

DEVELOPMENT SUMMARY

LOT 16 PROXIMITY PLACE
on DP 320479

SITE AREA 12345 m2

PROPOSED DEVELOPMENT

CLASS 8 AND 5
TYPE B CONSTRUCTION

MEDIUM IMPACT INDUSTRY TOTAL 4636 m2 GFA 4595 m2

OFFICE - GROUND FLOOR 254 m2 GFA 233 m2

OFFICE - FIRST FLOOR 224 m2 GFA 191 m2

OFFICE TOTAL 478 m2 GFA 424 m2

TOTAL 5114 m2 GFA 5019 m2

AWNING 1291 m2

CARPARKING

REQUIRED 57

PROVIDED 57

MOTORBIKE PARKING

PROVIDED 3

LANDSCAPING 510 m2 / 4.1%

LANDSCAPE NOTES

FALLS & DRAINAGE

- PROVIDE FALLS TO ALL LANDSCAPE AREAS. FALL TO DRAINS AS INDICATED AND AWAY FROM BUILDING AND NEIGHBOURING PROPERTIES. PONDING IS NOT ACCEPTABLE AND NOTIFY IF ADDITIONAL DRAINAGE MAY BE REQUIRED.
- MIN CROSSFALL TO PLANTING AREAS IS 1:40
- MIN CROSSFALL TO PAVED AREAS TO BE 1:100

GARDEN EDGING

- PROVIDE EDGING CONCRETE EDGING TO ALL LANDSCAPE AREAS AND ADJOINING CARPARK AND TURFED AREAS.

PLANTING BEDS

- REFER TO LANDSCAPE PLANS AND SCHEDULE FOR PLANTING AREAS AND SPECIES.
- CULTIVATE ALL PLANTING BEDS TO MIN 150mm DEEP.
- MULCH AND SOIL TO MEET AS4454 AND AS4419 AND ENSURE SOIL MEDIA IS AMELIORATED TO INCREASE WATER HOLDING CAPACITIES.
- APPLY GYPSUM TO THE SUB GRADE AT A RATE OF 100 GRAMS/m2.
- APPLY BLOOD AND BONE TO THE SUB GRADE AT A RATE OF 100 GRAMS/m2.
- SPREAD A MIN DEPTH OF 350mm OF IMPORTED ORGANIC WEED FREE SOIL MIX TO GARDEN BEDS DIRECTLY AFTER CULTIVATION WORKS.

CROWN BEDS IN THE CENTRE.

- POSITION PLANTS GENERALLY IN ACCORDANCE WITH THE LANDSCAPE PLAN.
- MULCH GARDEN BEDS TO 100mm USING QUALITY TEA TREE MULCH.
- WATER PLANTING BEDS.
- FERTILISE WITH A LONG TERM SLOW RELEASE FERTILISER.

LEVELS

- ALL SUFACES ABUTTING BUILDINGS TO BE A MIN 75mm BELOW WEEPHOLES.

TURF

- CULTIVATE ALL TURF AREAS TO MIN 150mm DEEP.
- SPREAD A MIN DEPTH OF 100mm OF IMPORTED ORGANIC WEED FREE SOIL MIX TO TURF AREAS DIRECTLY AFTER CULTIVATION WORKS.
- LAY TURF IN AREAS INDICATED ON PLAN.
- WATER TURF AREAS.

