, etc.
SCALE	1:250@A1, 50%@A3	JOB No.	09033
STATUS	Project Application	DWG No.	PA114
TURNER + ASSOCIATES	L1 410 Crown Street Surry Hills NSW 2010 Australia t +61 2 8668 0000 f +61 2 8668 0088	DRAWN	JR, SC, AC, JM
		REV	F

KENTUCKY ROAD

NEW STREET

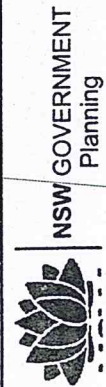
WASHINGTON AVE

02

01

ROOF BELOW

EXISTING
COMMUNITY CENTER



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Approved Application No. **MP10-081**

granted on the **22 NOVEMBER 2011**

Signed **M. G. J.**

Sheet No. **7** of **31**

Notwithstanding to whomsoever the property of the State of New South Wales is transferred, the State shall remain the owner of the property of the State of New South Wales.

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2 Chifley Square
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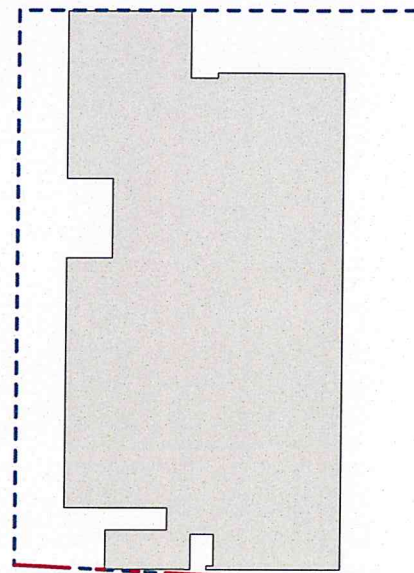
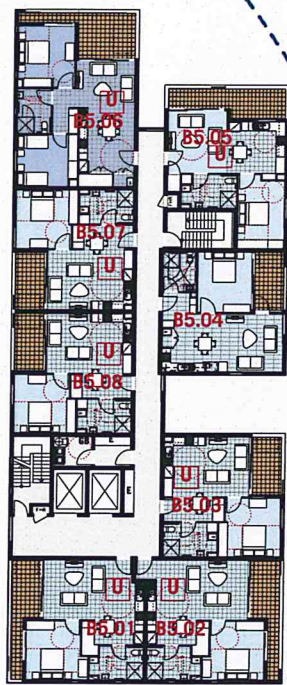
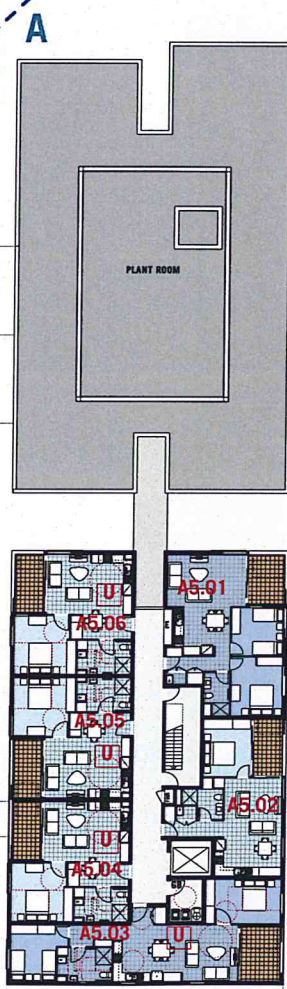
PROJECT TITLE
RIVERWOOD NORTH RESIDENTIAL RENEWAL
Washington Avenue & Kentucky Road, Riverwood
DRAWING TITLE
Level 04 Plan
Plans

Rev.	Date	Approved by	Revision Notes
F	20/09/11	SC	Amended Bg.03, B1.04, B2.04, etc.
SCALE	1:250 @ A1, 50% @ A3	XREF No.	09033
STATUS	Project Application	DWG No.	PA115
REV	F	REV	F
TURNER + ASSOCIATES			
L1 410 Crown Street Surry Hills NSW 2010 Australia			
T +61 2 8668 0000 F +61 2 8668 0088			

KENTUCKY ROAD

NEW STREET

WASHINGTON AVE



NSW GOVERNMENT
Planning

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granted on the **22 November 2011**

Signed **[Signature]**

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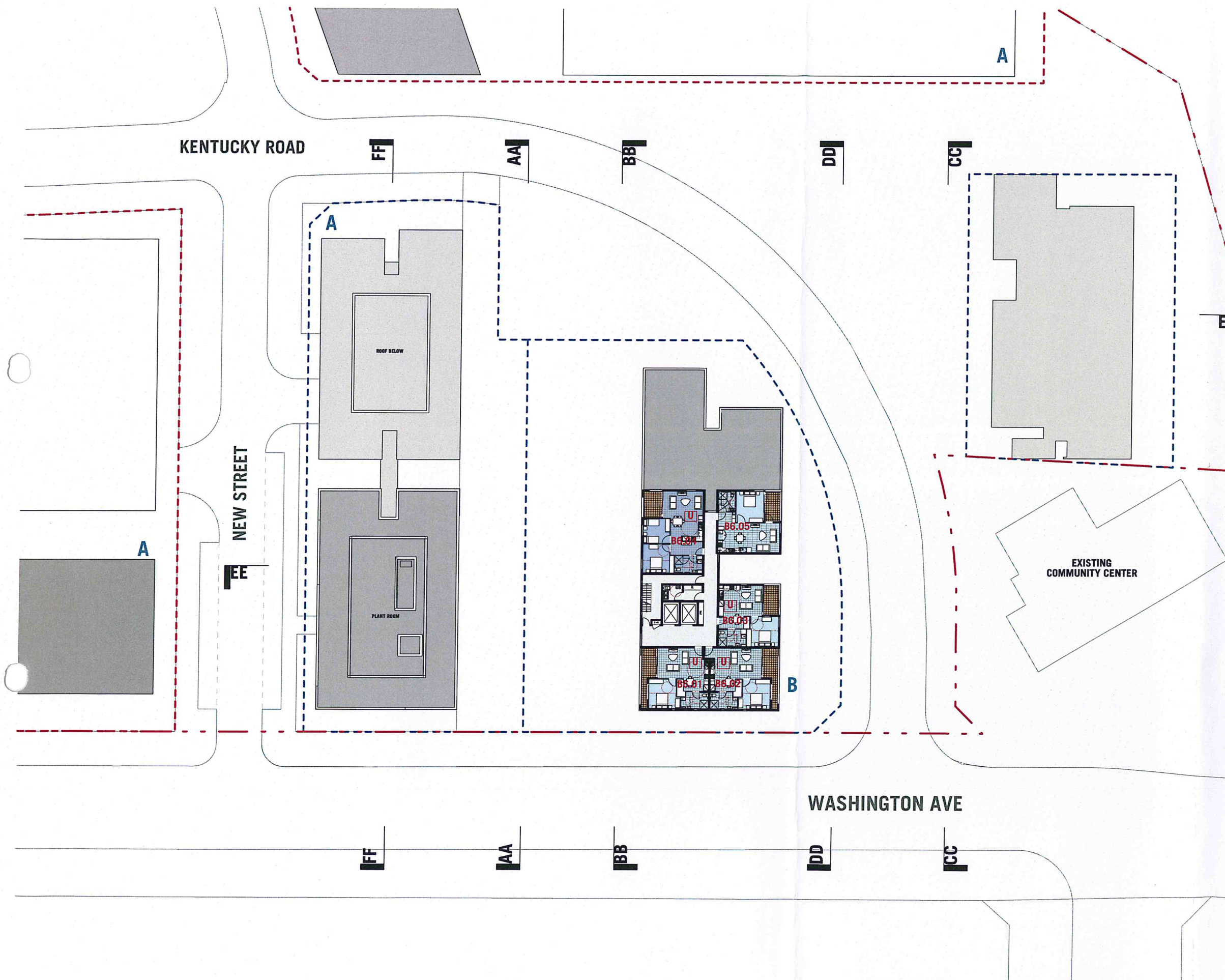
CLIENT
Payce Communities
Level 37, Chifley Tower
2 Chifley Square
Sydney, NSW, 2000



PROJECT TITLE
RIVERWOOD NORTH RESIDENTIAL RENEWAL
Washington Avenue & Kentucky Road, Riverwood

DRAWING TITLE
Level 05_Plan
Plans

Rev.	Date	Approved by	Revision Notes
F	20/09/11	SC	Amended Bg.03, B1.04, B2.04, etc.
SCALE	1:250 @ A1, 50% @ A3	JOB No.	09033
STATUS	Project Application	DWG No.	PA116
DRW	JR, SC, AC, JM	REV	F
TURNER + ASSOCIATES			
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granted on the **22 NOVEMBER 2011**

Signed **MAJ**

Sheet No. **9** of **31**

Non-Residential Architect Nicholas Turner 8885
 Admin 88 084 911
 DCS Quality Lodgement Company ISO 9001:2008
 Licence Number 4188

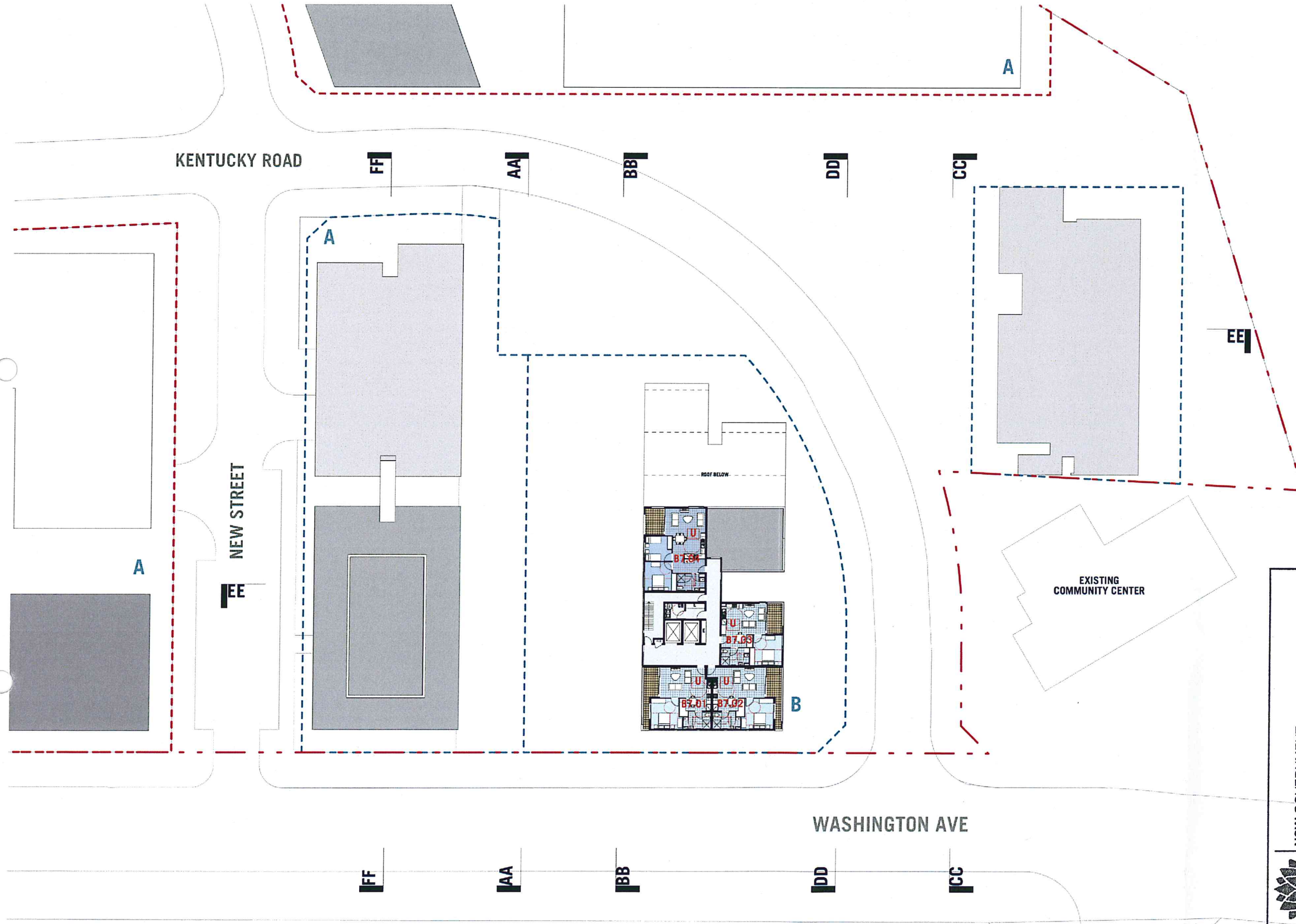
Payce Communities
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PROJECT TITLE
RIVERWOOD NORTH RESIDENTIAL RENEWAL
 Washington Avenue & Kentucky Road, Riverwood
 DRAWING TITLE
Level 06_Plan
 Plans

Rev.	Date	Approved by	Revision Notes
F	20/09/11	SC	Amended Bg.03, B1.04, B2.04, etc.
SCALE	1:250@A1, 50%@A3	JOB NO.	09033
STATUS	Project Application	DWG NO.	PA117
DRAWN	JR, SC, AC, JM	REV	F
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granted on the **22 NOVEMBER 2014**

