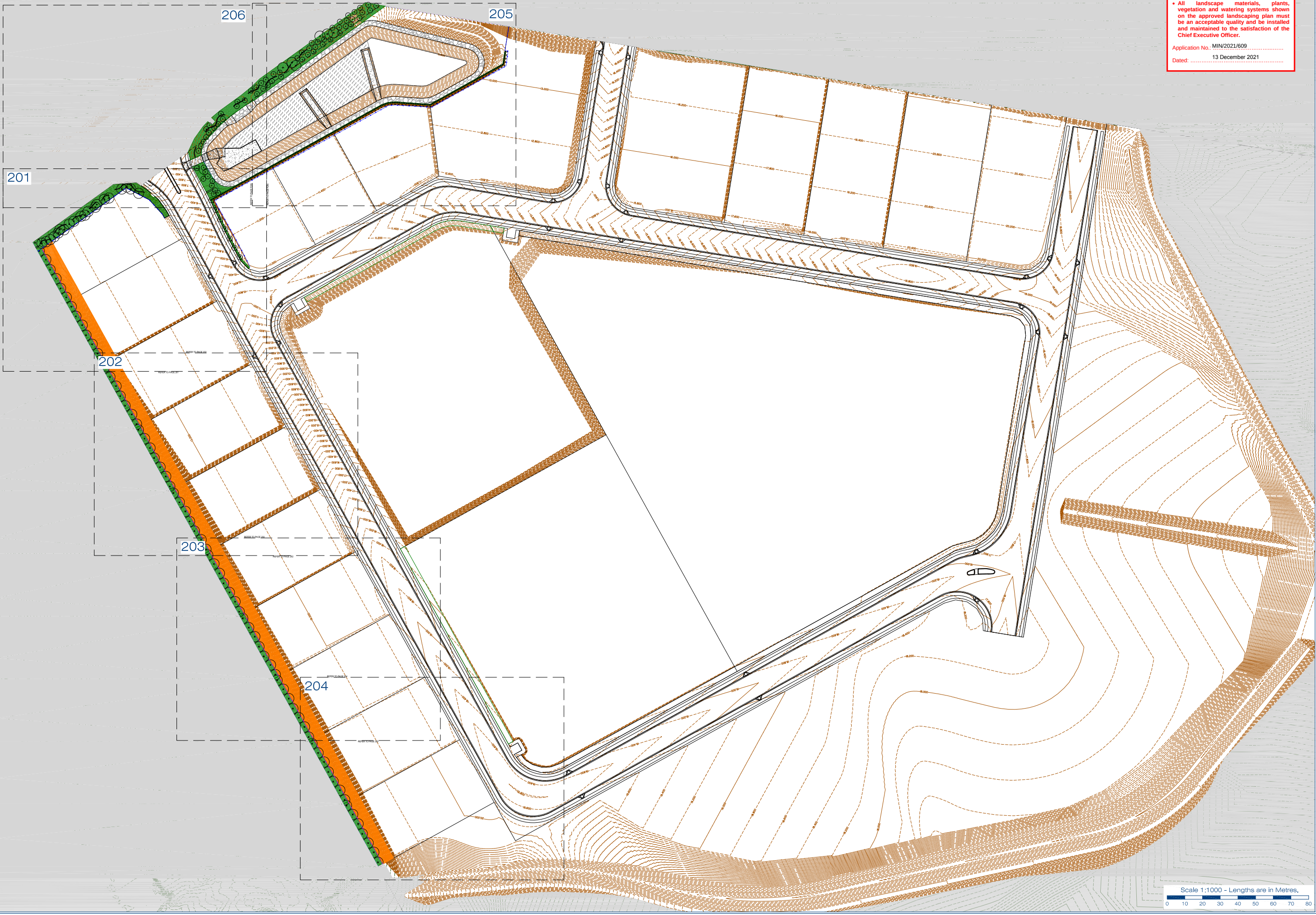


Drawing No:	Rev. No:
000	1



LANDSCAPE PLANS APPROVED

- To be constructed in accordance with the approved plan.
- Approval is subject to the observance of any amendments noted in red thereon.
- Landscape to be inspected and approved by Council Officers, prior to the use commencing on the land.
- No canopy trees to be planted within 3 metres of building foundations or rooflines (including neighbouring properties)
- All landscape materials, plants, vegetation and watering systems shown on the approved landscaping plan must be an acceptable quality and be installed and maintained to the satisfaction of the Chief Executive Officer.

Application No. MIN/2021/609
Dated: 13 December 2021

Client:
**FRASERS PROPERTY
(AUSTRALIA) PTY. LTD.**

Project:
**VANTAGE YATALA
STAGE 1 PRIVATE LANDSCAPE**

Site Address:
**60 STAPYLTON JACOBS WELL
ROAD, STAPYLTON,
82 CHRISTENSEN ROAD,
STAPYLTON AND 31
YELLOWWOOD ROAD,
STAPYLTON**

Notes:
**WARNING
BEWARE OF UNDERGROUND
SERVICES**

Note that the location shown of existing underground services is indicative only and may not be accurate at the time of landscape works. No guarantee is given that all existing services are shown.
Determination of the exact position and extent of underground services is the responsibility of the Contractor and is to be confirmed on site prior to commencement of work.

GENERAL NOTES

1. Before commencement of works it is the responsibility of the Landscape Contractor to contact dial before you dig (ph. 1100 or web 1100.com.au) for information on services in the area shown on the plan.
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6. Any change to plant species must have the approval of the Landscape Architect.
7. Trees shall be planted no less than the following distances from landscape elements:
 - Footpaths: 0.6m
 - Driveways: 3.0m
 - Stormwater & sewerage pits: 2.0m
 - Intersections: 10.0m
 - Service crossings: 2.0m
 - Kerb & Channel: 0.6m
 - Street lights: 7.5m
8. Construction certification for all structural elements is to be provided prior to practical completion being granted.

