



TALLAWONG SOUTH PRECINCT LANDSCAPE DA REPORT

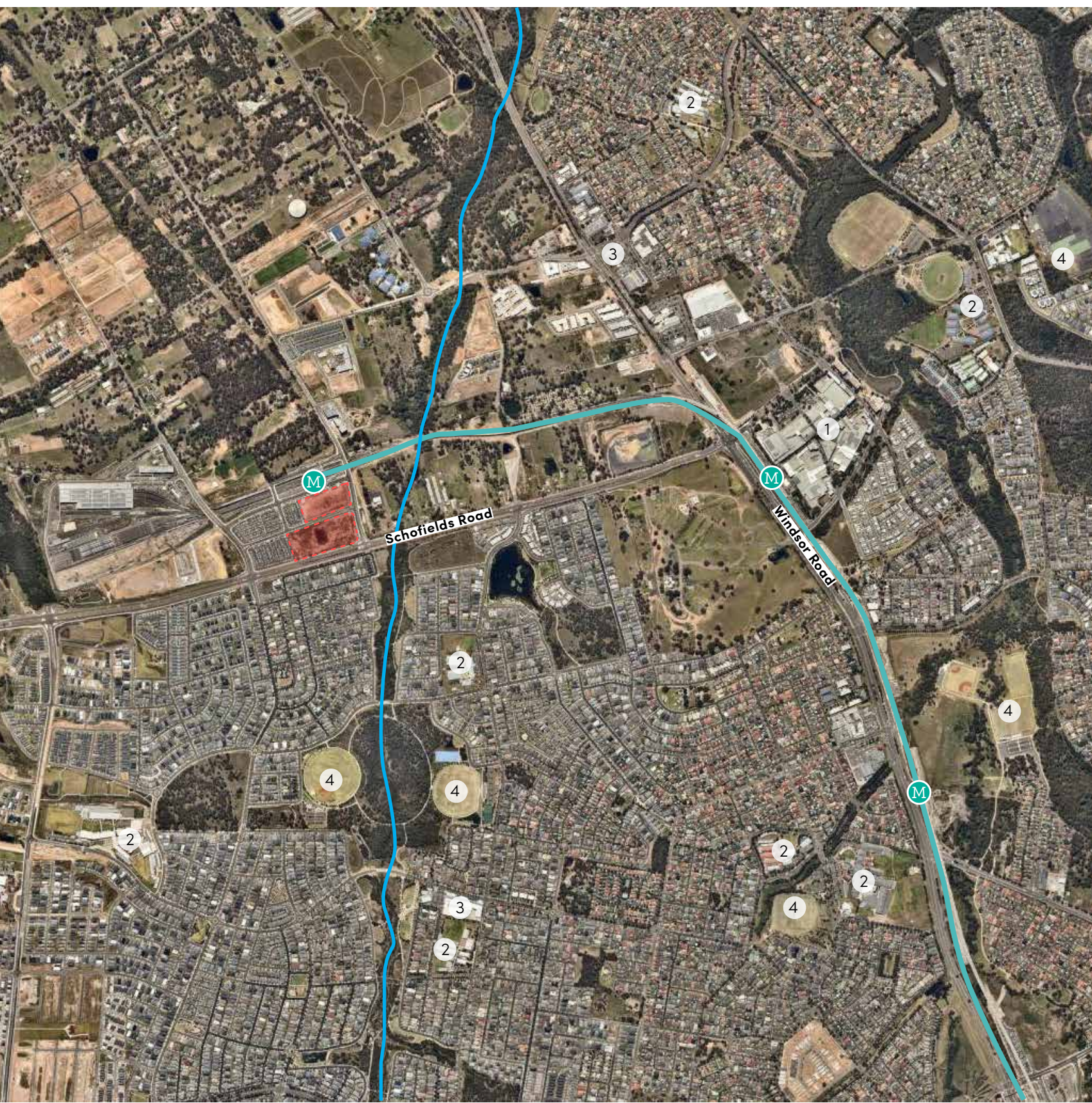
19 MAY 2020

PREPARED BY PREPARED FOR ARCHITECTS



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INTRODUCTION

Tallawong is a key destination within the ever-growing North West Priority Growth Area. As the location for the final Norwest Metro line, Tallawong offers the immediate community direct connection to the city and surrounding key recreational, social and economic facilities.

SITE LOCATION

- The site is directly adjacent to the Tallawong Metro Station.
- Bounded by Schofields Road and Cudgegong Road, the site is well connected by cycle, vehicular and pedestrian transport methods to the immediate developments, including 'The Ponds.'

TRANSPORT

The most significant transport anchor for the region is Tallawong Metro Station. Only recently opened in mid 2019, the station services Schofields, The Ponds and Marsden Park. It will also service the proposed development area to the north.

THE LOCAL ENVIRONMENT

Most open space surrounding the site is agricultural property, particularly to the north of Tallawong Station. South of Schofields Road, recreational open space and curated parklands feature along the Second Pond Creekline.

LEGEND

- | | | |
|---|-------------------------------------|------------------------|
| 1 | Rouse Hill Regional Shopping Centre | Metro Stop |
| 2 | Educational Facility | Site Boundary |
| 3 | Local Shopping Centre | Second Ponds Creekline |
| 4 | Open Space Recreation Facility | Metro Line |

- Building a green vibrant destination community.
- Live, work and play
- Embrace Local planting character



Social



Design flexible green open spaces to facility local community events and gatherings

Local



Embracing the local context of tallawong station

Street amenity



Create green streets to mitigate urban heat island affects

Comfortable



The Sydney is hot in summer and often cool in winter. Ensuring appropriate levels of shade in summer and sun in winter will help create comfortable spaces year-round and foster a social and connected community.

DESIGN STATEMENT | LANDSCAPE

PUBLIC DOMAIN/PUBLICLY ACCESSIBLE OPEN SPACE.

The proposal development will deliver a new standard in public domain along the North West Priority Growth Area. Delivering high end public realm comprising of green open space with a high end playground which will combine traditional play equipment/structure with the nature play. The communal garden is themed around the native plants of the region.

STREETSCAPES

The steetscape design creates a vibrant, diverse and cool environment and character.

URBAN ELEMENTS

Elements such as paving, furniture, fencing and lighting will be developed further during detailed design. Refer page 70-73 for proposed materials & finishes.

AMENITY

The design will incorporate a variety of amenities such as communal BBQ areas and seating. This is in line with providing a rich collection of spaces and activities for people of all ages and backgrounds. Many of these spaces are sheltered by either planting or awnings that will provide summer shade and protect people from the elements.

Communal food productions gardens has been provided on the rooftops spaces to create a senses of community and local culture, providing opportunities to engage with there neighbors.

ACCESSIBILITY

All residents and local, community may access and enjoy the public domain Universal access to AS1428 has been incorporated into where possible, connecting walkways, the pubic spaces and building entries without compromising design quality.

Gently graded pathways will provide accessibility for all age groups and degrees of mobility; ensuring that residents can access site amenities comfortably. Paths are rationally laid out into a clear and identifiable pathway network assisting orientation for visitors, and access to and from building entries and service areas.

LIGHTING

Lighting of external spaces will be provided to ensure access points and pathways are well lit, improving visibility and the sense of safety. Lighting of the communal open spaces will ensure safe levels of illumination for movement, whilst considering the impact on private residences. Unobtrusive lighting will be incorporated to enable night time recreational use.

Careful consideration will be taken in selecting lighting fixtures which do not spill light into the surrounding areas.

Lighting to through-site link to be provided through low level lighting focusing downward on pathways and seating nodes via seating strip lighting. Post top

and bollard lighting is not recommended due to potential spill lighting into adjacent private residence windows.

DRAINAGE AND IRRIGATION

Surface drainage grates will be provided at the interface of all building entries to prevent ingress of water into internal spaces. Drainage grates are also to be provided at the interface between boundary paved surfaces where grades would sheet water from private to public areas. Drainage of the park will be diverted in to WSUD treatment where possible. Please refer to civil drawings for locations.

Irrigation will be provided to all soft landscape areas , to be developed in the detail design phase.

SOIL

SESL has been engaged to provide the appropriate soil profiles for the species selected using a combination of imported and site soils to build custom profiles for the project. Planting will comprise of a complementary mix of largely native species with a handful of exotic species. Soil requirements will therefore differ according to varying soil chemistries enjoyed by individual species. Soils profiles will be developed in the detailed design phase.

PLANT ESTABLISHMENT AND MAINTENANCE

A landscape maintenance contractor will be engaged to keep all plant material in a state of health and vigour after practical completion. The appointed contractor must provide the Superintendent with a proposed maintenance works program for approval. The landscape contractor must keep a logbook of all maintenance works undertaken and include 'works to date' information with all progress payment invoices. Works will include, but not be limited to:

- Monitoring the irrigation system on a weekly basis to ensure plants are not under or over irrigated,
- Replacing dead plant material to achieve a complete cover of planting without obvious gaps in planting at final completion,
- Replenishment of mulch as required to provide cover to the soil surface minimizing weed encroachment,
- Suppression of weed growth,
- Low phosphorus nutrient will be provided to native plant groupings, and a broad spectrum fertiliser applied to exotic plant groupings to satisfy differing chemical requirements,
- Selective pruning / crown lifting / canopy shaping of trees to remove potential future structural defects, establish branching above head height, etc.



SITE MASTERPLAN



SCALE: 1:1000@A3

LANDSCAPE ZONING PLAN



- KEY
- Site Boundary
 - Landscape Zone



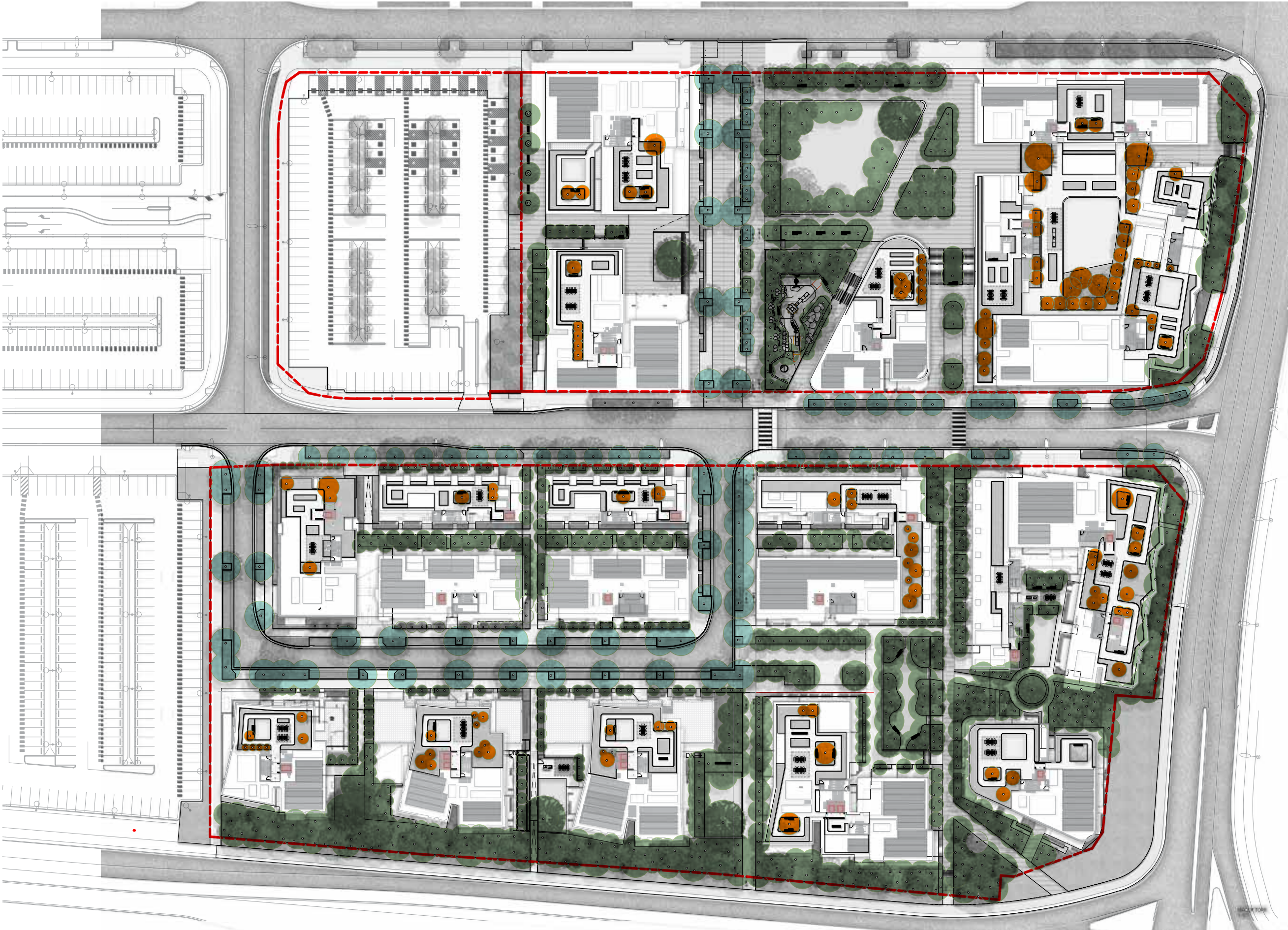
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PUBLIC LANDSCAPE



SCALE: 1:1000@A3

CANOPY COVERAGE



TOTAL CANOPY COVER 36.4%

- Ground Level 25.4%
- Streets 7.8%
- Rooftops 3.2%



SCALE: 1:1000@A3

COMMUNAL OPEN SPACE /PRIVATE OPEN SPACE



KEY

Communal open space

Private open spaces



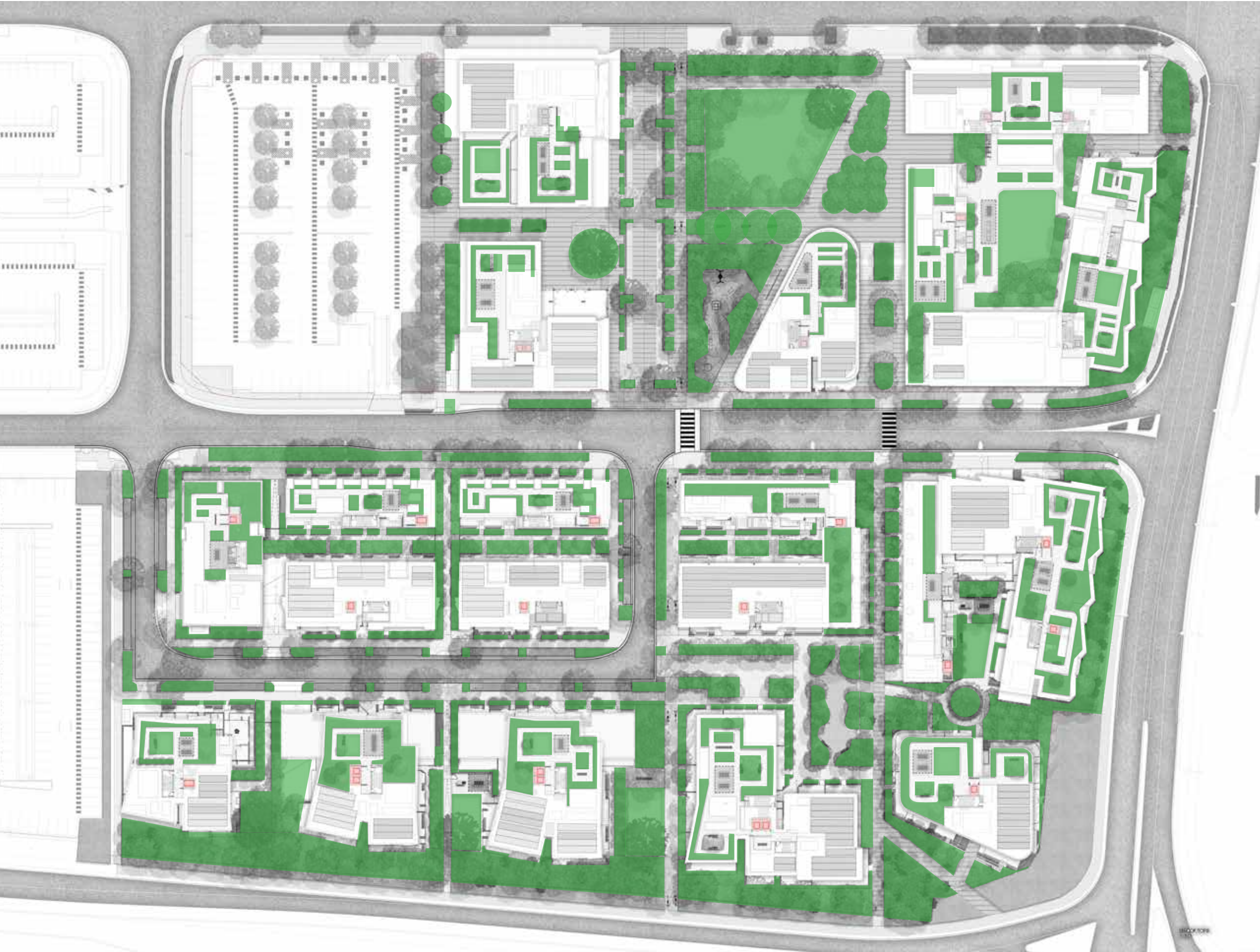
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DEEP SOIL ZONES



KEY
Deep Soil

SOFTSCAPE ZONES



KEY
Softscape

SSDA PLAN AND ANALYSIS

SSDA LANDSCAPE DESIGN



DA LANDSCAPE DESIGN



KEY CHANGES/ IMPROVEMENTS

TOWN PARK AND PLAZA

- Increase in town park size
- Playground has shifted locations to the southern end of the site improving connection to stage 2.
- Shifting the accessible walkways along the western side of the park and removal of the ramp from the middle of the site improves the connectivity and reduced the loss of active retail onto the park.
- Increase in buffer and shade planting around the park
- Incorporation of WSUD into the park to reduce urban runoff

RETAIL COURTYARD (WESTERN PLAZA)

- Retail courtyard shifted to improve the connectivity with the park

CUL DE SAC PLAZA (COMMUNAL GARDEN)

- Vehicle access has been removed and increased planting and user amenity and reduces the heat Island effect

PRECINCT ENTRY (SCHOFIELD ROAD ENTRY)

- An additional pathway has been added to improve the North/South connectivity

STREETS

- The street between Themed and Conferta has been turned into a private road which has allowed the increase in planting and trees.
- The Street trees on Conferta have been moved into the verge planting

COMMUNAL OPENS SPACE

- Increase in communal open space on rooftops

GROUND LEVEL



STAGE ONE



GROUNDING THE GREEN



STAGE 1 | SITE PLAN

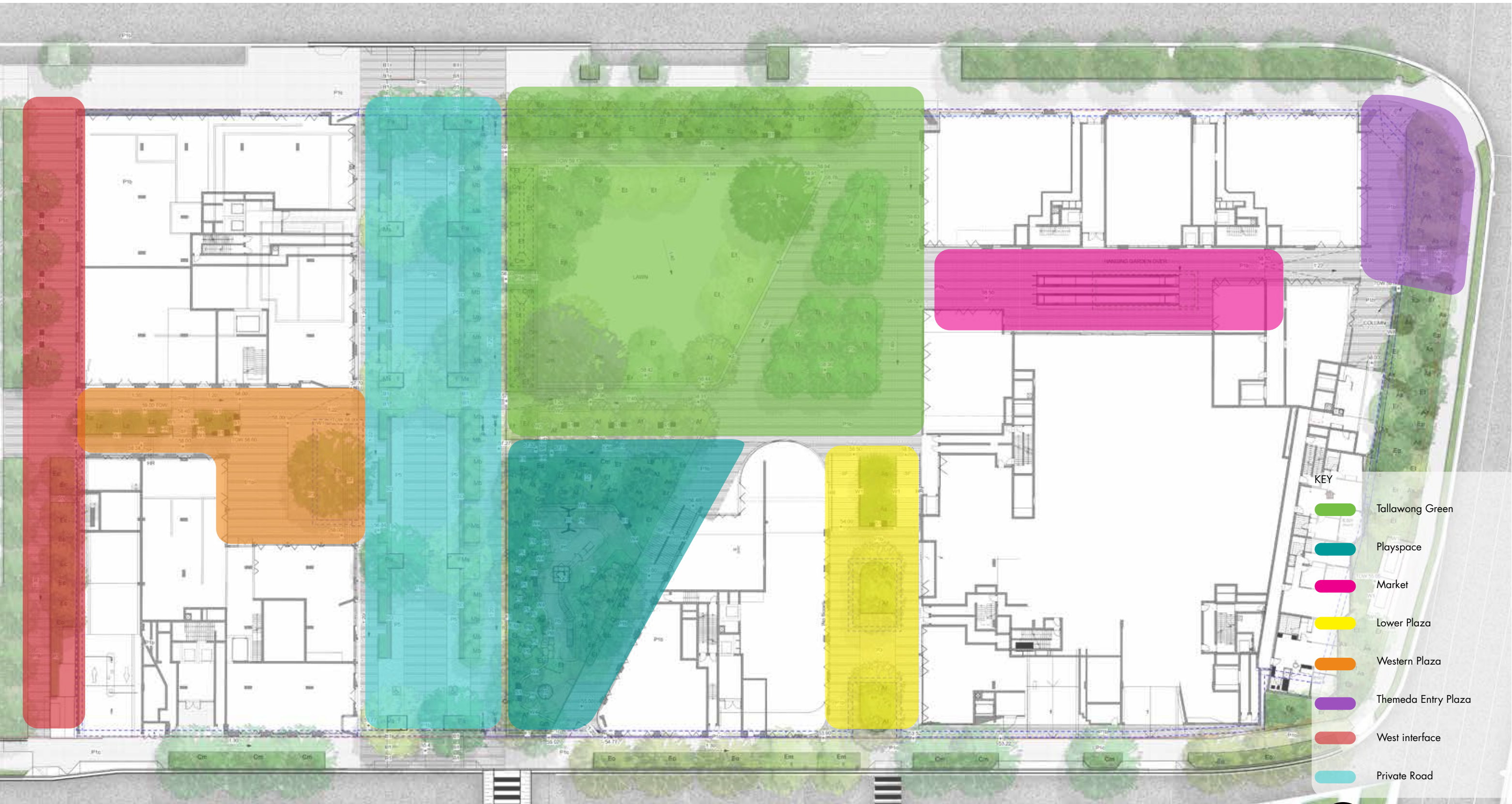


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STAGE 1 SITE SECTION A



ANALYSIS | KEY SPACES





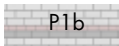
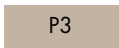





SCALE: 1:500@A3

KEY PLAN



KEY

- | | |
|--|---|
|  | Site Boundary |
|  | Basement |
|  | Planted Bosque with flexible seating |
|  | WSUD |
|  | P1b Concrete unit paving |
|  | P3 Soil Bonded Gravel |
| KE | 300mm(W) 150mm(H) Concrete Kerb edge |
| W2 | 200mm Concrete wall |
| ST | Stairs |
| HR | Handrails |
| S1 | Timber Bench seat with arm and backrest |

	Lawn
	Planting
	Trees refer to tree schedule to species



SCALE: 1:200@A3

TALLAWONG | LANDSCAPE DA REPORT



VIEWS





PLAY SPACE

KEY PLAN

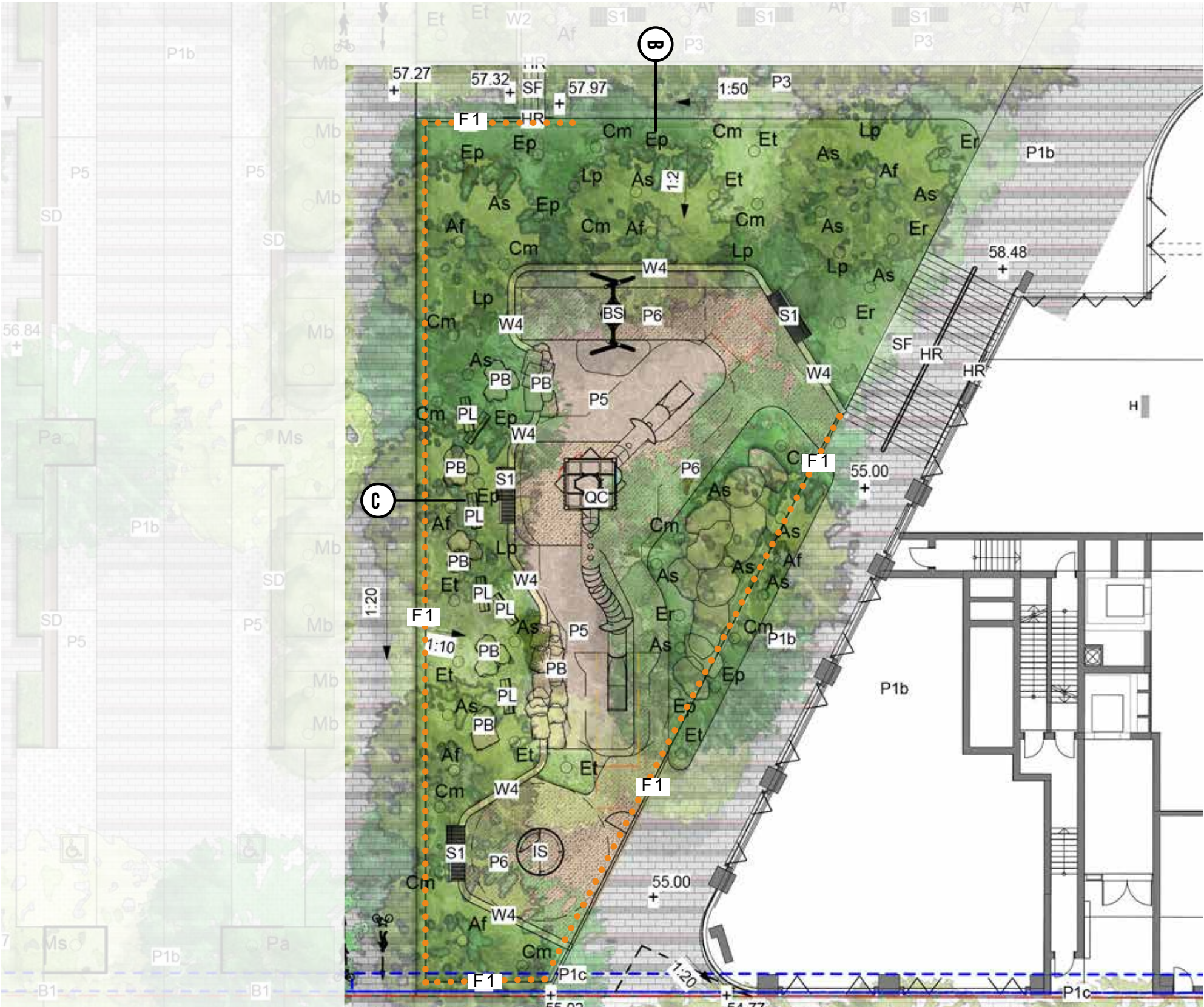


KEY

- Site Boundary
- Basement
- P1b Concrete unit paving
- P5 300mm thick ANL Sofffall mulch
- P6 Rosehill TVP soffit
- W4 Sandstone log wall
- SF Stairs
- HR Handrails
- S1 Timber Bench on wall
- QC COR10460 - Kompan Quad Cube
- IS KPL123 Kompan wheelchair Carousel
- BS NRO906-1102 - BIRDS NEST SWING Ø120 Untreated
- PB Play Sandstone boulders Max height 600mm width 600-1500mm
- PL Play logs Max height 600mm
- F1 1.2m high Child Safe Fence
- Lawn
- Planting
- Trees refer to tree schedule to species