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Sheet No. **10** of **31**

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Sydney, NSW, 2000

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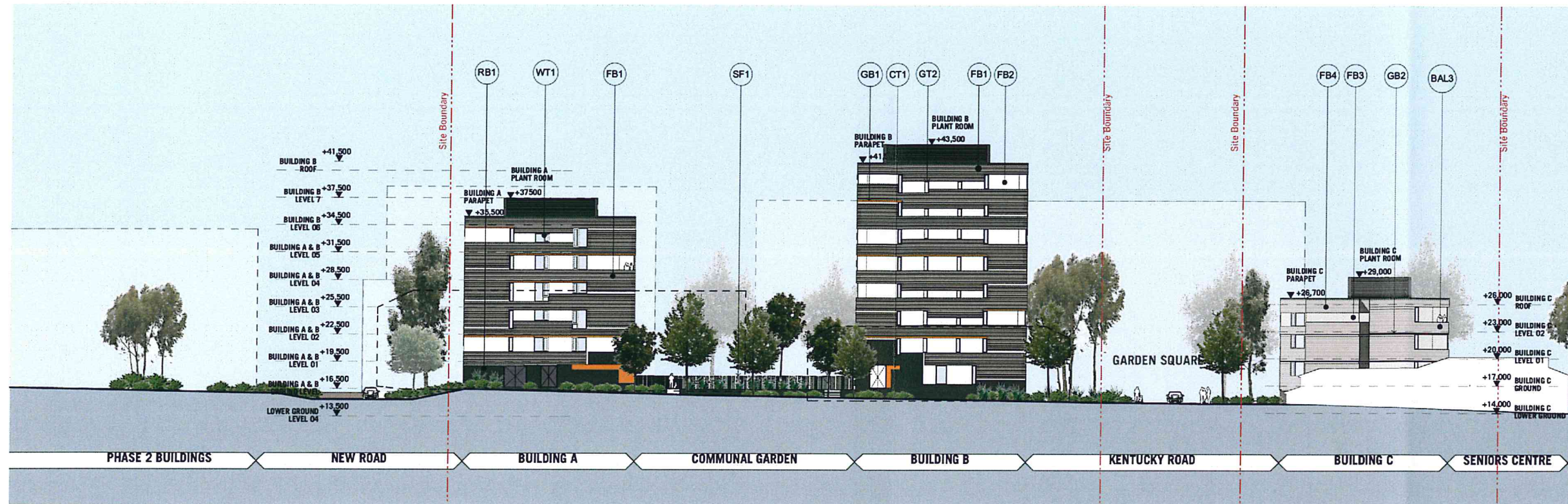


PROJECT TITLE
RIVERWOOD NORTH RESIDENTIAL RENEWAL
Washington Avenue & Kentucky Road, Riverwood

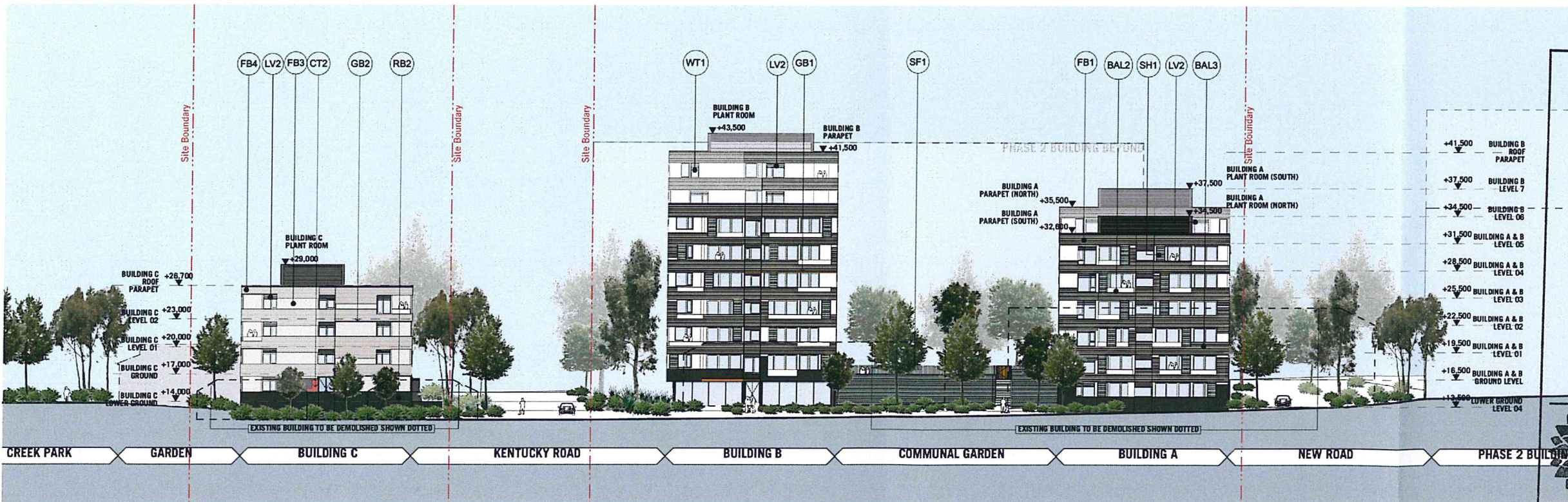
DRAWING TITLE
Level 07_Plan

Rev.	Date	Approved by	Revision Notes
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100	01/08/11	SC	PPR Issue

TURNER + ASSOCIATES



SOUTH ELEVATION



NORTH ELEVATION

MATERIALS + FINISHES LEGEND

BAL1 Aluminium framed balustrades with white translucent glass infill
BAL2 Part face brick balustrade with framed white translucent glass above
BAL3 Face brick balustrade only
COL1 Rectangular rendered column. Painted finish.
GT1 Glazed ceramic feature tile - colour 1, 2, etc

FB1 Face Brick - PEH Blue Steel Flash or equivalent, approved brick
FB2 Face Brick - Austral Colourbrick 'White' or equivalent, approved brick
FB3 Face Brick - Austral Colourbrick 'Olive' or equivalent, approved brick
FB4 Face Brick - Boral Bricks Gertrudis Brown or equivalent approved brick
GB1 Glazed Brick - Euroa Clay Products - 'Tangerine' or equivalent, approved brick
GB2 Glazed Brick - Euroa Clay Products - 'Toffee Apple' or equivalent approved brick

GT1 Glass Type 1 - clear glazing
GT2 Glass type 2 - white opaque glazing
LV1 Metal louvers to plant, fire stairs and car park.
LV2 Black powdercoated finish to match adjacent painted render finish
LV3 Aluminium louvers - white powdercoat finish
PS1 Painted soffit. Feature colour.

PSC1 Three quarter-height obscure privacy screens between balconies
RB1 Rendered brick - paint finish
SF1 Folded steel fence / gate - dark grey finish with warm highlight colour
SH1 Aluminium louvre shutter - white powdercoat finish
WT1 Aluminium framed window/door system. Clear glass.

THERMAL SPECIFICATION

Refer to WINDTECH report WA985-10F01 (rev0) BASIX Certification Number: Buildings A,B,C: 389552M_02
External Walls: Brick cavity, lined. Insulation
Internal Walls: Plasterboard
Party Walls: Cavity Panel wider than 70mm
Windows: Single glazed, clear.
Roof: Concrete. Insulation
Ceilings: Plasterboard
Floors: Concrete with Tiles/Carpet

NSW GOVERNMENT
Planning

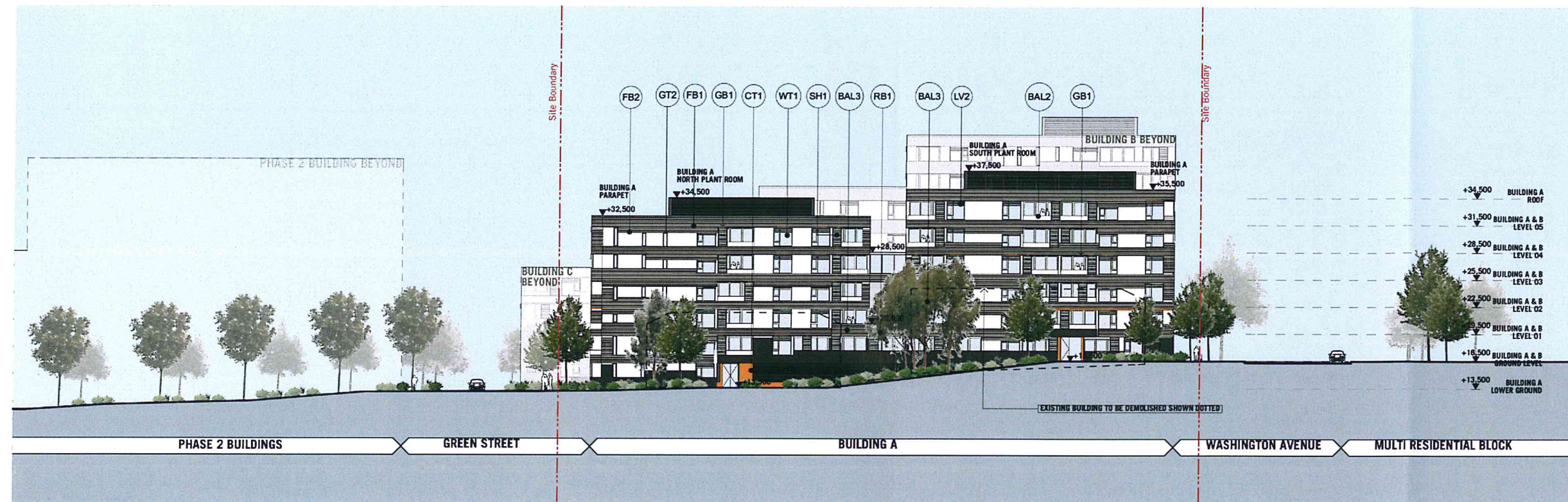
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Approved Application No. **MP 10_0181**

granted on the **22 NOVEMBER 2011**

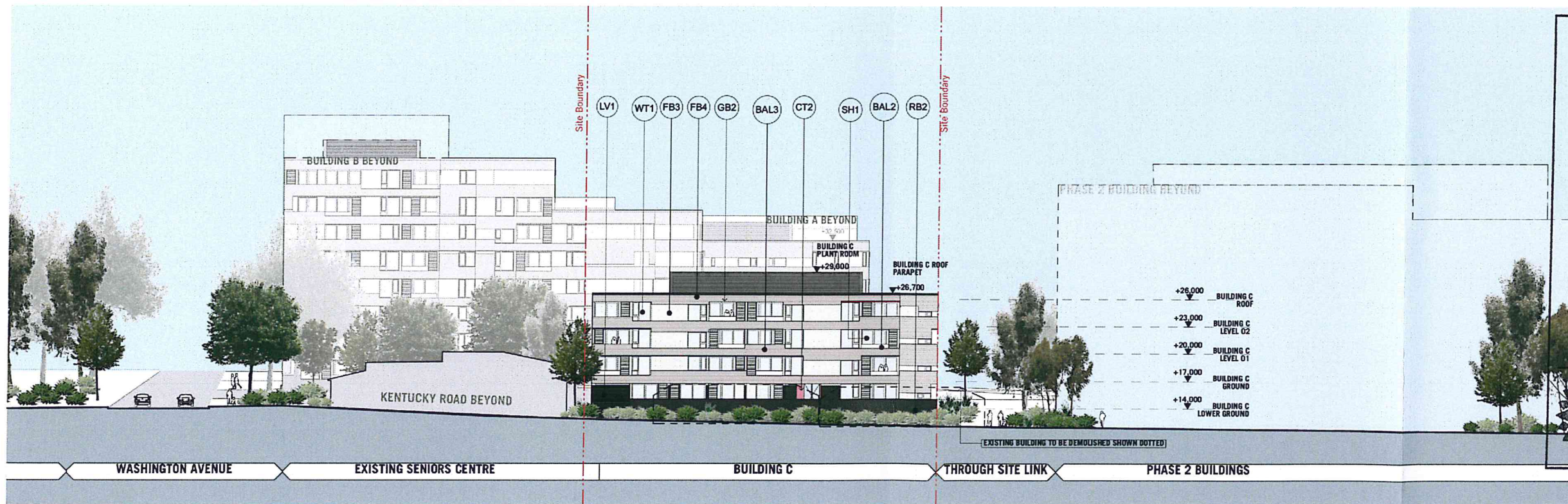
Signed *[Signature]*

Sheet No. **11** of **31**



WEST ELEVATION

KEY PLAN - WEST ELEVATION



EAST ELEVATION

KEY PLAN - EAST ELEVATION

MATERIALS + FINISHES LEGEND

BAL1 Aluminium framed balustrades with white translucent glass infill
BAL2 Part face brick balustrade with framed white translucent glass above
BAL3 Face brick balustrade only
COL1 Rectangular rendered column. Painted finish.
CT1a Glazed ceramic feature tile - colour 1, 2, etc

FB1 Face Brick - PSH Blue Steel Flash or equivalent, approved brick
FB2 Face Brick - Austral Colourbrick 'White' or equivalent, approved brick
FB3 Face Brick - Austral Colourbrick 'Olive' or equivalent, approved brick
FB4 Face Brick - Boral Bricks Gertrudis Brown or equivalent approved brick
GB1 Glazed Brick - Euroa Clay Products - 'Tangerine' or equivalent, approved brick
GB2 Glazed Brick - Euroa Clay Products - 'Toffee Apple' or equivalent approved brick

GT1 Glass Type 1 - clear glazing
GT2 Glass type 2 - white opaque glazing
LV1 Metal louvers to plant, fire stairs and car park.
Black powdercoated finish to match adjacent painted render finish
LV2 Aluminium louvers - white powdercoat finish
PS1 Painted soffit. Feature colour.

PSC1 Three quarter-height obscure privacy screens between balconies
RB1 Rendered brick - paint finish
SF1 Folded steel fence / gate - dark grey finish with warm highlight colour
SH1 Aluminium louvre shutter - white powdercoat finish
WT1 Aluminium framed window/door system. Clear glass.