ROCKS/PEBBLES

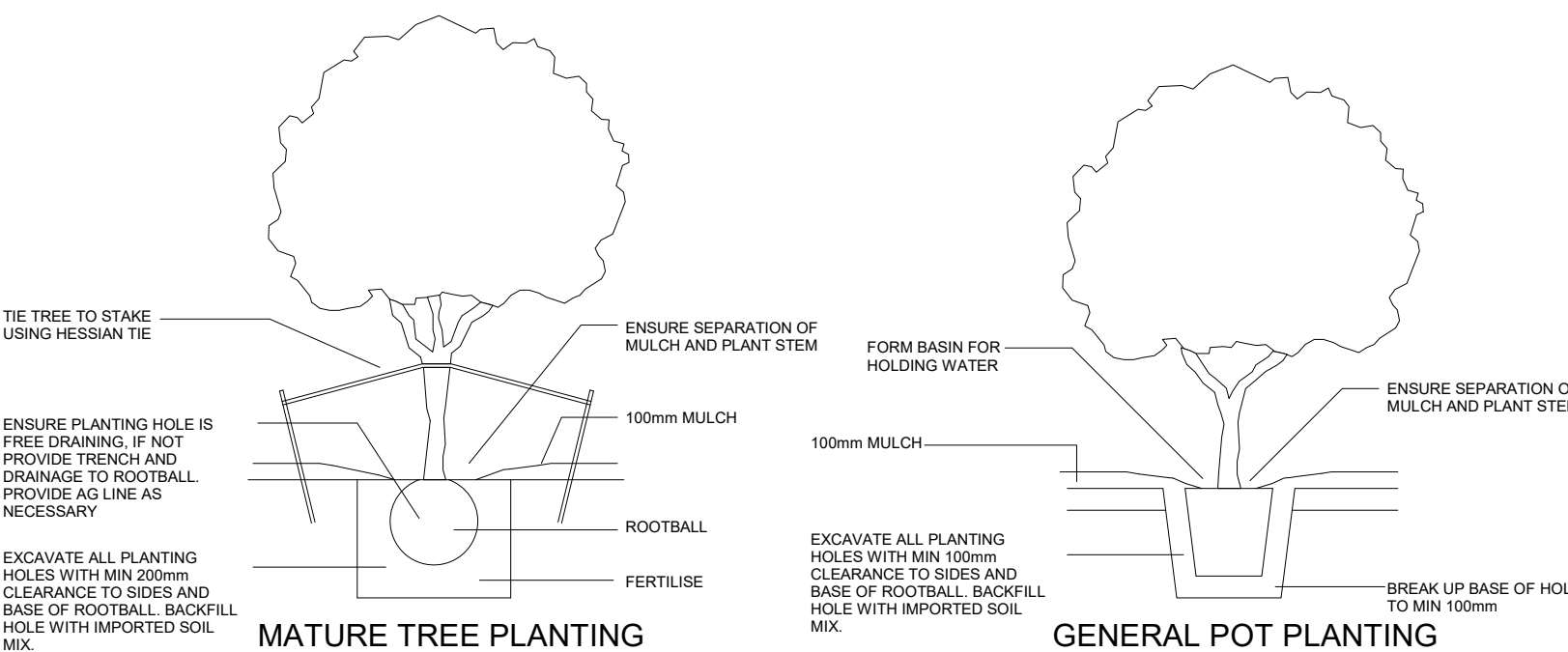
- ALL GARDEN BEDS AGAINST A BUILDING SHALL BE SEPARATED BY A MIN 150mm STRIP OF PEBBLES.
- ALL PEBBLES AREAS TO HAVE WEED MATTING INSTALLED UNDER.

SERVICES

- LANDSCAPE CONTRACTOR TO LIAISE WITH SITE PROJECT MANAGER/SUPERVISOR TO DETERMINE LOCATION OF ALL AS CONSTRUCTED SERVICES PRIOR TO COMMENCING WORKS.