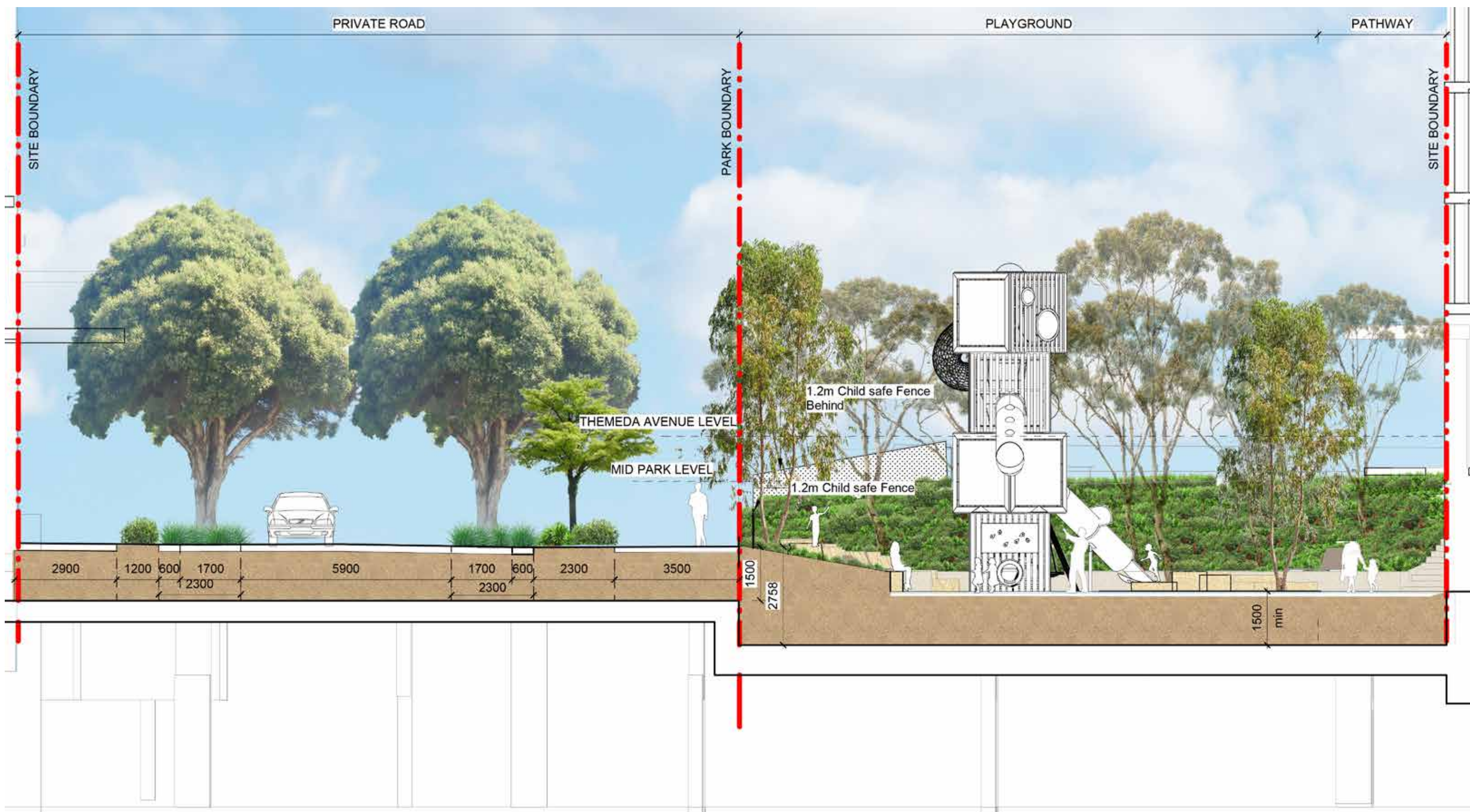
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PLAYGROUND LONG SECTION SECTION B



PLAYGROUND CROSS SECTION C



VIEWS



VIEWS



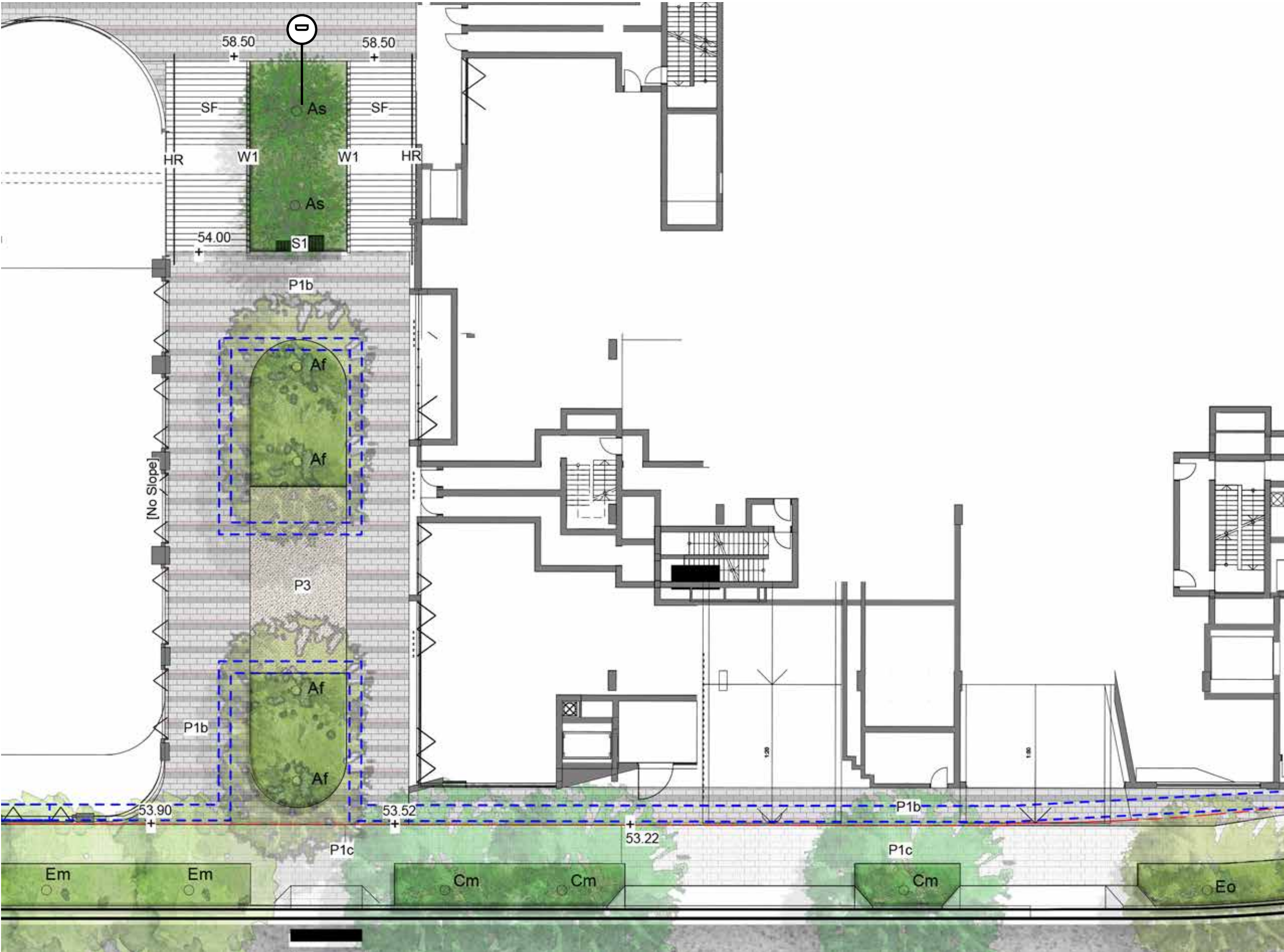
LOWER PLAZA

KEY PLAN



- KEY
- Site Boundary
 - Basement wall/deep soil zone
 - P1b Concrete unit paving
 - P1C BCC Concrete unit paving
 - P3 Soil Binded Gravel
 - W1 150mm Concrete wall
 - SF Stairs
 - HR Handrails
 - S1 Timber Bench seat
 - Lawn
 - Planting
 - XX Trees refer to tree schedule to species

SCALE: 1:200@A3



LOWER PLAZA SECTION D



VIEWS



WESTERN PLAZA

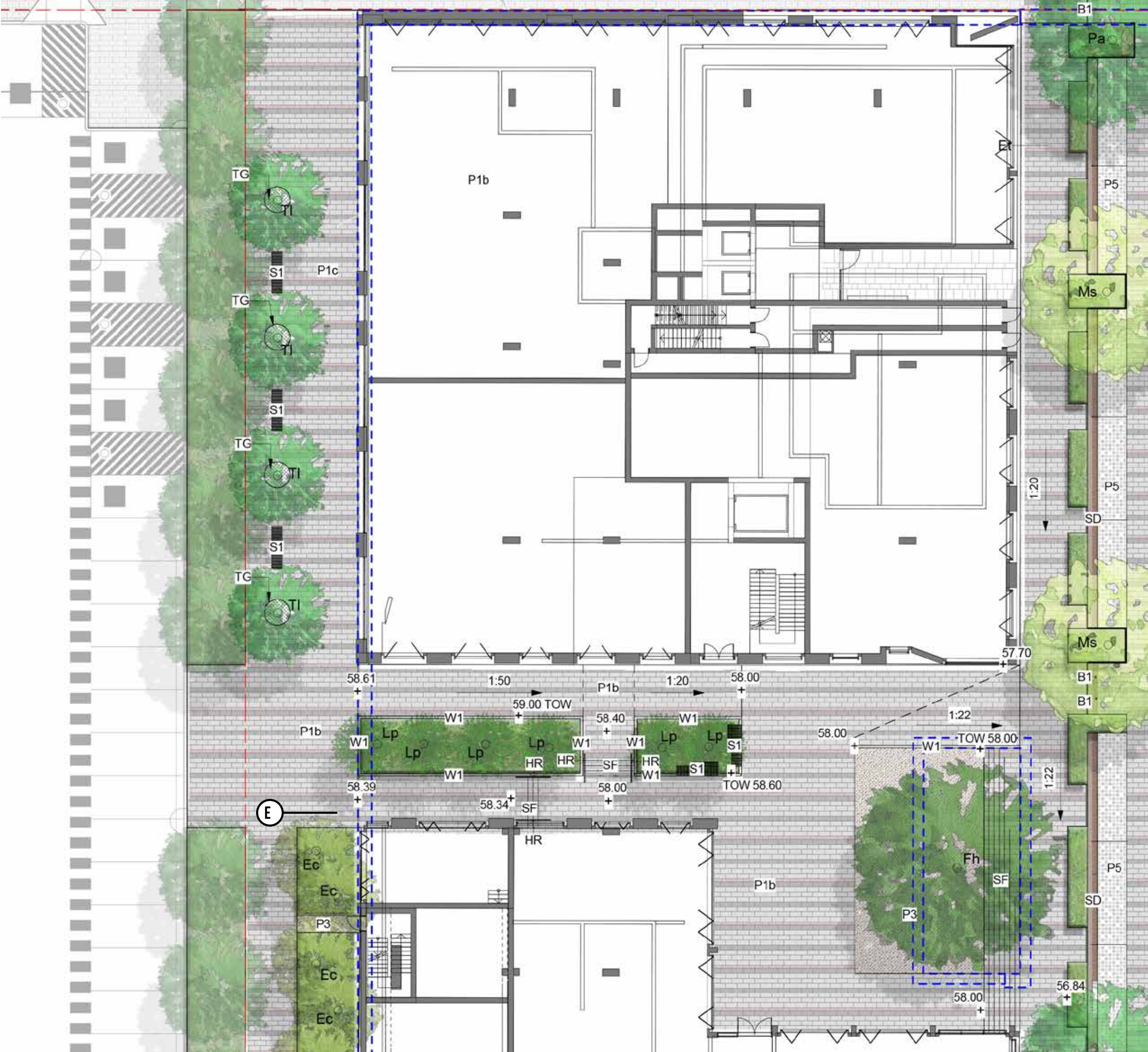
KEY PLAN



- KEY
- Site Boundary
 - Basement
 - P1b Concrete unit paving
 - P3 Soil Binded Gravel
 - W1 Concrete wall
 - SF Stairs
 - HR Handrails
 - S1 Timber Bench seat
 - TG Tree Grate
 - B1 Bollards
 - Lawn
 - Planting
 - XX Trees refer to tree schedule to species

SCALE: 1:200@A3

TALLAWONG | LANDSCAPE DA REPORT



WESTERN PLAZA SECTION E





VIEWS



THEMEDA AVENUE ENTRY PLAZA

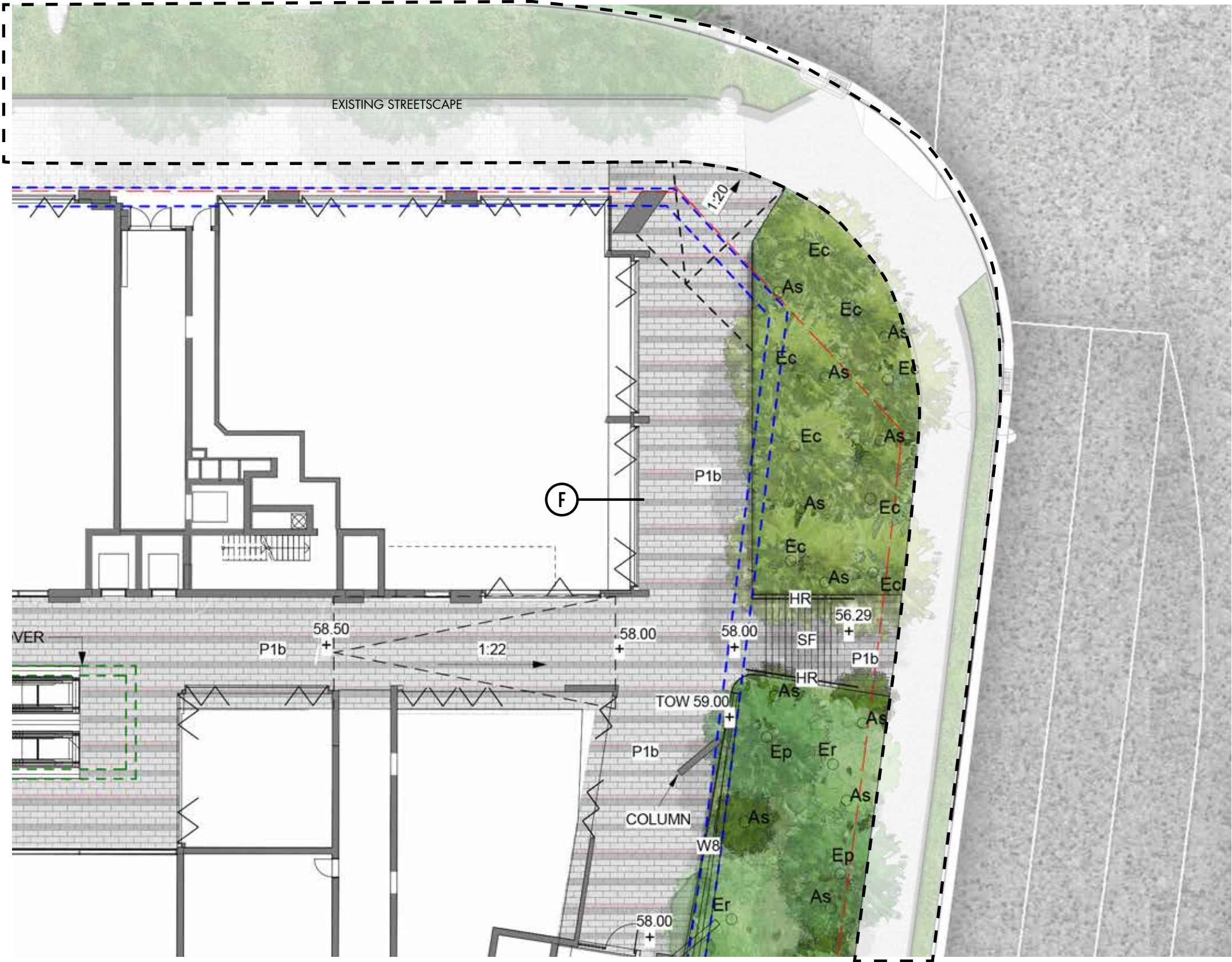
KEY PLAN



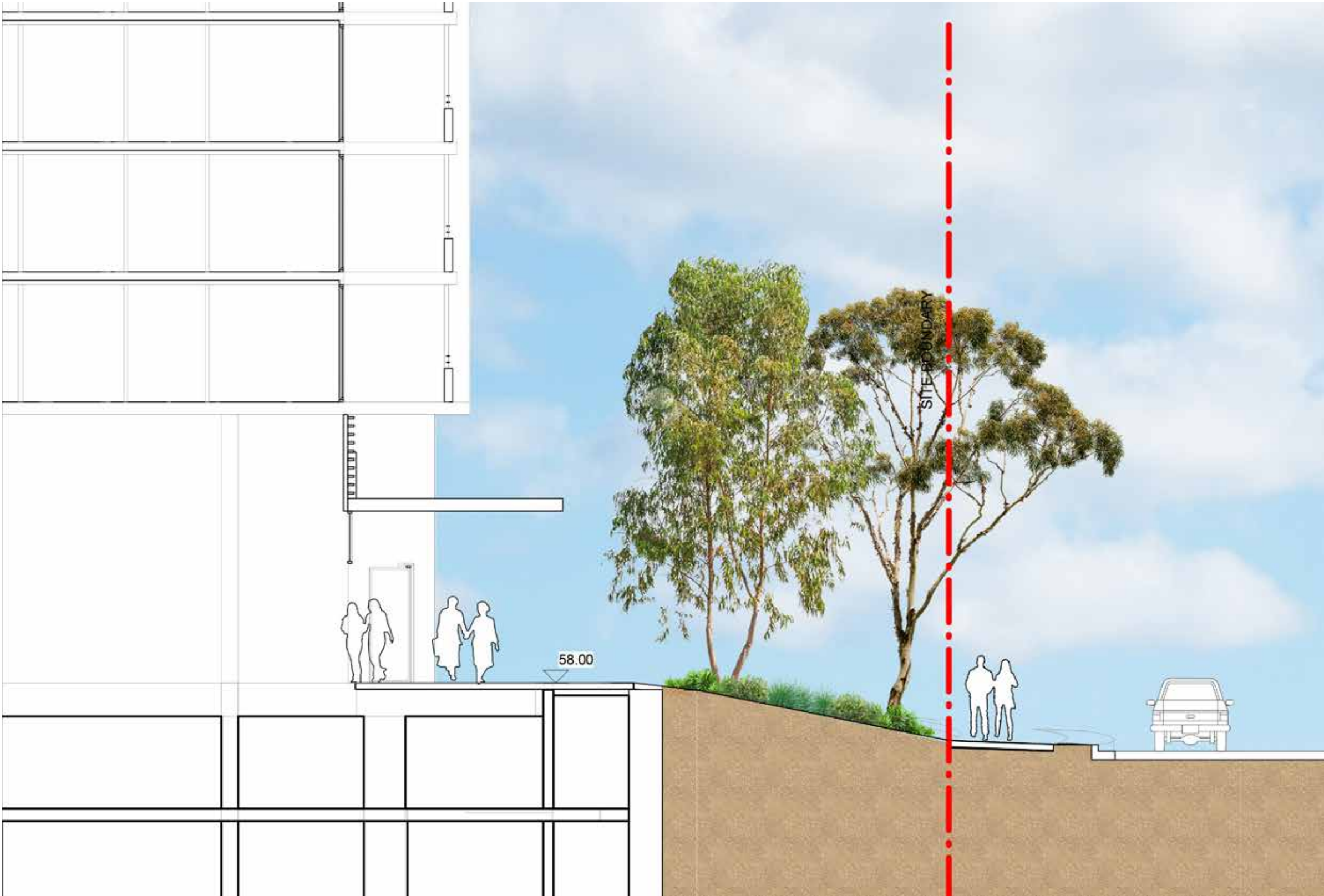
KEY

- Site Boundary
- Basement
- P1b Concrete unit paving
- W8 300mm Architectural wall to architect specification
- SF Stairs
- HR Handrails
- Planting
- XX Trees refer to tree schedule to species

SCALE: 1:200@A3



THEMEDA ENTRY PLAZA SECTION F



VIEWS



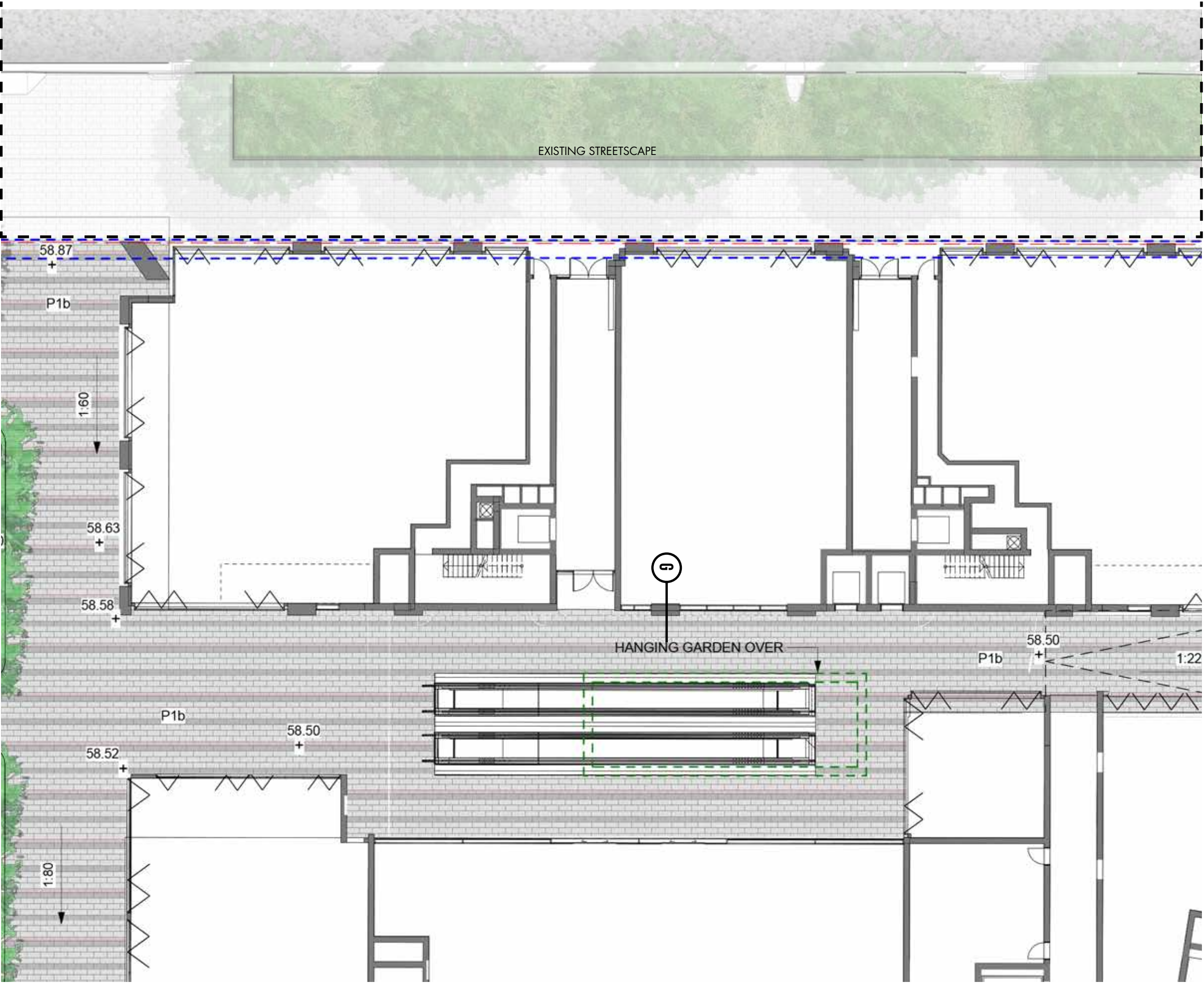
MARKET PLAZA

KEY PLAN

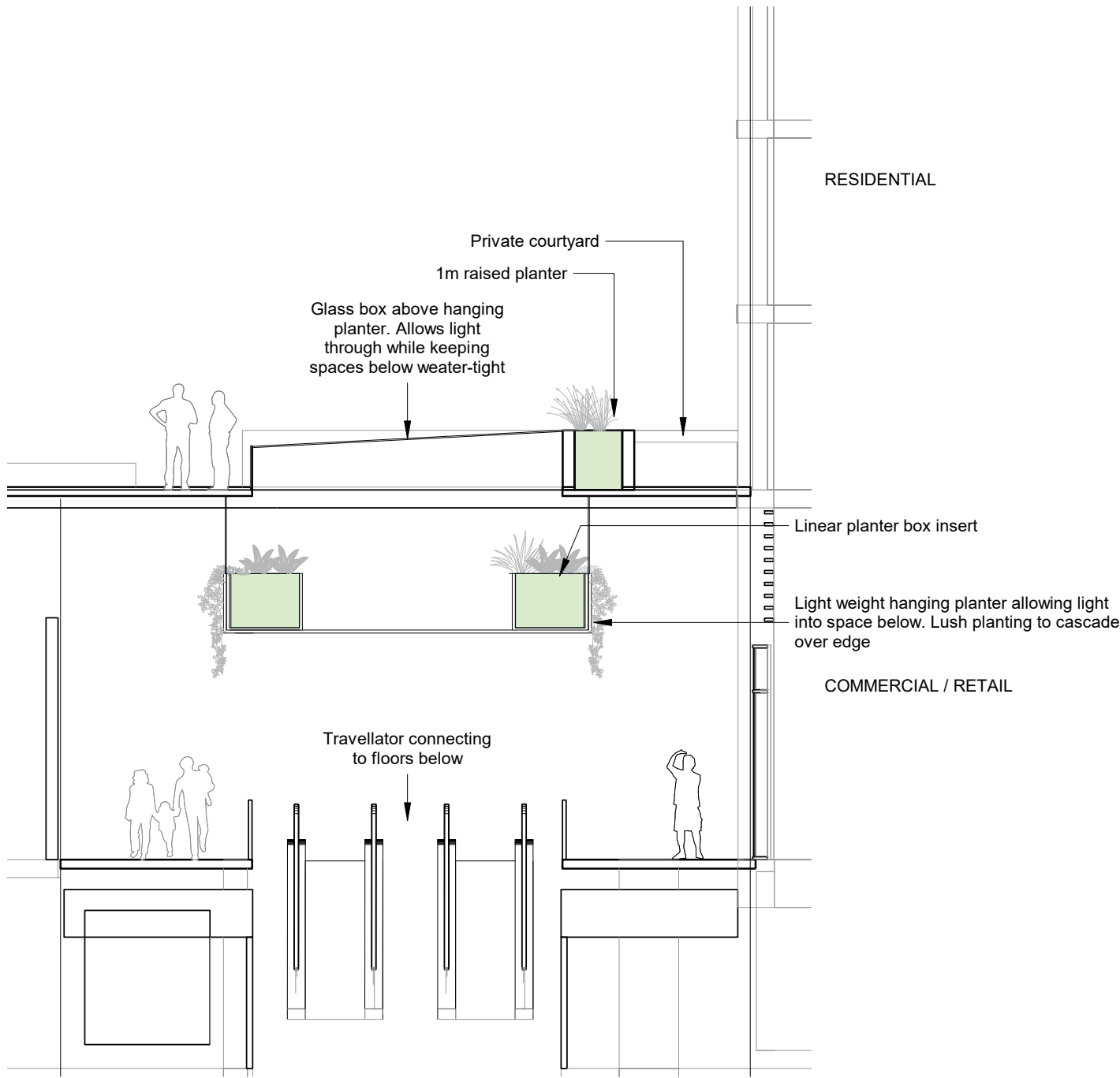


- KEY
- Site Boundary
 - Basement
 - P1b Concrete unit paving
 - Hanging garden Refer to Typical Detail on L-DA-38