THERMAL SPECIFICATION

Refer to WINDTECH report WA985-10F01(rev0) BASIX Certification Number:
External Walls: Brick cavity, lined. Insulation Buildings A,B&C: 3B9552M_02
Internal Walls: Plasterboard
Party Walls: Cavity Panel wider than 70mm
Windows: Single glazed, clear.
Roof: Concrete. Insulation
Ceilings: Plasterboard
Floors: Concrete with Tiles/Carpet

NSW GOVERNMENT
Planning

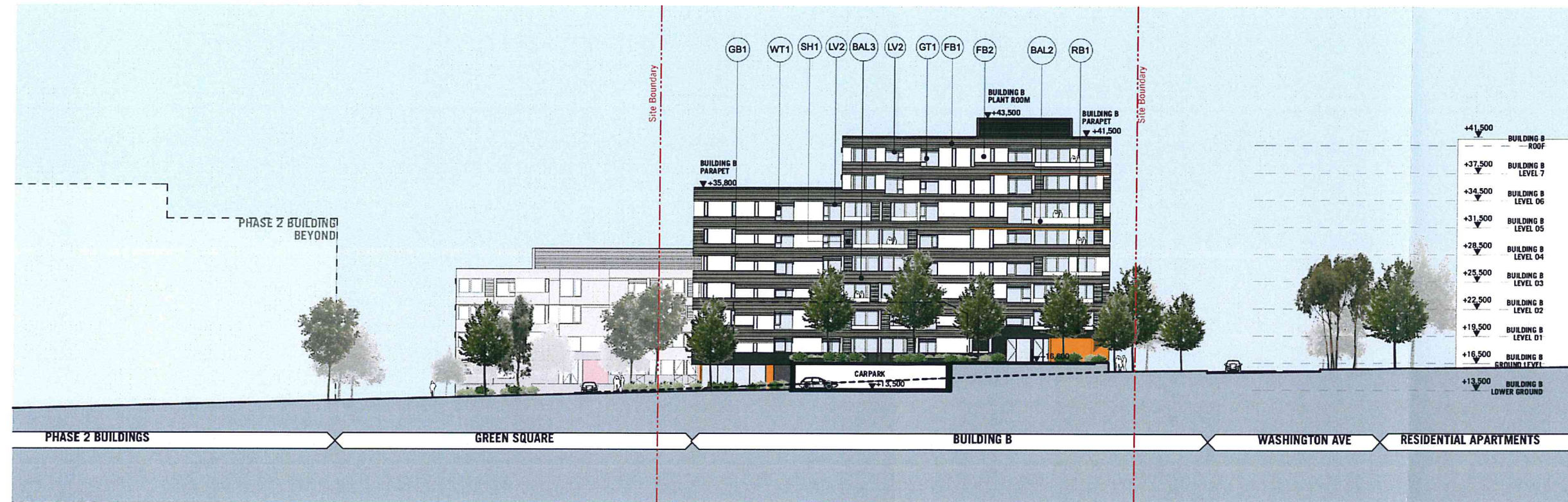
Issued under the Environmental Planning and Assessment Act 1979

Approved Application No. **MP 10-0181**

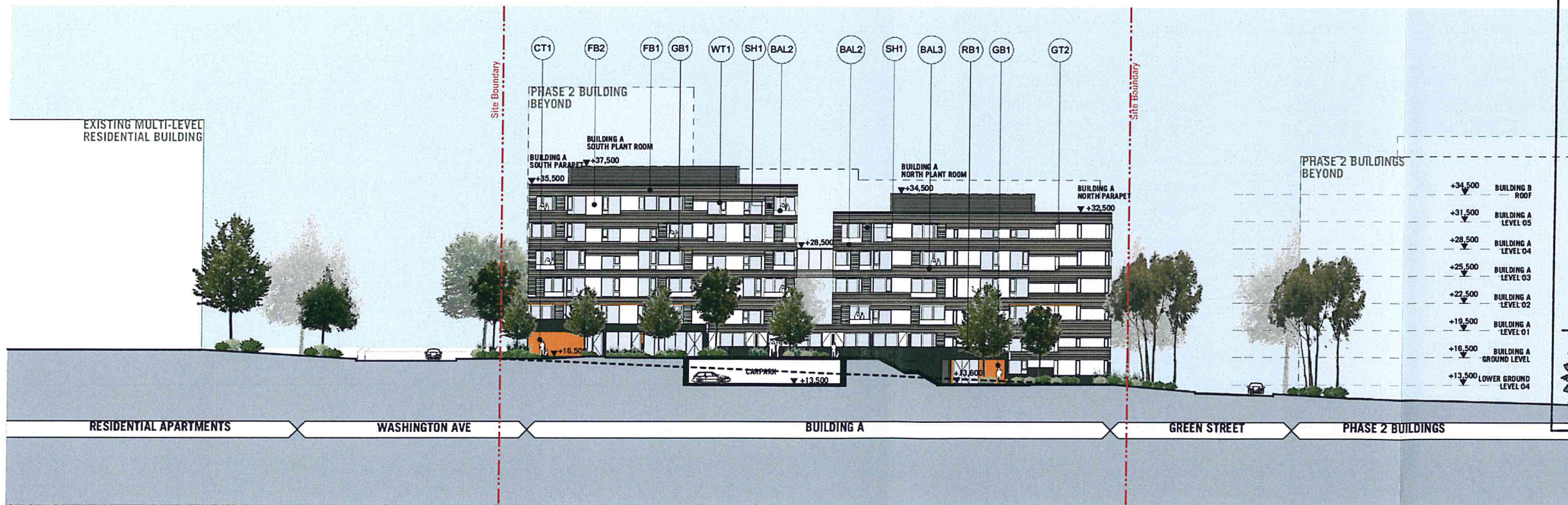
granted on the **22 NOVEMBER 2011**

Signed **M. G. G.**

Sheet No. **12** of **31**



SECTION B-B



SECTION A-A

MATERIALS + FINISHES LEGEND

BAL1 Aluminium framed balustrades with white translucent glass infill
BAL2 Part face brick balustrade with framed white translucent glass above
BAL3 Face brick balustrade only
COL1 Rectangular rendered column. Painted finish.
CT1 Glazed ceramic feature tile - colour 1, 2, etc

FB1 Face Brick - PGH Blue Steel Flash or equivalent, approved brick
FB2 Face Brick - Austral Colourbrick 'White' or equivalent, approved brick
FB3 Face Brick - Austral Colourbrick 'Olive' or equivalent, approved brick
FB4 Face Brick - Bowral Bricks Gertrudis Brown or equivalent approved brick
GB1 Glazed Brick - Euroa Clay Products - 'Tangerine' or equivalent, approved brick
GB2 Glazed Brick - Euroa Clay Products - 'Toffee Apple' or equivalent approved brick

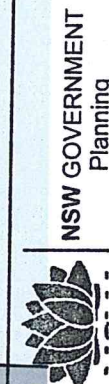
GT1 Glass Type 1 - clear glazing
GT2 Glass type 2 - white opaque glazing
LV1 Metal louvers to plant, fire stairs and car park.
LV2 Black powdercoated finish to match adjacent painted render finish
PS1 Aluminium louvers - white powdercoat finish
PS2 Painted soffit. Feature colour.

PSC1 Three quarter-height obscure privacy screens between balconies
RB1 Rendered brick - paint finish
SF1 Folded steel fence / gate - dark grey finish with warm highlight colour
SH1 Aluminium louvre shutter - white powdercoat finish
WT1 Aluminium framed window/door system. Clear glass.

THERMAL SPECIFICATION

Refer to WINDTECH report WA985-10F01(rev0)
External Walls: Brick cavity, lined. Insulation
Internal Walls: Plasterboard
Party Walls: Cavity Panel wider than 70mm
Windows: Single glazed, clear.
Roof: Concrete. Insulation
Floors: Concrete with Tiles/Carpet

BASIX Certification Number:
Buildings A,B&C: 389552M_02



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Approved Application No. **MP 10-0181**

granted on the **22 NOVEMBER 2011**

Signed **[Signature]**

Sheet No. **13** of **31**

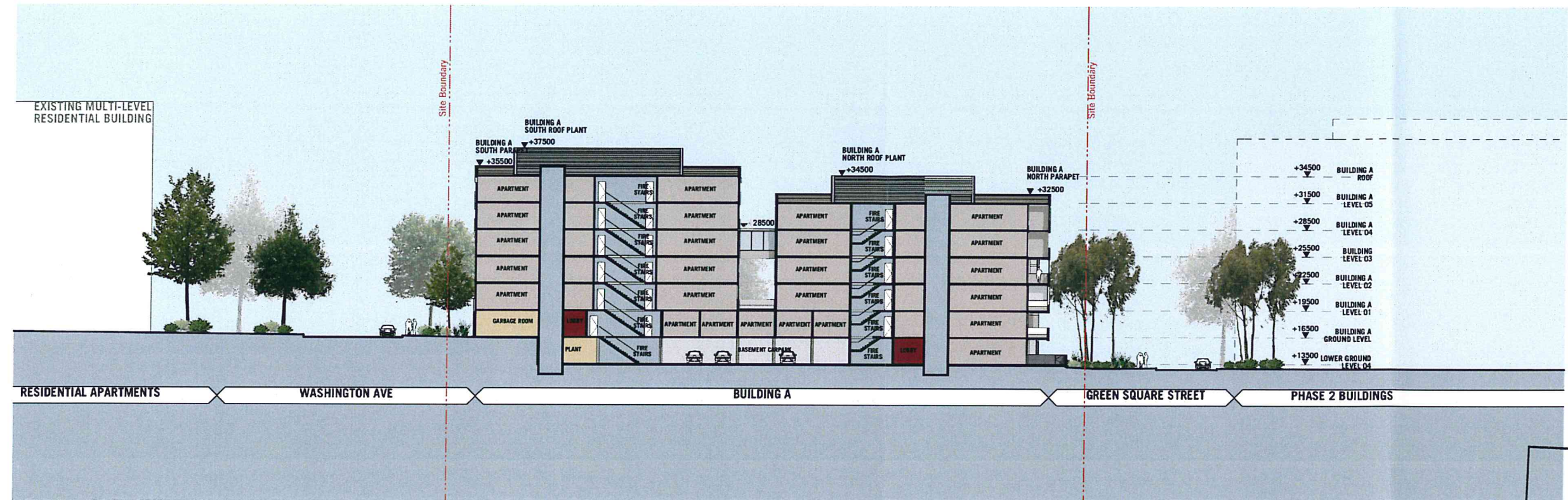
Client: Payce Communities
Level 37, Chifley Tower
2 Chifley Square
Sydney, NSW, 2000



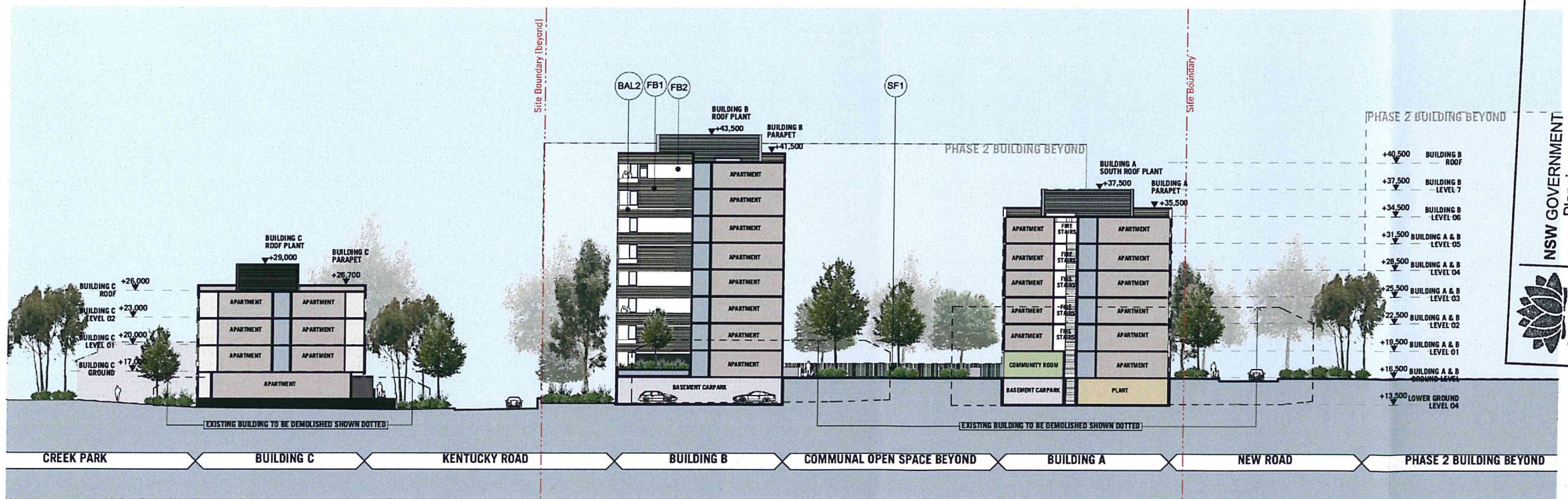
PROJECT TITLE
RIVERWOOD NORTH RESIDENTIAL RENEWAL
Washington Avenue & Kentucky Road, Riverwood
DRAWING TITLE
Sections [AA_Building A] & [BB_Building B]

Rev.	Date	Approved by	Revision Notes
01/08/11	SC	PPR Issue	
1:250 (A1, 50% @ A3)	09033	JR, SC, AC, JM	
Project Application	PA300	REV	D

TURNER + ASSOCIATES



SECTION F-F



SECTION E-E

MATERIALS + FINISHES LEGEND

BAL1 Aluminium framed balustrades with white translucent glass infill
BAL2 Part face brick balustrade with framed white translucent glass above
BAL3 Face brick balustrade only
COL1 Rectangular rendered column. Painted finish.
CT11 Glazed ceramic feature tile - colour 1, 2, etc.

FB1 Face Brick - PGH Blue Steel Flash or equivalent, approved brick
FB2 Face Brick - Austral Colourbrick 'White' or equivalent, approved brick
FB3 Face Brick - Austral Colourbrick 'Olive' or equivalent, approved brick
FB4 Face Brick - Bowral Bricks Gortrudis Brown or equivalent approved brick
GB1 Glazed Brick - Euroa Clay Products - 'Tangerine' or equivalent, approved brick
GB2 Glazed Brick - Euroa Clay Products - 'Toffee Apple' or equivalent approved brick

GT1 Glass Type 1 - clear glazing
GT2 Glass type 2 - white opaque glazing
LV1 Metal louvers to plant, fire stairs and car park.
LV2 Black powdercoated finish to match adjacent painted render finish
LY2 Aluminium louvers - white powdercoat finish
PS1 Painted soffit. Feature colour.

PSC1 Three quarter-height obscure privacy screens between balconies
RB1 Rendered brick - paint finish
SF1 Folded steel fence / gate - dark grey finish with warm highlight colour
SH1 Aluminium louvre shutter - white powdercoat finish
WT1 Aluminium framed window/door system. Clear glass.