Associated Consultants:

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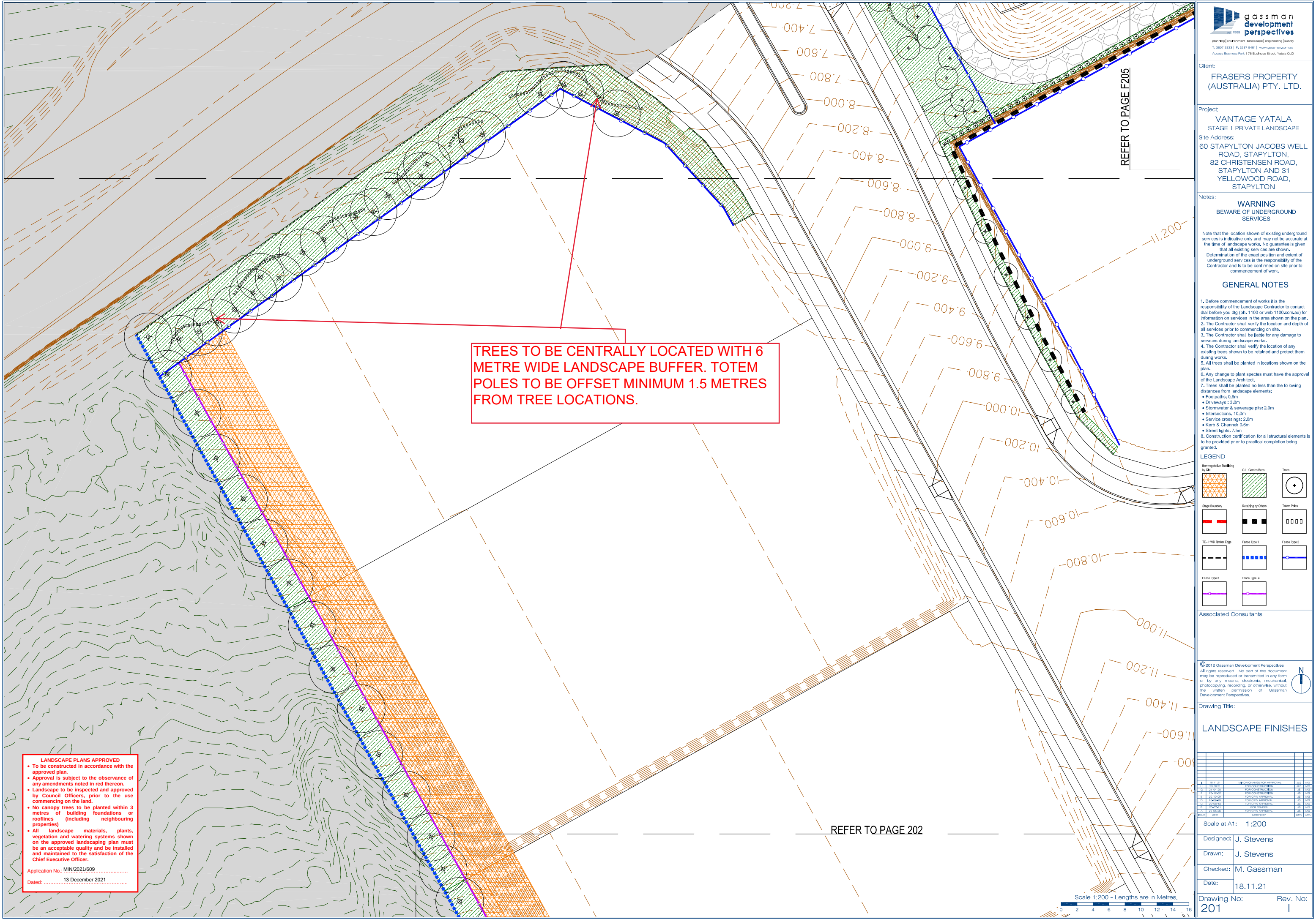
Drawing Title:
**LANDSCAPE FINISHES
GENERAL
ARRANGEMENT PLAN**

Rev.	Description	Date
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100	18/11/21	18/11/21

Scale at A1: 1:1000

Designed: J. Stevens
Drawn: J. Stevens
Checked: M. Gassman
Date: 18.11.21

Drawing No: 200
Rev. No: 1



Client:
FRASERS PROPERTY
(AUSTRALIA) PTY. LTD.

Project:
VANTAGE YATALA
STAGE 1 PRIVATE LANDSCAPE
Site Address:
60 STAPYLTON JACOBS WELL
ROAD, STAPYLTON,
82 CHRISTENSEN ROAD,
STAPYLTON AND 31
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LEGEND

Non-vegetative Stabilizing by CHB	G1 - Garden Beds	Trees
Stage Boundary	Retaining by Others	Totem Poles
TE - HWD Timber Edge	Fence Type 1	Fence Type 2
Fence Type 3	Fence Type 4	

Associated Consultants:

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Drawing Title:

LANDSCAPE FINISHES

Rev	Description	Date
1	18/11/21	18/11/21
2	18/11/21	18/11/21
3	18/11/21	18/11/21
4	18/11/21	18/11/21
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20	18/11/21	18/11/21