SCALE: 1:200@A3



HANGING GARDENS SECTION G



CODE	BOTANICAL NAME	COMMON NAME	POT SIZE	DENSITY
PLANTS				
	Carpobrotus glaucescens	Pig face	200mm	300mm
	Dianella revoluta	Revelation Flax Lily	200mm	300mm
	Lomandra longifolia	Spiny Head Mat Rush	200mm	300mm
	Scaevola aemula	Fairy Fan FLower	200mm	300mm

NOTE: Species are indicative and my change in detail design phase

PLANTING PALETTE



Carpobrotus glaucescens



Dianella revoluta



Lomandra longifolia



Scaevola aemula

STAGE 2 LANDSCAPE PLAN





NORTH SOUTH CONNECTION

KEY PLAN



KEY

P1b

Concrete unit paving

P3

Soil Binded Gravel

Lawn

Planting

XX

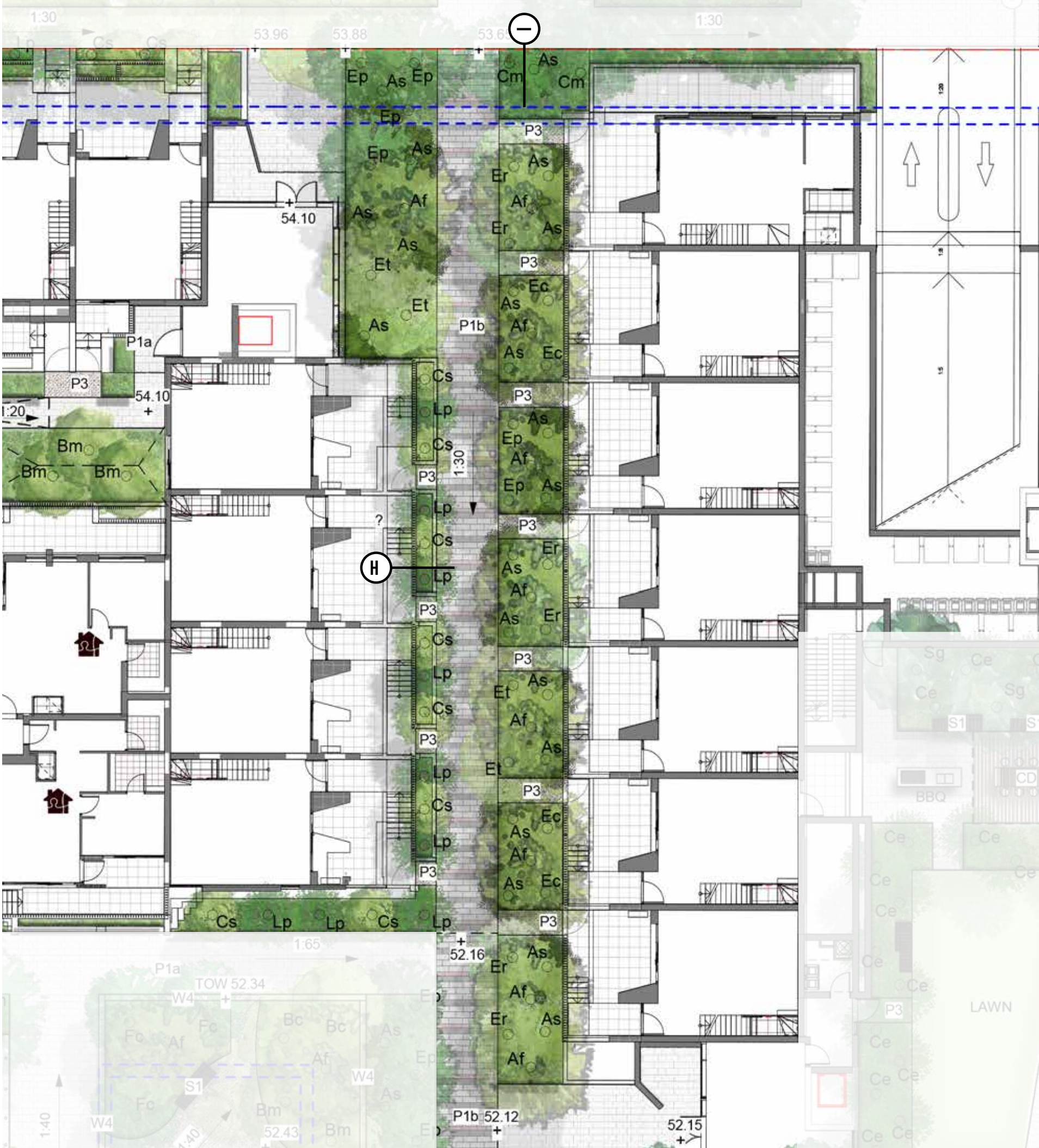
Trees refer to tree schedule to species

NOTE: Refer to Architects plans for courtyard fencing and details

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SCALE: 1:200@A3



NORTH SOUTH CONNECTION SECTION H



NORTH SOUTH CONNECTION LONG SECTION I



VIEWS


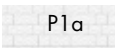
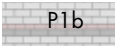
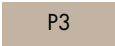
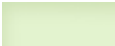




COMMUNAL GARDEN

KEY PLAN



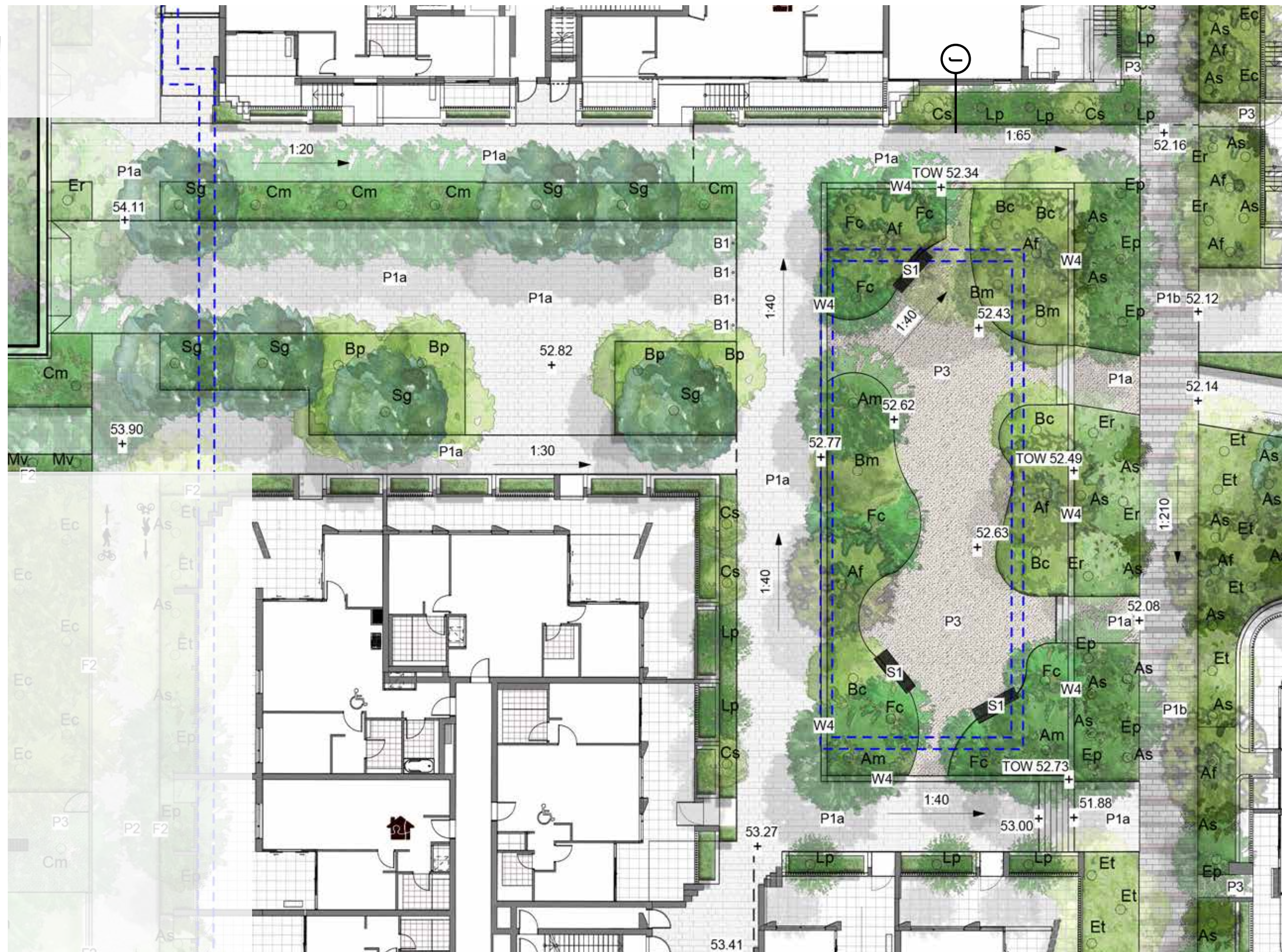
KEY

- | | |
|---|--|
|  | Basement/Deep Soil Zone |
|  | Concrete unit paving type 1 |
|  | Concrete unit paving type 2 |
|  | Soil Bonded Gravel |
| W4 | Sandstone wall/edging |
| B1 | Bollard |
| SF | Handrails |
| HR | Timber Bench seat with Back and arm rest |
| S1 | Lawn |
|  | Planting |
|  | Trees refer to tree schedule to species |
|  | |



SCALE: 1:200@A3

TALLAWONG | LANDSCAPE DA REPORT



PREPARED BY TURF DESIGN STUDIO

ISSUE C MAY 2020

L-DA-46

COMMUNAL GARDEN CROSS SECTION J



VIEW



VIEW



COMMUNAL LOBBY

KEY PLAN



KEY

- Site Boundary
- Basement
- P1a Concrete unit paving type 1
- P3 Soil Bonded Gravel
- W4 Sandstone wall/edging
- F2 Aluminum Security Fence Refer to Fencing plan
- SF Stairs
- HR Handrails
- S1 Timber Seat with backrest
- CS Circles Timber Seat
- BBQ
- PG Pergola
- CD Communal Dinning table
- Lawn
- Planting
- Trees refer to tree schedule to species



SCALE: 1:200@A3



COMMUNAL LOBBY CROSS SECTION K



VIEW



SCHOFIELD RD ENTRY

KEY PLAN



KEY

--- Property Boundary

--- Basement

P1b Concrete unit paving type 2

P2 Concrete paving to BCC standards

P3 Soil Bonded Gravel

F2 Aluminum Security Fence Refer to Fencing plan

SF Stairs

HR Handrails

Planting

Trees refer to tree schedule to species



SCALE: 1:200@A3



VIEW



POCKET PARK

KEY PLAN



KEY

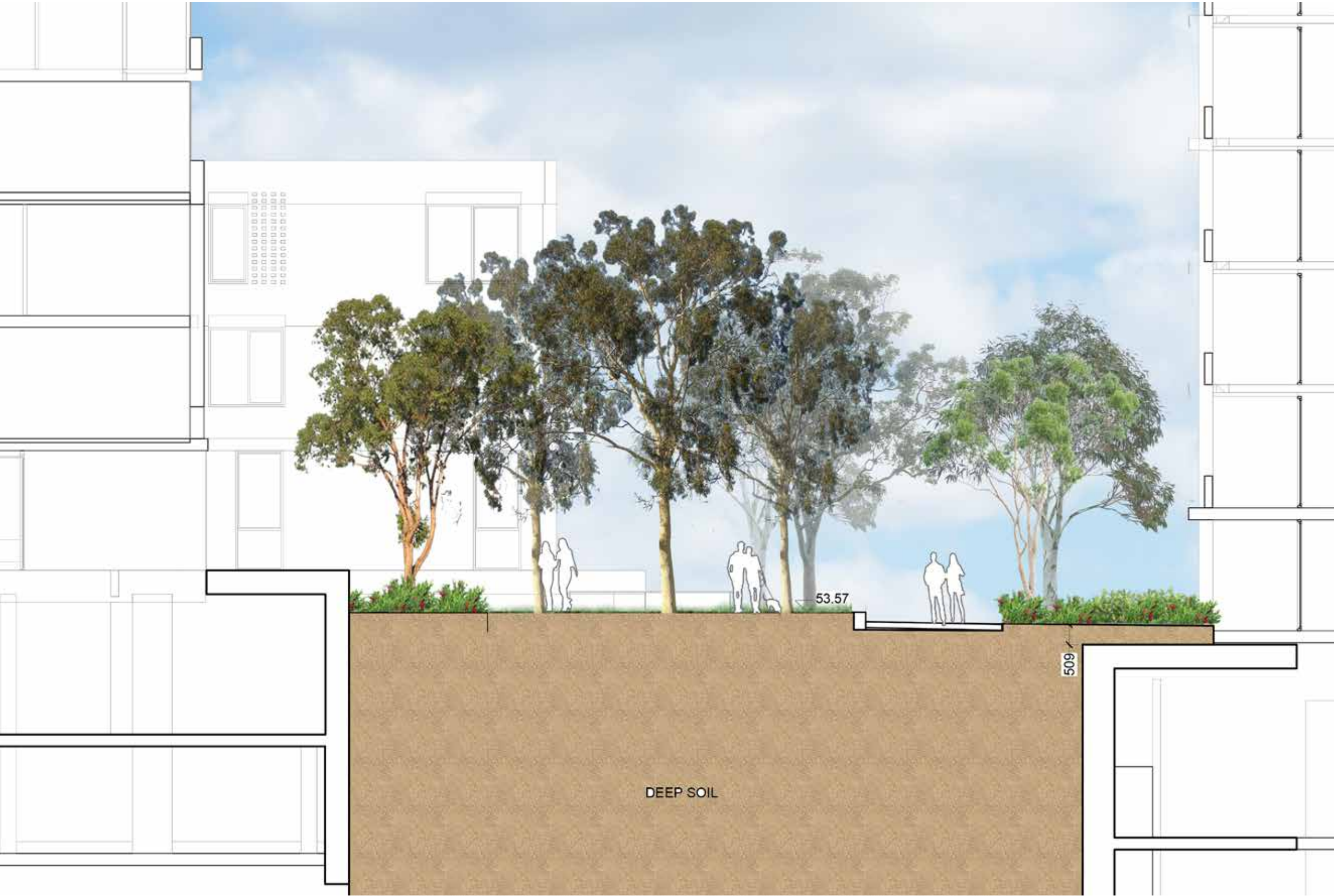
- Site Boundary
- Basement
- P2 Concrete paving to BCC standards
- P3 Soil Bonded Gravel
- W4 Sandstone wall/edging
- F2 Aluminum Security Fence Refer to Fencing plan
- SF Stairs
- HR Handrails
- Lawn
- Planting
- Trees refer to tree schedule to species



SCALE: 1:200@A3



POCKET PARK CROSS SECTION L



VIEW



COMMUNAL POCKET PARK

KEY PLAN



KEY

- Site Boundary
- Basement
- P1a Concrete unit paving type 1
- W2 200mm Concrete wall
- F2 Aluminum Security Fence Refer to Fencing plan
- BBQ
- CD Communal dining
- PG Pergola
- Planting
- Trees refer to tree schedule to species



SCALE: 1:200@A3

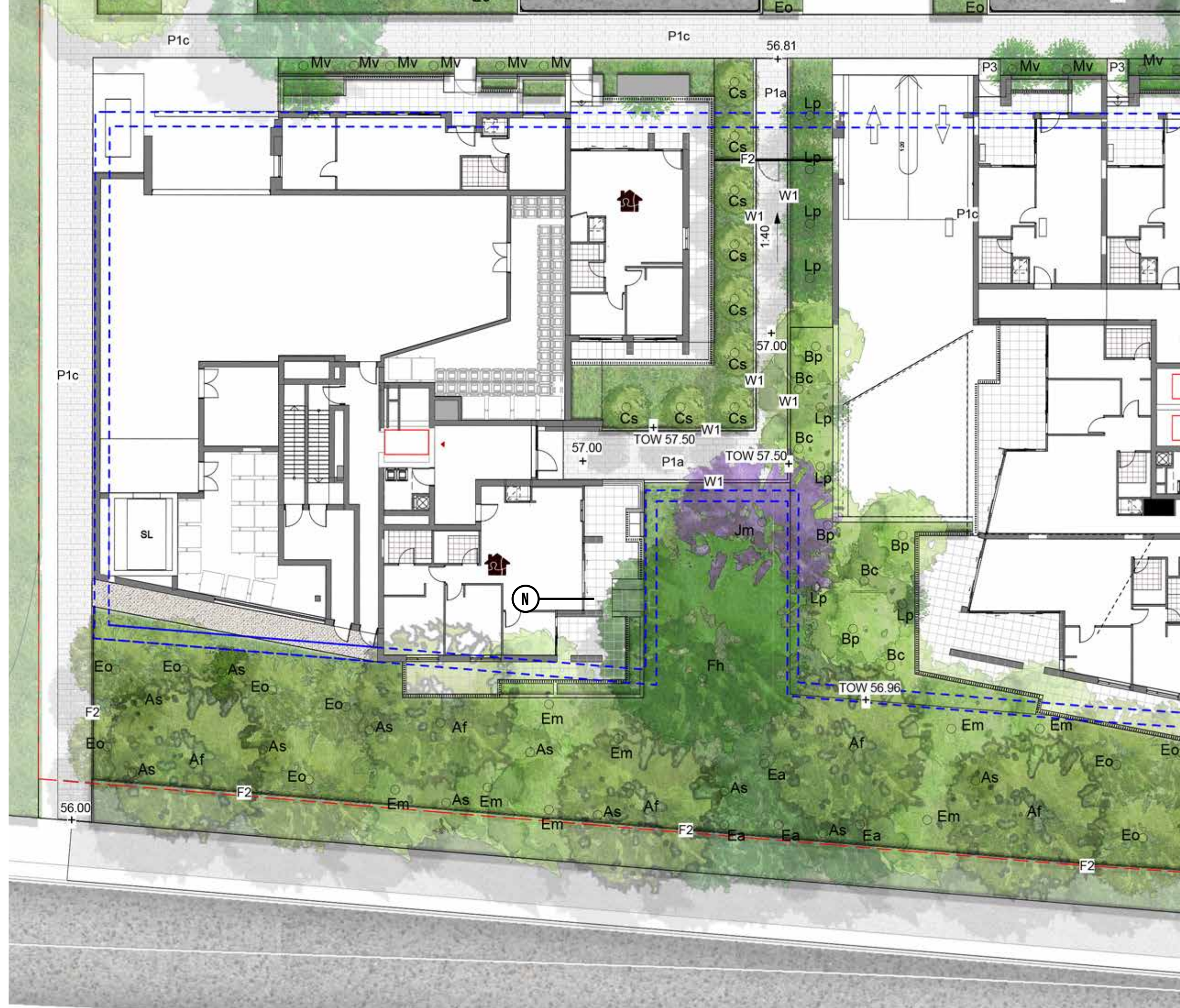


COMMUNAL POCKET PARK CROSS SECTION M



LOBBY GARDEN

KEY PLAN



KEY

- Site Boundary
- Basement
- P1a Concrete unit paving type 1
- F2 Aluminum Security Fence Refer to Fencing plan
- Planting
- Trees refer to tree schedule to species



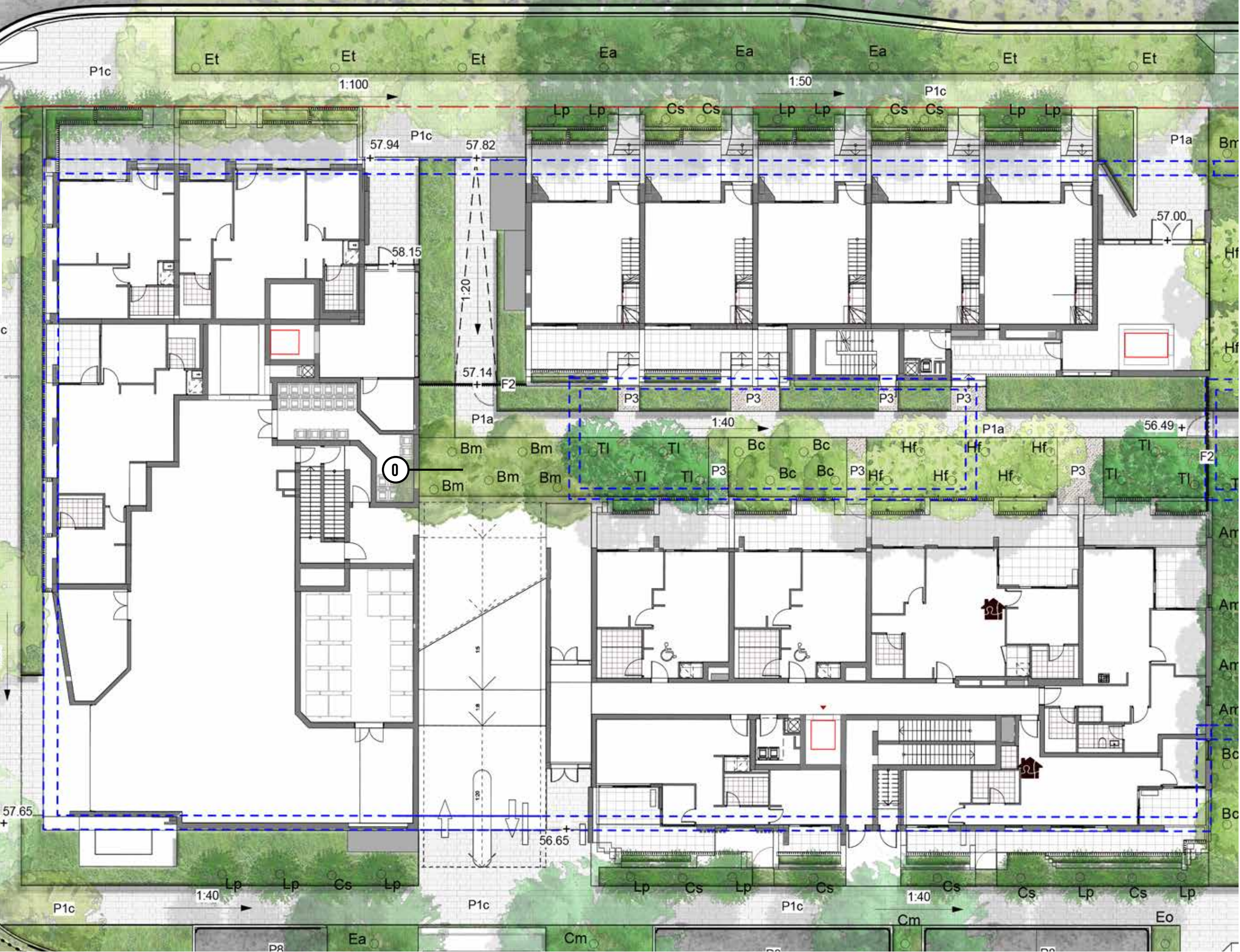
SCALE: 1:200@A3

GARDEN LOBBY CROSS SECTION N



SITE 2A WEST

KEY PLAN



- KEY
- Site Boundary
 - Basement
 - P1a Concrete unit paving type 1
 - P3 Soil Bonded Gravel
 - F2 Aluminum Security Fence Refer to Fencing plan
 - Planting
 - Trees refer to tree schedule to species

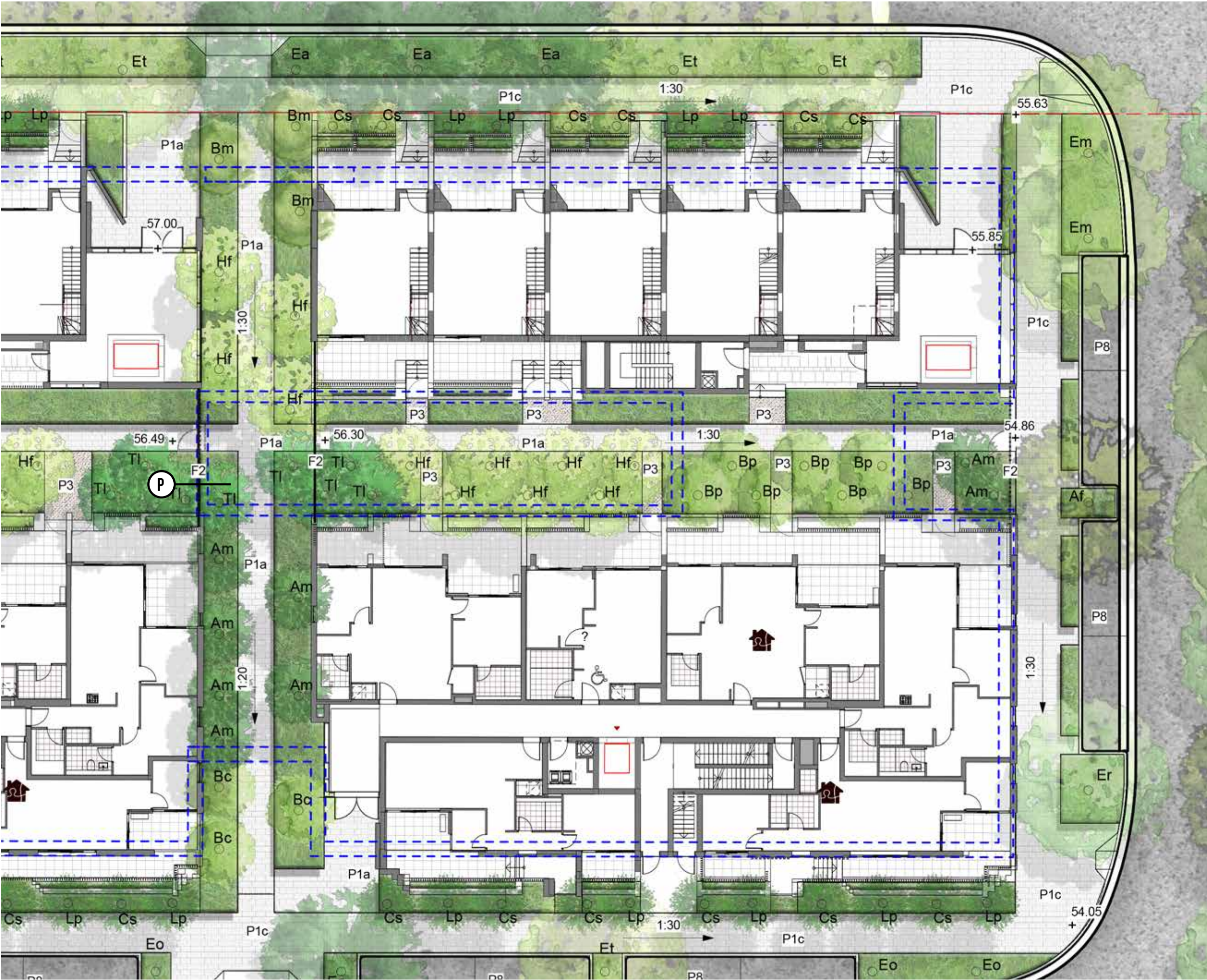
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GARDEN LOBBY CROSS SECTION 0