THERMAL SPECIFICATION

Refer to WINDTECH report WA985-10F01 (rev0)
External Walls: Brick cavity, lined, insulation
Internal Walls: Plasterboard
Party Walls: Cavity Panel under 70mm
Windows: Single glazed, clear.
Roof: Concrete, insulation
Ceilings: Plasterboard
Floors: Concrete with Tiles/Carpet

BASIX Certification Number:
Buildings A,B&C: 389552M_02



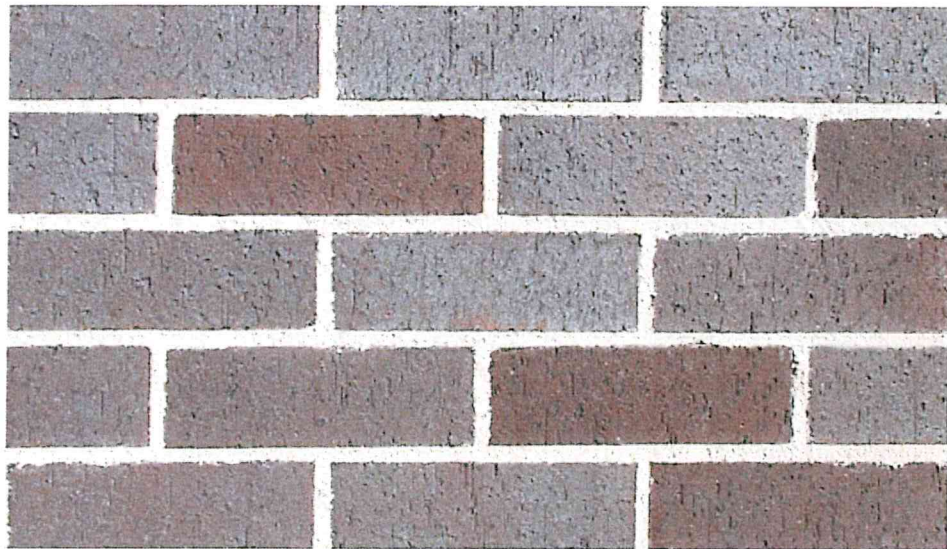
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Approved Application No. MP 10-0181

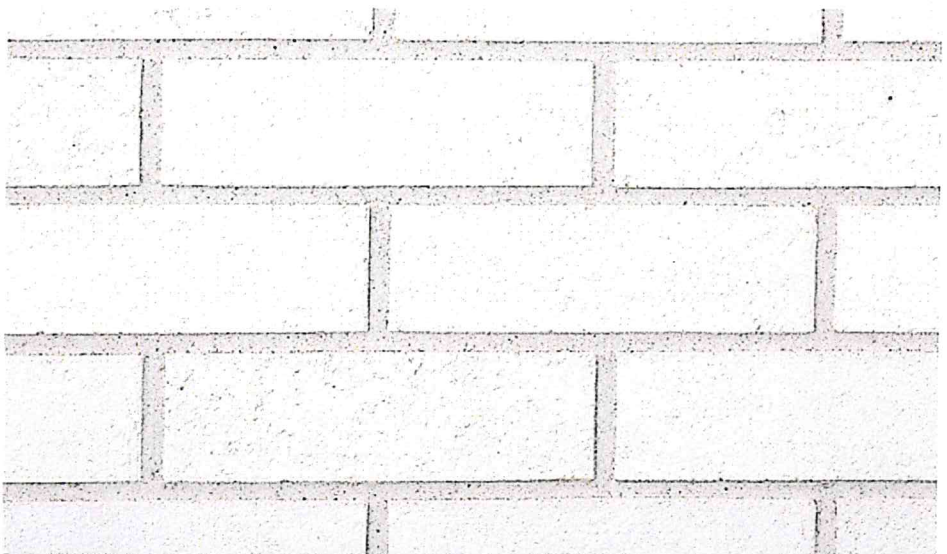
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FB1 - FACE BRICK TYPE 01 - PGH BLUE STEEL FLASH OR EQUIVALENT



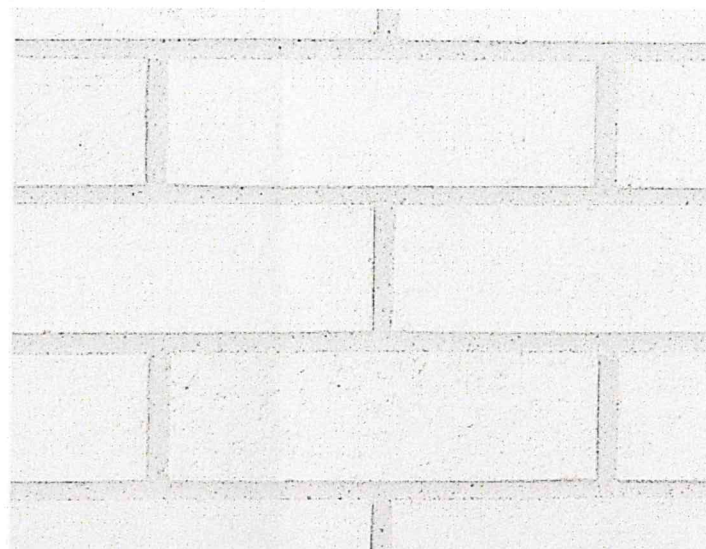
FB2 - FACE BRICK TYPE 02 - AUSTRAL COLOURBRICK 'WHITE' OR EQUIVALENT
PAINT - RESENE 'ALABASTER' N96-006-099



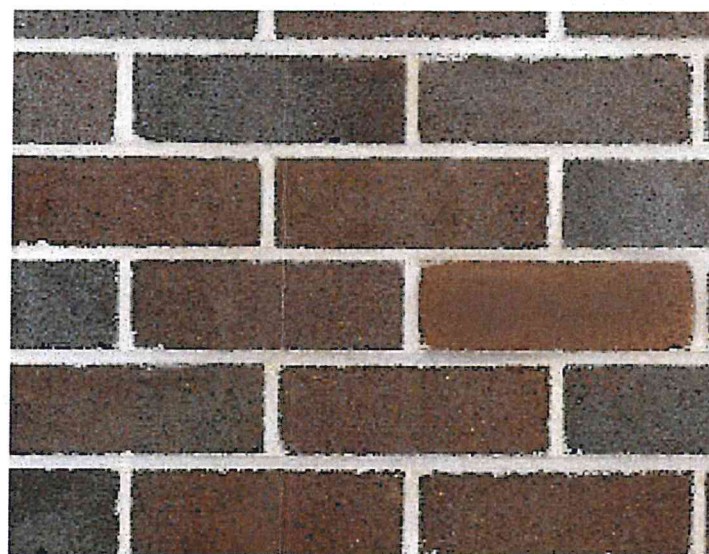
RB1 - RENDERED BRICK WITH BLACK PAINT FINISH
RESENE 'COSMONAUT' N27-007-048 OR EQUIVALENT



RB2 - RENDERED BRICK WITH BLACK PAINT FINISH
RESENE 'DOUBLE REVOLVER' V30-010-291 OR EQUIVALENT



FB3 - FACE BRICK TYPE 03 - AUSTRAL COLOURBRICK 'OLIVE' OR EQUIVALENT
PAINT - RESENE 'HALF HILLARY' 672-34-091



FB4 - FACE BRICK TYPE 04 - AUSTRAL GERTRUDIS BROWN OR EQUIVALENT



GB1 - GLAZED BRICK TYPE 1 - EUROA CLAY PRODUCTS - 'TANGERINE' OR EQUIVALENT



GB2 - GLAZED BRICK TYPE 2 - EUROA CLAY PRODUCTS - 'TOFFEE APPLE' OR EQUIVALENT



ALUMINIUM ELEMENT (DARK):
WINDOW FRAMES, DOOR FRAMES, LOUVRE SCREENS
POWDERCOAT FINISH - DARK GREY FINISH



ALUMINIUM ELEMENTS (WHITE):
WINDOW FRAMES, SLIDING SHUTTER SCREENS, LOUVRE
POWDERCOAT FINISH - WHITE



CLEAR GLAZING

WHITE OPAQUE GLAZING



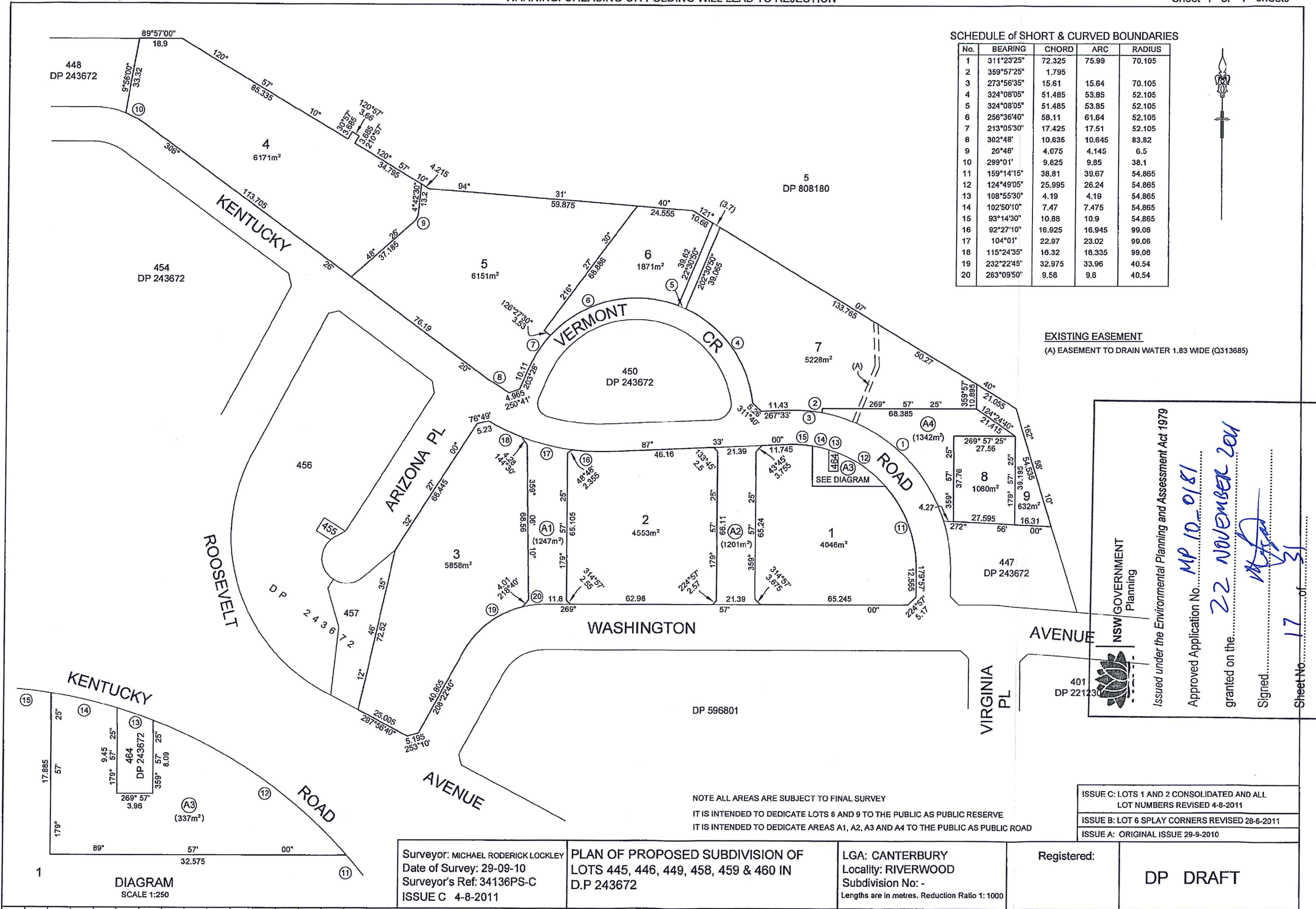
CT1 - GLAZED CERAMIC FEATURE TILE
GLENNON TILES F504 OR EQUIVALENT

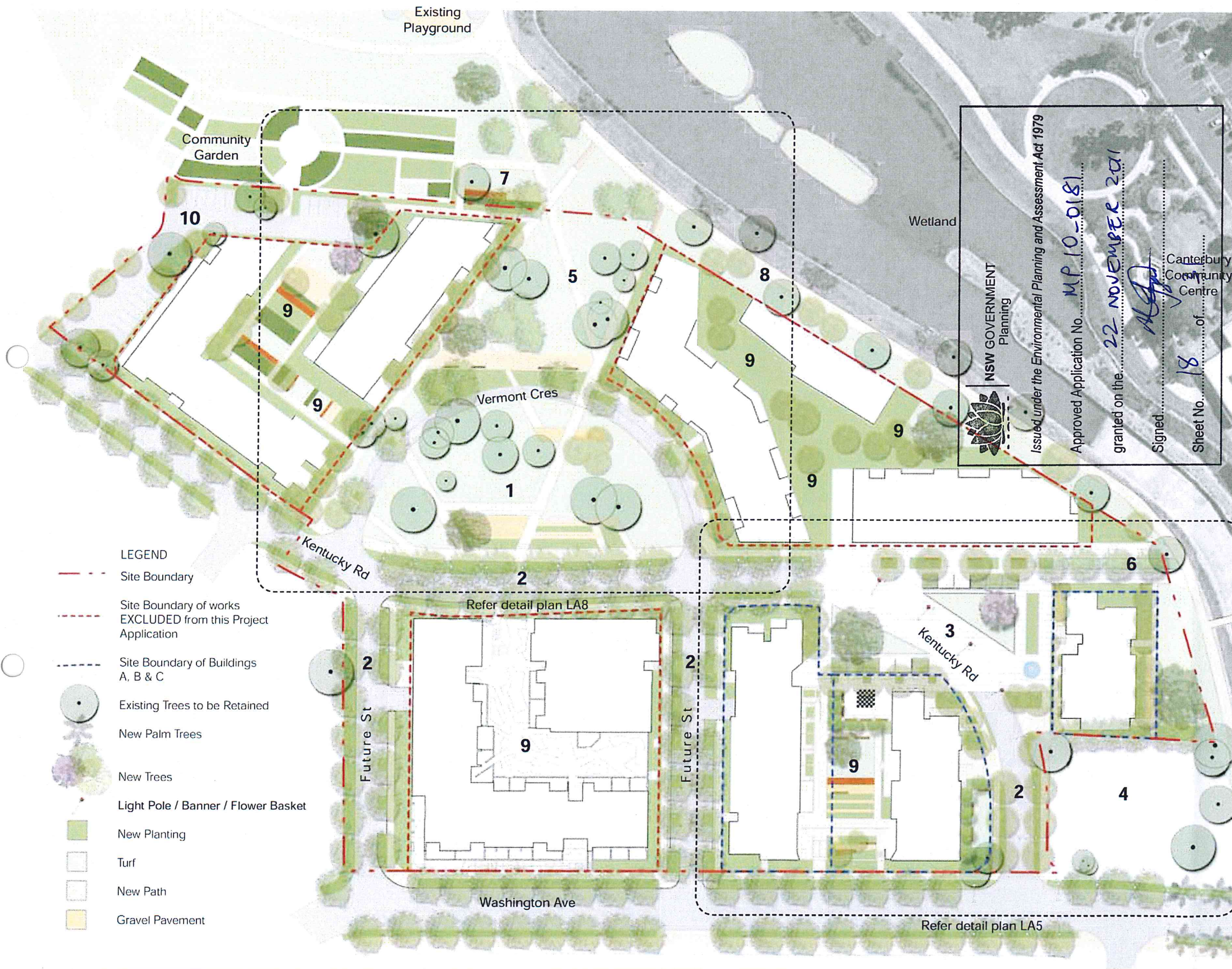


CT2 - GLAZED CERAMIC FEATURE TILE
GLENNON TILES F507 OR EQUIVALENT

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LEGEND

- Site Boundary
- Site Boundary of works EXCLUDED from this Project Application
- Site Boundary of Buildings A, B & C
- Existing Trees to be Retained
- New Palm Trees
- New Trees
- Light Pole / Banner / Flower Basket
- New Planting
- Turf
- New Path
- Gravel Pavement