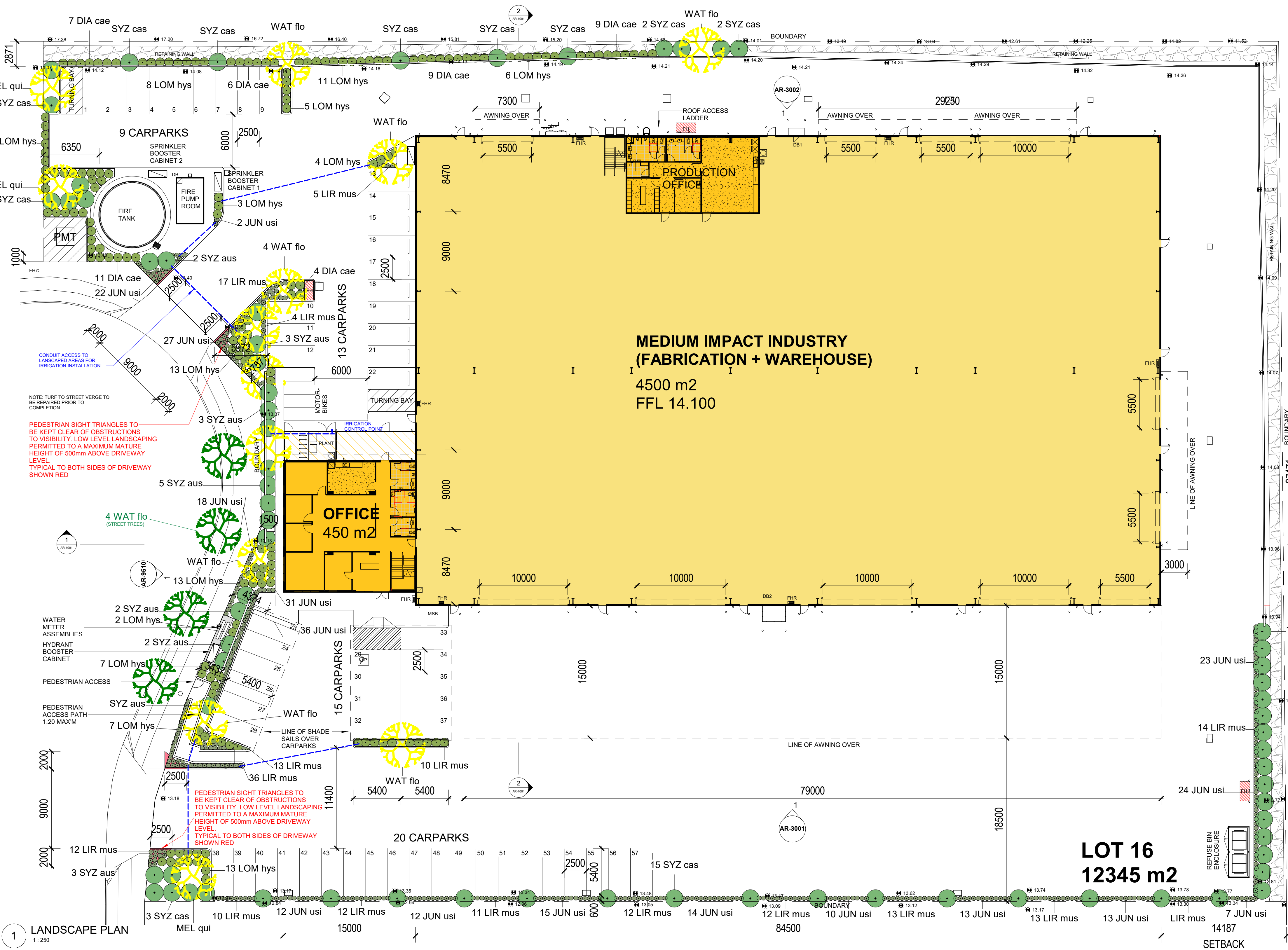
ESTABLISHMENT & MAINTENANCE

- 12 WEEK ESTABLISHMENT PERIOD TO ALL TURF AND PLANTING AREAS COMMENCING FROM BUILDERS PRACTICAL COMPLETION DATE.
- REFER TO LOCAL AUTHORITY REQUIREMENTS IN RELATION TO WATER USAGE RESTRICTIONS TO ENSURE WATER REGIME IS NOT IN BREACH.
- WATER TWICE WEEKLY FOR FIRST 3 WEEKS AND ONCE WEEKLY THEREAFTER.



MATURE TREE PLANTING

GENERAL POT PLANTING



1 LANDSCAPE PLAN

PLANT SCHEDULE

CODE	BOTANICAL NAME	COMMON NAME	APPROX MATURE HEIGHT	SPREAD	NOMINAL POT SIZE	QTY
TREES						
MEL qui	MELALEUCA quinquenervia	BROAD LEAFED PAPER BARK	10000	6000	45L	03
WAT flo	WATERHOUZIA floribunda	WEeping LILLY PILLY	8000	5000	45L	14
SHRUBS						
SYZ aus	SYZYGIUM australe	BABY BOOMER	1500	1500	200mm	21
SYZ cas	SYZYGIUM cascade	CASCADE LILLY PILLY	3000	2000	200mm	49
GROUND COVERS						
DIA cae	DIANELLA caerulea	BLUE FLAX LILY	700	600	140mm	46
JUN usi	JUNCUS usitatus	JUST RIGHT	500	400	140mm	240
LIR mus	LIRIOPE MUSCARI	JUST RIGHT	500	500	140mm	209
LOM hys	LOMANDRA hystrix	MAT RUSH	1000	1000	140mm	117



MEL qui



WAT flo



SYZ aus



SYZ cas



DIA cae



JUN usi

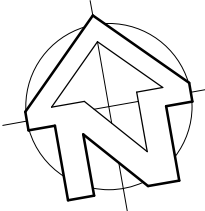


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ISSUED FOR
CONSTRUCTION

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CLIENT:

MS PROJECTS

PROJECT DESCRIPTION:

PRODUCTION FACILITY + OFFICE

SITE ADDRESS:

LOT 16 PROXIMITY PLACE

DRAWING TITLE(S):

LANDSCAPE PLAN

REV	DATE	DESCRIPTION	BY
C	31.05.24	CO-ORDINATION ISSUE	GR
B	21.05.24	AMENDED LANDSCAPE PLAN	GR
A	21.05.24	LANDSCAPE CONCEPT ISSUED FOR COMMENT	GR

SCALE:	@	DRAWN:	CHECKED:
As indicated	A1	GR	AR
PROJECT NUMBER:	5135	PROJECT START DATE:	26.07.22
PROJECT STAGE:	DD	DRAWING NUMBER:	-LS-1501
REVISION:	C		