Scale at A1: 1:200

Designed: J. Stevens

Drawn: J. Stevens

Checked: M. Gassman

Date: 18.11.21

Drawing No: 201

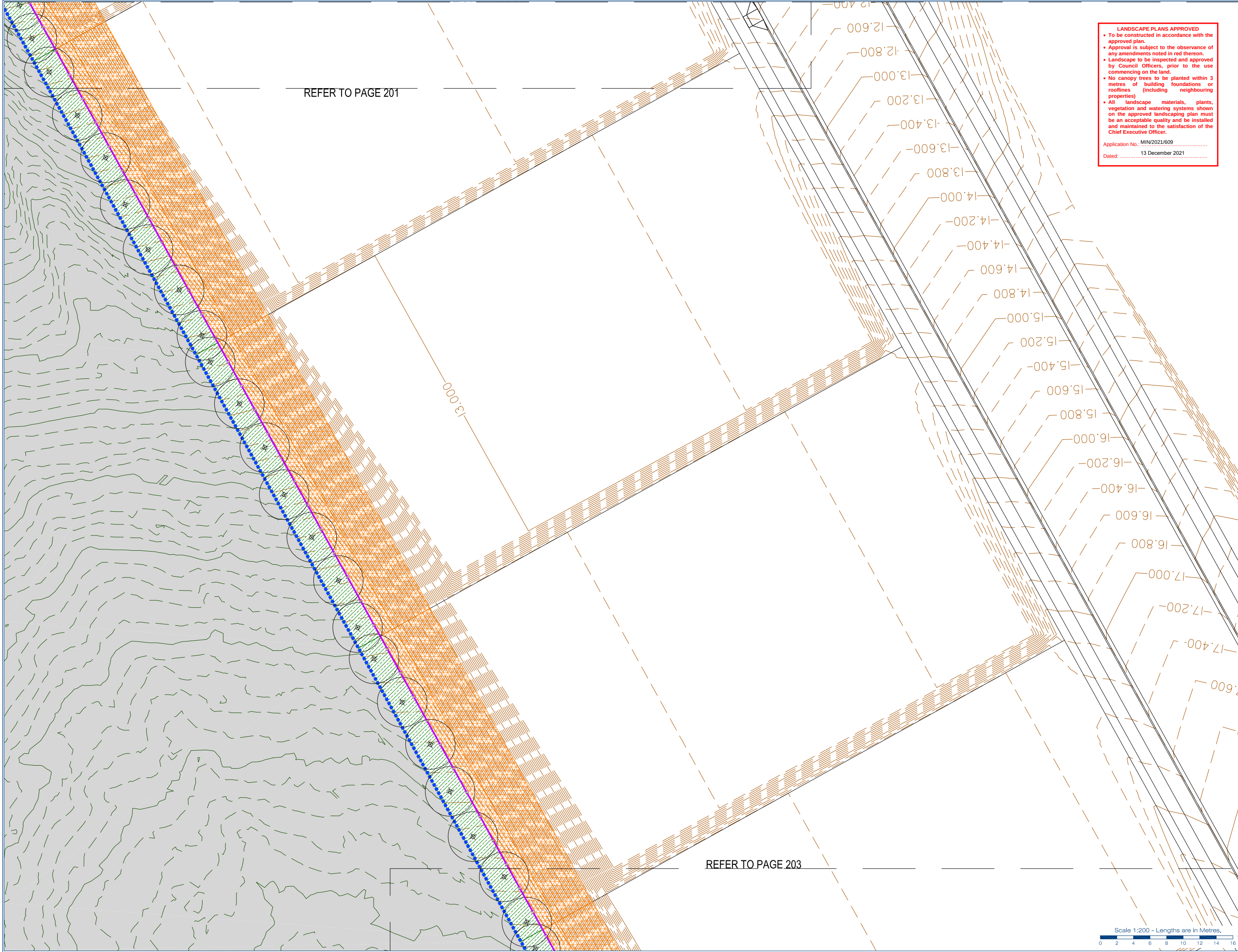
Rev. No: 1

LANDSCAPE PLANS APPROVED
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Application No: MIN/2021/609
Dated: 13 December 2021

REFER TO PAGE 202

Scale 1:200 - Lengths are in Metres.



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Application No.: MIN/2021/609
Dated: 13 December 2021



gasman
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planning | environment | landscape | engineering | survey
T: 3827 3333 | F: 3827 5401 | www.gasman.com.au
Access Business Park | 76 Business Street, Yatala QLD

Client:

FRASERS PROPERTY (AUSTRALIA) PTY. LTD.

Project:

VANTAGE YATALA
STAGE 1 PRIVATE LANDSCAPE

Site Address:

60 STAPYLTON JACOBS WELL ROAD, STAPYLTON, 82 CHRISTENSEN ROAD, STAPYLTON AND 31 YELLOWOOD ROAD, STAPYLTON

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LEGEND

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Stage Boundary	Retaining by Others	Totem Poles
TE - HWD Timber Edge	Fence Type 1	Fence Type 2
Fence Type 3	Fence Type 4	

Associated Consultants:

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Drawing Title:

LANDSCAPE FINISHES

Rev	Date	Description	Drawn	Check
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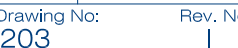
Scale at A1: 1:200

Designed: J. Stevens
Drawn: J. Stevens
Checked: M. Gassman
Date: 18.11.21

Drawing No: 202
Rev. No: 1

Scale 1:200 - Lengths are in Metres.

0 2 4 6 8 10 12 14 16



REFER TO PAGE 204

- Application No.: MIN/2021/609
Dated: 13 December 2021







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development
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planning | environment | landscape | engineering | survey

T: 3807 3333 | F: 3287 5401 | www.gassman.com.au

Access Business Park | 78 Business Street, Yatala QLD

Client:

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Project:

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STAGE 1 PRIVATE LANDSCAPE**

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LEGEND

Non-replicable Staking by CH	G1 - Garden Beds	Trees
Stage Boundary	Retaining by Others	Totem Poles
TE - HWD Timber Edge	Fence Type 1	Fence Type 2
Fence Type 3	Fence Type 4	

Associated Consultants:

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Drawing Title:

LANDSCAPE FINISHES

Rev.	Date	Description	Drawn	Checked
1	18.11.21	LANDSCAPE FINISHES FOR APPROVAL	J.S.	J.S.
2	18.11.21	FOR CONSTRUCTION	J.S.	J.S.
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9	18.11.21	FOR CONSTRUCTION	J.S.	J.S.
10	18.11.21	FOR CONSTRUCTION	J.S.	J.S.