SITE 2A CENTRAL

KEY PLAN



- KEY
- Site Boundary
 - Basement
 - P1a Concrete unit paving type 1
 - P3 Soil Bonded Gravel
 - F2 Aluminum Security Fence Refer to Fencing plan
 - Planting
 - Trees refer to tree schedule to species

SCALE: 1:200@A3

GARDEN LOBBY CROSS SECTION P



SITE 2A EAST

KEY PLAN



KEY

--- Site Boundary

----- Basement

P1a	Concrete unit paving type 1
-----	-----------------------------

P3 Soil Bonded Gravel

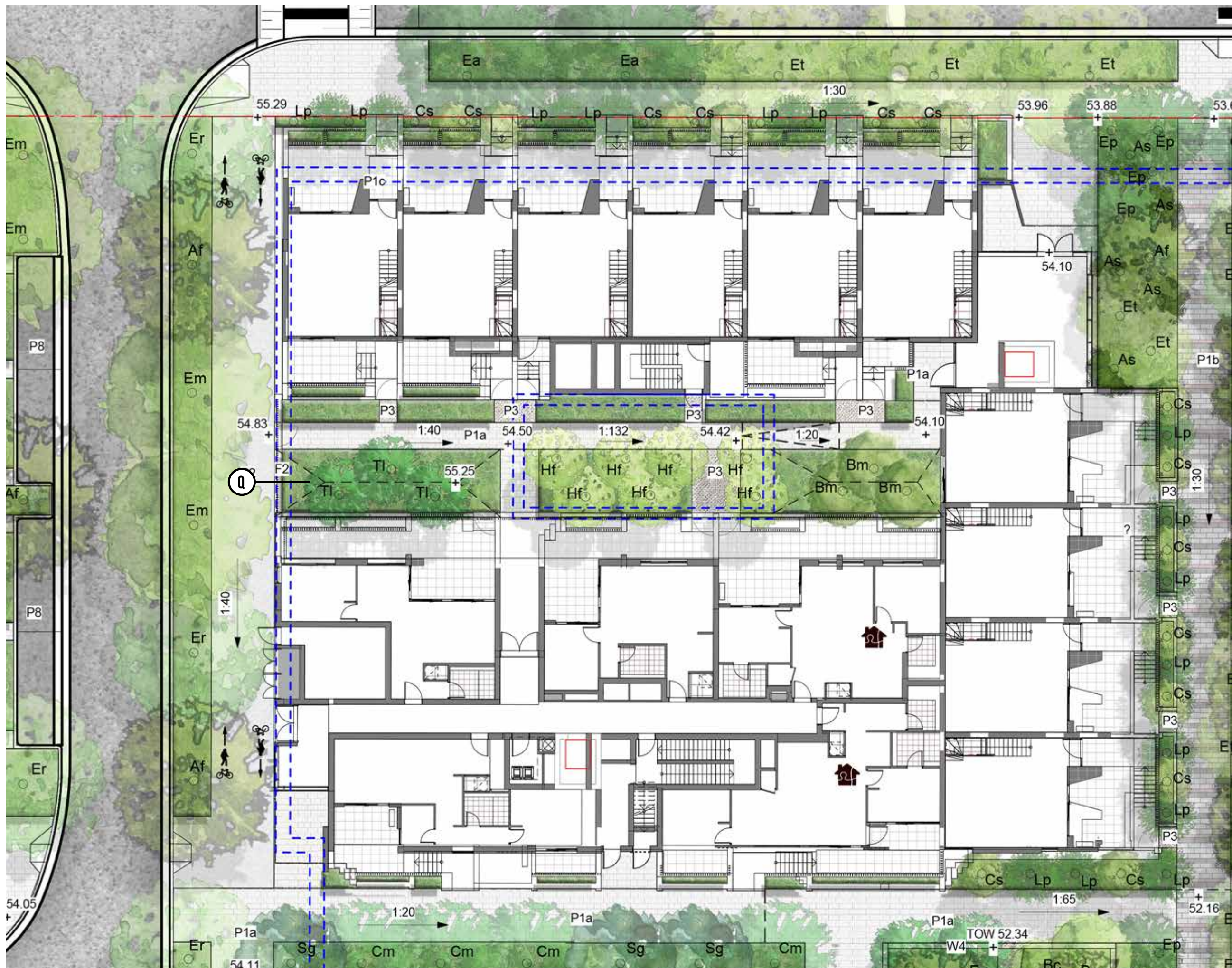
F2 Aluminum Security Fence Refer to Fencing plan

Planting

Trees refer to tree schedule to species



SCALE: 1:200@A3



GARDEN LOBBY CROSS SECTION Q



VIEW



TREE PALETTE

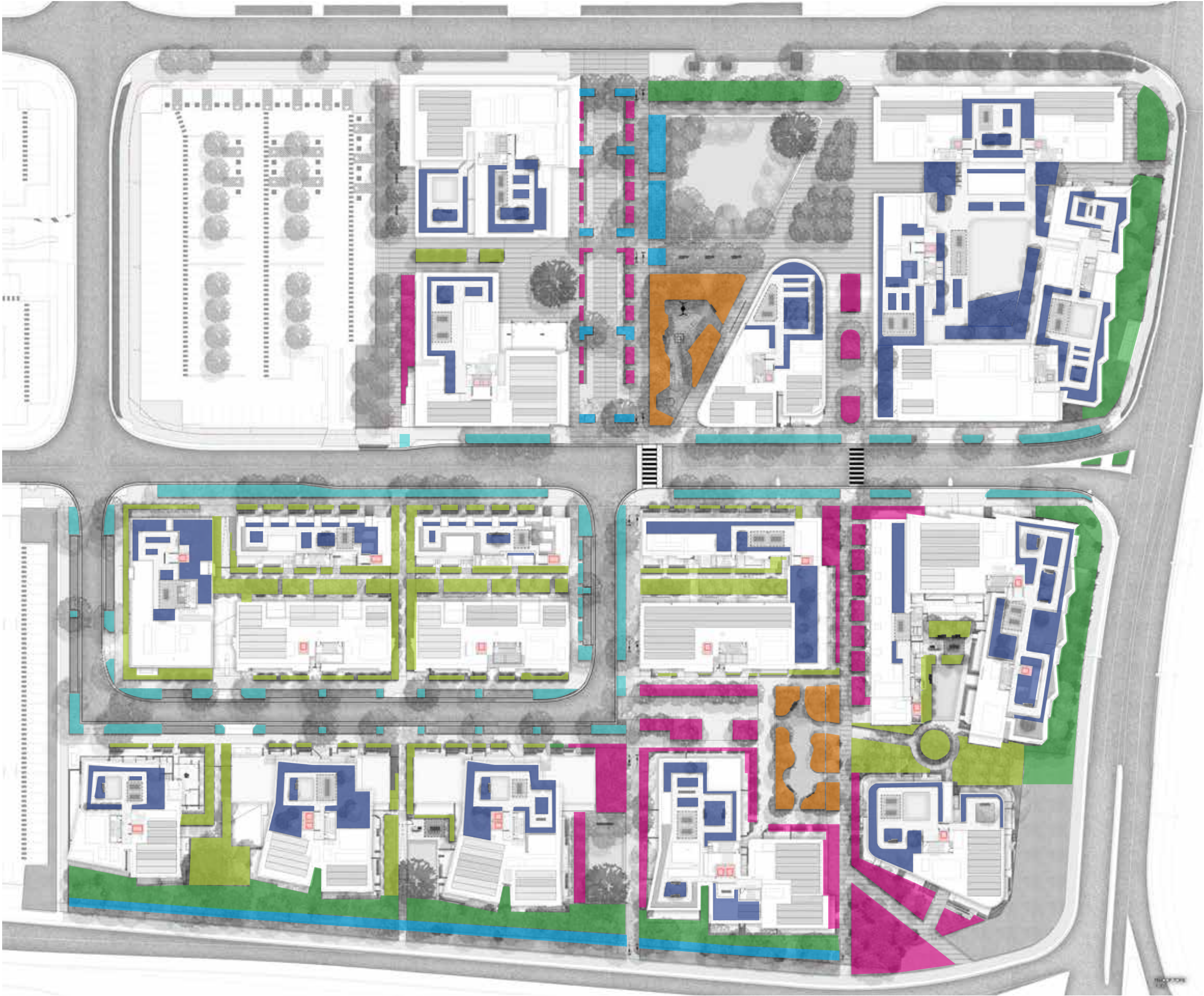
CODE	BOTANICAL NAME	COMMON NAME	MATURE HEIGHT	MATURE SPREAD	POT SIZE	DENSITY
TREES						
Af	Angophora floribunda	rough-barked apple	30m	10m	200 - 400L	As shown
Am	Acmena smithii	Lily Pily	12m	6m	200L	As shown
As	Acacia Species	-	4m	2.5m	100L	As shown
Bc	Backhousia citriodora	Lemon Myrtle	8m	5m	100L	As shown
Bm	Backhousia myrtifolia	Cinnamon Myrtle	7m	4m	100L	As shown
Bp	Brachychiton populneus	Kurrajong	20M	8m	100L	As shown
Ce	Callitris endlicheri	Black cypress pine	12m	4m	75L	As shown
Cs	Callistemon salignus	White Bottlebrush	9m	4m	75L	As shown
Cm	Corymbia maculata	Spotted Gum	45m	10m	200L	As shown
Ec	Eucalyptus cinerea	Mealy Stringbark	15m	5m	200L	As shown
Er	Eucalyptus crebra	Narrow-leaved Ironbark	30m	8m	200L	As shown
Ep	Eucalyptus paniculata	Grey Ironbark	30m	10m	200L	As shown
Et	Eucalyptus tereticornis	Forest Red Gum	45m	15-25m	300L	As shown
Fc	Ficus coronata	Sandpaper Fig	6m	4m	100L	As shown
Fh	Ficus Hilli	Hill's Fig	25m	10m	1000L	As shown
Jm	Jacaranda mimosifolia	Jacaranda	10m	15-25m	400L	As shown
Lp	Leptospermum petersonii	Lemon-scented teatree	5m	3m	100L	As shown
Pa	Platanus acerifolia	London Plane	14m	10m	400L	As shown
Mb	Melaleuca bracteata	Black Teatree	4m	2m	75L	As shown
Ms	Melaleuca styphelioides	Prickly Paperbark	10m	8m	400L	As shown
Mv	Melaleuca viminalis	weeping bottlebrush			75L	As shown
Sg	Syncarpia glomulifera	Turpentine tree	25m		200L	As shown
Tl	Tristaniopsis laurina	Water gums	7m	3-8m	1000L	As Shown
SITE 2 - GREEN LANE TREES						
Hf	Hymenosporum flavum	Native Frangipani	8m	4m	100L	As Shown
Tl	Tristaniopsis laurina	Water Gum	7m	3-8m	100L	As Shown
As	Acmena smithii	Lilly Pilly	12m	6m	200L	As shown
Bc	Backhousia citriodora	Lemon Myrtle	8m	5m	100L	As shown
Bm	Backhousia myrtifolia	Grey Myrtle	7m	4m	100L	As shown

NOTE

- PLANTING PALETTES ARE INDICATIVE AND MAY CHANGE THOUGH THE DETAILED DESIGN PHASE AND AVAILABILITY AT TIME OF PROCUREMENT
- FOR ROOTOP PLANTING PALETTES REFER TO PAGE XXX



UNDERSTORY PLANTING ZONE PLAN



UNDERSTORY PLANTING ZONES

- COMMUNAL GARDEN /PLAYSPACE
- WSUD
- BUFFER PLANTING
- NORTH WEST CONNECTION
- STREETSCAPE PLANTING
- GREEN LANE
- ROOFTOP

UNDERSTORY PALETTE| GROUND LEVEL

BOTANICAL NAME	COMMON NAME	POT SIZE	CENTRE
GROUND LEVEL COMMUNAL & LANEWAYS SPACES			
Crinum pedunculatum	River Lilly	300mn	500mm
Dracaena ‘Janet Craig’	Janet Craig	300mn	400mm
Philodendron xanadu	Xanadu Philodendron	200mm	600mm
Fatsia japonica	Paperplant	300mm	500mm
Liriope muscari ‘Evergreen Giant’	Liriope ‘Evergreen Giant’	200mm	400mm
COMMUNAL GARDEN/PLAYGROUND PLANTING PALETTE			
Arthropodium milleflorum	Vanilla Lily	200mm	500mm
Austromyrtus dulcis	Midgen Berry	200mm	500mm
Carpobrotus glaucescens	Pigface	200mm	500mm
Dodonaea viscosa	Hop Bush	200mm	500mm
Dichopogon fimbriatus	Chocolate Lily	200mm	500mm
Eremophila debilis	Winter Apple	200mm	500mm
Eustrephus latifolius	Wombat Berry	200mm	500mm
Hibiscus heterophyllus	Native Rosella	200mm	500mm
Solanum aviculare	Kangaroo Apple	200mm	500mm
Banksia oblongifolia	Fern-leaved Banksia	200mm	500mm
Banksia spinulosa	Hairpin Banksia	200mm	500mm
Dianella revoluta	Blue Flax-lily	200mm	500mm
Lomandra longifolia	Spiny Mat-rush	200mm	500mm
Xanthorrhoea australis,	Austral Grass-tree	400mm	1000mm
BUFFER PLANTING			
Acacia decurrens	Black Wattle	200mm	500mm
Austromyrtus dulcis	Midyim	200mm	500mm
Banksia spinulosa	Hairpin Banksia	200mm	500mm
Breynia oblongifolia	Coffee Bush	200mm	500mm
Callistemon pinifolius	Pine-Leaved Bottlebrush	200mm	500mm
Ceratopetalum gummiiferum	New South Wales Christmas Tree	200mm	500mm
Cordyline stricta	Slender Palm Lily	200mm	500mm
Dianella caerulea	Blue Flax-Lily	200mm	500mm
Dodonaea triquetra	Common Hop Bush	200mm	500mm
Gahnia aspera	Rough Saw-Sedge	200mm	500mm
Indigofera Australis	Australian Indigo	200mm	500mm
Lambertia Formosa	Mountain Devil	200mm	500mm
Lomandra hystrix	Green Mat-Rush	200mm	500mm
Lomatia silaifolia	Crinkle Bush	200mm	500mm
Oxylobium ilicifolium	Prickly Shaggy-Pea	200mm	500mm
Persoonia linearis	Narrow-Leaved Geebung	200mm	500mm
Pollia crispate	Pollia	200mm	500mm
Polyscias sambucifolia	Elderberry Panax	200mm	500mm
Telopea speciosissima	New South Wales Waratah	200mm	500mm

BOTANICAL NAME	COMMON NAME	POT SIZE	CENTRE
NORTHSOUTH CONNCECTION			
Callistemon pinifolius	Pine-Leaved Bottlebrush	200mm	500mm
Dianella caerulea	Blue Flax-Lily	200mm	500mm
Goodenia ovata	Hop Goodenia	150mm	500mm
lomandra tanika	Mat Rush	200mm	500mm
Gahnia aspera	Rough Saw-Sedge	200mm	500mm
WSUD			
Lomandra Longifolia	Spiny-head mat-rush	150mm	300mm
Isolepis nodosa	Knobby club rush	150mm	300mm
Carex appressa	Tall sedge	150mm	300mm
Juncus usitatus	Woolly waterlilies	150mm	300mm

NOTE

- PLANTING PALETTES ARE INDICATIVE AND MAY CHANGE THOUGH THE DETAILED DESIGN PHASE AND AVAILABILITY AT TIME OF PROCUREMENT

- FOR STREETScape PLANTING PALETTES REFER TO PAGE 93

- FOR ROOTOPT PLANTING PALETTES REFER TO PAGE 116



PAVING MATERIAL PALETTE | PUBLIC BCC ASSET



MATERIALS



CONCRETE PAVING - COMBINATION OF INSITU WITH FEATURE UNIT PAVER BANDS



BLACKTOWN CITY COUNCIL CONCRETE
UNIT PAVERS AS PER BCC ENGINEERING
GUIDE FOR DEVELOPMENT



CONCRETE PAVING AS PER
BCC ENGINEERING GUIDE FOR
DEVELOPMENT

ASHPHALT AS PER BCC ENGINEERING
GUIDE FOR DEVELOPMENT



SPOON DRAIN DRAINS AS PER BCC
ENGINEERING GUIDE FOR DEVELOPMENT



RIASE PREDSTRIAN THESHOLD



AT GRADE PEDESTRIAN CROSSING



PLANTING/ TREE PLANTING . REFER
TO STREETSCAPER PLANTS FOR TREE
SPECIES AND INDICATIVE PLANTING
PALLETTE



PAVING MATERIAL PALETTE | PRIVATE GROUND LEVELS



MATERIALS



CONCRETE PAVING - COMBINATION OF INSITU WITH FEATURE UNIT PAVER BANDS



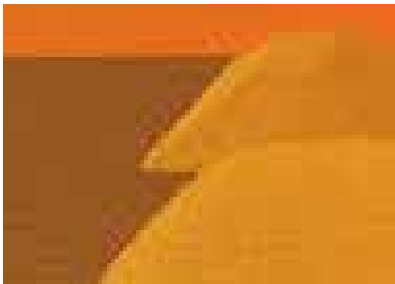
CONCRETE PAVING



90X90X90 COBBLE SETTS



SOIL BOND GRAVEL



ROSEHILL TVP SOFTFALL



300MM THICK ANL SOFTFALL MULCH



FENCING PLAN



MATERIALS



FENCE TYPE 1 -1200MM CHILD SPACE FENCE IN ACCORDANCE WITH THE 'EVERYONE CAN PLAY GUIDELINES'



1200MM CHILD SPACE GATE



FENCE TYPE 2A-1500MM ALUMINUM BOUNDARY/ SECURITY FENCING. TO BE INSTALLED ON THE BOUNDARY LINE



FENCE TYPE 2B-1200MM ALUMINUM BOUNDARY/ SECURITY FENCING.

NOTE:
FOR PRIVATE COURTYARD FENCES REFER TO ARCHITECT'S DRAWINGS.

FURNITURE AND URBAN ELEMENTS | GROUND LEVELS

STRATEGY

FURNITURE AND FIXTURES

All furniture and fixtures for the site will be

- Durable and functional.
- Able to facilitate social and communal activities.
- Adaptable to the needs of the community, including being childsafe.



CONCRETE RAISED PLANTERS



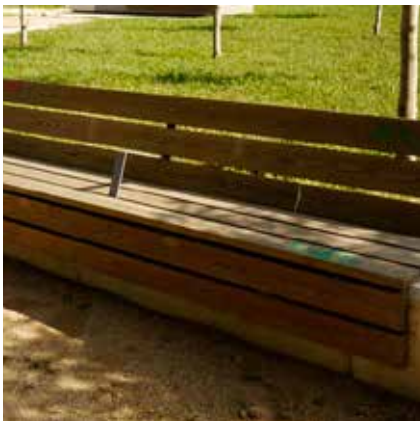
GANITE SPOON DRAIN



CIRCULAR SEAT AROUND FEATURE TREES



SEATING: MOSURBAN - STURT SQUARE SERIES WITH TRIM TO ENDS OF BATTENS FOR INCREASED VANDAL RESISTANCE



CUSTOM SEATING ON WALLS



BINS: MOSURBAN - OXLEY BIN 120L, SATIN BLACK WITH SLATS.



BOLLARDS AND DRINKING FOUNTAINS



LIGHTING: IGUZZINI - MULTI-WOODY



TREE UP-LIGHTING

STREETSCAPE AND INTERFACE



PRIVATE STREET

KEY PLAN



- KEY
- Concrete unit paving type 2
 - 90x90x90 Granite Cobble Setts
 - Planting
 - Trees refer to tree schedule to species



SCALE: 1:200@A3



PRIVATE STREET DETAIL PLAN NORTH

KEY PLAN

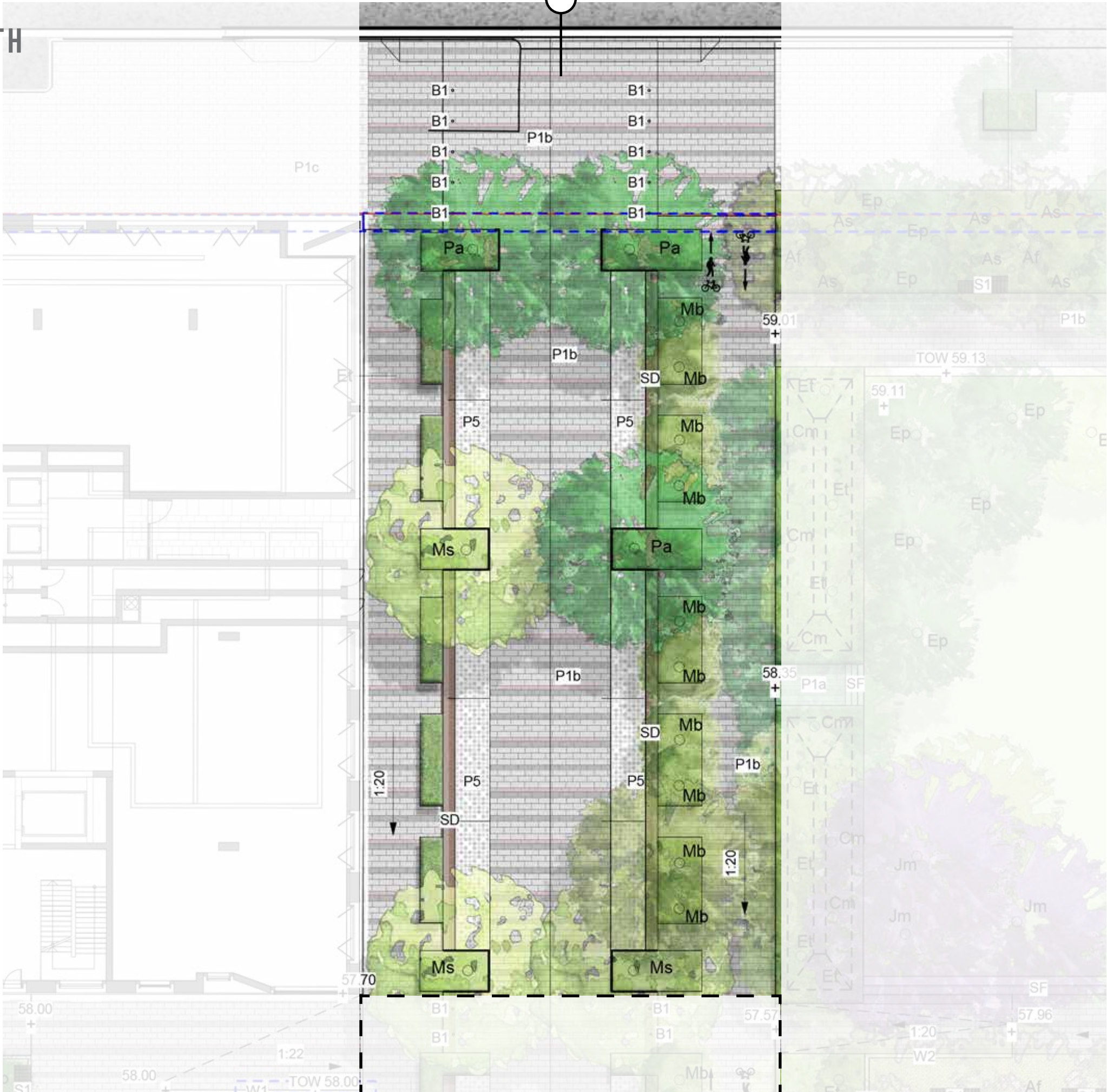


KEY

- Site Boundary
- Basement
- P1b Concrete unit paving type 2
- P5 90x90x90 Granite Cobble Setts
- SD Spoon drain
- B1 Bollards
- Planting
- Trees refer to tree schedule to species



SCALE: 1:200@A3



PRIVATE STREET PLAN SOUTH

KEY PLAN



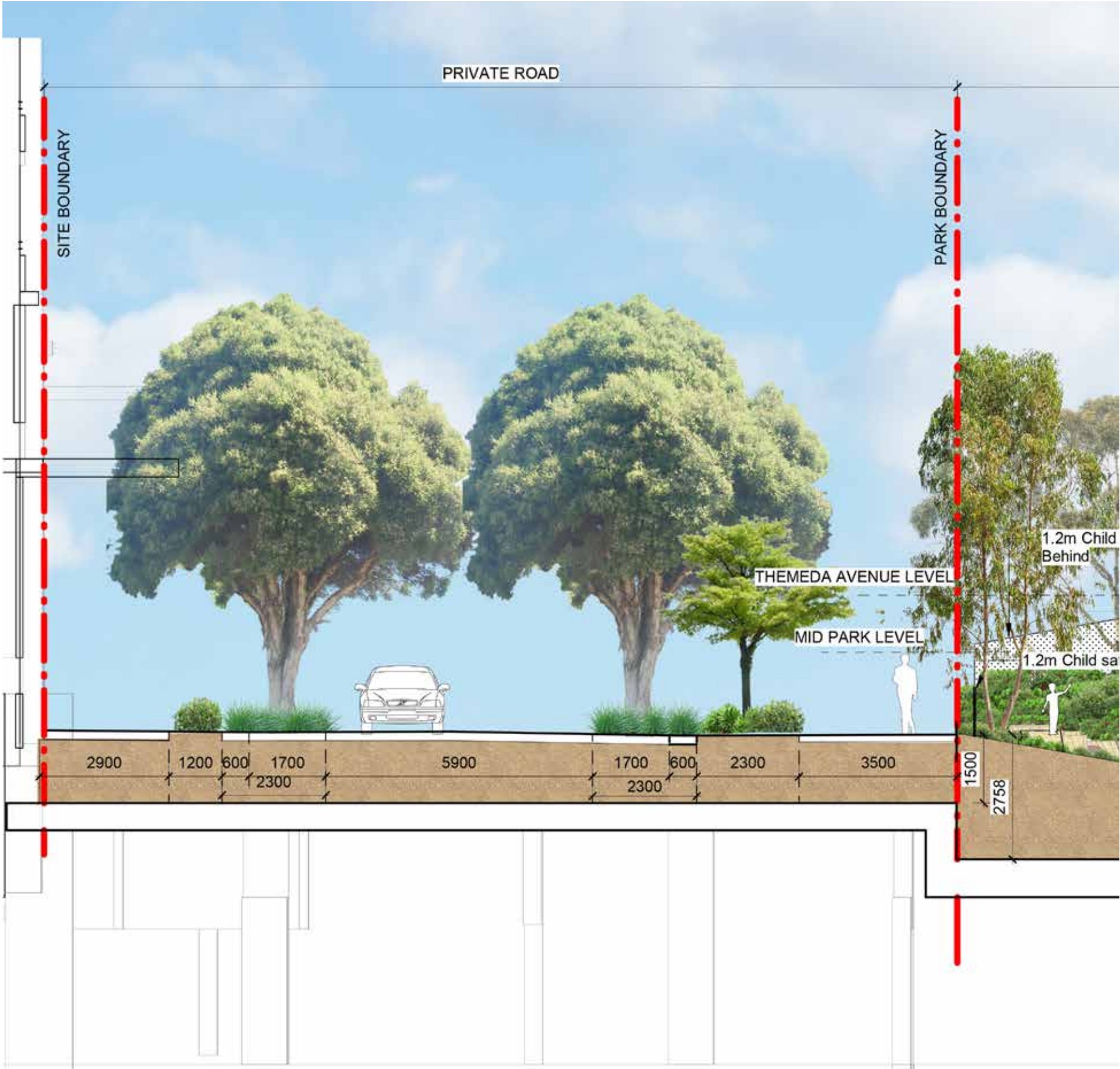
- KEY
- Site Boundary
 - Basement
 - P1b Concrete unit paving type 2
 - P5 90x90x90 Granite Cobble Setts
 - SD Spoon drain
 - B1 Bollards
 - Planting
 - Trees refer to tree schedule to species