- 1. CENTRAL PARK**
 - Central park activated through provision of greater recreational opportunities, such as; seating, viewing terraces, irrigated lawns, and mass planted garden beds.
- 2. GREEN STREETS**
 - Incorporate current Green Street principles throughout existing streets via supplementary street tree and front garden planting to:
 - a) reduce the urban heat island effect,
 - b) increase carbon sequestration,
 - c) extend the rich and diverse vegetation of the area, and
 - d) create shaded corridors for vehicles and pedestrians.
- 3. GARDEN SQUARE**
 - Embrace informal road alignment within a formalised 'Garden Square' with geometries relating to new building arrangements strengthening open space relationships.
 - Convert Kentucky Rd into a paved threshold to reduce speed limits and blend with the formal square aesthetic.
 - Provide cobblestone paving, seating, tree planting, gardens and irrigated lawns.
- 4. LIBRARY SITE AND SENIOR CITIZENS CENTRE**
 - Potential in future stages of development for a series of quiet external reading spaces and small gravel plaza to connect with library uses.
- 5. THROUGH-SITE CONNECTIONS**
 - Provide open space connections maximising neighbourhood permeability and community facility usage. Induce usage of larger areas through the provision of shaded seating and picnicking opportunities.
- 6. BRIDGE LINK**
 - Formalise bridge access to adjacent community centre by creating a small formal square connecting to the garden square. Provide formal paths, pavements, gardens, seating and lawn area.
- 7. COMMUNITY GARDEN BREAKOUT SPACE**
 - Upgrade community garden entry with new tree planting and seating. Provides social gathering space and shade relief while tending lots. Connect to site and adjacent open space with new pathways.
- 8. PARK INTERFACE**
 - Provide additional tree planting along parkland edge to accentuate high visual quality of wetland views beneath tree canopies, and enhance recreational opportunities.
- 9. COMMUNAL COURTYARDS**
 - Develop high quality private residential courtyards with a focus on views to public open space and wetlands.
- 10. PUBLIC CARPARK**
 - A new visitors car park provided adjacent to existing community garden and recreational area.

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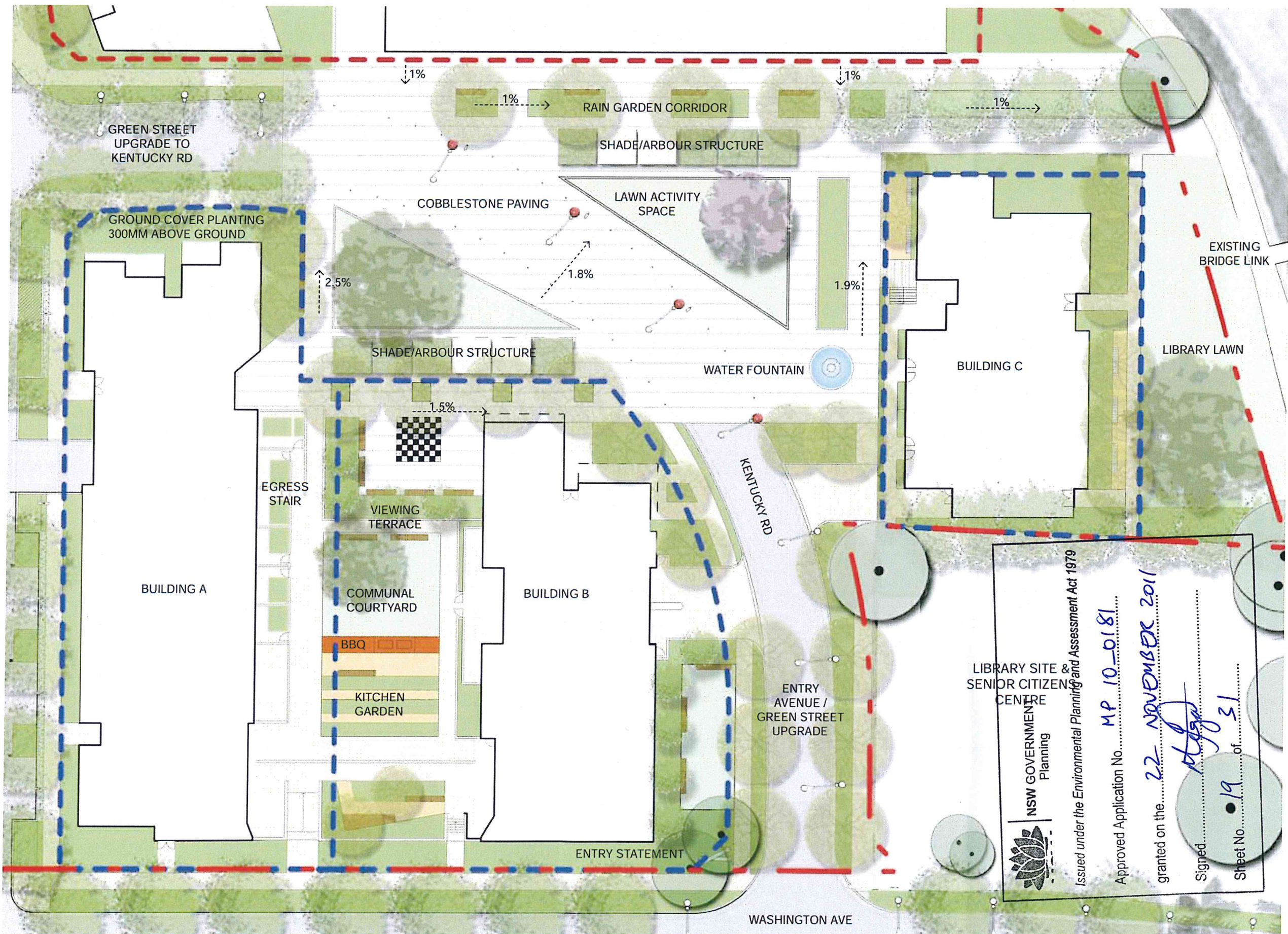
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Canterbury Community Centre

- Lawn
- Garden beds
- Concrete paving
- Gravel Pavement
- Existing trees to be retained
- Evergreen trees
- Deciduous trees
- Feature trees
- New Seating
- Site Boundary
- Site Boundary Works EXCLUDED from this Project Application
- Site Boundary of Buildings A, B & C

Note: All planting and lawn are deep soil where applicable and in accordance with Council requirements.



LIBRARY SITE & SENIOR CITIZEN CENTRE

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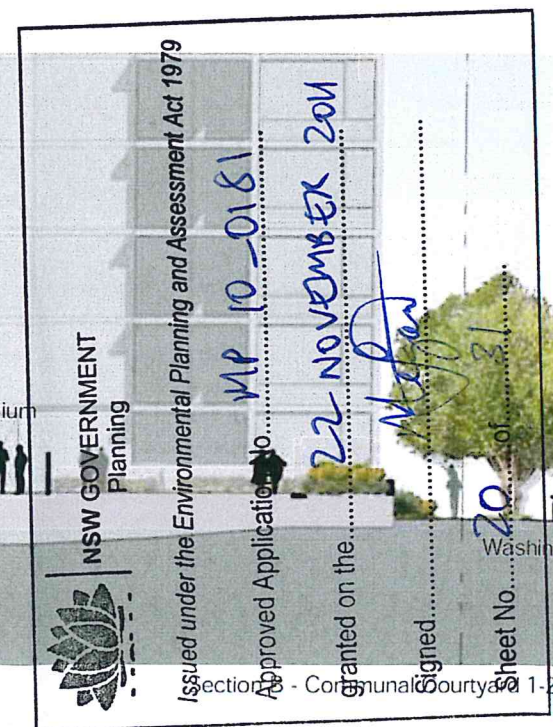
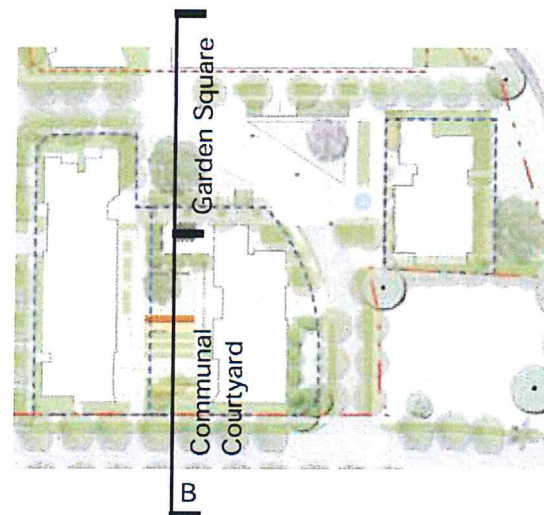
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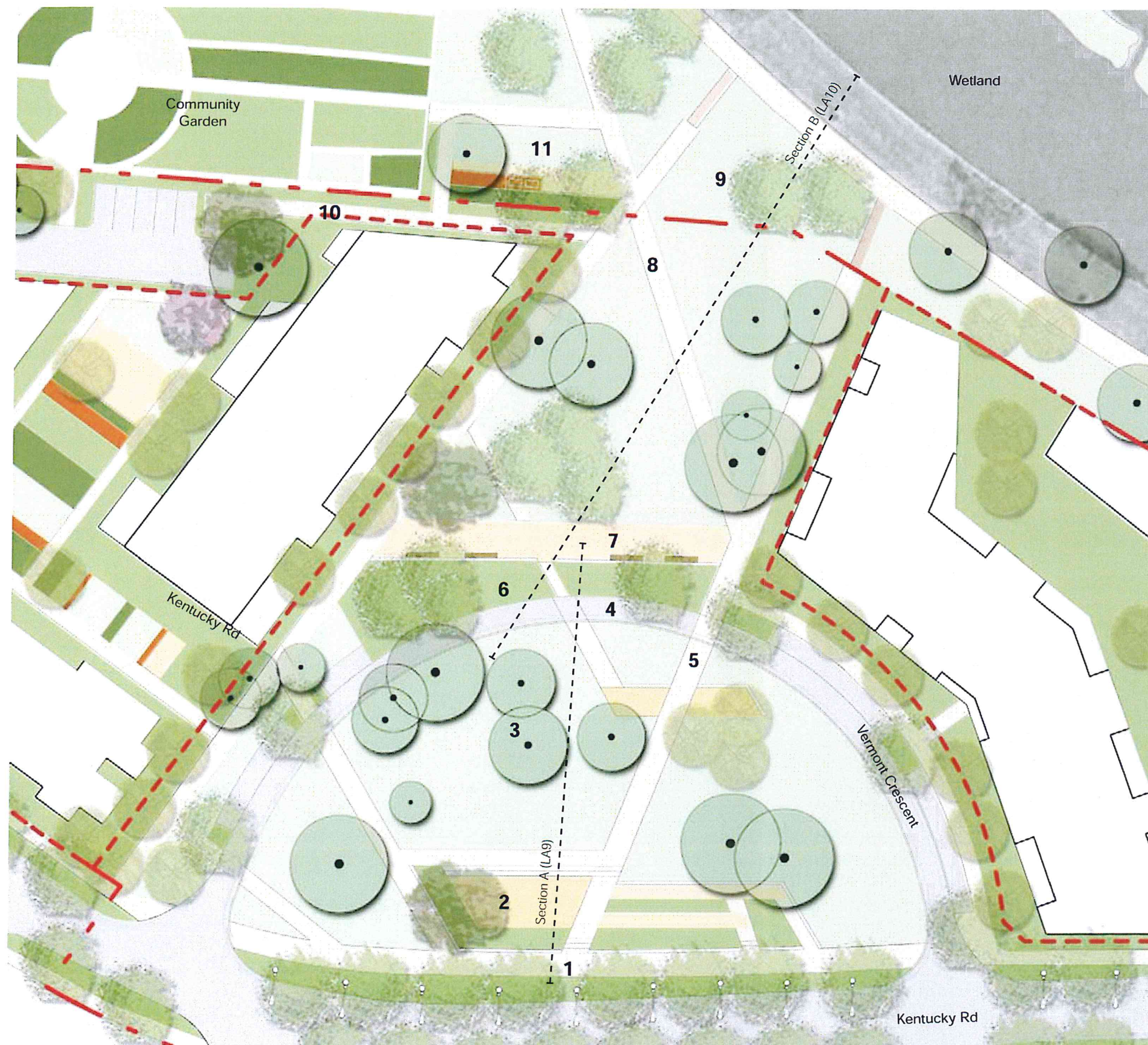
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Section B - Garden Square 1-125 @ A3



Client PAYCE COMMUNITIES	Architect TURNER ASSOCIATES	Landscape Architect turf	Project Riverwood North Residential Renewal Project	Drawing Title SECTION B DETAIL	Project No. 0923	Dwg No. LA6	Revision B
					Scale AS SHOWN	Date 29.07.11	
					Revised Project Application		



1. KENTUCKY RD STREET CONNECTION PATH

Connect existing street footpath network through park. Incorporate tree planting and low understorey planting to street edge to frame park and define space.

2. UPPER TERRACES

Accentuate the existing park vantage point by retaining the existing slope creating a level terrace of paths, gardens and seating opportunities.

3. UPPER WOODLAND

Retain existing indigenous trees within open parkland. Collect seed and plant new seedlings to replace over mature trees.

4. VERMONT CRESCENT

Convert to one way and narrow road width to one 3m travel lane only to reduce the impact of the road on the parkland. Opportunity also exists to convert the asphalt to unit pavement creating a shared zone through the park.

5. PUBLIC OPEN SPACE CONNECTION

Provide a strong connection through the parkland to the adjacent public open space and wetland.