Scale at A1: 1:200

Designed: J. Stevens

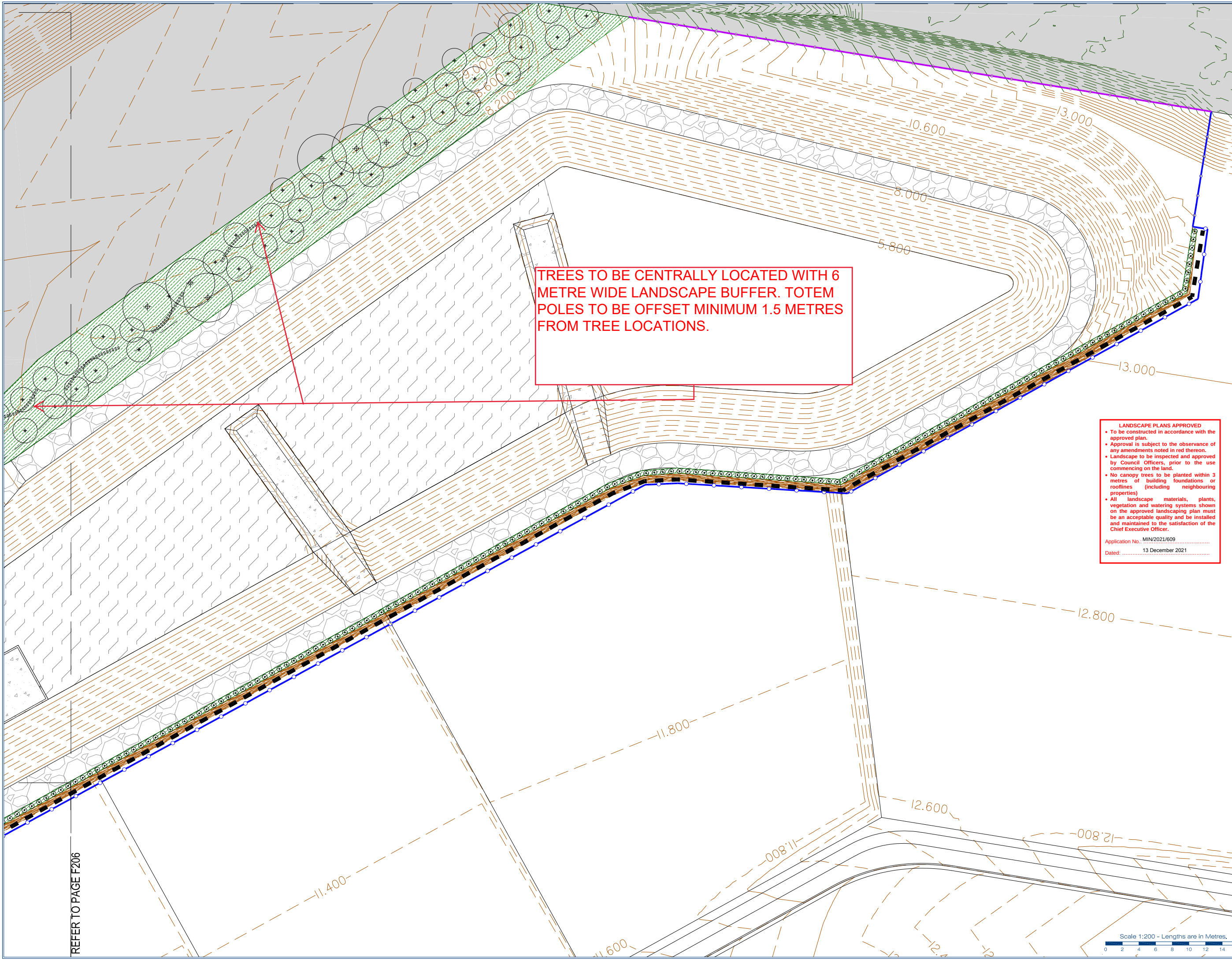
Drawn: J. Stevens

Checked: M. Gassman

Date: 18.11.21

Drawing No: 205

Rev. No: 1



LANDSCAPE PLANS APPROVED

- To be constructed in accordance with the approved plan.
- Approval is subject to the observance of any amendments noted in red thereon.
- Landscape to be inspected and approved by Council Officers, prior to the use commencing on the land.
- No canopy trees to be planted within 3 metres of building foundations or rooflines (including neighbouring properties)
- All landscape materials, plants, vegetation and watering systems shown on the approved landscaping plan must be an acceptable quality and be installed and maintained to the satisfaction of the Chief Executive Officer.

Application No.: MIN/2021/609
Dated: 13 December 2021

Client:
FRASERS PROPERTY
(AUSTRALIA) PTY. LTD.

Project:
VANTAGE YATALA
STAGE 1 PRIVATE LANDSCAPE

Site Address:
60 STAPYLTON JACOBS WELL
ROAD, STAPYLTON,
82 CHRISTENSEN ROAD,
STAPYLTON AND 31
YELLOWOOD ROAD,
STAPYLTON

Notes:
WARNING
BEWARE OF UNDERGROUND
SERVICES

Note that the location shown of existing underground services is indicative only and may not be accurate at the time of landscape works. No guarantee is given that all existing services are shown.
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 - Driveways: 3.0m
 - Stormwater & sewerage pits: 2.0m
 - Intersections: 10.0m
 - Service crossings: 2.0m
 - Kerb & Channels: 0.6m
 - Street lights: 7.5m
8. Construction certification for all structural elements is to be provided prior to practical completion being granted.

LEGEND

Non-replicable Staking by CH	G1 - Garden Beds	Trees
Stage Boundary	Retaining by Others	Totem Poles
TE - HWD Timber Edge	Fence Type 1	Fence Type 2
Fence Type 3	Fence Type 4	

Associated Consultants:

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Drawing Title:
LANDSCAPE FINISHES

Rev	Description	Date	By	Check
1	ISSUED FOR APPROVAL	18.11.21	J.S.	M.G.
2	FOR CONSTRUCTION	18.11.21	J.S.	M.G.
3	FOR CONSTRUCTION	18.11.21	J.S.	M.G.
4	FOR CONSTRUCTION	18.11.21	J.S.	M.G.
5	FOR CONSTRUCTION	18.11.21	J.S.	M.G.
6	FOR CONSTRUCTION	18.11.21	J.S.	M.G.
7	FOR CONSTRUCTION	18.11.21	J.S.	M.G.
8	FOR CONSTRUCTION	18.11.21	J.S.	M.G.
9	FOR CONSTRUCTION	18.11.21	J.S.	M.G.
10	FOR CONSTRUCTION	18.11.21	J.S.	M.G.
11	FOR CONSTRUCTION	18.11.21	J.S.	M.G.
12	FOR CONSTRUCTION	18.11.21	J.S.	M.G.
13	FOR CONSTRUCTION	18.11.21	J.S.	M.G.
14	FOR CONSTRUCTION	18.11.21	J.S.	M.G.
15	FOR CONSTRUCTION	18.11.21	J.S.	M.G.
16	FOR CONSTRUCTION	18.11.21	J.S.	M.G.
17	FOR CONSTRUCTION	18.11.21	J.S.	M.G.
18	FOR CONSTRUCTION	18.11.21	J.S.	M.G.
19	FOR CONSTRUCTION	18.11.21	J.S.	M.G.
20	FOR CONSTRUCTION	18.11.21	J.S.	M.G.