SCALE: 1:200@A3



PRIVATE STREET CROSS SECTION R



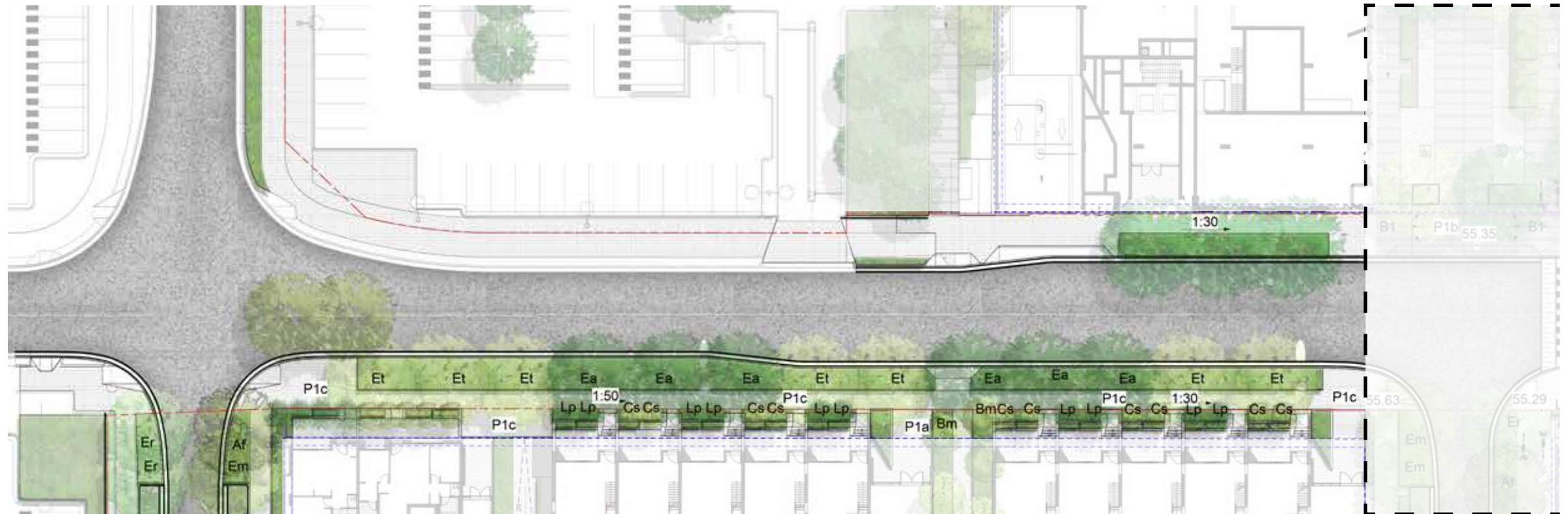
PRIVATE STREET LONG SECTION I






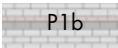




VIEW

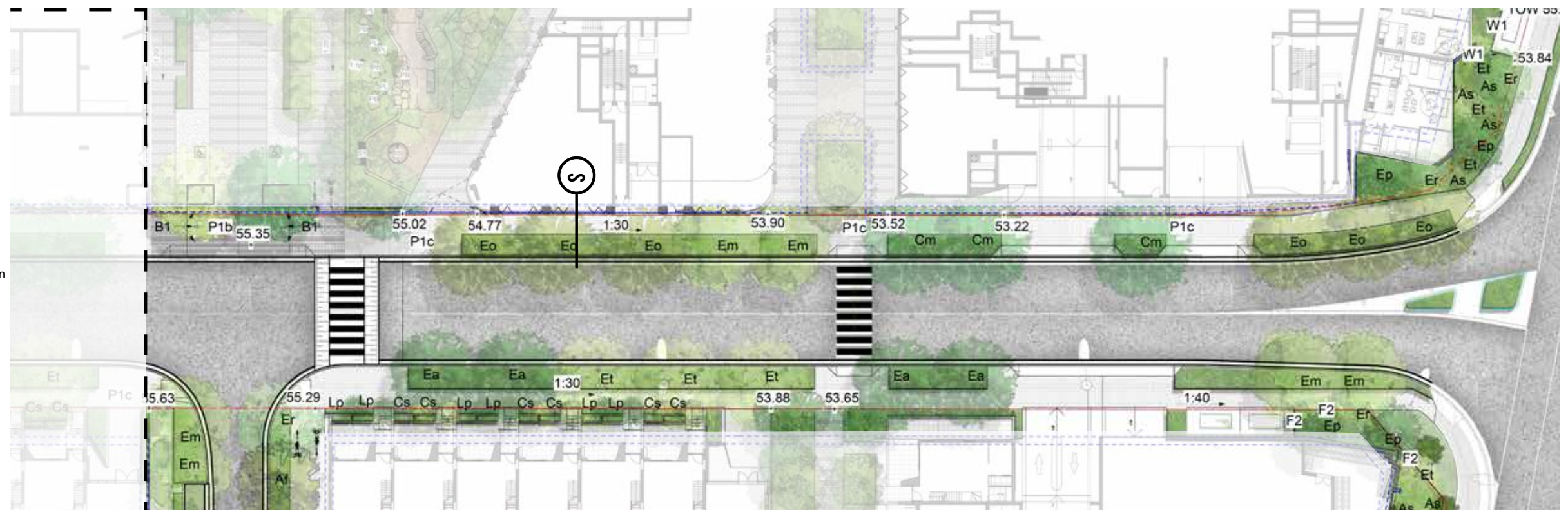


CONFERTA AVENUE DETAIL PLAN

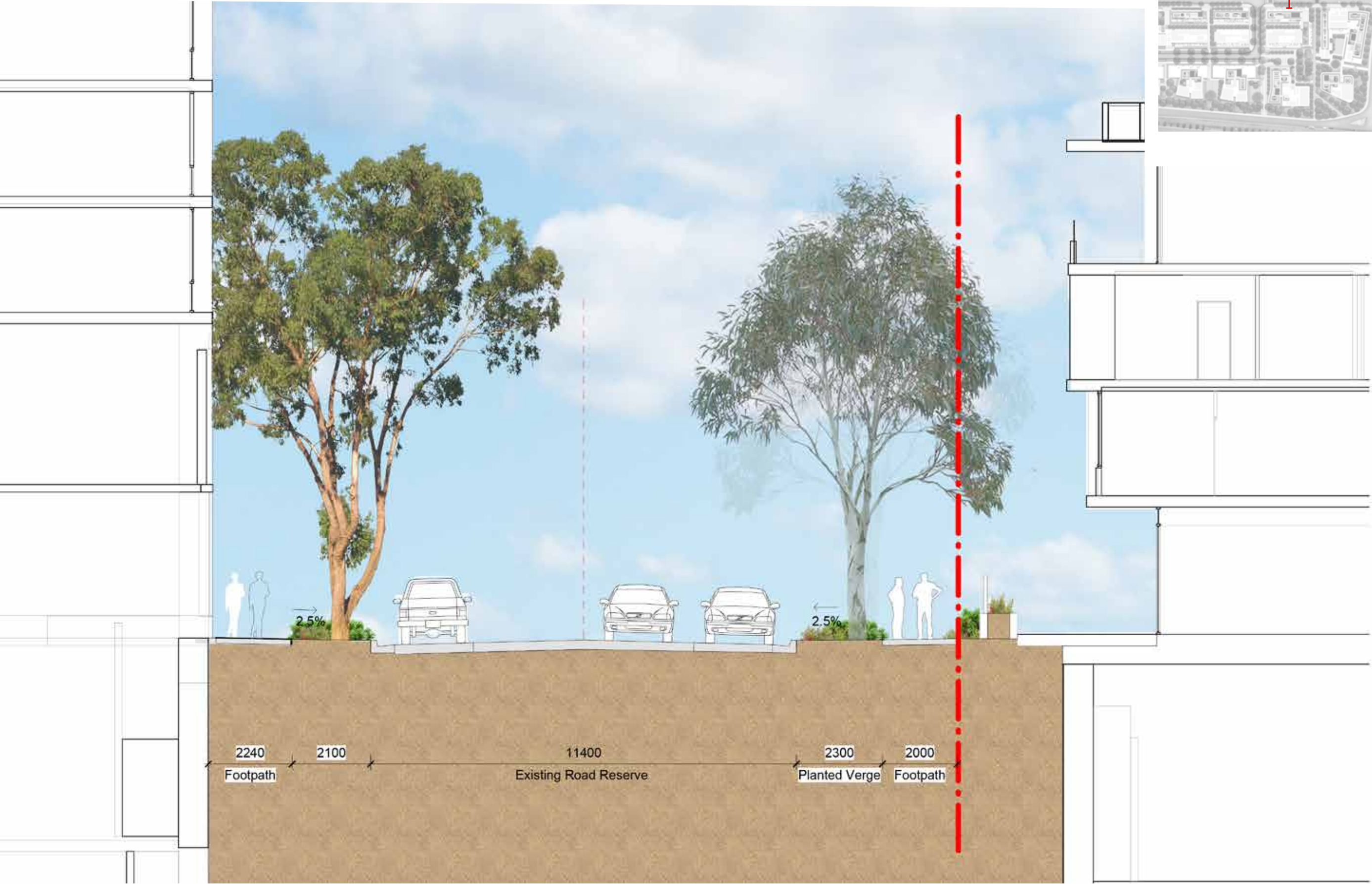


KEY

- | | |
|--|---|
|  | Site Boundary |
|  | Basement |
|  | P1A Concrete unit paving type 1 |
|  | P1b Concrete unit paving type 2 |
|  | P1c Concrete unit pavers as per BCC
Paving Guide |
|  | <u>F2</u> Aluminum Security Fence Refer to Fencing plan |
|  | B1 Bollards |
|  | Planting
Trees refer to tree schedule to species |



