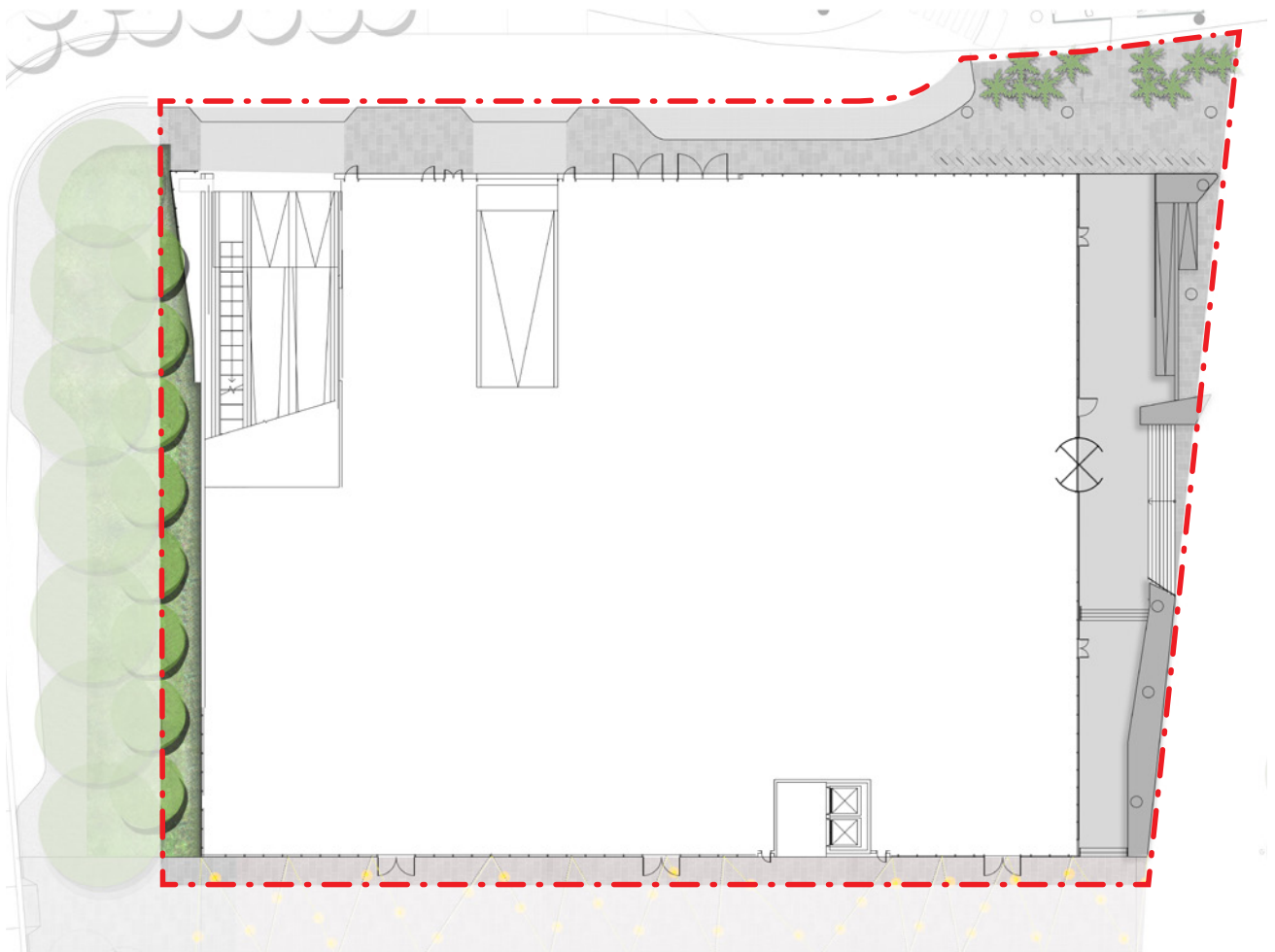


Darling Square North West Plot S96 Landscape Statement

14076

Rev E
March 2015



Site Plan NTS

Landscape Overview and Context

This statement should be read in conjunction with ASPECT Studios S96 drawings L210, L211 and L212, dated March 2015.