6. BIOSWALE

Incorporate a vegetated bioswale adjacent Vermont Crescent to collect and treat road runoff.

7. LOWER TERRACE

Utilise the existing cut and fill terrace of the Vermont Crescent road reserve to create a lower level terrace overlooking the lower parkland to the wetland beyond.

8. PLAYGROUND CONNECTION PATH

Provide a new path opening a view line to the existing public playground.

9. WATER MANAGEMENT ZONE

Utilise the existing low lying land as a collection point for stormwater and overland flows. Incorporate bioretention gardens connecting to the existing swale. Provide timber bridge cross connections to activate

10. COMMUNITY GARDEN CARPARK CONNECTIONS

Provide path connections from the community garden parking zone.

11. COMMUNITY GARDEN ENTRANCE

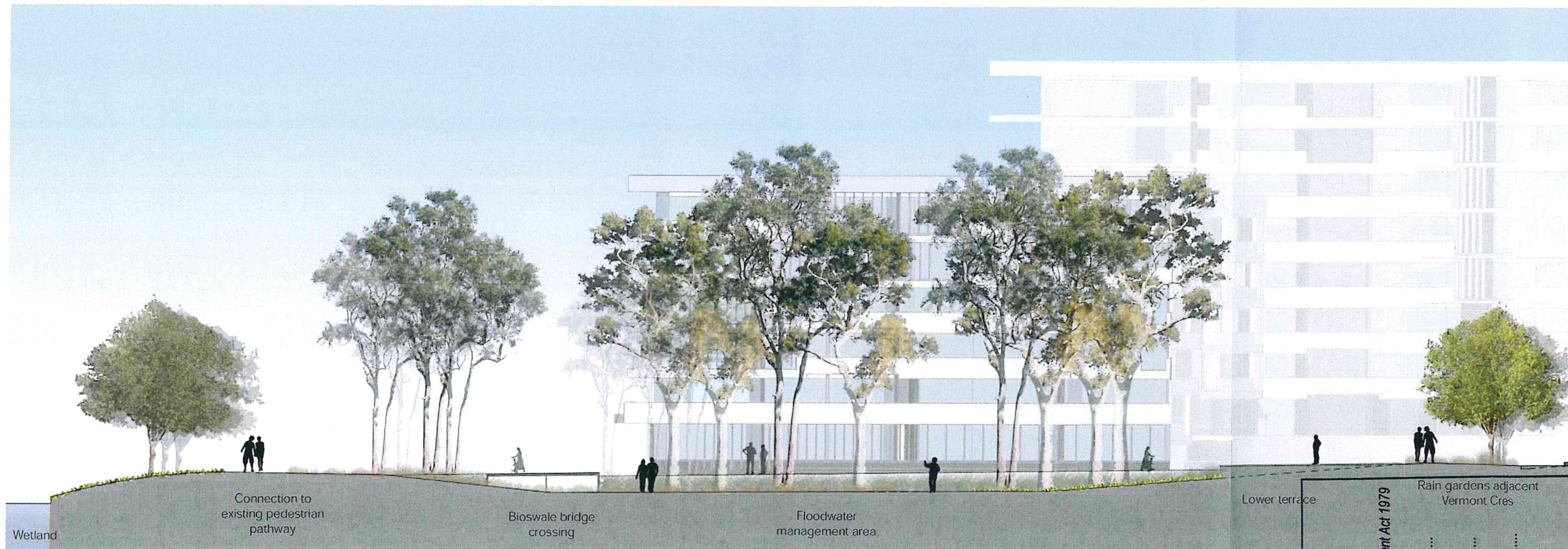
Provide a new entrance and re-site space for the community gardens with trees, gravel and seating.

Client PAYCE COMMUNITIES	Architect TURNER ASSOCIATES	Landscape Architect turf	Project Riverwood North Residential Renewal Project	Drawing Title CENTRAL PARK DETAIL PLAN
NSW GOVERNMENT Planning Issued under the Environmental Planning and Assessment Act 1979 Approved Application No. MP 102081 Granted on the 22 NOVEMBER 2016 Signed M. S. S. Sheet No. 21 of 31				Project No. 0922 Drawing No. LA8 Scale 29.0% Revised Project Application



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Client		Architect		Landscape Architect		Project	Riverwood North Residential Renewal Project	Drawing Title	CENTRAL PARK SECTION A	Project No	0923	Dwg No.	LA9	Revision	B
										Scale		Date	29.07.11		
										Dwg Status	Revised Project Application				



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Client 	Architect 	Landscape Architect 	Project Riverwood North Residential Renewal Project	Drawing Title CENTRAL PARK SECTION B	Project No. 923 Date 09.07.11 Revised Project Application	Sheet No. 23 of 31
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Indicative public spaces planting



Indicative private spaces planting

Parks and public spaces planting concept

The NPWS Cumberland Plain vegetation maps identifies the site's natural heritage as being Turpentine / Ironbark forest and Shale / Sandstone Transition Forest. New tree planting will incorporate species from these two ecological communities to both ensure compatibility with the environment and soils, and promote local biodiversity. Species will include:

- Syncarpia glomulifera,
- Eucalyptus crebra,
- Eucalyptus fibrosa,
- Eucalyptus paniculata,

It is proposed that approximately 50% of new tree planting within the deep soil public domain areas will be indigenous to the site.

Additionally, exotic broad leaved deciduous trees will be incorporated to enhance of public amenity and passive solar initiatives through the provision of summer shade and winter sun. To retain links with the site's historical use as an American Army Base Hospital species will include:

- Liquidambar styraciflua,
- Acer negundo,
- Liriodendron tulipifera,
- Nyssa sylvatica,
- Platanus occidentalis,
- Quercus palustris,
- Robinia pseudoacacia 'Frisia'
- Jacaranda mimosifolia.

It is proposed that new tree species along the Salt Pan Creek Wetland frontage be consistent with the riparian character of similar ecosystems. In this way the Wetland will visually blend and connect with the site enhancing the setting of the wetlands and community parkland e.g:

- Melaleuca styphelioides,
- Melaleuca linariifolia

Smaller open spaces between buildings will be planted with more shade tolerant species. The lush green foliage setting will offer an alternative spatial quality to the more open areas and strengthen the more intimate nature of the spaces:

- Acmena smithii,
- Brachychiton populneus,
- Waterhousia floribunda,
- Harpullia pendula,
- Magnolia grandiflora.

Private residential planting concept

Private residential spaces will be embellished with a range of plant species, both exotic and indigenous.

Vegetation will be structured to develop spatial interest, privacy and intimacy, retention of visual corridor linkages, and to mediate environmental factors such as intense afternoon summer sun.

Species selection will be based on the aim of developing a landscape character where plants appear to have a long founded association. Consideration will be given to complimenting foliage texture and colour.

Planting will also be visually vibrant and enticing to the eye providing residents with an attractive landscape in which to reside in and interact with.

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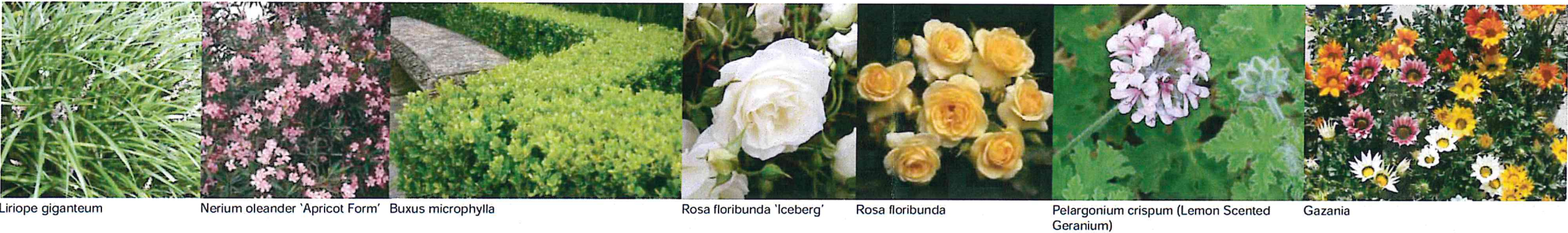
Approved Application No. **22-10-08**

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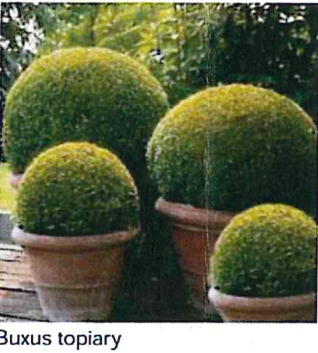
UNDERSTOREY



HANGING BASKET



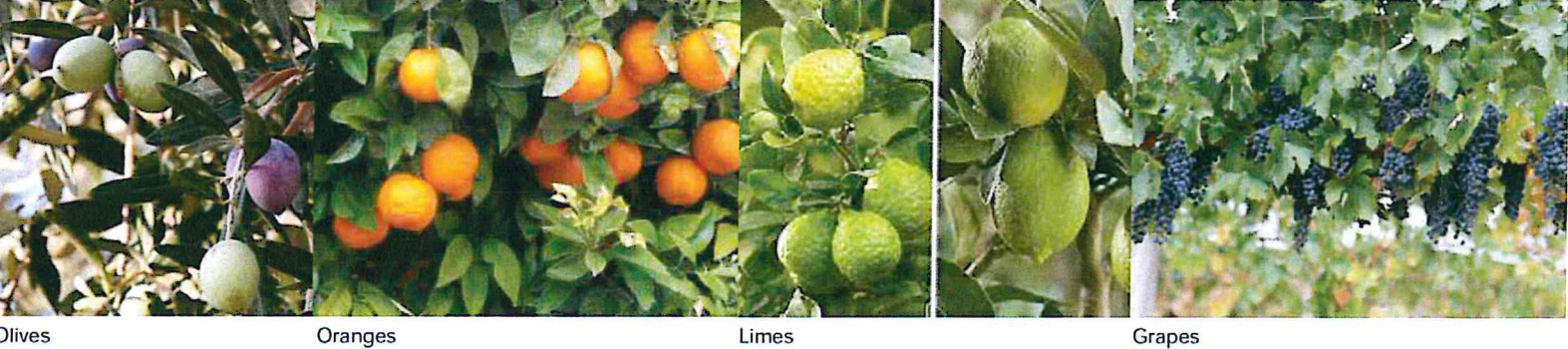
PLANT IN POTS



CLIMBER ON PERGOLA



FRUIT



The Riverwood community has a strong culture in gardening and local food production. A thriving Community Garden adjacent the proposed development is testament to this.

The planting of garden square will draw connections between people and place, recognising the diversity of culture that exists and creating a vibrant hub that facilitates daily social interaction.

Inclusion of edible plant species extends the underlying food culture into the public domain, and planting design will ensure low maintenance and creation of a truly unique and public space.

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LEGEND

- Existing buildings
 - Proposed building footprint
 - Public Domain Construction Zone
 - Existing trees - retention favoured
 - Existing trees - removal required/recommended
 - Existing Trees - potential to transplant on site
- (refer schedule - dwgs LA14-LA15 for more detailed information)

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- Revision B Amendments
- Added "Existing Trees - transplant on site favoured"
 - Remove 26, 135, 147-149,
 - Tree 8 has been removed since Revision B

RIVERWOOD NORTH - EXISTING TREE SCHEDULE

Ref #	Species	Common Name	Comment
1	Eucalyptus sideroxylon	Red Ironbark	Large mature. Retention favoured.
2	Corymbia citriodora	Lemon-scented gum	Large mature. Good form. Retention favoured.
3	Corymbia citriodora	Lemon-scented gum	Large mature. Retention favoured.
4	Corymbia citriodora	Lemon-scented gum	Large mature. Retention favoured.
5	Corymbia citriodora	Lemon-scented gum	Large mature. Retention favoured.
6	Corymbia citriodora	Lemon-scented gum	Large mature. Retention favoured.
7	Corymbia citriodora	Lemon-scented gum	Large mature. Retention favoured.
8	Eucalyptus botryoides	Bangalay	Tree has already been removed.
9	Corymbia citriodora	Lemon-scented gum	Large mature. Retention favoured.
10	Corymbia citriodora	Lemon-scented gum	Large mature. Retention favoured.
11	Eucalyptus saligna	Sydney Blue Gum	Removal necessitated by public domain proposal.
12	Acer negundo	Box Elder	Good specimen. Removal necessitated by public domain proposal. Potential to Relocate.
13	Acer negundo	Box Elder	Removal necessitated by public domain proposal. Potential to Relocate.
14	Eucalyptus tereticornis	Forest Red Gum	Aboricultural work required. Removal necessitated by current proposed building location.
15	Eucalyptus scoparia	Wallangarra White Gum	Large mature. Retention favoured.
16	Casuarina glauca	Swamp Oak	proposal.
17	Callistemon viminalis	Weeping Bottlebrush	3 Specimens. Removal recommended. Potential Safety Risk
18	Casuarina glauca	Swamp Oak	Large mature. Removal necessitated by current proposed building location.
19	Syagrus romanzoffiana	Cocos Palm	Close to proposed building façade. Removal required.
20	Liquidambar styraciflua	American Sweetgum	Large mature. Good form. Removal necessitated by current proposed building location. Potential to Relocate.
21	Liquidambar styraciflua	American Sweetgum	current proposed building location. Potential to relocate
22	Liquidambar styraciflua	American Sweetgum	Removal necessitated by public domain proposal. Potential to Relocate
23	Sapium sebiferum	Chinese tallow tree	Removal necessitated by public domain proposal. Potential to Relocate
24	Sapium sebiferum	Chinese tallow tree	Removal necessitated by public domain proposal. Potential to Relocate
25	Callistemon salignus	Willow Bottlebrush	proposal.
26	Acer negundo	Box Elder	Removal Recommended. Potential Safety Risk
27	Liquidambar styraciflua	American Sweetgum	Retention Favoured. Removal may be necessitated by public domain proposal. Potential to Relocate.
28	Hymenosporum flavum	Native Frangipani	proposal.
29	Acer negundo	Box Elder	proposal.
30	Sapium sebiferum	Chinese tallow tree	Removal necessitated by current proposed building location.
31	Callistemon viminalis	Weeping Bottlebrush	Removal necessitated by current proposed building location.
32	Callistemon viminalis	Weeping Bottlebrush	Removal necessitated by current proposed building location.
33	Hymenosporum flavum	Native Frangipani	Mature specimen. Some top dieback. Removal necessitated by current proposed building location.
34	Sapium sebiferum	Chinese tallow tree	Removal necessitated by current proposed building location. Potential to Relocate.
35	Sapium sebiferum	Chinese tallow tree	Removal necessitated by current proposed building location. Potential to relocate.
36	Platanus x hybrida	London plane tree	Removal necessitated by current proposed building location. Potential to Relocate.
37	Eucalyptus saligna	Sydney Blue Gum	Severe borer damage to trunk. Disfigured form. Removal recommended.
38	Callistemon viminalis	Weeping Bottlebrush	Removal necessitated by current proposed building location.
39	Liquidambar styraciflua	American Sweetgum	Mature specimen. Tree canopy within proposed building boundary. Remove.
40	Corymbia citriodora	Lemon-scented gum	Open divergent crown - possible limb drop. Aboricultural work required. Removal necessitated by current proposed building location.
41	Eriobotrya japonica	Loquat	Removal necessitated by current proposed building location.
42	Hymenosporum flavum	Native Frangipani	Poor form. Minor dieback to upper crown. Removal necessitated by current proposed building location.