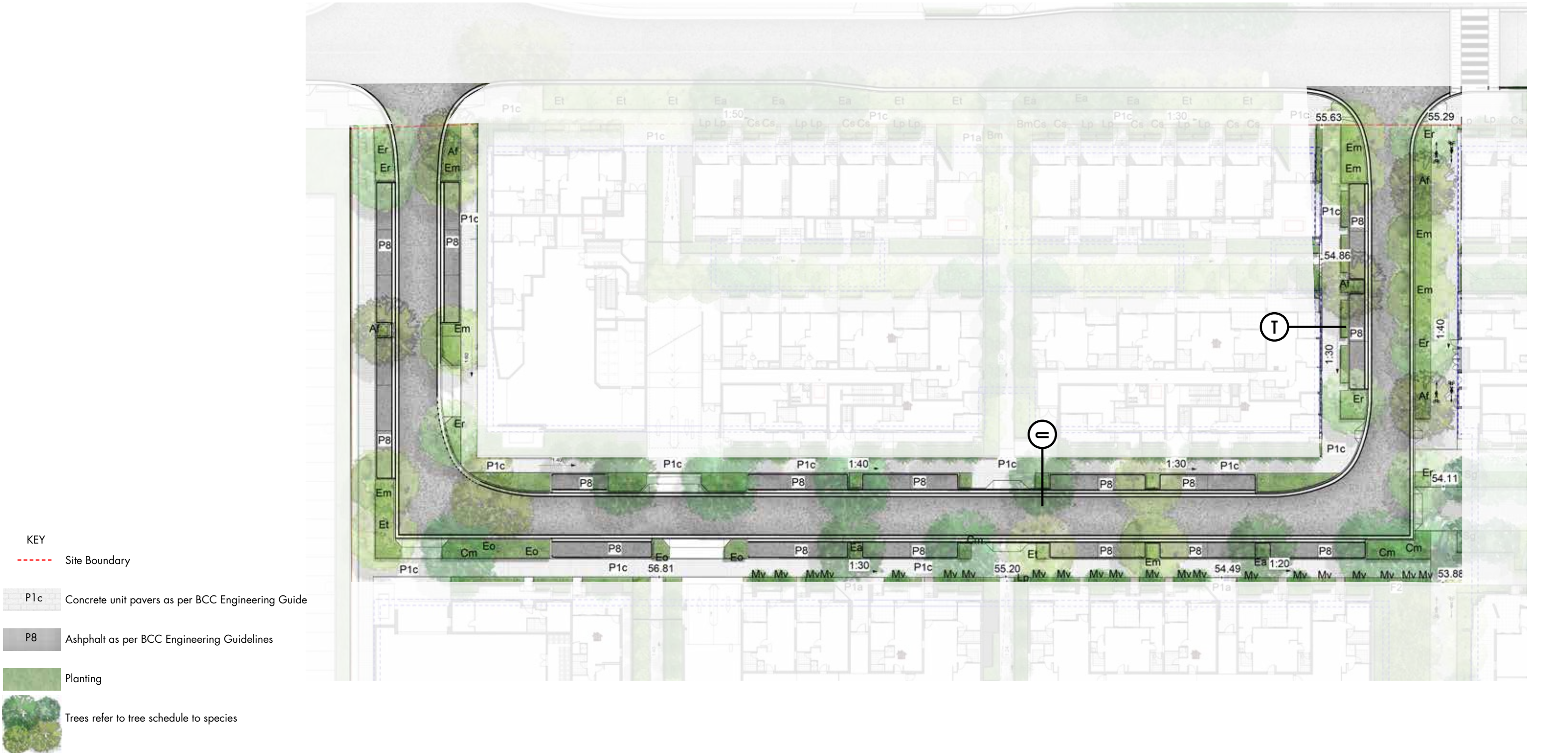
CONFERTA AVENUE SITE SECTION S



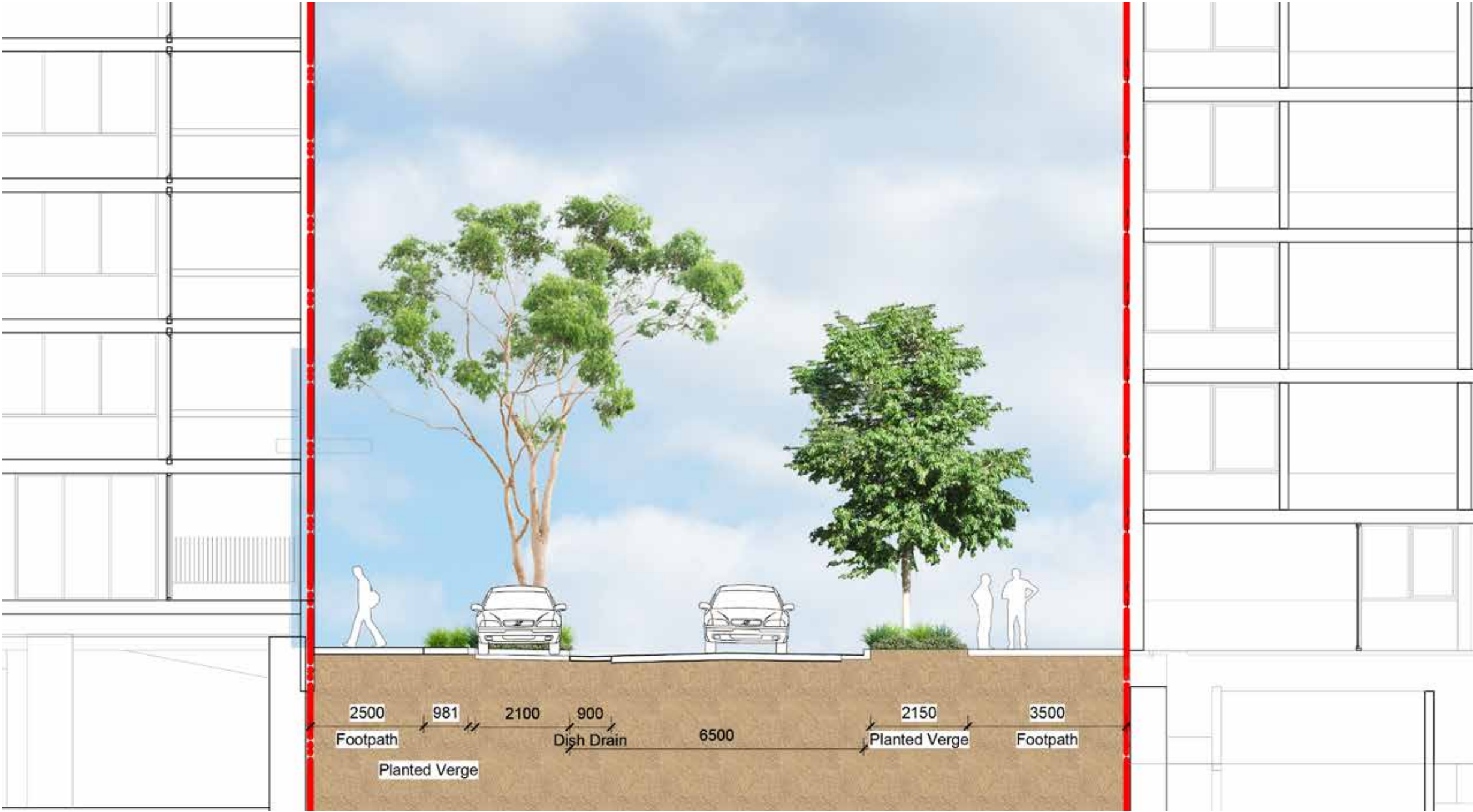
VIEW



LOCAL STREET



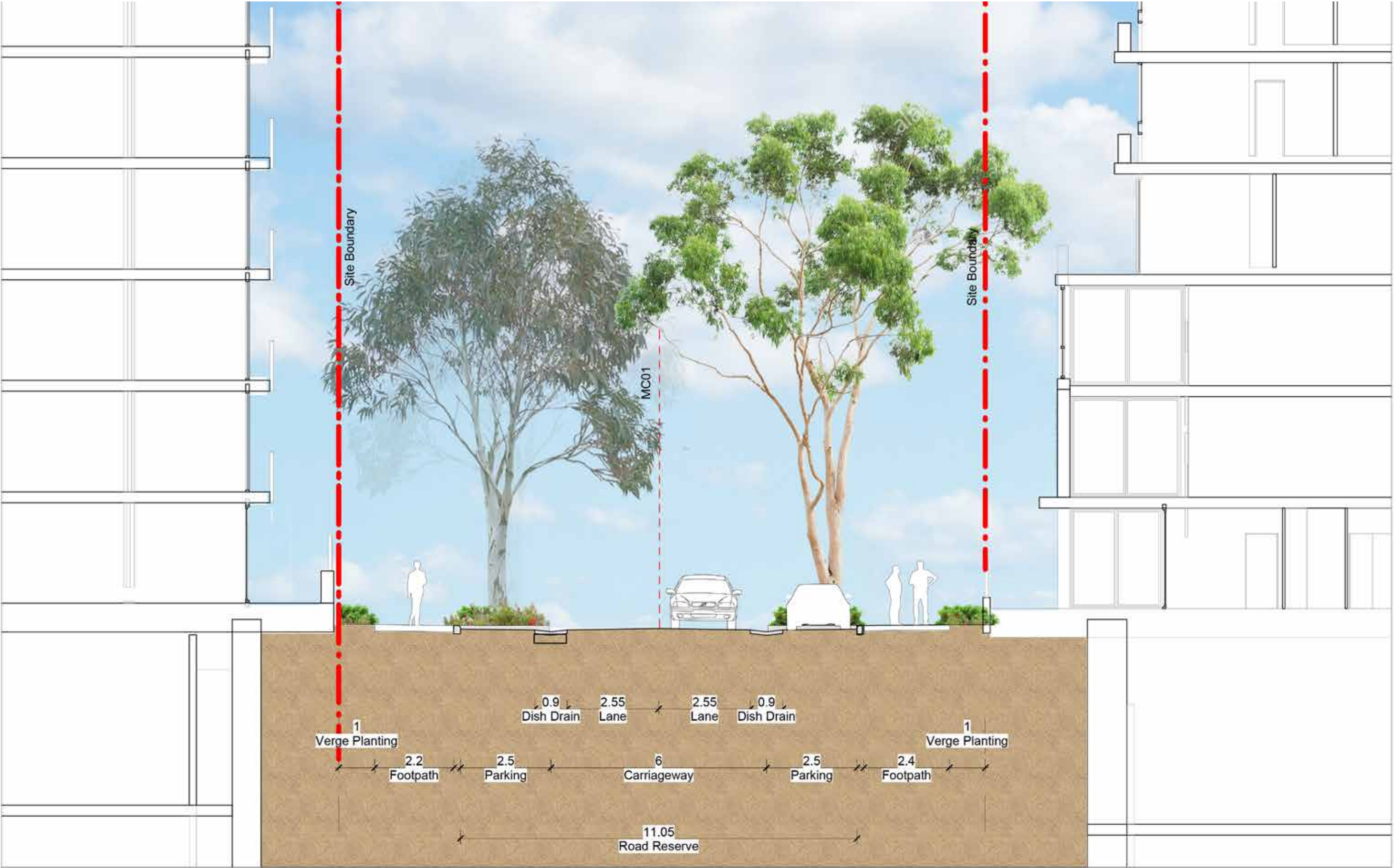
LOCAL STREET SECTION T



VIEW



LOCAL STREET SECTION U



VIEW



SCHOFIELD ROAD INTERFACE



KEY

--- Site boundary

P1a Concrete unit pavers Type 1

P2 Concrete paving to BCC standards

F2 Aluminum Security Fence Refer to Fencing plan

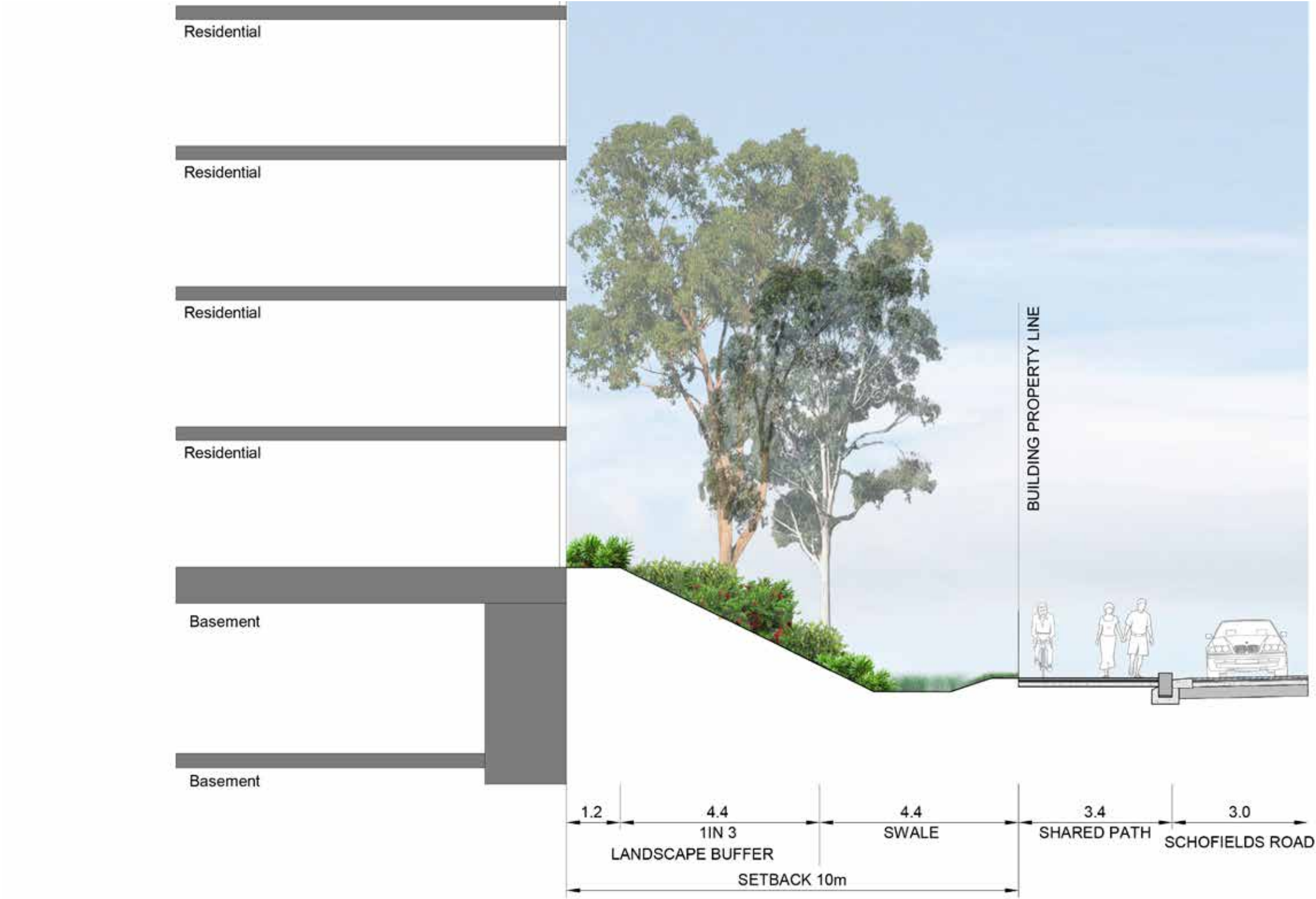


Planting

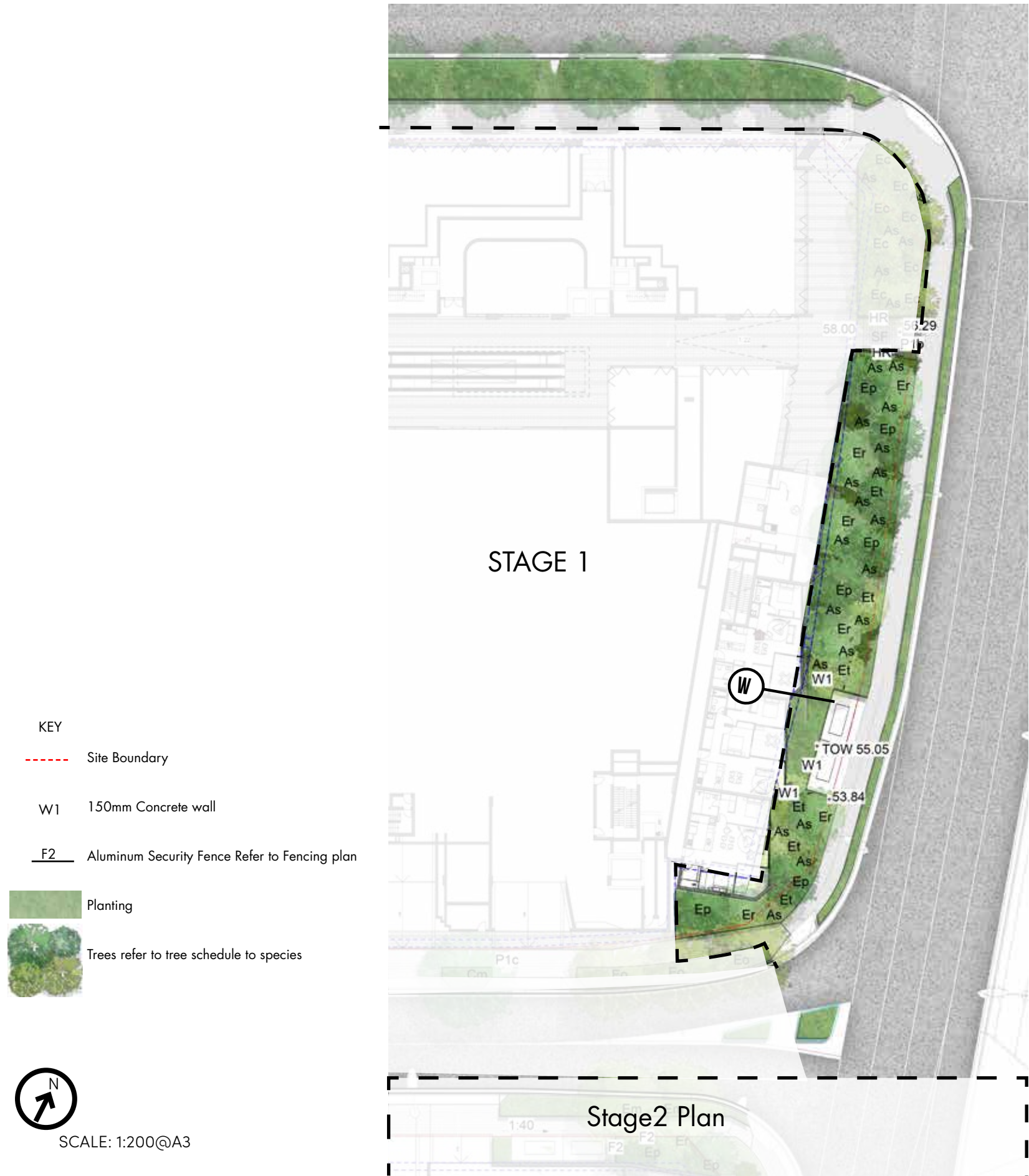


Trees refer to tree schedule to species

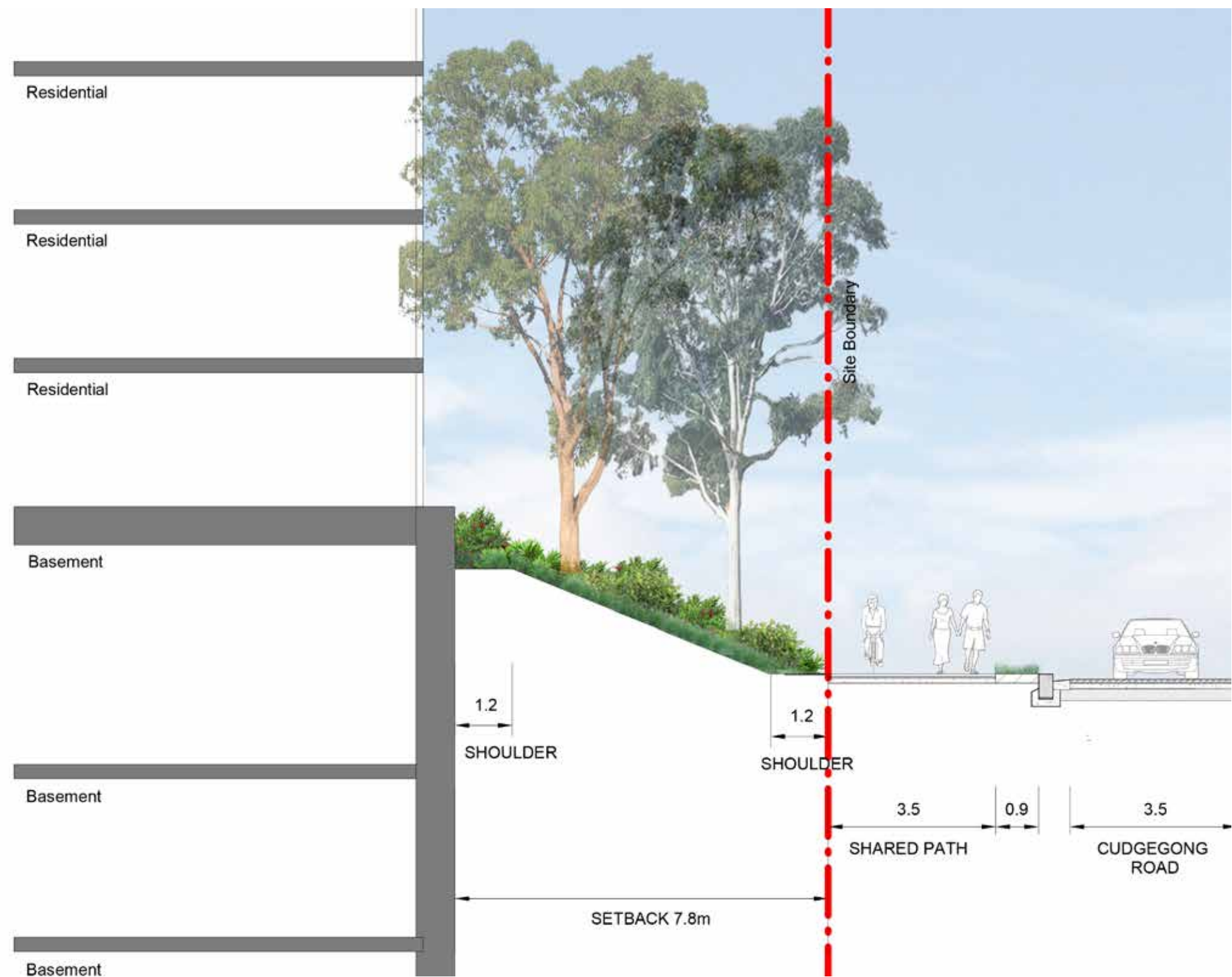
SCHOFIELD ROAD INTERFACE SECTION V



CUDGENGONG ROAD INTERFACE



SITE SECTIONS W



PLANTING PALETTE | STREET TREE PLANTING

TREE PALETTE

CODE	BOTANICAL NAME	COMMON NAME	MATURE HEIGHT	MATURE SPREAD	POT SIZE	DENSITY
TREES						
CM	Corymbia maculata	Spotted Gum	30m	8m	200L	as shown
EA	Eucalyptus amplifolia	Cabbage Gum	30m	5m	200L	as shown
EC	Eucalyptus crebra	Narrow Leafed Red Ironbark	30m	8m	200L	as shown
EM	Eucalyptus microcorys	Tallow-wood	40m	8m	200L	as shown
EO	Eucalyptus moluccana	Grey Box	30m	8m	200L	as shown
ET	Eucalyptus tereticornis	Forest Red Gum	40m	4m	200L	as shown

UNDERSTORY PALETTE

BOTANICAL NAME	COMMON NAME	POT SIZE	CENTRE
WSUD			
Lomandra Longifolia	Spiny-head mat-rush	150mm	300mm
Isolepis nodosa	Knobby club rush	150mm	300mm
Carex appressa	Tall sedge	150mm	300mm
Juncus usitatus	Woolly waterlilies	150mm	300mm
STREETSCAPE			
BOTANICAL NAME	COMMON NAME	CENTRES	POT SIZE
Breynia oblongifolia	Coffee Bush	500mm	200mm
Banksia spinulosa	Hairpin Banksia	500mm	200mm
Baeckea virgata nana	Dwarf Baekea	300mm	150mm
Callistemon linearis	Narrow-leaved Bottlebrush	500mm	200mm
Indigofera australis	Austral Indigo	500mm	200mm
Russelia equisetiformis	Fountain Bush	500mm	200mm
Rhagodia spinescens	Creeping Saltbush	500mm	200mm
Geranium solanderi	Native Geranium	300mm	150mm
Lomandra confertifolia 'Little Con'	Mat-Rush	300mm	150mm
Rosmarinus officinalis 'blue lagoon'	Blue Lagoon	300mm	150mm
Scaevola aemula	Fairy Fan-flower	300mm	150mm

NOTE

- PLANTING PALETTES ARE INDICATIVE AND MAY CHANGE THOUGH THE DETAILED DESIGN PHASE AND AVAILABILITY AT TIME OF PROCUREMENT

PLANTING PALETTE



Corymbia maculata



Eucalyptus amplifolia



Eucalyptus crebra



Eucalyptus microcorys



Eucalyptus moluccana



Eucalyptus tereticornis

ROOFTOPS + PODIUMS





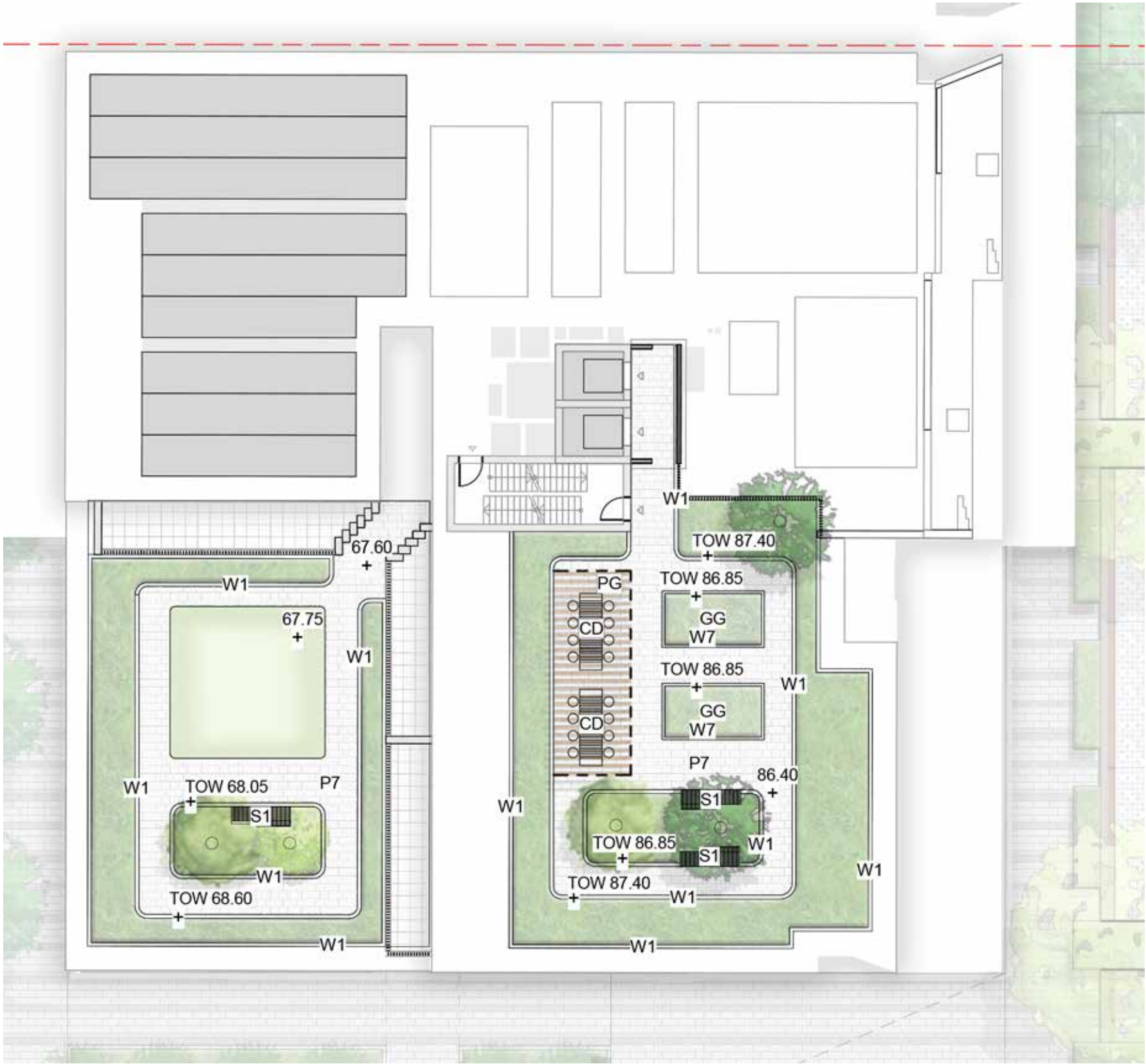
PRODUCTIVE LANDSCAPE

OUTDOOR LIVING ROOM

ROOFTOP MASTERPLAN



SITE 1A - NORTH ROOFTOPS

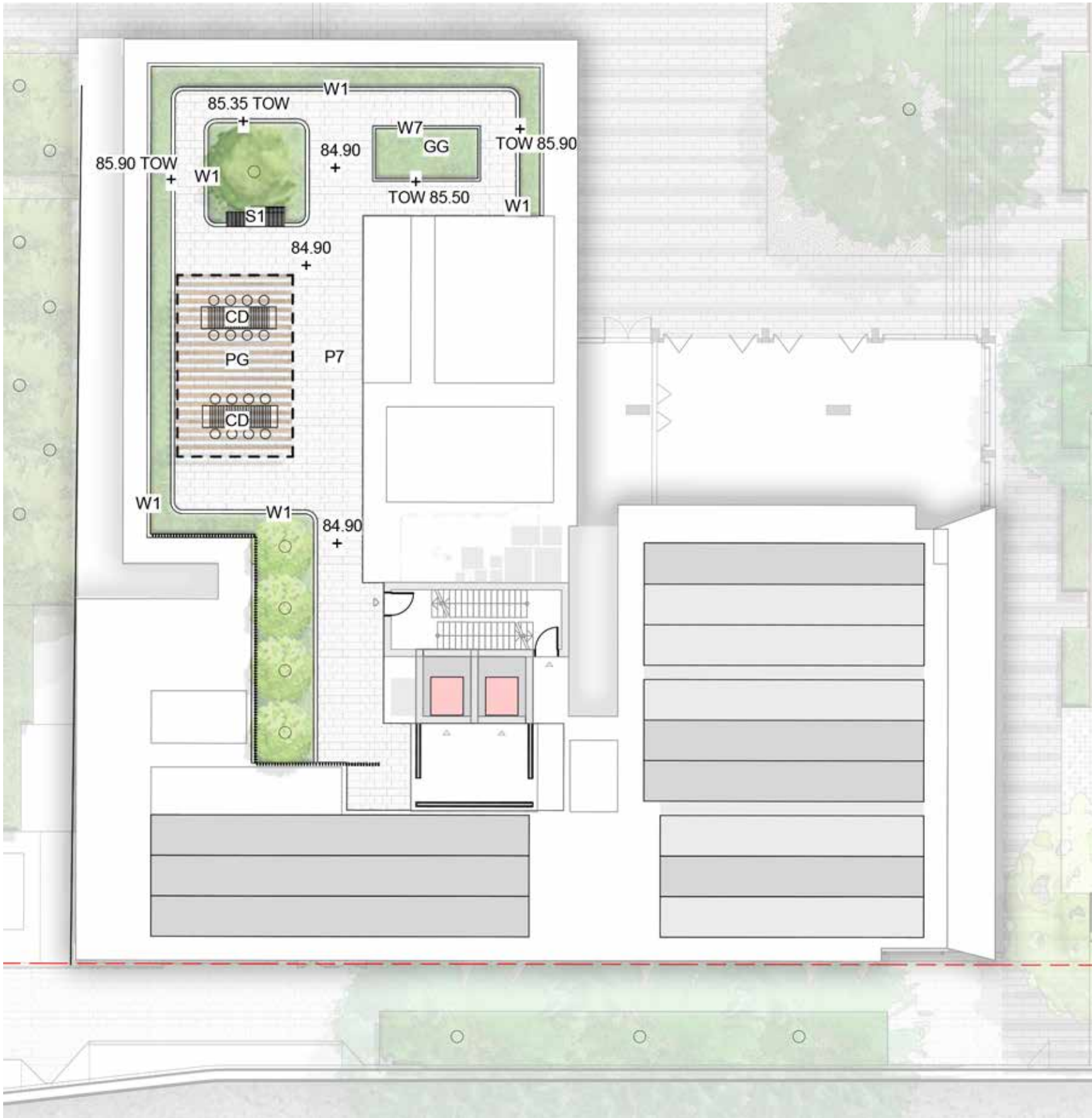


KEY	
P7	Concrete Unit Paving
W1	1m High Concrete Wall
W7	450mm High Concrete wall
PG	Pergola
CD	Dining Table
S1	Timber Seat
	Synthetic Lawn
GG	Communal Productive food Garden
	Planting
	Trees refer to tree schedule to species



SCALE: 1:200

SITE 1A - SOUTH ROOFTOP



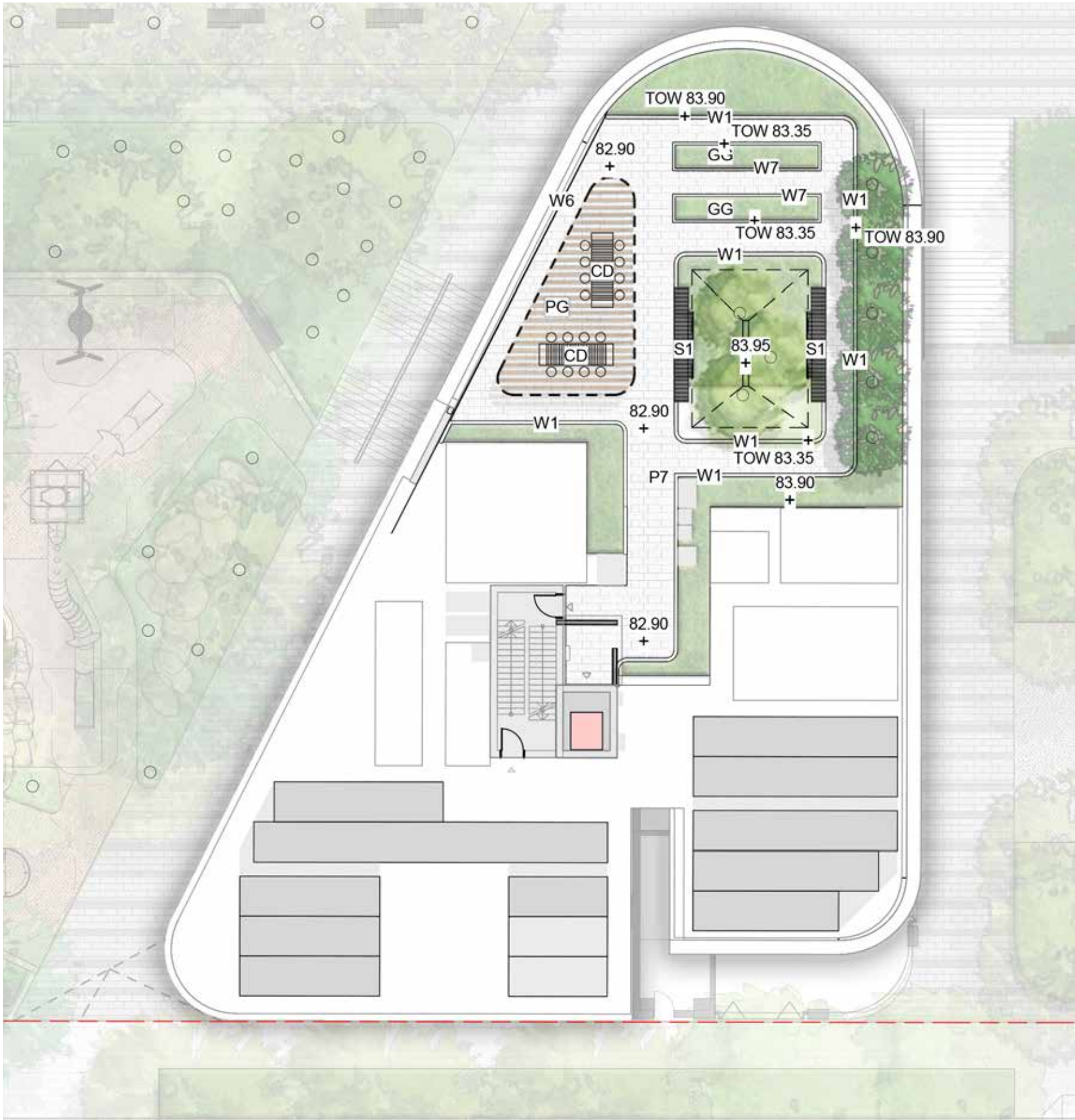
KEY

P7	Concrete Unit Paving
W1	1m High Concrete Wall
W7	450mm High Concrete wall
PG	Pergola
CD	Dining Table
S1	Timber Seat
GG	Communal Productive food Garden
	Planting
	Trees refer to tree schedule to species



SCALE: 1:200

SITE 1B - WEST ROOFTOP



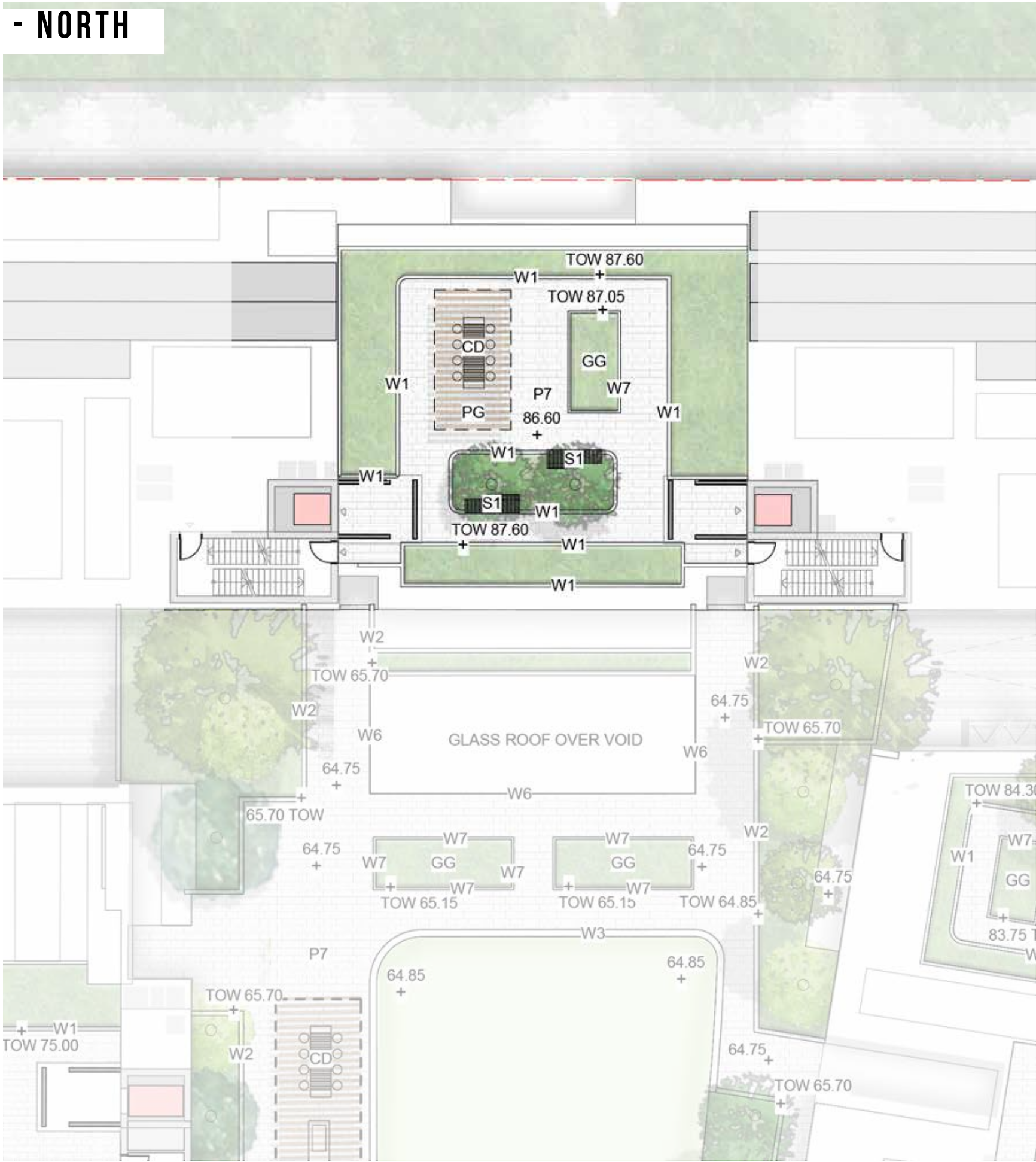
KEY

P7	Concrete Unit Paving
W1	1m High Concrete Wall
W7	450mm High Concrete wall
PG	Pergola
CD	Dining Table
S1	Timber Seat
GG	Communal Productive food Garden
	Planting
	Trees refer to tree schedule to species



SCALE: 1:200

SITE 1B - NORTH



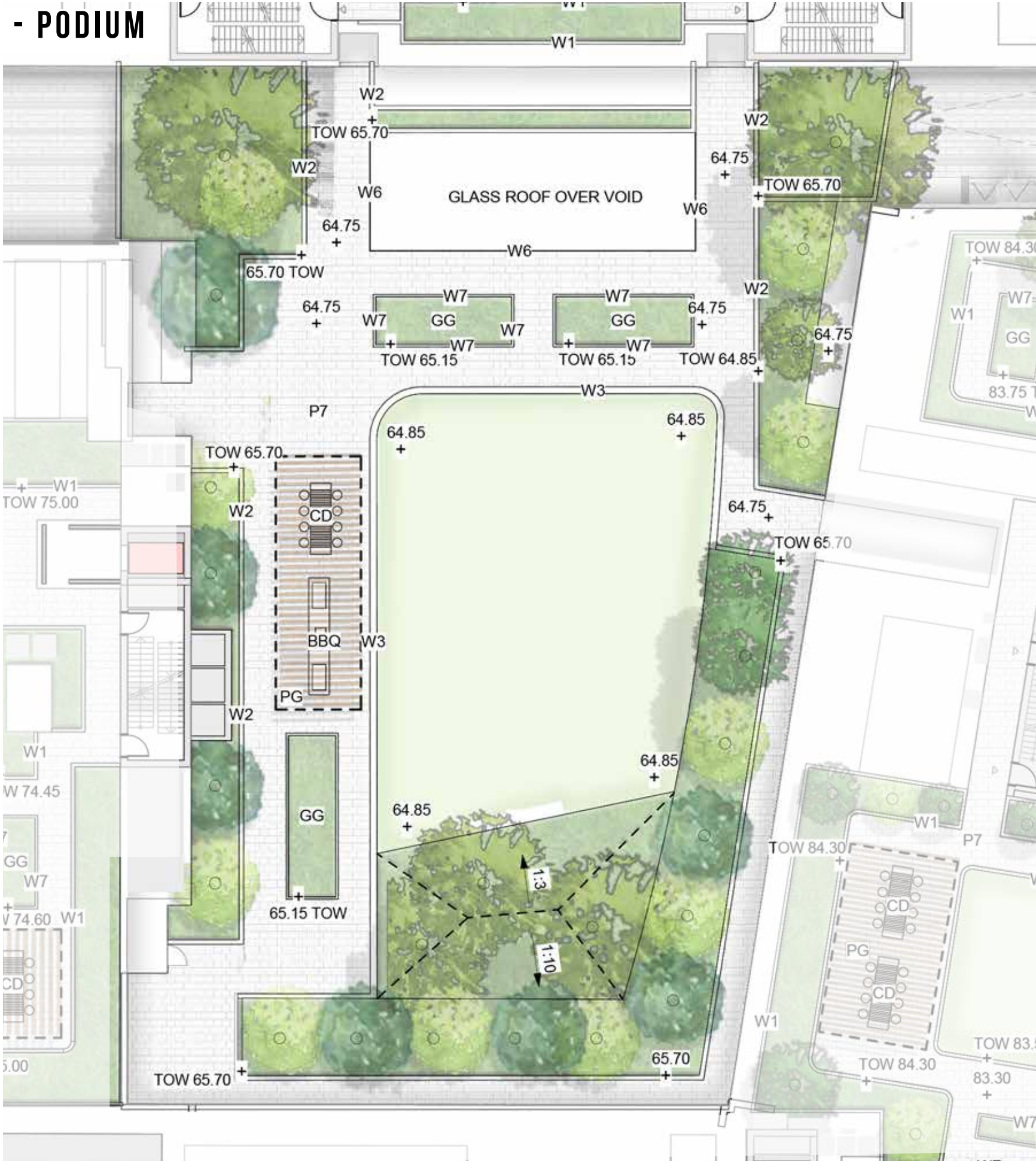
KEY

- P7 Concrete Unit Paving
- W1 1m High Concrete Wall
- W7 450mm High Concrete wall
- PG Pergola
- CD Dining Table
- S1 Timber Seat
- GG Communal Productive food Garden
- Planting
- Trees refer to tree schedule to species