Scale at A1: 1:200

Designed: J. Stevens
Drawn: J. Stevens
Checked: M. Gassman
Date: 18.11.21

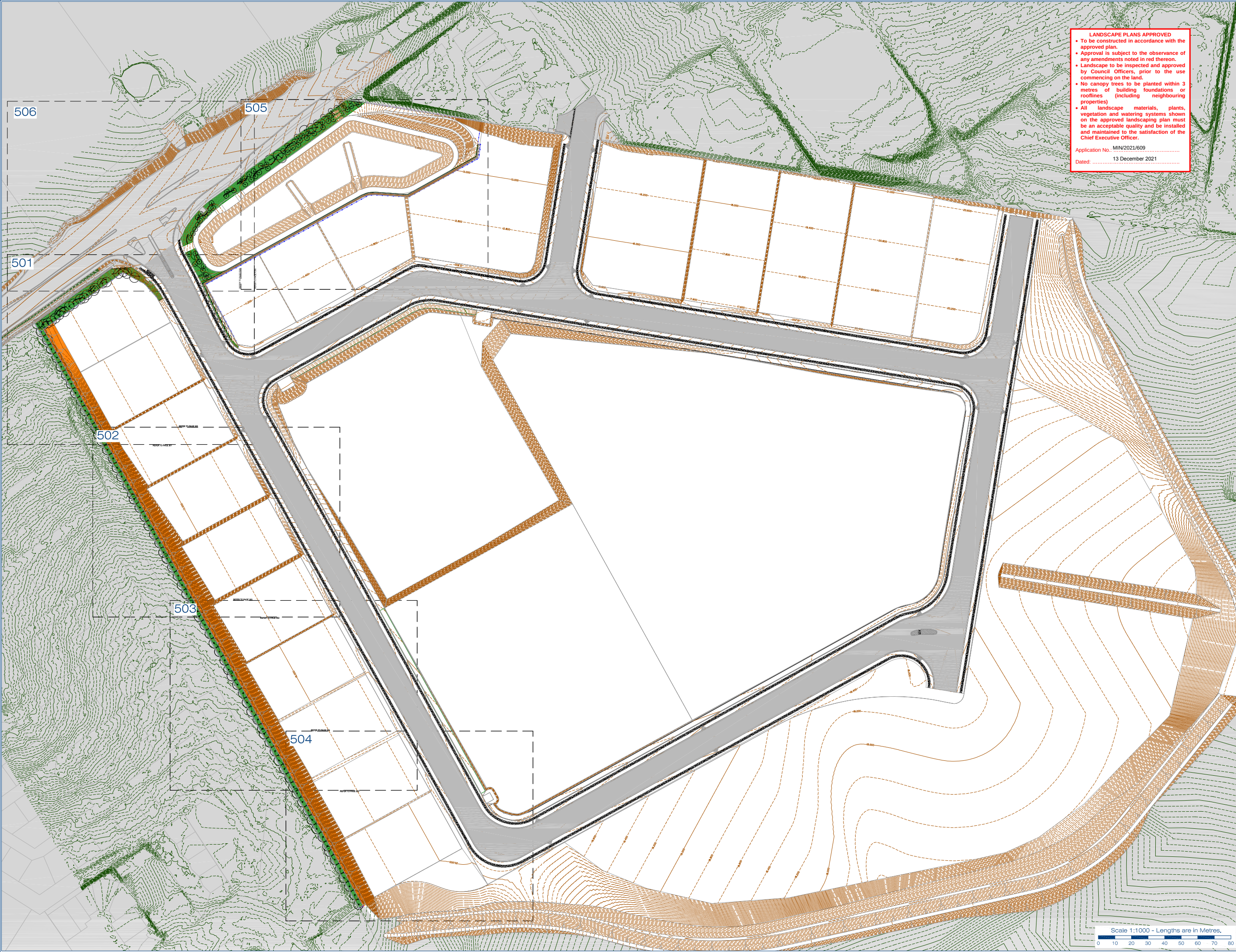
Drawing No: 206
Rev. No: 1

RELOCATE THIS STRUCTURE TO MAINTAIN
CLEARANCE FROM BIO-RETENTION WEIR.

TREES TO BE CENTRALLY LOCATED WITH 6
METRE WIDE LANDSCAPE BUFFER. TOTEM
POLES TO BE OFFSET MINIMUM 1.5 METRES
FROM TREE LOCATIONS.

REFER TO PAGE F205

Scale 1:200 - Lengths are in Metres.



LANDSCAPE PLANS APPROVED

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Application No.: MIN/2021/609
Dated: 13 December 2021



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planning | environment | landscape | engineering | survey
T: 0807 3333 | F: 0807 5401 | www.gassman.com.au
Access Business Park | 176 Business Street, Yatala QLD

Client:

FRASERS PROPERTY (AUSTRALIA) PTY. LTD.

Project:

VANTAGE YATALA
STAGE 1 PRIVATE LANDSCAPE

Site Address:

**60 STAPYLTON JACOBS WELL ROAD, STAPYLTON,
82 CHRISTENSEN ROAD, STAPYLTON AND 31
YELLOWWOOD ROAD, STAPYLTON**

Notes:

WARNING
BEWARE OF UNDERGROUND SERVICES

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 - Service crossings: 2.0m
 - Kerb & Channel: 0.6m
 - Street lights: 7.5m
8. Construction certification for all structural elements is to be provided prior to practical completion being granted.

Associated Consultants:

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N

Drawing Title:

LANDSCAPE TREE PLANTING PLAN
GENERAL ARRANGEMENT PLAN

Rev.	Date	Description	By	Check
1	18.11.21	FOR CONSTRUCTION	J.S.	J.S.
2	18.11.21	FOR CONSTRUCTION	J.S.	J.S.
3	18.11.21	FOR CONSTRUCTION	J.S.	J.S.
4	18.11.21	FOR CONSTRUCTION	J.S.	J.S.
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9	18.11.21	FOR CONSTRUCTION	J.S.	J.S.
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11	18.11.21	FOR CONSTRUCTION	J.S.	J.S.
12	18.11.21	FOR CONSTRUCTION	J.S.	J.S.
13	18.11.21	FOR CONSTRUCTION	J.S.	J.S.
14	18.11.21	FOR CONSTRUCTION	J.S.	J.S.
15	18.11.21	FOR CONSTRUCTION	J.S.	J.S.
16	18.11.21	FOR CONSTRUCTION	J.S.	J.S.
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19	18.11.21	FOR CONSTRUCTION	J.S.	J.S.
20	18.11.21	FOR CONSTRUCTION	J.S.	J.S.
21	18.11.21	FOR CONSTRUCTION	J.S.	J.S.
22	18.11.21	FOR CONSTRUCTION	J.S.	J.S.
23	18.11.21	FOR CONSTRUCTION	J.S.	J.S.
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26	18.11.21	FOR CONSTRUCTION	J.S.	J.S.
27	18.11.21	FOR CONSTRUCTION	J.S.	J.S.
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34	18.11.21	FOR CONSTRUCTION	J.S.	J.S.
35	18.11.21	FOR CONSTRUCTION	J.S.	J.S.
36	18.11.21	FOR CONSTRUCTION	J.S.	J.S.
37	18.11.21	FOR CONSTRUCTION	J.S.	J.S.
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41	18.11.21	FOR CONSTRUCTION	J.S.	J.S.
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78	18.11.21	FOR CONSTRUCTION	J.S.	J.S.
79	18.11.21	FOR CONSTRUCTION	J.S.	J.S.
80	18.11.21	FOR CONSTRUCTION	J.S.	J.S.

Scale at A1: 1:1000

Designed: J. Stevens

Drawn: J. Stevens

Checked: M. Gassman

Date: 18.11.21

Drawing No: 500

Rev. No: 1



Site Address:
60 STAPYLTON JACOBS WELL
ROAD, STAPYLTON,
82 CHRISTENSEN ROAD,
STAPYLTON AND 31
YELLOWWOOD ROAD,
STAPYLTON

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 - Driveways; 3,0m
 - Stormwater & sewerage pits; 2,0m
 - Intersections; 10,0m
 - Service crossings; 2,0m
 - Kerb & Channel; 0,6m

Nonnegative Stabilizing by GH	GI + Garden Beds	Truss
Stage Boundary	Retaining by Others	Totem Poles
TE + HMD Timber Edge	Fence Type 1	Fence Type 2
Fence Type 3	Fence Type 4	

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Development Perspectives.