Ref #	Species	Common Name	Comment
43	Liquidambar styraciflua	American Sweetgum	Mature specimen. Removal necessitated by current proposed building location. Potential to Relocate.
44	Liquidambar styraciflua	American Sweetgum	Mature specimen. Removal necessitated by current proposed building location. Potential to Relocate.
45	Liquidambar styraciflua	American Sweetgum	Mature specimen. Removal necessitated by current proposed building location. Potential to Relocate.
46	Liquidambar styraciflua	American Sweetgum	Mature specimen. Removal necessitated by current proposed building location. Potential to Relocate.
47	Ligustrum lucidum	Large-leaf Privet	Weed species. Tree canopy within proposed building boundary. Remove.
48	Callistemon viminalis	Weeping Bottlebrush	Removal necessitated by current proposed building location.
49	Sapium sebiferum	Chinese tallow tree	Removal necessitated by current proposed building location. Potential to Relocate.
50	Sapium sebiferum	Chinese tallow tree	Removal necessitated by current proposed building location. Potential to Relocate.
51	Platanus x hybrida	London plane tree	Removal necessitated by current proposed building location. Potential to Relocate.
52	Eucalyptus scoparia	Wallangarra White Gum	Poor health. Aboricultural work recommended to retain.
53	Eucalyptus scoparia	Wallangarra White Gum	Poor health. Aboricultural work recommended to retain.
54	Eucalyptus tereticornis	Forest Red Gum	Substantial dieback of heartwood though good callus growth. Aboricultural work recommended.
55	Eucalyptus nicholii	Narrow-Leaved Black Peppermin	Semi mature, dieback of minor branches, poor form, removal recommended.
56	Eucalyptus nicholii	Narrow-Leaved Black Peppermin	Semi mature, dieback of minor branches, poor form, removal recommended.
57	Eucalyptus saligna	Sydney Blue Gum	Mature. Limb pruning already undertaken. Possible safety concern with upper limb branch bark ridge breach. Aboricultural work required. Retention favoured.
58	Eucalyptus saligna	Sydney Blue Gum	Possible limb drop through power attack. Aboricultural work required. Retention favoured.
59	Eucalyptus saligna	Sydney Blue Gum	Possible safety concern. Branch bark ridge breach. Aboricultural work required. Retention favoured.
60	Eucalyptus botryoides	Bangalay	Malformed. Remove.
61	Eucalyptus botryoides	Bangalay	Malformed. Remove.
62	Jacaranda mimosifolia	Jacaranda	Covered in wisteria. Aboricultural work required. Retention Favoured.
63	Eucalyptus tereticornis	Forest Red Gum	Remnant. Borer damage on upper trunk. Retention favoured.
64	Eucalyptus crebra	Narrow-leaved ironbark	Remnant. Borer damage on upper trunk. Retention favoured.
65	Platanus x hybrida	London plane tree	breakout space. Close proximity to proposed building. Retain if possible. Potential to Relocate.
66	Liquidambar styraciflua	American Sweetgum	breakout space. Close proximity to proposed building. Retain if possible. Potential to Relocate.
67	Eucalyptus nicholii	Narrow-Leaved Black Peppermin	Poor form. Removal recommended.
68	Eucalyptus nicholii	Narrow-Leaved Black Peppermin	Poor form. Removal recommended.
69	Sapium sebiferum	Chinese tallow tree	Young specimen. Retention favoured.
70	Sapium sebiferum	Chinese tallow tree	Poor Form. Removal necessitated by current proposed building location.
71	Sapium sebiferum	Chinese tallow tree	Poor Form. Removal necessitated by current proposed building location.
72	Liquidambar styraciflua	American Sweetgum	Mature tree. Removal necessitated by current proposed building location.
73	Corymbia citriodora	Lemon-scented gum	Large mature. Exemplary form. Removal necessitated by current proposed building location.
74	Callistemon viminalis	Weeping Bottlebrush	Retention favoured.
75	Platanus x hybrida	London plane tree	Mature tree. Good specimen. Removal necessitated by current proposed building location. Potential to Relocate.
75a	Platanus x hybrida	London plane tree	Mature tree. Good specimen. Removal necessitated by current proposed building location. Potential to Relocate.
76	Morus nigra	Black Mulberry	Removal necessitated by current proposed building location
77	Sapium sebiferum	Chinese tallow tree	Removal necessitated by current proposed building location. Potential to Relocate.
78	Sapium sebiferum	Chinese tallow tree	Removal necessitated by current proposed building location.

Ref #	Species	Common Name	Comment
79	Hymenosporum flavum	Native Frangipani	Good form. Mature specimen. Removal necessitated by current proposed building location.
80	Callistemon salignus	Willow Bottlebrush	Retention favoured.
81	Callistemon viminalis	Weeping Bottlebrush	Retention favoured.
82	Callistemon viminalis	Weeping Bottlebrush	Retention favoured.
83	Prunus x bireana	Double Flowering Plum	Retention favoured. Potential conflict with public domain proposal.
84	Prunus x bireana	Double Flowering Plum	Removal necessitated by current proposed building location.
85	Platanus x hybrida	London plane tree	Large mature. Heavily pruned around wires. Potential conflict with public domain proposal. Potential to Relocate.
86	Eucalyptus nicholii	Narrow-Leaved Black Peppermin	Removal necessitated by current proposed building location.
87	Eucalyptus nicholii	Narrow-Leaved Black Peppermin	Removal necessitated by current proposed building location.
88	Eucalyptus nicholii	Narrow-Leaved Black Peppermin	Dead. Removal recommended.
89	Eucalyptus punctata	Grey Gum	Large mature. Removal necessitated by current proposed building location.
90	Liquidambar styraciflua	American Sweetgum	Retention favoured.
91	Callistemon Citrinus	Crimson Bottlebrush	Retention favoured.
92	Callistemon Citrinus	Crimson Bottlebrush	Retention favoured.
93	Callistemon Citrinus	Crimson Bottlebrush	Retention favoured.
94	Lophostemon confertus	Brush Box	Retention favoured.
95	Liquidambar styraciflua	American Sweetgum	Large mature. Retention favoured.
96	Cupressus torulosa	Bhutan cypress	Removal necessitated by proposed new street.
97	Liquidambar styraciflua	American Sweetgum	Removal necessitated by proposed new street.
98	Cupressus torulosa	Bhutan cypress	Removal necessitated by proposed new street.
99	Lophostemon confertus	Brush Box	Retention favoured.
100	Liquidambar styraciflua	American Sweetgum	Removal necessitated by current proposed building location.
101	Pinus patula	Mexican weeping pine	3 needle pine. Removal necessitated by current proposed building location.
102	Corymbia eximia	Yellow Bloodwood	Young specimen. Removal necessitated by current proposed building location.
103	Callitrus glaucophylla	Cypress Pine	Removal necessitated by current proposed building location.
104	Schinus areira	Peppercorn tree	Removal necessitated by current proposed building location.
105	Pistacia chinensis	Chinese Pistachio	Removal necessitated by current proposed building location.
106	Pistacia chinensis	Chinese Pistachio	Removal necessitated by current proposed building location.
107	Pistacia chinensis	Chinese Pistachio	Removal necessitated by current proposed building location.
108	Corymbia maculata	Spotted Gum	Retention favoured.
109	Pistacia chinensis	Chinese Pistachio	Retention favoured.
110	Cupressus torulosa	Bhutan cypress	Removal necessitated by current proposed building location.
111	Cupressus torulosa	Bhutan cypress	Removal necessitated by current proposed building location.
112	Corymbia maculata	Spotted Gum	Good form. Removal necessitated by proposed new street.
113	Corymbia maculata	Spotted Gum	Good form. Retention favoured.
114	Corymbia maculata	Spotted Gum	Good form. Retention favoured.
115	Cupressus torulosa	Bhutan cypress	Retention favoured.
116	Cupressus torulosa	Bhutan cypress	Retention favoured.
117	Cupressus torulosa	Bhutan cypress	Retention favoured.
118	Corymbia maculata	Spotted Gum	Retention favoured.
119	Corymbia maculata	Spotted Gum	Retention favoured.
120	Corymbia maculata	Spotted Gum	Retention favoured.
121	Corymbia maculata	Spotted Gum	Retention favoured.
122	Ficus Hillii	Hill's Weeping Fig	necessitated by current proposed building location.
123	Ficus Hillii	Hill's Weeping Fig	Large mature. Removal necessitated by current proposed building location. Potential to Relocate.
124	Syagrus romanzoffiana	Cocos Palm	Removal necessitated by proposed new street.
125	Callistemon viminalis	Weeping Bottlebrush	Removal necessitated by proposed new street.
126	Ficus Hillii	Hill's Weeping Fig	Large mature. Removal necessitated by proposed new street.
127	Ficus Hillii	Hill's Weeping Fig	Large mature. Removal necessitated by proposed new street.
128	Ficus Hillii	Hill's Weeping Fig	Large mature. Removal necessitated by current proposed building location.
129	Ficus Hillii	Hill's Weeping Fig	Large mature. Removal necessitated by current proposed building location.
130	Eucalyptus botryoides	Bangalay	Large mature. Removal necessitated by current proposed building location.

Ref #	Species	Common Name	Comment
131	Liquidambar styraciflua	American Sweetgum	proposed building location. Potential to Relocate.
132	Corymbia maculata	Spotted Gum	Large mature. Exemplary specimen. Retention favoured.
133	Corymbia maculata	Spotted Gum	Large mature. Exemplary specimen. Retention favoured.
134	Acer negundo	Box Elder	Retention favoured.
135	Melaleuca linariifolia	Snow in summer	Removal necessitated by public domain proposal.
136	Callistemon viminalis	Weeping Bottlebrush	Removal necessitated by current proposed building location.
137	Callistemon viminalis	Weeping Bottlebrush	Removal necessitated by current proposed building location.
138	Pinus patula	Mexican weeping pine	Removal necessitated by current proposed building location.
139	Hymenosporum flavum	Native Frangipani	Removal Recommended. Potential Safety Risk
140	Cupressus torulosa	Bhutan cypress	Good form. Removal necessitated by current proposed building location.
141	Eucalyptus nicholii	Narrow-Leaved Black Peppermin	Removal necessitated by current proposed building location.
142	Liquidambar styraciflua	American Sweetgum	current proposed building location. Potential to Relocate.
143	Liquidambar styraciflua	American Sweetgum	Removal necessitated by proposed new street. Potential to Relocate.
144	Liquidambar styraciflua	American Sweetgum	Removal necessitated by current proposed building location. Potential to Relocate.
145	Liquidambar styraciflua	American Sweetgum	Removal necessitated by current proposed building location.
146	Melaleuca armillaris	Bracelet honey myrtle	Poor form. Removal recommended.
147	Eucalyptus botryoides	Bangalay	Poor form. Removal recommended.
148	Eucalyptus botryoides	Bangalay	Poor form. Removal recommended.
149	Eucalyptus botryoides	Bangalay	Poor form. Removal recommended.
150	Callistemon viminalis	Weeping Bottlebrush	Covered in Dodder (Devil's Twine). Removal recommended.
151	Eucalyptus microcorys	Tallowwood	Retention favoured.
152	Acer negundo	Box Elder	Retention favoured.
153	Eucalyptus microcorys	Tallowwood	Removal necessitated by proposed new street.
154	Eucalyptus microcorys	Tallowwood	Removal necessitated by proposed new street.
155	Eucalyptus microcorys	Tallowwood	Removal necessitated by proposed new street.
156	Callistemon salignus	Weeping Bottlebrush	Removal necessitated by proposed new street.
157	Callistemon 'Harkness'	Bottlebrush	Removal necessitated by proposed new street.
158	Eucalyptus botryoides	Bangalay	Removal necessitated by current proposed building location.
159	Eucalyptus botryoides	Bangalay	Removal necessitated by current proposed building location.
160	Eucalyptus botryoides	Bangalay	Removal necessitated by current proposed building location.
161	Eucalyptus microcorys	Tallowwood	Removal necessitated by current proposed building location.
162	Remnant Eucalypt. Species to be confirmed		Stringy bark. Basal wound. Retain. Undertake seed collection.
163	Remnant Eucalypt. Species to be confirmed		Cockatoo hollow. Ironbark. Retain. Undertake seed collection.
164	Species to be confirmed		Dead. Remove.
165	Eucalyptus crebra	Narrow-leaved ironbark	Dead. Borer attack. Already removed.
166	Species to be confirmed		Retain. Undertake seed collection.
167	Species to be confirmed		Retain. Undertake seed collection.
168	Remnant Eucalypt. Species to be confirmed		Light crown. Minor dieback. Retain. Undertake seed collection.
169	Remnant Eucalypt. Species to be confirmed		Light crown. Minor dieback. Retain. Undertake seed collection.
170	Remnant Eucalypt. Species to be confirmed		Light crown. Minor dieback. Retain. Undertake seed collection.
171	Remnant Eucalypt. Species to be confirmed		Light crown. Minor dieback. Retain. Undertake seed collection.
172	Species to be confirmed		Retain. Undertake seed collection.
173	Corymbia maculata	Spotted Gum	Retention favoured.
174	Corymbia maculata	Spotted Gum	Retention favoured.
175	Corymbia maculata	Spotted Gum	Retention favoured.
176	Corymbia maculata	Spotted Gum	proposed new public carpark. Removal of western-most tree recommended. Potential Safety Risk
177	Corymbia maculata	Spotted Gum	Retention favoured.
178	Species to be confirmed		Group of trees. Retention favoured. Potential to Relocate Plane Tree

Protection of Existing Vegetation

All trees or vegetation proposed or required to be retained as part of the development will be protected during demolition, excavation and construction stages to ensure that it remains healthy and survives. Tree protection measures will be implemented in accordance with AS4970-2009 (Australian Standard: Protection of trees on development sites).