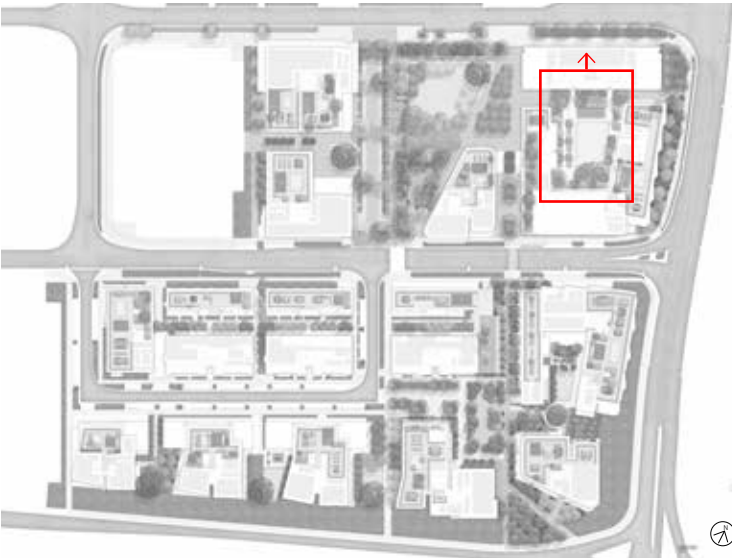
SCALE: 1:200

SITE 1B - PODIUM

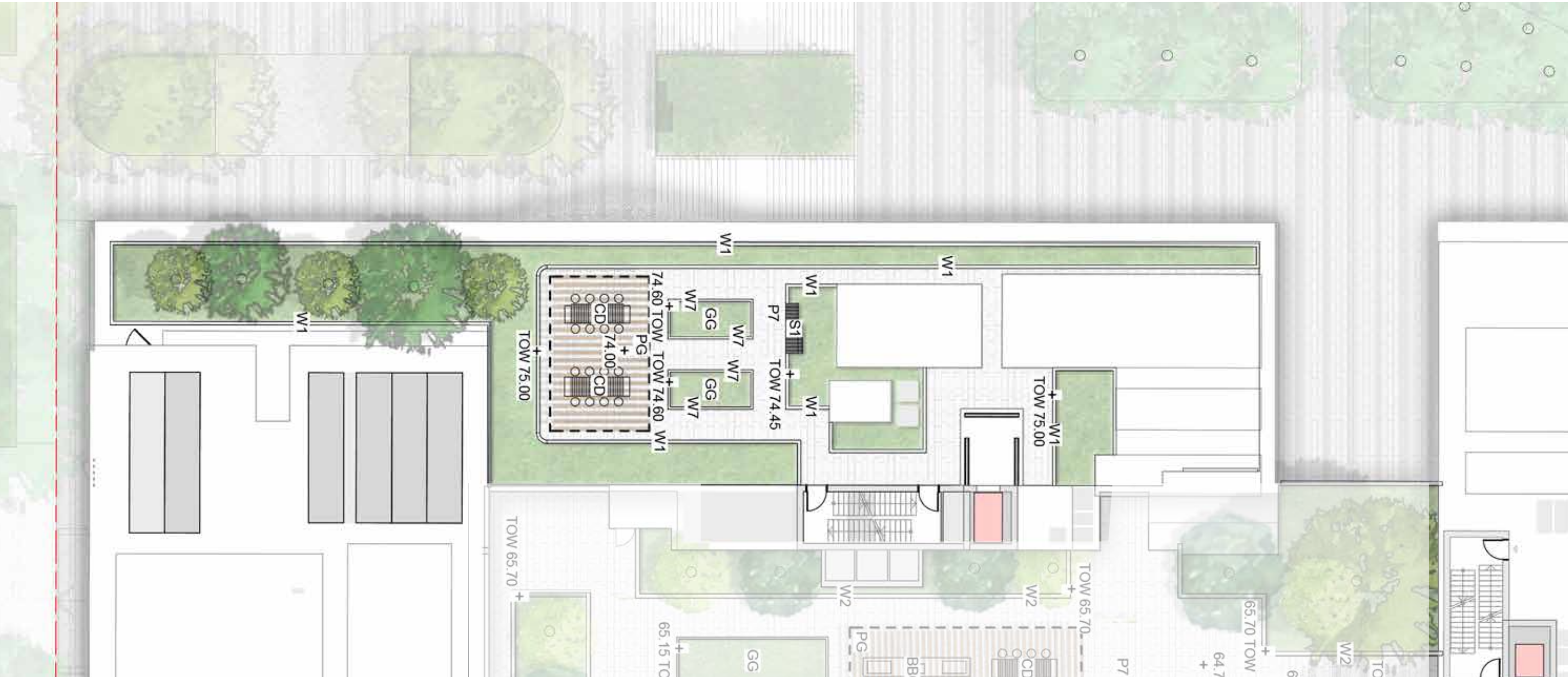


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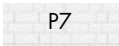



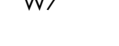





P7	Concrete Unit Paving
W1	1m High Concrete Wall
W6	Glass wall
W7	450mm High Concrete wall
PG	Pergola
CD	Dining Table
S1	Timber Seat
	Synthetic Lawn
GG	Communal Productive food Garden
	Planting
	Trees refer to tree schedule to species



SITE 1B - CENTRAL ROOFTOP



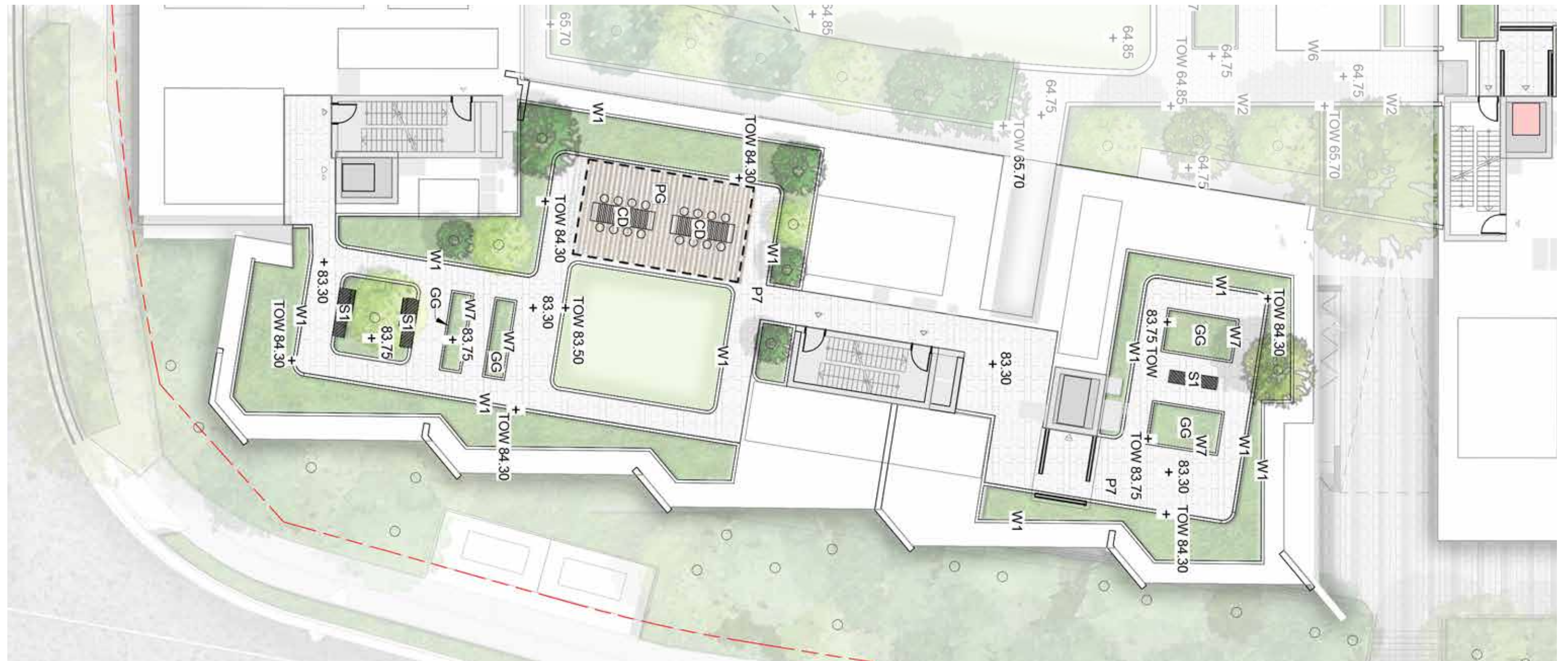
KEY

- | | | | | | |
|---|----|--------------------------|---|----|---|
|  | P7 | Concrete Unit Paving |  | S1 | Timber Seat |
|  | W1 | 1m High Concrete Wall |  | GG | Communal Productive food Garden |
|  | W7 | 450mm High Concrete wall |  | | Planting |
|  | EG | Edible/Growing Garden |  | | Trees refer to tree schedule to species |
|  | PG | Pergola | | | |
|  | CD | Communal Dining | | | |



SCALE: 1:200

SITE 1B - EAST ROOFTOP



KEY

P7	Concrete Unit Paving	S1	Timber Seat
W1	1m High Concrete Wall		Synthetic Lawn
W7	450mm High Concrete wall	GG	Communal Productive food Garden
EG	Edible/Growing Garden		Planting
PG	Pergola		Trees refer to tree schedule to species
CD	Communal Dinning		



SCALE: 1:200



SITE 2A - WEST ROOFTOP



KEY

P7

Concrete Unit Paving

W1

1m High Concrete Wall

W7

450mm High Concrete wall

PG

Pergola

CD

Dining Table

GG

Communal Productive food Garden

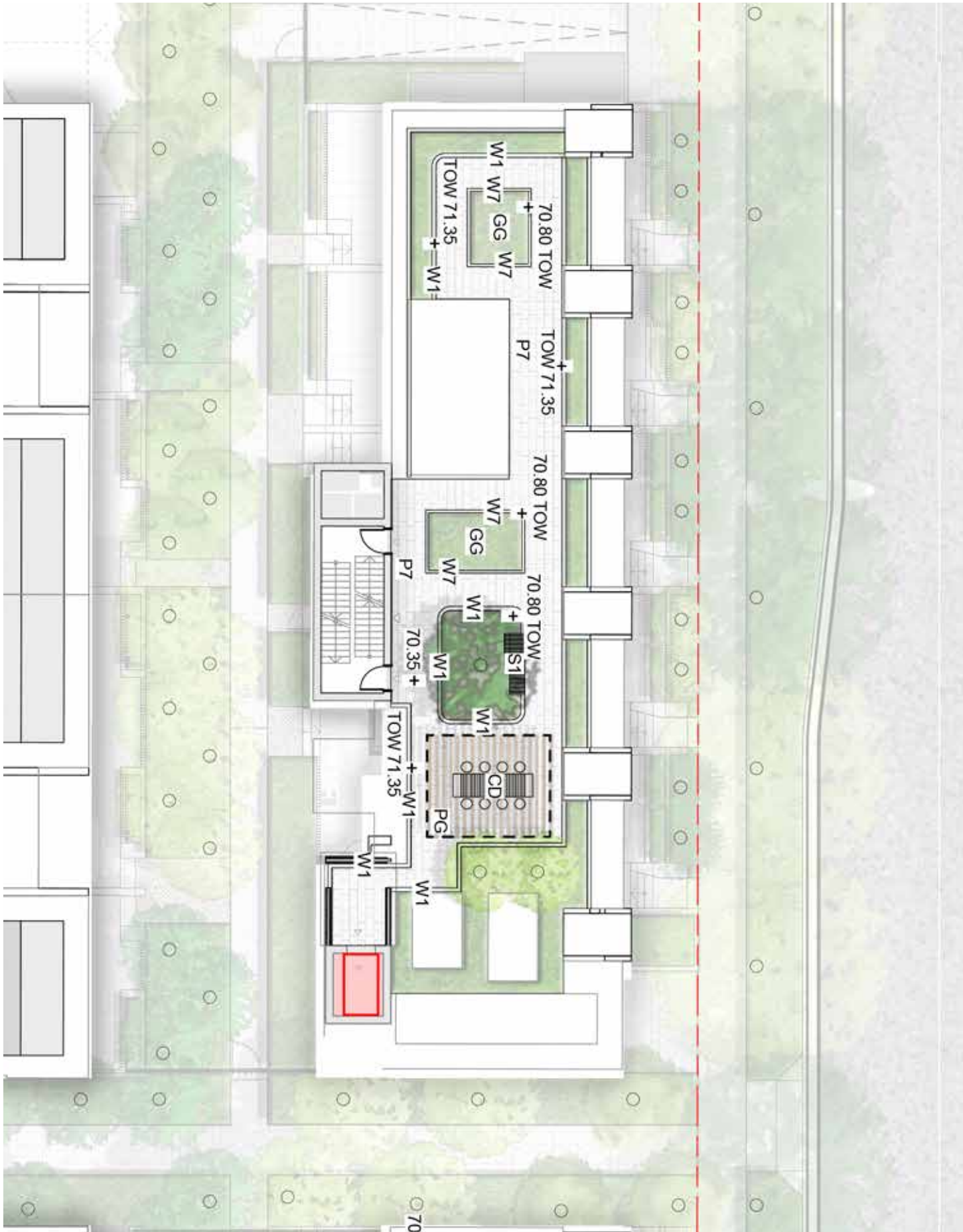
Planting

Trees refer to tree schedule to species



SCALE: 1:200

SITE 2A - CENTRAL ROOFTOP



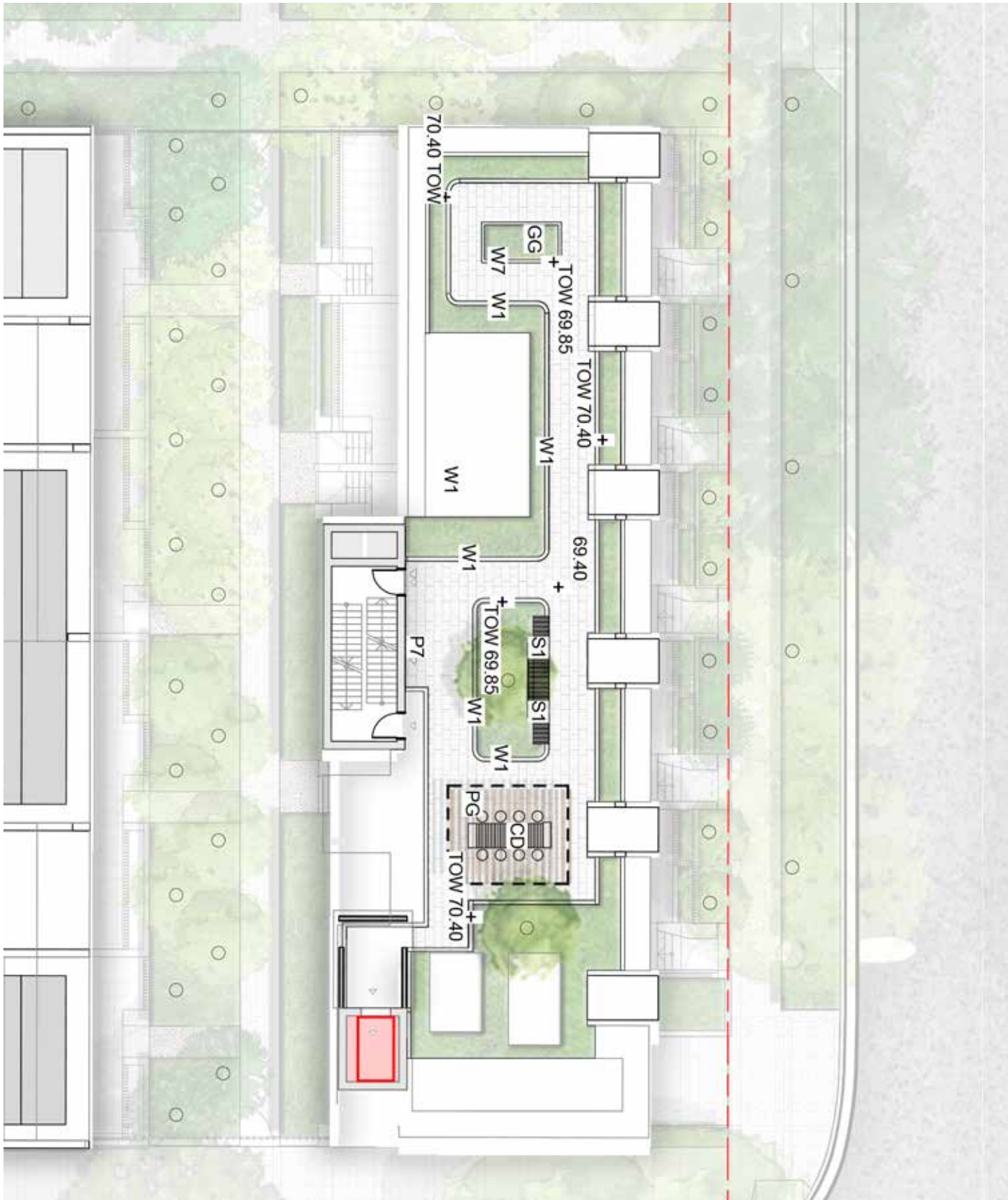
KEY

P7	Concrete Unit Paving
W1	1m High Concrete Wall
W7	450mm High Concrete wall
PG	Pergola
CD	Dining Table
S1	Timber Seat
GG	Communal Productive food Garden
Planting	Planting
Trees	Trees refer to tree schedule to species



SCALE: 1:200

SITE 2A - EAST ROOFTOP



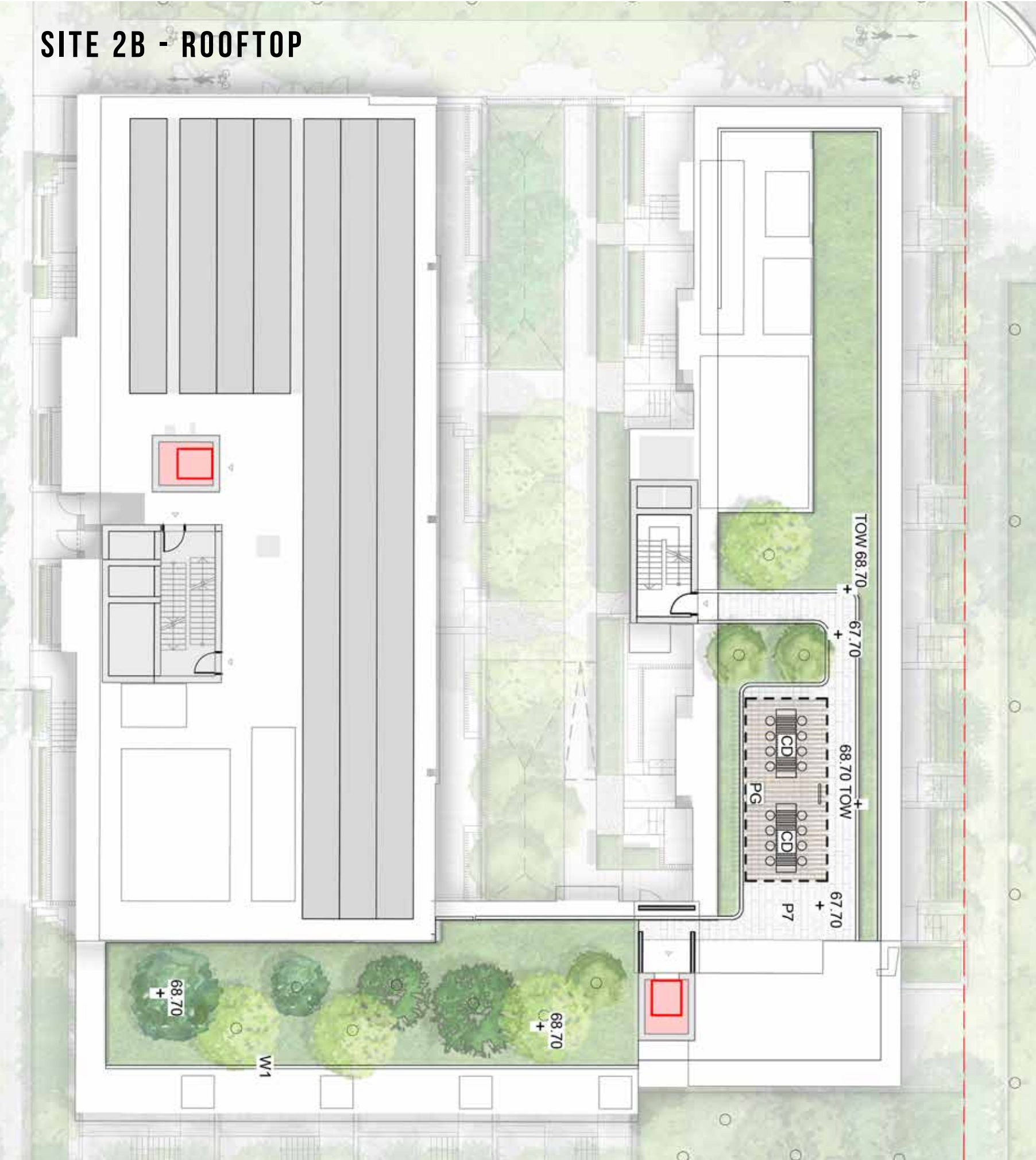
KEY

P7	Concrete Unit Paving
W1	1m High Concrete Wall
W7	450mm High Concrete wall
PG	Pergola
CD	Dining Table
S1	Timber Seat
GG	Communal Productive food Garden
	Planting
	Trees refer to tree schedule to species



SCALE: 1:200

SITE 2B - ROOFTOP

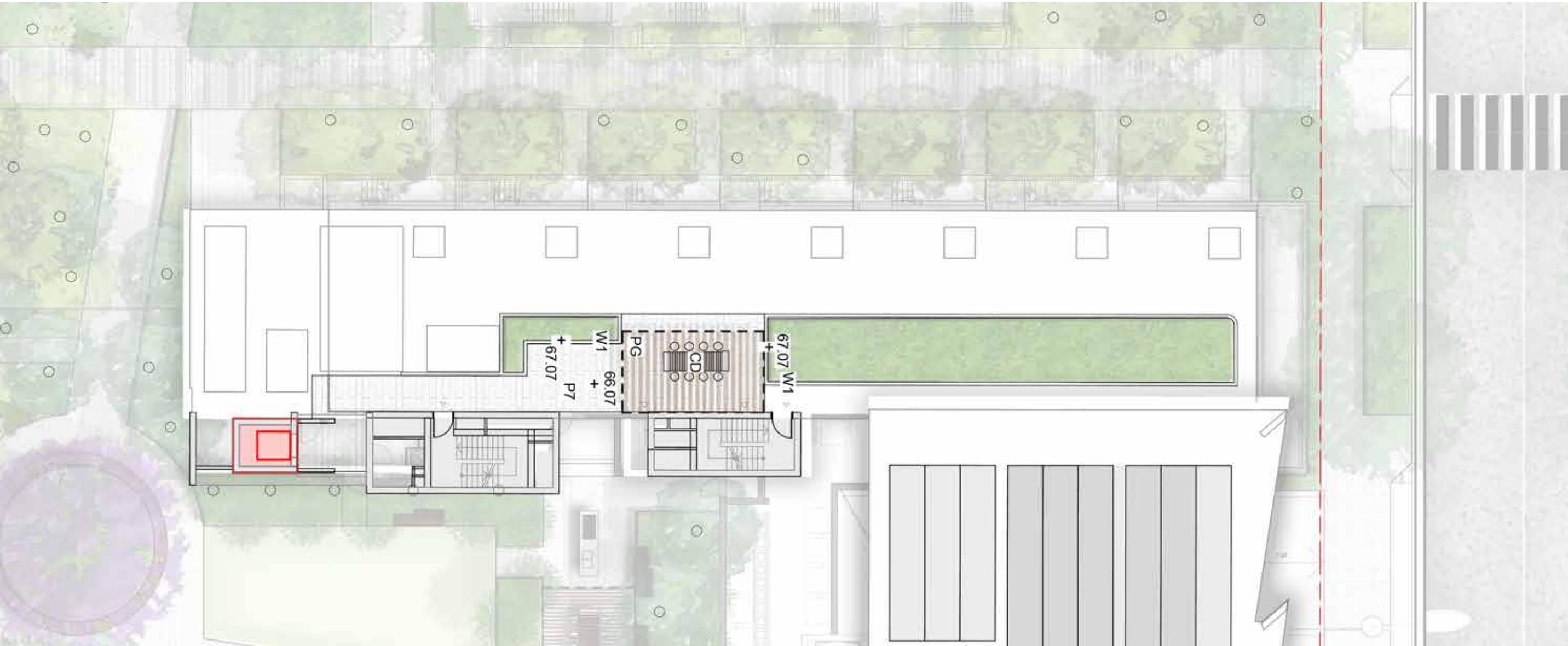


KEY

P7	Concrete Unit Paving
W1	1m High Concrete Wall
PG	Pergola
CD	Dining Table
Planting	
Trees refer to tree schedule to species	