PLANTING PLAN TREES

Scale at A1: 1:200

Date: 18.11.21

LANDSCAPE PLANS APPROVED

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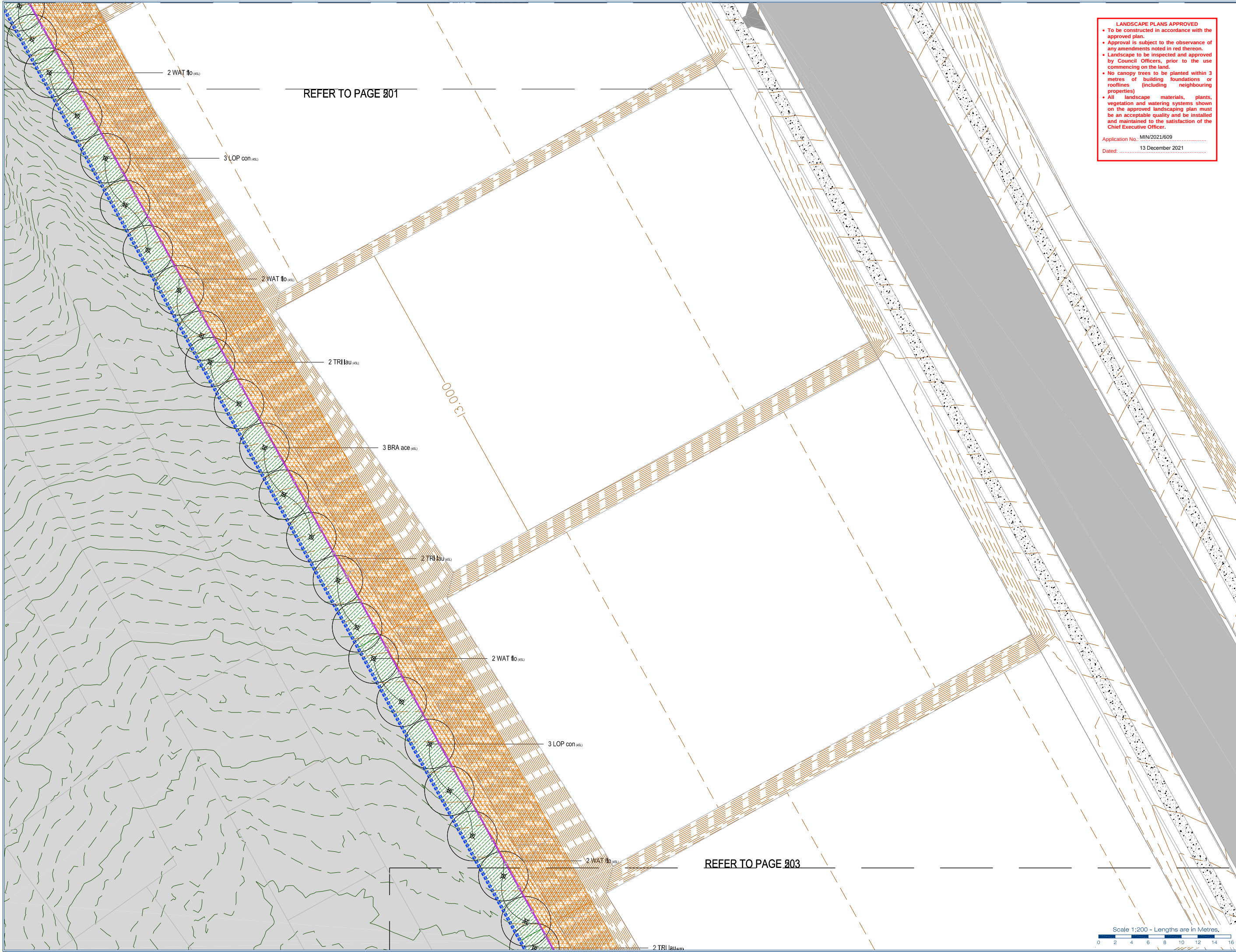
Application No.: MIN/2021/609

Dated: 13 December 2021

REFER TO PAGE 202

Scale 1:200 - Lengths are in Metres.





REFER TO PAGE 201

REFER TO PAGE 203

LANDSCAPE PLANS APPROVED

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Application No. MIN/2021/609
Dated: 13 December 2021



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planning | environment | landscape | engineering | survey
T: 3827 3333 | F: 3827 5401 | www.gassman.com.au
Access Business Park | 76 Business Street, Yatala QLD

Client:

FRASERS PROPERTY (AUSTRALIA) PTY. LTD.

Project:

VANTAGE YATALA
STAGE 1 PRIVATE LANDSCAPE

Site Address:

**60 STAPYLTON JACOBS WELL ROAD, STAPYLTON,
82 CHRISTENSEN ROAD,
STAPYLTON AND 31
YELLOWWOOD ROAD,
STAPYLTON**

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LEGEND

Non-vegetative Stabilising by CH4	GI - Garden Beds	Trees
Stage Boundary	Retaining by Others	Totem Poles
TE - HWD Timber Edge	Fence Type 1	Fence Type 2
Fence Type 3	Fence Type 4	

Associated Consultants:

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PLANTING PLAN TREES

NO.	DATE	DESCRIPTION	BY	CHKD
1	18.11.21	FOR CHANGE FOR APPROVAL	J.S.	CS
2	18.11.21	FOR CONSTRUCTION	J.S.	CS
3	18.11.21	FOR CONSTRUCTION	J.S.	CS
4	18.11.21	FOR CONSTRUCTION	J.S.	CS
5	18.11.21	FOR CONSTRUCTION	J.S.	CS
6	18.11.21	FOR CONSTRUCTION	J.S.	CS
7	18.11.21	FOR CONSTRUCTION	J.S.	CS
8	18.11.21	FOR CONSTRUCTION	J.S.	CS
9	18.11.21	FOR CONSTRUCTION	J.S.	CS
10	18.11.21	FOR CONSTRUCTION	J.S.	CS

Scale at A1: 1:200

Designed: J. Stevens
Drawn: J. Stevens
Checked: M. Gassman
Date: 18.11.21

Drawing No: 502
Rev. No: 1

Client:
FRASERS PROPERTY
(AUSTRALIA) PTY. LTD.

