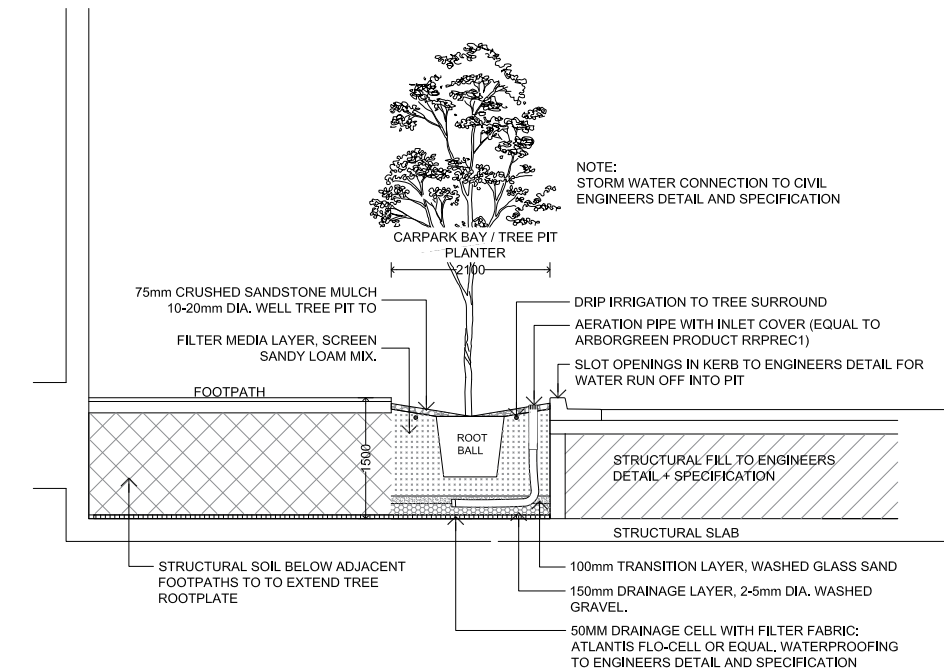


Discovery Place Stage 1 - Bio-filtration Tree Pit and Planters

Variation Description	<p>Street Tree Pits to be used as bio-filtration planters with low level understory planting of native grasses (dianella / lomandra species) to add streetscape character.</p> <p>Bio-filtration Planter areas:</p> <ol style="list-style-type: none"><li>1. Discover Place (East) planters proposed as 2m x 9m trench planters.</li><li>2. Discover Place (West) planters proposed as 2m x 2m tree pits.</li><li>3. Spark Lane Street Verge 900mm width x variable length.</li></ol> <p>Civil Engineering:</p> <p>Bio-filtration planters are to be developed in conjunction with the civil engineer including; permeable kerbs, enviropods and SW inlet pits and connections.</p>
PDP Reference	Rockdale City Council, Draft Wolli Creek and Bonar Street Precinct PDP Technical Manual May 2011, p113
Variation Reason	<p>Tree pits are proposed as bio-filtration planters as part of the Stage 1 WSUD strategy.</p> <p>Planted tree pits are proposed to add streetscape planting character, and to improve the pedestrian streetscape scale.</p>
Variation Justification	<p>Low level understorey planting will add streetscape character and will soften the urban environment.</p> <p>Improve storm water quality and reduce storm water runoff rates from the local catchment area</p> <p>WSUD promotes passive irrigation to street trees and planters.</p> <p>Planter areas will reduce solar heating by minimising pavement area.</p> <p>Aid in delineating pathways from roadways. Footpath widths are generously retained at over 3.5m wide</p> <p>Planted tree pits on Mount Olympus Boulevard have been successfully implemented and maintained as an on site precedent, and are in better condition than existing tree grates in pavement.</p>

Bio-filtration species:  
Dianella caerulea (150mm)  
Lomandra longifolia (150mm)  
Hardenbergia violacea (150mm)  
Isolepis nodosa (150mm)



Typical Bio-filtration street tree pit and planter 1:100