SITE 2C - WEST ROOFTOP



KEY

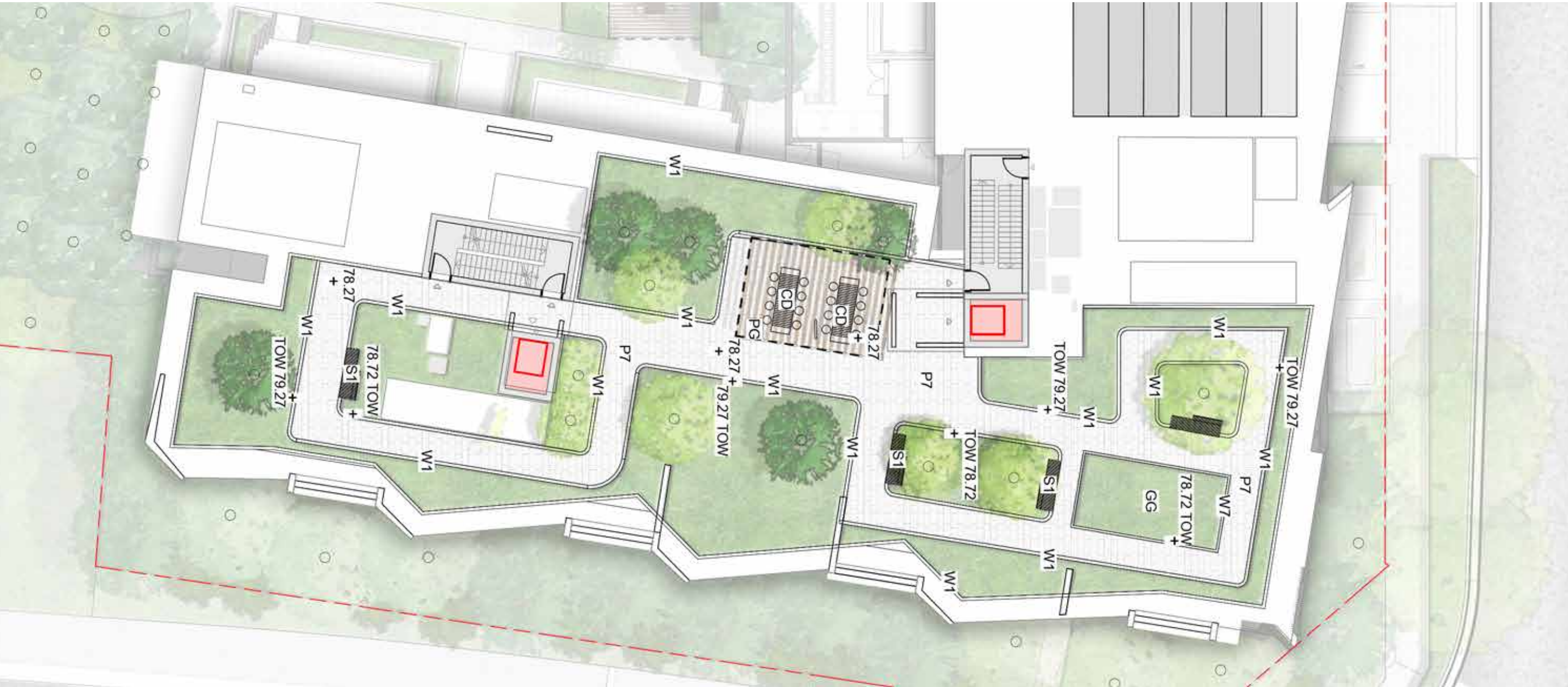
- P7 Concrete Unit Paving
- W1 1m High Concrete Wall
- PG Pergola
- CD Communal Dining
- Planting



SCALE: 1:200



SITE 2C - EAST ROOFTOP

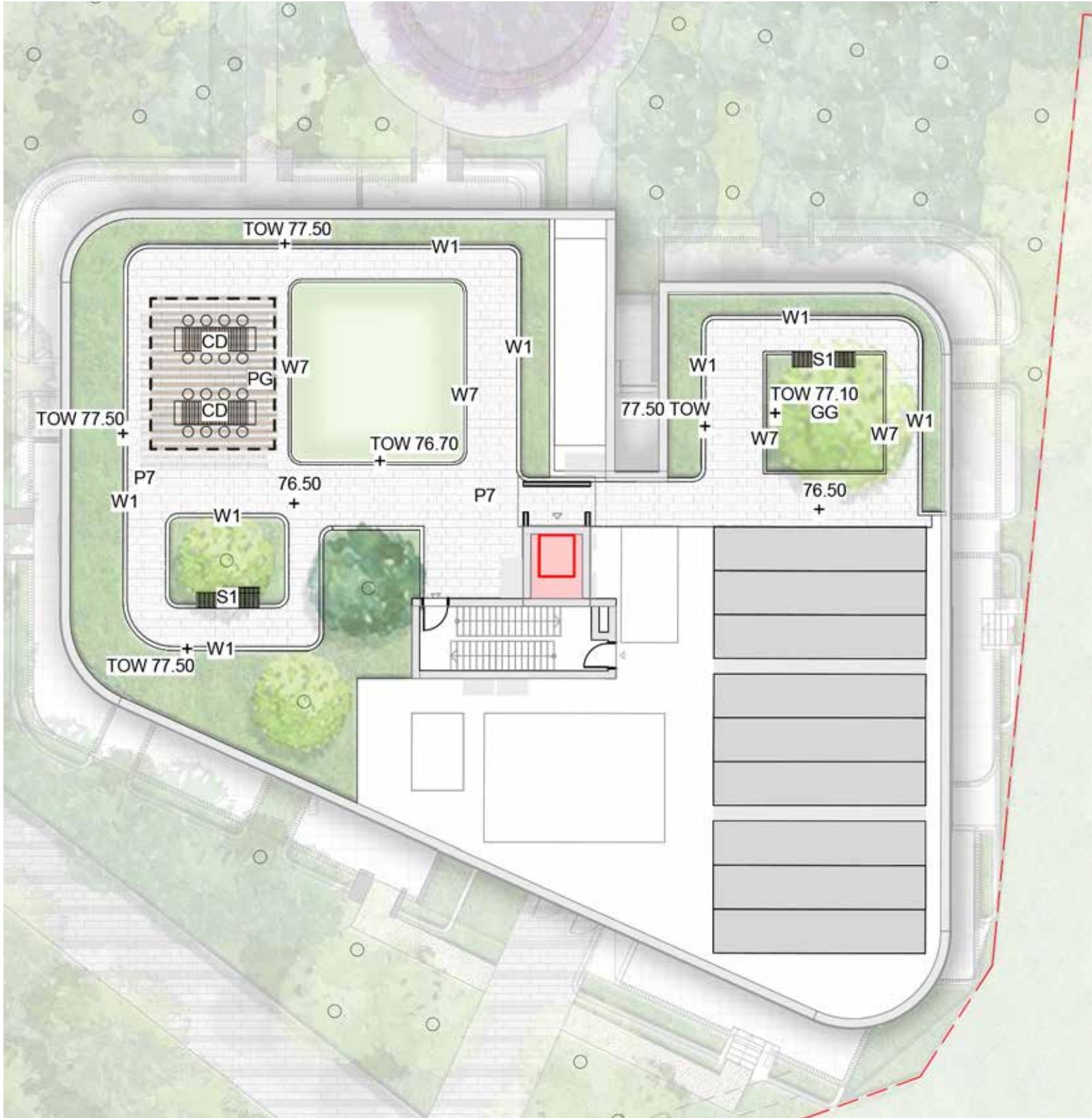


KEY

P7	Concrete Unit Paving	S1	Timber Seat
W1	1m High Concrete Wall	GG	Communal Productive food Garden
W7	450mm High Concrete wall		Planting
EG	Edible/Growing Garden		Trees refer to tree schedule to species
PG	Pergola		
CD	Communal Dining		



SITE 2C - SOUTH ROOFTOP



KEY

P7

Concrete Unit Paving

W1

1m High Concrete Wall

W7

450mm High Concrete wall

PG

Pergola

CD

Dining Table

S1

Timber Seat

Synthetic Lawn

GG

Communal Productive food Garden

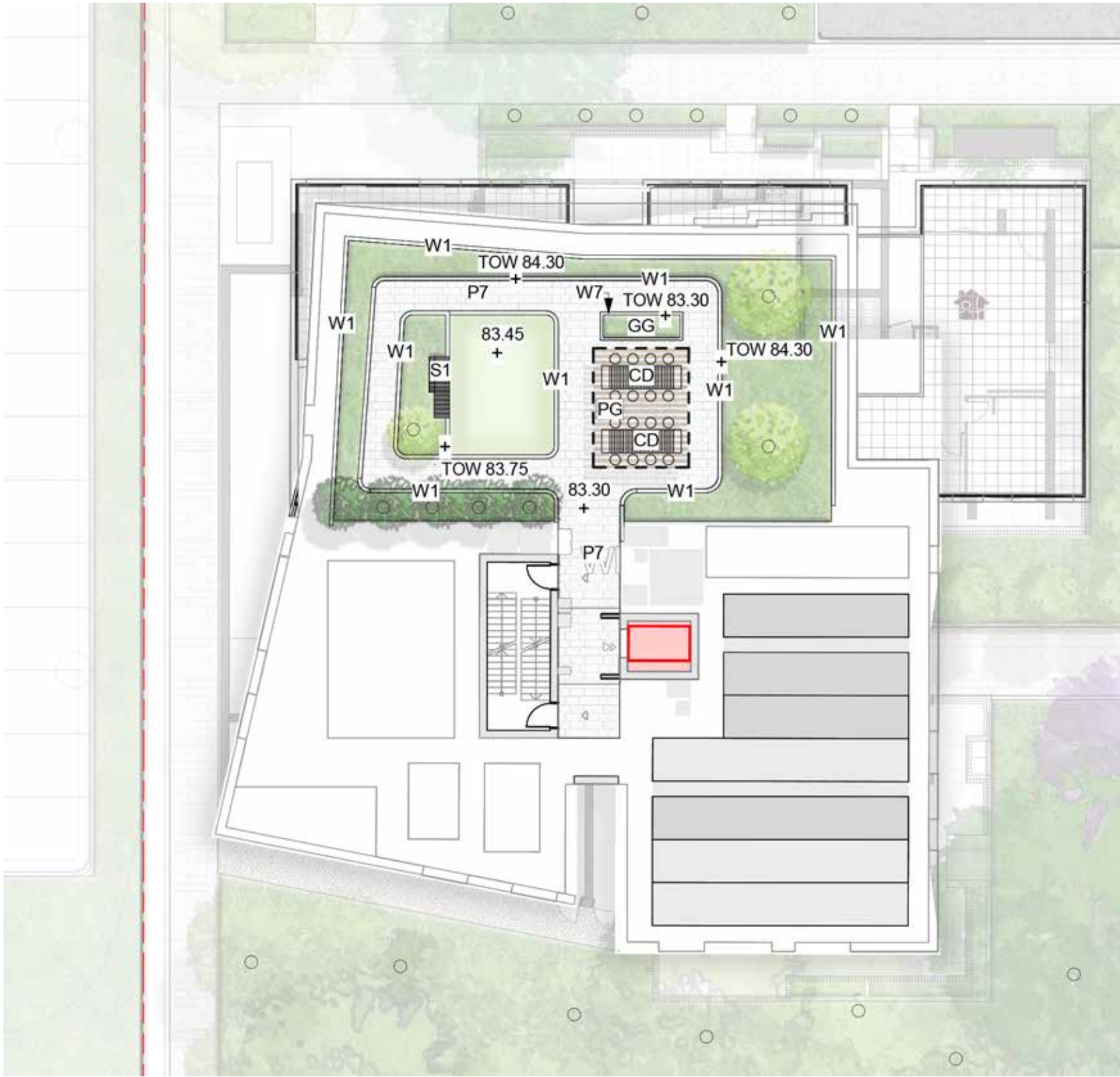
Planting

Trees refer to tree schedule to species



SCALE: 1:200

SITE 2D - WEST ROOFTOP

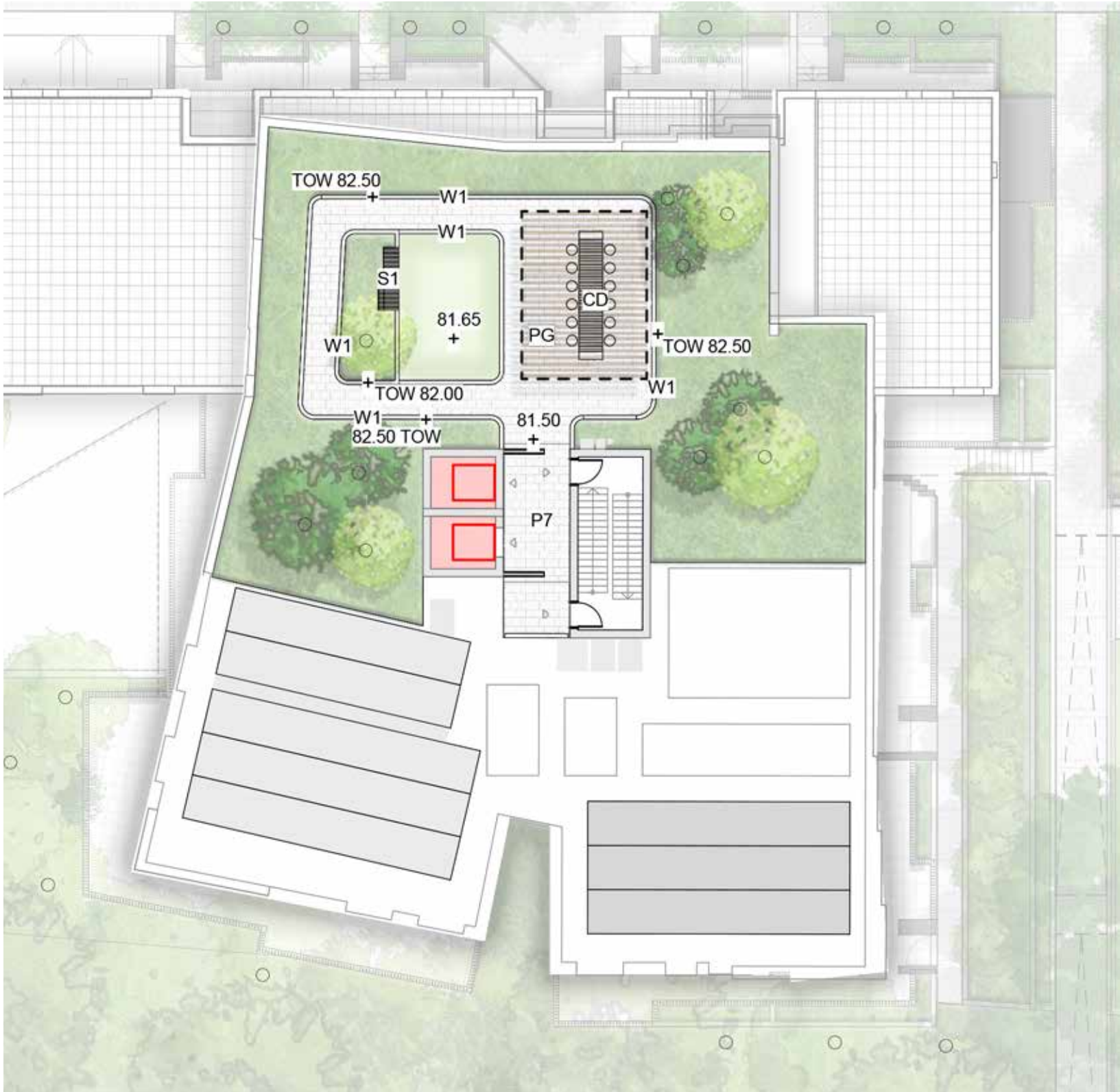


KEY	
P7	Concrete Unit Paving Type 1a
W1	1m High Concrete Wall
W7	450mm High Concrete wall
PG	Pergola
CD	Dining Table
S1	Timber Seat
	Synthetic Lawn
GG	Communal Productive food Garden
	Planting
	Trees refer to tree schedule to species



SCALE: 1:200

SITE 2D - CENTRAL ROOFTOP

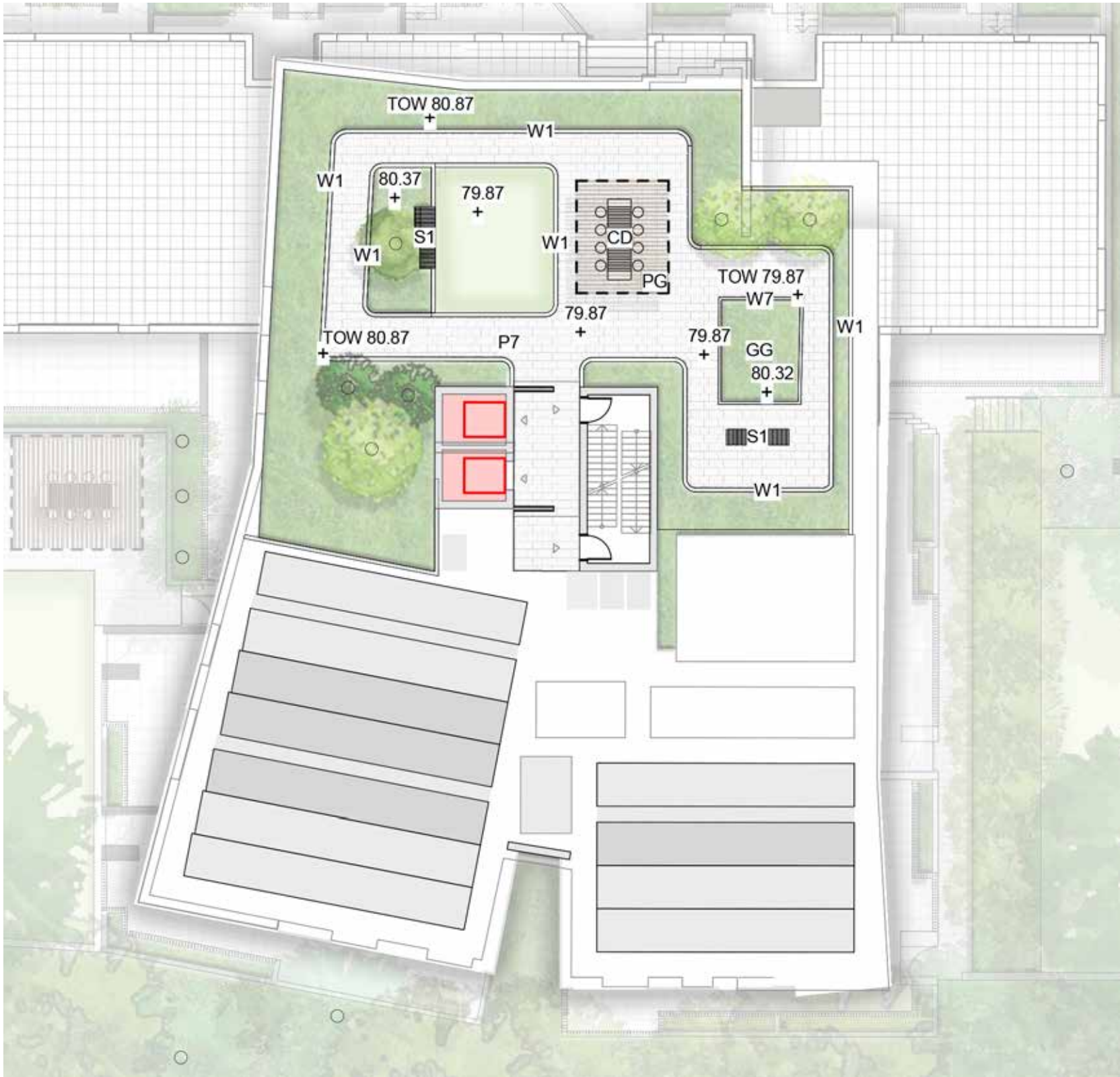


KEY

P7	Concrete Unit Paving
W1	1m High Concrete Wall
W7	450mm High Concrete wall
PG	Pergola
CD	Dining Table
S1	Timber Seat
	Synthetic Lawn
GG	Communal Productive food Garden
	Planting
	Trees refer to tree schedule to species



SITE 2D - EAST ROOFTOP



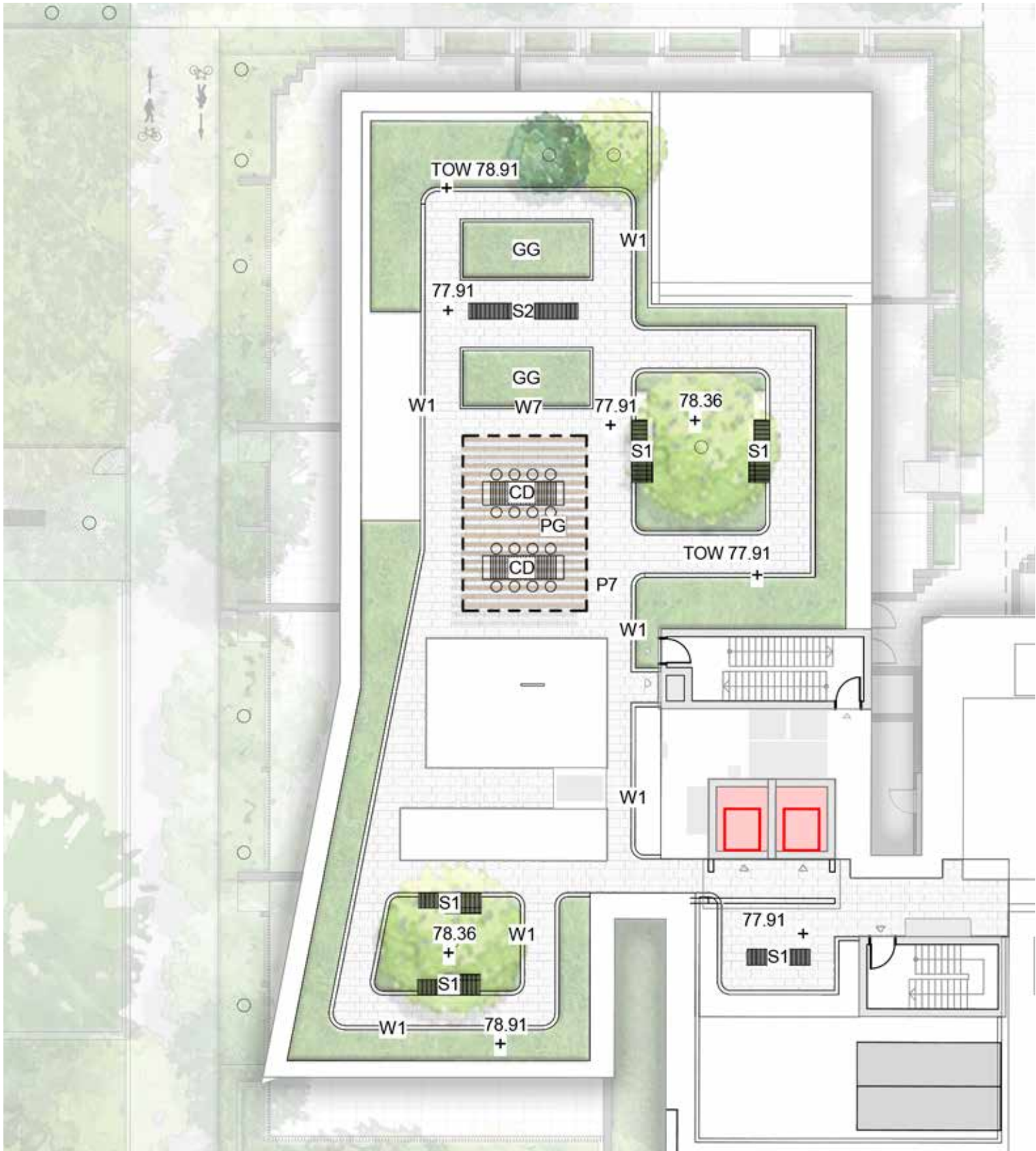
KEY

P7	Concrete Unit Paving
W1	1m High Concrete Wall
W7	450mm High Concrete wall
PG	Pergola
CD	Dining Table
S1	Timber Seat
	Synthetic Lawn
GG	Communal Productive food Garden
	Planting
	Trees refer to tree schedule to species



SCALE: 1:200

SITE 2E - ROOFTOP



KEY

- P7 Concrete Unit Paving
- W1 1m High Concrete Wall
- W7 450mm High Concrete wall
- PG Pergola
- CD Dining Table
- S1 Timber Seat
- GG Communal Productive food Garden
- Planting
- Trees refer to tree schedule to species



SCALE: 1:200

PLANTING PALETTE | ROOFTOP

CODE	BOTANICAL NAME	COMMON NAME	MATURE HEIGHT	MATURE SPREAD	POT SIZE
TREE PALETTE					
	leptospermum petersonii	Lemon-scented teatree			100L
	Tristaniopsis laurina	Water Gum			200L

BOTANICAL NAME	COMMON NAME	POT SIZE	DENSITY
UNDERSTORY PALETTE			
Acmena ‘allyn magic’	Lilly pilly	200mm	400mm
Austromyrtus dulcis	Midgen Berry	200mm	400mm
Banksia aemula	Wallum Banksia	200mm	400mm
Banksia birthday candles	Heath leaved banksia	200mm	400mm
banksia pygmy possum	Banksia	200mm	400mm
Callistemon ‘White Anzac’	White Anzac Bottlebrush Casuarina glauca prostrate form Grevillea	200mm	400mm
Casuarina ‘Cousin It’	Casuarina glauca prostrate form	200mm	400mm
Carpobrotus glaucescens	Pigface	200mm	300m
Grevillea ‘forest rambler’	Grevillea	200mm	400mm
Hymenosporum ‘Gold Nugget’	Dwarf Native Frangipani	200mm	400mm
Lomandra ‘Nyalla’	Nyalla	200mm	400mm
Melaleuca thymifolia	Thyme Honey-myrtle	200mm	400mm
Poa poiformis	Coast Tussock Grass	200mm	400mm
Rosmarinus officinalis ‘Blue Lagoon		200mm	400mm
Scaevola aemula	Fairy Fan-flower	200mm	400mm
Santolina Chamaecyparissus	Cotton Lavender	200mm	400mm
GROWING GARDEN PALETTE			
Aloe Vera		150mm	300mm
Coriandrum sativum	Coriander	150mm	300mm
Aptenia cordifolia	Ice Plants	150mm	300mm
Lemongrass	Cymbopogon citratus	150mm	300mm
Mixed Lettuce		150mm	300mm
Tropaeolum sp	Nasturtiums Dark red	150mm	300mm
Solanum muricatum	Pepino Melons	150mm	300mm
Apium graveolens	Peppermint Celery	150mm	300mm
Raphanus sativus sp	Radish	150mm	300mm
Eruca sativa sp	Rocket/Aragula pots	150mm	300mm
Fragaria × ananassa var. ‘Temptation’ – Strawberries	Strawberry	150mm	300mm

NOTE

- PLANTING PALETTES ARE INDICATIVE AND MAY CHANGE THOUGH THE DETAILED DESIGN PHASE AND AVAILABILITY AT TIME OF PROCUREMENT



MATERIAL PALETTE | ROOFTOP

STRATEGY

FURNITURE AND FIXTURES

All furniture and fixtures for the site will be

- Durable and functional.
- Able to facilitate social and communal activities.
- Adaptable to the needs of the community, including being childsafe.

STRUCTURES

The structures, notably the pergolas over the podiums

- Functional and aesthetically pleasing.
- Durable, well wearing, resistant to the weather and continued use.

PAVING + WALLS



CONCRETE UNIT PAVER



CONCRETE RAISED PLANTERS

FURNITURE, FIXTURES & STRUCTURES



TIMBER SEATING (OR SIMILAR)



TIMBER BENCH SEATING WITH BACKREST



TIMBER PERGOLA



COMMUNAL TABLE



COMMUNAL DINING AREA



SYDNEY

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