Project:
VANTAGE YATALA
STAGE 1 PRIVATE LANDSCAPE
Site Address:
60 STAPYLTON JACOBS WELL
ROAD, STAPYLTON,
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Non-vegetative Stabilising by Chk	GI - Garden Beds	Trees
Stage Boundary	Retaining by Others	Totem Poles
TE - HWD Timber Edge	Fence Type 1	Fence Type 2
Fence Type 3	Fence Type 4	

Associated Consultants:

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Drawing Title:

PLANTING PLAN TREES

Rev	Description	Date	By	Check
1	18.11.21			
2	18.11.21			
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Scale at A1: 1:200

Designed: J. Stevens

Drawn: J. Stevens

Checked: M. Gassman

Date: 18.11.21

Drawing No: 503
Rev. No: 1

REFER TO PAGE 202

LANDSCAPE PLANS APPROVED
• To be constructed in accordance with the approved plan.
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• Landscape to be inspected and approved by Council Officers, prior to the use commencing on the land.
• No canopy trees to be planted within 3 metres of building foundations or rooflines (including neighbouring properties)
• All landscape materials, plants, vegetation and watering systems shown on the approved landscaping plan must be an acceptable quality and be installed and maintained to the satisfaction of the Chief Executive Officer.
Application No.: MIN/2021/609
Dated: 13 December 2021

REFER TO PAGE 204

Scale 1:200 - Lengths are in Metres.
0 2 4 6 8 10 12 14 16



Site Address:
60 STAPYLTON JACOBS V
ROAD, STAPYLTON,
82 CHRISTENSEN ROA
STAPYLTON AND 31
YELLOWWOOD ROAD
STAPYLTON

Note that the location shown of existing underground services is indicative only and may not be accurate at the time of landscape works. No guarantee is given that all existing services are shown. Determination of the exact position and depth of all underground services is the responsibility of the Contractor and is to be confirmed on site prior to commencement of work.

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4. All trees shall be planted in locations shown on plan.
5. Any change to plant species must have the approval of the Landscape Architect.
6. Trees shall be planted no less than the following distances from landscape elements:
 - Footpaths: 0,6m
 - Driveways : 3,0m
 - Stormwater & sewerage pipes: 2,0m
 - Intakes: 1,0m
 - Service crossings: 2,0m
 - Kerb & Channel: 0,6m
 - Street lights: 7,5m
8. Construction certification for all structural work to be provided prior to practical completion of the project.

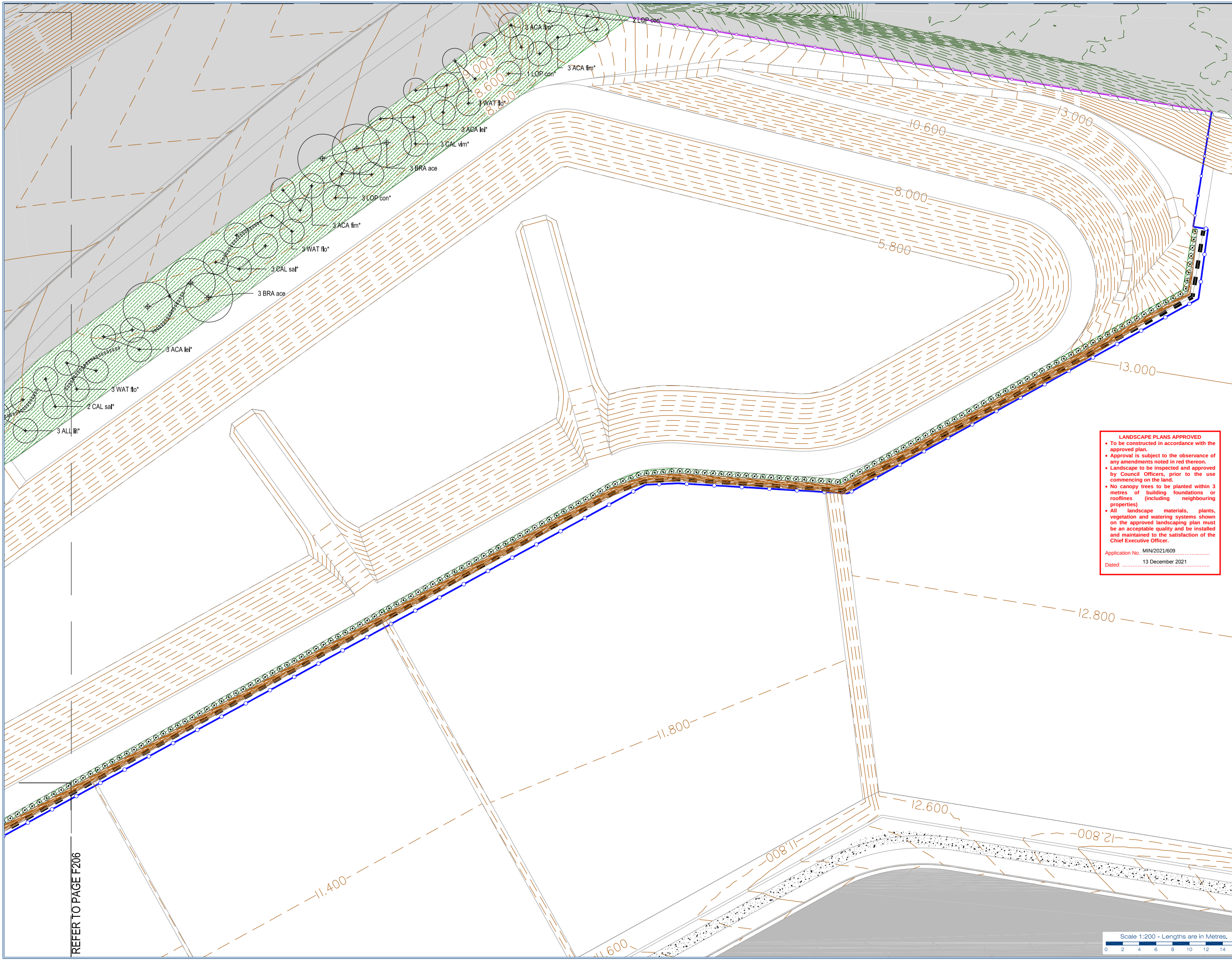
Non-negative Stabilizing by G2A	G1 - Garden Beds	Tree
Stage Boundary	Retaining by Others	Tether
TE - HWY Timber Edge	Fence Type 1	Fence
Fence Type 2	Fence Type 4	

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Development Perspectives.

PLANTING PLAN TREES

Scale at A1: 1:200

Drawing No: 505



- LANDSCAPE PLANS APPROVED**
- To be constructed in accordance with the approved plan.
 - Approval is subject to the observance of any amendments noted in red thereon.
 - Landscape to be inspected and approved by Council Officers, prior to the use commencing on the land.
 - No canopy trees to be planted within 3 metres of building foundations or rooflines (including neighbouring properties)
 - All landscape materials, plants, vegetation and watering systems shown on the approved landscaping plan must be an acceptable quality and be installed and maintained to the satisfaction of the Chief Executive Officer.

Application No.: MIN/2021/609
Dated: 13 December 2021

PROVIDE ADDITIONAL TREE PLANTING AS INDICATED ON PLAN

Client:
FRASERS PROPERTY
(AUSTRALIA) PTY. LTD.