ASPECT Studios were commissioned by Lend Lease to develop a landscape plan to respond to the new, proposed built form of the North West (NW) plot at the Darling Square in Haymarket. The revised architectural scheme by Woods Bagot makes considerable changes to the architectural form as previously submitted for Development Application in February 2014.

The NW plot is located immediately to the south of the Pier Street overpass, east of Darling Drive and immediately to the west of The Boulevard, the new, 20m wide pedestrian space that will connect Darling Harbour to Quay Street, and in the future extend further south to Central Station.

The proposed public domain for the North West plot is generally consistent with the previous Development Application proposal. The public domain for the NW plot comprises the eastern apron, adjacent the boulevard, the northern edge, along theatre lane, the western edge, adjacent Darling Drive and Dickson's Lane to the south. The western and southern interfaces of the NW plot are largely subject to separate approval for the SW plot.

The eastern apron is a publicly accessible terrace raised 1000mm above the adjacent boulevard. The terrace is largely sheltered by building overhang on the levels above, and is accessed by a 1 in 20, DDA compliant ramp and a generous stair centred on the building lobby. The terrace is to be inhabited by moveable furniture from the adjacent retail tenancies and will be a lively, active public space with views east to the boulevard, the future square and the North Plot.

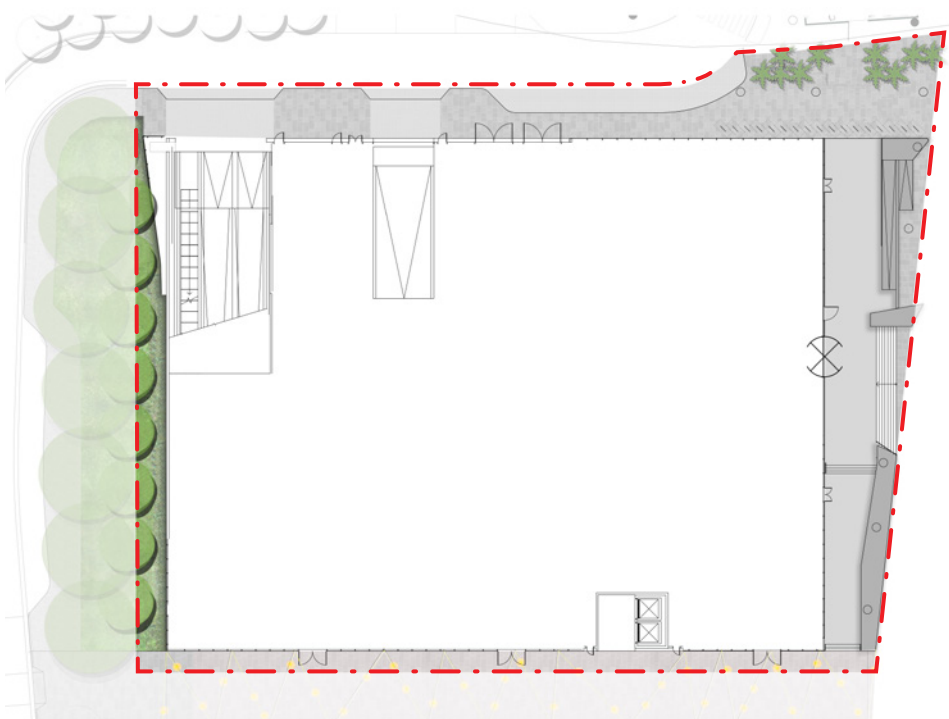
The northern edge comprises a generous footpath, drop off area for theatre visitors and taxis and 32 bike parking spaces. The bike parking spaces are located at the base of the eastern terrace wall.

The western edge is a primarily planted, vegetation infiltration zone and part of the site wide Water Sensitive Urban Design (WSUD) strategy.

Dickson's Lane, to the south, will be an active, day and night trading retail laneway with moveable furniture, catenary lighting and fine grained paving.

The ground surface throughout the NW 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.

In keeping with the previous Development Application, 10 *Livistona australia* palms are proposed to be located at the northern edge of the site, between the building and the Pier Street overpass. The *Livistona* palms are a continuation of a landscape proposal to the north of Pier Street.



Site Plan 1:800 @ A4