

This is a Not To Scale (NTS) site plan for a proposed development. The plan shows a large, irregularly shaped site bounded by a red dashed line. The site is divided into several areas: a central building footprint with a red dashed line indicating a proposed extension or renovation; a large area of landscaping with numerous green circular tree symbols; and a parking area with several vehicle stalls. The plan also shows existing site features, including a building on the left, a parking lot, and a road. Elevation markers are present throughout the plan, indicating the ground level and proposed grades. The plan is labeled 'Site Plan NTS' in the bottom left corner.

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Landscape Overview and Context

This statement should be read in conjunction with ASPECT Studios S96 drawings L001, L202, L212, dated April 2015.

ASPECT Studios were commissioned by Lend Lease to develop a landscape plan to respond to the new proposed built form of the South West (SW) plot at the Darling Square, Haymarket. The revised architectural scheme by DCM makes changes to the architectural form as previously submitted for Development Application SSDA5.

The proposed public domain for the South West plot is generally consistent with the previous Development Application proposal, with the only changes occurring through Dicksons Lane. The public domain for the SW plot comprises of the boulevard to the east, the western edge adjacent Darling Drive, Dicksons lane to the north and Hay Street to the south.

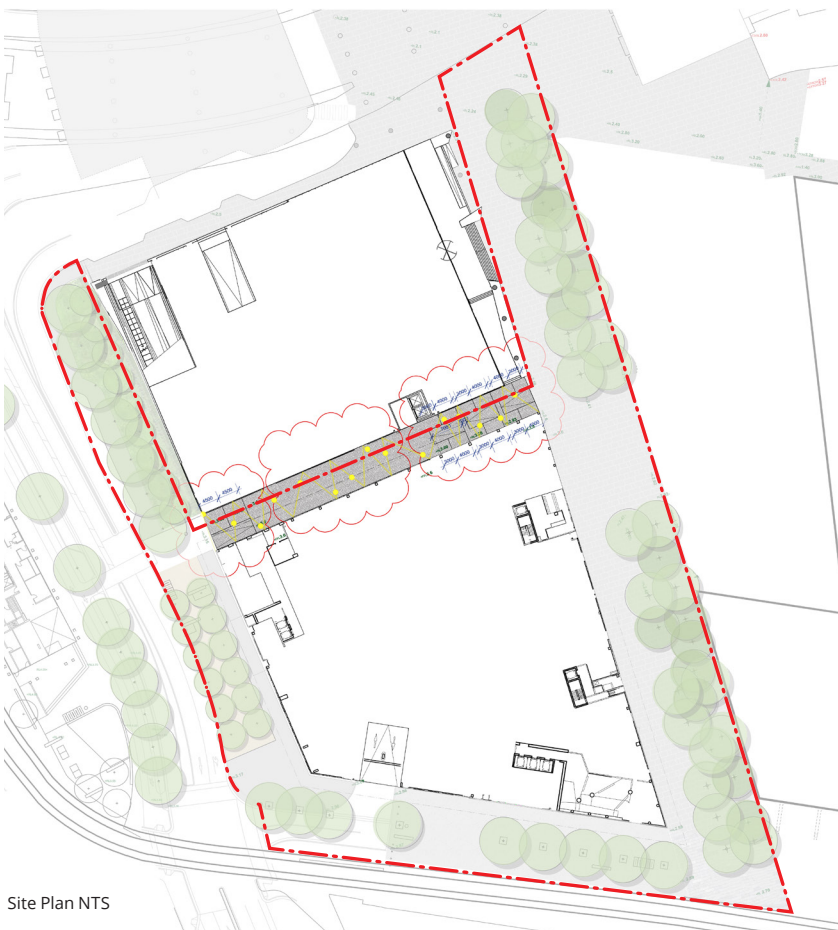
The eastern area of the SW plot is a publicly accessible 20m wide pedestrian Boulevard. In keeping with the previous DA, this area will comprise of a mix of Eucalypt species, planted to the east and generous granite paved walkway to the west. There is no material change to the design of this area from the previous DA submission.

The southern edge comprises a generous footpath adjacent the existing Light Rail corridor. There is no material change to the design of this area from the previous DA submission.

The western edge is a primarily planted, vegetation infiltration zone with pedestrian footpath access, and part of the site wide Water Sensitive Urban Design (WSUD) strategy. The southern area of the western edge comprises of a grove of trees and footpath with public seating. There is no material change to the design of this area from the previous DA submission.

Dicksons Lane, to the north, will be an active, day and night retail laneway with moveable retail furniture, catenary lighting and fine grained paving. Fixed furniture has been removed to provide greater flexibility, allowing retailers to activate the laneway. The eastern entrance to the laneway from the boulevard consists of an accessible 1:20 ramp with stepped terraces on either side. This design will allow for retailers to trade out from their tenancies without interrupting pedestrian movement and accessibility through the laneway. This design has been replicated to the western entrance, with terraces only required to the northern edge adjacent to the retail.

The ground surface throughout the SW plot public domain will be a combination of robust, hard wearing and high quality materials, largely stone in a combination of sizes, finishes and colours to bring depth and texture to the public domain as per the Hassell paving plan L210, rev H.





Note 22.
Item 1: Revised access from Dickson's Lane to Darling Drive and The Boulevard.
Item 2: Removal of fixed furniture

DRAWING LIST

Number	Title	Scale	Issue
L001	Drawing List	1:500	Section 96
L202	General Arrangement	1:200	Section 96