With reference to Canterbury City Council DCP 45 - Landscape, the following measures will also be taken:

- The natural ground levels at the base of existing trees and shrubs will be preserved to ensure the long term health of the plants.
- Protective fencing will be installed to the edge of the drip line of the tree.
- No materials will be stored within the fenced area.
- All Council approved pruning will be undertaken in accordance with AS 4373-1996 (Australian Standard: Pruning of Amenity Trees).

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Revision C Amendments

- Added "Existing Trees - transplant on site favoured"
- Remove 26, 135, 147-149,
- Tree 8 has been removed since Revision B

Client	Architect	Landscape Architect	Project	Drawing Title	Project No.	Dwg No.	Scale	Date	Revision
			Riverwood North Residential Renewal Project	TREE MANAGEMENT PLAN	0923	LA15		29.07.11	B
					Revised Project Application				

VEGETATION OF SIGNIFICANCE

1. Central Parkland Eucalypts

The Gandangara Local Aboriginal Land Council (GLALC) has been consulted as part of this project. Ian Edwards, from the GLALC, identified several mature gum trees as being of cultural significance to Aboriginal people. The trees are represented by numbers 162-172 within this document. Edwards has expressed concern that these trees might be affected by the proposed development, however this is not the case, given their location on Lot 450 (Central Park)

It is also noted that the Biosis Flora and Fauna study speculates that these trees have been "planted within recent decades"². Due to their age and current condition the trees may be considered as over-mature. Seed collection and supplementary planting strategy is recommended to ensure genetic integrity of these local species is not reduced any further.

In addition to their natural heritage significance, these trees were observed to provide habitat to native fauna.



Central Parkland Eucalypts

References

1. Biosis Research, November 2008, *Riverwood North Urban Renewal Project - Preliminary Heritage & Archeological Assessment*
2. Biosis Research, November 2008, *Riverwood North Flora and Fauna Assessment & Risk Analysis*

2. Significant trees

In addition to the Central Parkland Eucalypts, some native specimens within the site area are deemed to be significant, and possibly also remnant for the previously identified reasons. Of particular note are the trees represented by numbers 63 and 64 within this document, *Eucalyptus tereticornis* and *Eucalyptus crebra*, respectively.

Other noteworthy native specimen trees include:
Corymbia citriodora (2-7)
Corymbia maculata (132, 133)
Eucalyptus sideroxylon (1)
Eucalyptus tereticornis (14)



Potentially remnant *E. tereticornis* and *E. crebra* (Ref # 63, 64)



Large Eucalypts outside existing seniors centre (Ref # 1-4)

3. Tree specimens potentially worth salvaging

There are a number of exotic specimens currently located within the site which are potentially useful for salvaging during the development phases and replanting within new landscape works.

Potential exists with species such as:

Acer negundo,
Ficus hilli,
Liquidambar styraciflua,
Platanus x hybrida, and
Sapium sebiferum.

Refer the following pages for proposed specimens and relocation plan.



Sapium sebiferum trees potentially worth salvaging (Ref #46, 50)



Platanus x hybrida tree potentially worth salvaging (Ref #65)

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Client	Architect	Landscape Architect	Project	Drawing Title	Project No.	Dwg No.	Revision
PAYCE COMMUNITIES	TURNER ASSOCIATES	turf	Riverwood North Residential Renewal Project	VEGETATION OF SIGNIFICANCE	0923	LA16	B
					Scale	Date	
						29.07.11	
					Dwg Status		
					Revised Project Application		

RIVERWOOD NORTH - Existing Trees - Potential to Relocate			
Ref #	Species	Common Name	Comment
12	Acer negundo	Box Elder	Good specimen. Removal necessitated by public domain proposal. Potential to Relocate.
13	Acer negundo	Box Elder	Removal necessitated by public domain proposal. Potential to Relocate.
20	Liquidambar styraciflua	American Sweetgum	Large mature. Good form. Removal necessitated by current proposed building location. Potential to Relocate.
21	Liquidambar styraciflua	American Sweetgum	Exemplary form. Removal necessitated by current proposed building location. Potential to relocate
22	Liquidambar styraciflua	American Sweetgum	Exemplary form. Removal necessitated by current proposed building location. Potential to relocate
23	Sapium sebiferum	Chinese tallow tree	Removal necessitated by public domain proposal. Potential to Relocate
24	Sapium sebiferum	Chinese tallow tree	Removal necessitated by public domain proposal. Potential to Relocate
27	Liquidambar styraciflua	American Sweetgum	Retention Favoured. Removal may be necessitated by public domain proposal. Potential to Relocate.
34	Sapium sebiferum	Chinese tallow tree	Removal necessitated by current proposed building location. Potential to Relocate.
35	Sapium sebiferum	Chinese tallow tree	Removal necessitated by current proposed building location. Potential to relocate.
36	Platanus x hybrida	London plane tree	Removal necessitated by current proposed building location. Potential to Relocate.
43	Liquidambar styraciflua	American Sweetgum	Mature specimen. Removal necessitated by current proposed building location. Potential to Relocate.
44	Liquidambar styraciflua	American Sweetgum	Mature specimen. Removal necessitated by current proposed building location. Potential to Relocate.
45	Liquidambar styraciflua	American Sweetgum	Mature specimen. Removal necessitated by current proposed building location. Potential to Relocate.
46	Liquidambar styraciflua	American Sweetgum	Mature specimen. Removal necessitated by current proposed building location. Potential to Relocate.
49	Sapium sebiferum	Chinese tallow tree	Removal necessitated by current proposed building location. Potential to Relocate.
50	Sapium sebiferum	Chinese tallow tree	Removal necessitated by current proposed building location. Potential to Relocate.
51	Platanus x hybrida	London plane tree	Removal necessitated by current proposed building location. Potential to Relocate.
65	Platanus x hybrida	London plane tree	Large shade tree for community garden breakout space. Close proximity to proposed building. Retain if possible. Potential to Relocate
66	Liquidambar styraciflua	American Sweetgum	Large shade tree for community garden breakout space. Close proximity to proposed building. Retain if possible. Potential to Relocate
75	Platanus x hybrida	London plane tree	Mature tree. Good specimen. Removal necessitated by current proposed building location. Potential to Relocate.
75a	Platanus x hybrida	London plane tree	Mature tree. Good specimen. Removal necessitated by current proposed building location. Potential to Relocate.
77	Sapium sebiferum	Chinese tallow tree	Removal necessitated by current proposed building location. Potential to Relocate.
85	Platanus x hybrida	London plane tree	Large mature. Heavily pruned around wires. Potential conflict with public domain proposal. Potential to Relocate.
122,123 - 126-129	Ficus Hillii	Hill's Weeping Fig	Large mature. Removal necessitated by current proposed building location. Potential to Relocate. Best specimen into Garden Square
131	Liquidambar styraciflua	American Sweetgum	Large mature. Removal necessitated by current proposed building location. Potential to Relocate
142	Liquidambar styraciflua	American Sweetgum	Large mature. Removal necessitated by current proposed building location. Potential to Relocate
143	Liquidambar styraciflua	American Sweetgum	Removal necessitated by proposed new street. Potential to Relocate.
144	Liquidambar styraciflua	American Sweetgum	Removal necessitated by current proposed building location. Potential to Relocate.
178	Platanus x hybrida	London plane tree	Group of trees. Retention favoured. Potential to Relocate Plane Tree

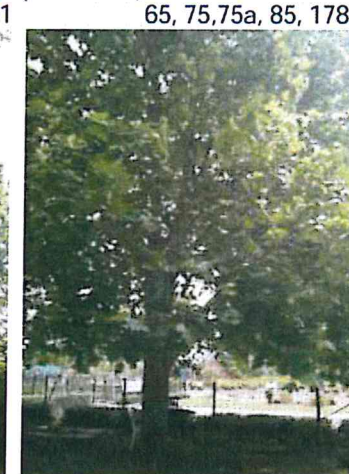
Liquidambar styraciflua (13 potential specimens)



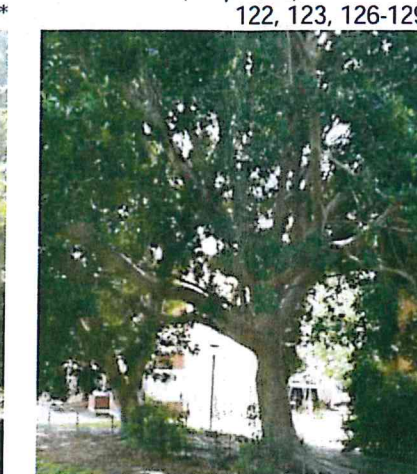
Sapium sebiferum (7 potential specimens)



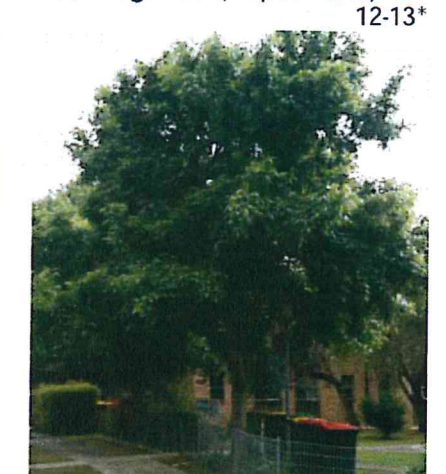
Platanus x hybrida (7 potential specimens)



Ficus hillii (6 options)



Acer negundo (2 specimens)



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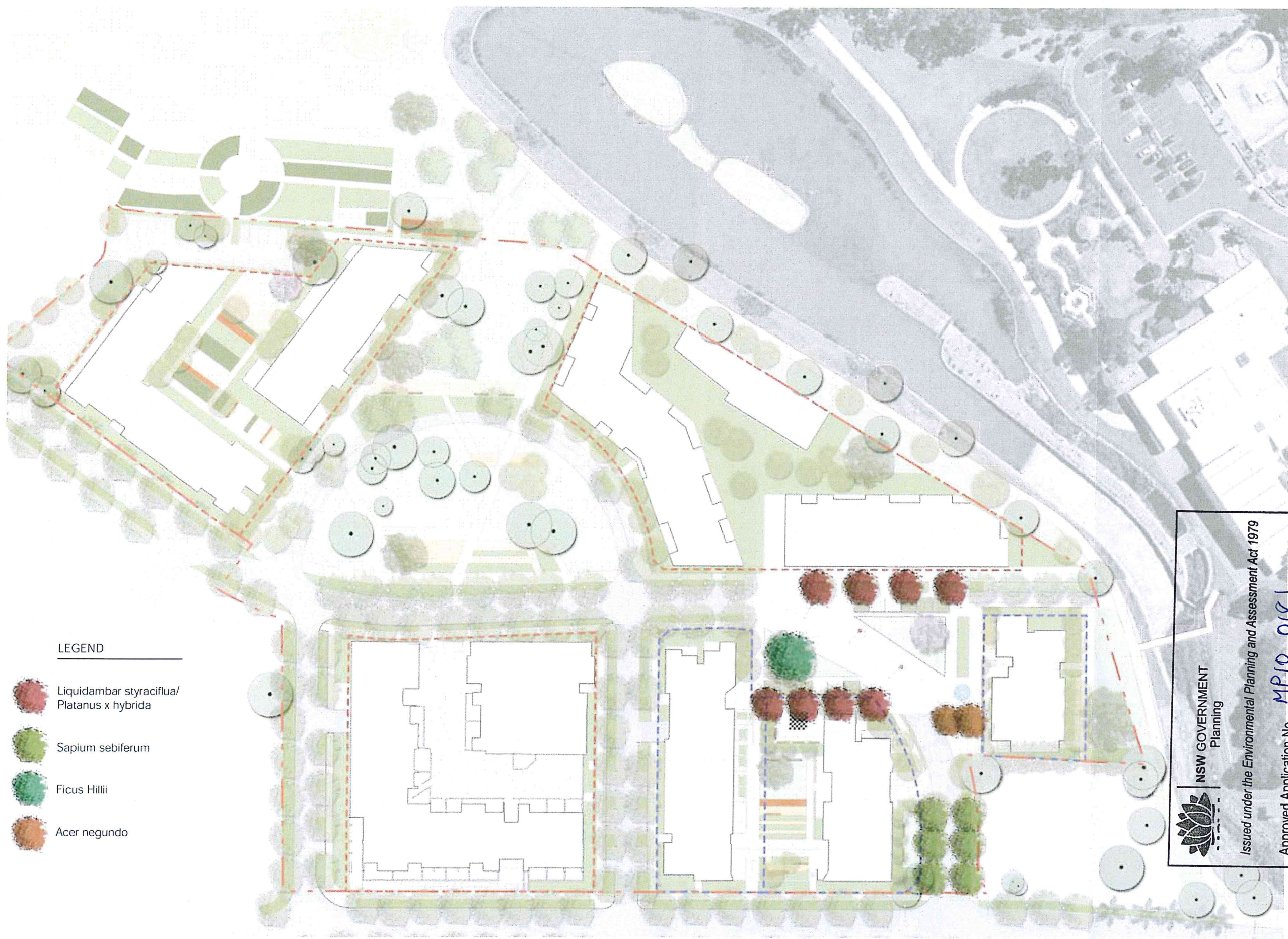
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Note: Total of 30 potential specimens (assuming only 1 Fig is salvaged)

Client PAYCE COMMUNITIES	Architect TURNER ASSOCIATES	Landscape Architect turf	Project Riverwood North Residential Renewal Project	Drawing Title TREES WITH POTENTIAL FOR RELOCATION	Project No 0923	Dwg No TRP-TP-01	Revision A
					Scale 1:100	Date 23.05.11	
					Dwg Status Revised Project Application		



LEGEND

-  Liquidambar styraciflua/
Platanus x hybrida
-  Sapium sebiferum
-  Ficus Hillii
-  Acer negundo



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Signed Megha

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Client 	Architect 	Landscape Architect 	Project Riverwood North Residential Renewal Project	Drawing Title TREE RELOCATION PLAN	Project No. 0923	Dwg No. TRP-RP-01	Revision A
					Scale Revised Project Application	Date 29.07.11	