Project:
VANTAGE YATALA
STAGE 1 PRIVATE LANDSCAPE

Site Address:
60 STAPYLTON JACOBS WELL
ROAD, STAPYLTON,
82 CHRISTENSEN ROAD,
STAPYLTON AND 31
YELLOWOOD ROAD,
STAPYLTON

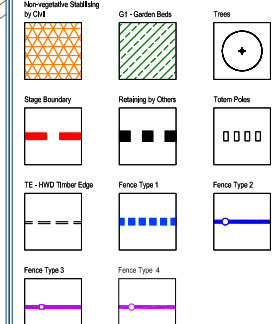
Notes:
WARNING
BEWARE OF UNDERGROUND
SERVICES

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 - Footpaths: 0.6m
 - Driveways: 3.0m
 - Stormwater & sewerage pits: 2.0m
 - Intersections: 10.0m
 - Service crossings: 2.0m
 - Kerb & Channels: 0.6m
 - Street lights: 7.5m
8. Construction certification for all structural elements is to be provided prior to practical completion being granted.

LEGEND



Associated Consultants:

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Drawing Title:
PLANTING PLAN
TREES

Rev	Description	Date	By	Check
1	ISSUED FOR APPROVAL	18.11.21	J.S.	M.G.
2	FOR CONSTRUCTION	18.11.21	J.S.	M.G.
3	FOR CONSTRUCTION	18.11.21	J.S.	M.G.
4	FOR CONSTRUCTION	18.11.21	J.S.	M.G.
5	FOR CONSTRUCTION	18.11.21	J.S.	M.G.
6	FOR CONSTRUCTION	18.11.21	J.S.	M.G.
7	FOR CONSTRUCTION	18.11.21	J.S.	M.G.
8	FOR CONSTRUCTION	18.11.21	J.S.	M.G.
9	FOR CONSTRUCTION	18.11.21	J.S.	M.G.
10	FOR CONSTRUCTION	18.11.21	J.S.	M.G.
11	FOR CONSTRUCTION	18.11.21	J.S.	M.G.
12	FOR CONSTRUCTION	18.11.21	J.S.	M.G.
13	FOR CONSTRUCTION	18.11.21	J.S.	M.G.
14	FOR CONSTRUCTION	18.11.21	J.S.	M.G.
15	FOR CONSTRUCTION	18.11.21	J.S.	M.G.
16	FOR CONSTRUCTION	18.11.21	J.S.	M.G.
17	FOR CONSTRUCTION	18.11.21	J.S.	M.G.
18	FOR CONSTRUCTION	18.11.21	J.S.	M.G.
19	FOR CONSTRUCTION	18.11.21	J.S.	M.G.
20	FOR CONSTRUCTION	18.11.21	J.S.	M.G.

Scale at A1: 1:200

Designed: J. Stevens

Drawn: J. Stevens

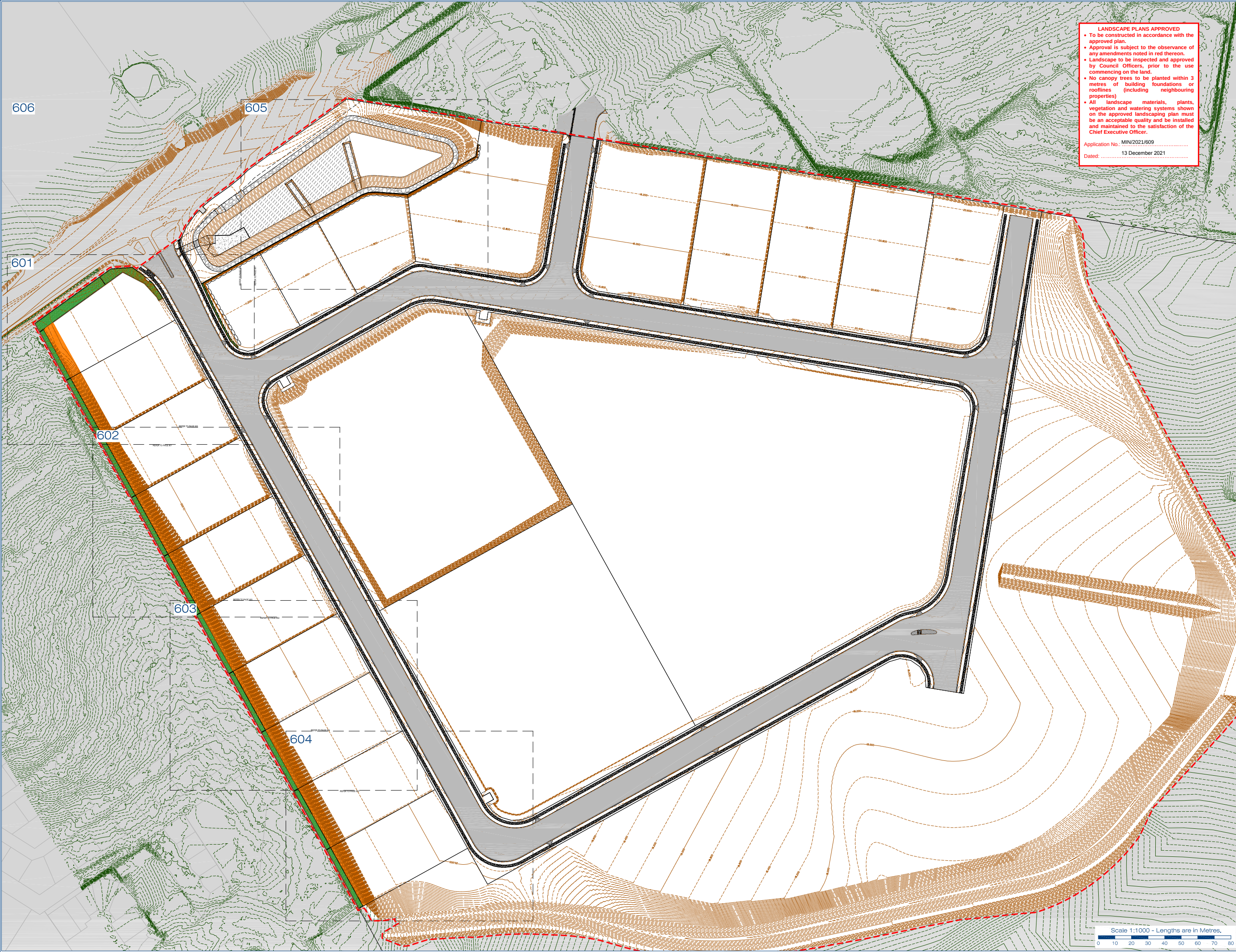
Checked: M. Gassman

Date: 18.11.21

Drawing No: 506
Rev. No: A

REFER TO PAGE F205

Scale 1:200 - Lengths are in Metres.
0 2 4 6 8 10 12 14 16



LANDSCAPE PLANS APPROVED

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Application No.: MIN/2021/609
Dated: 13 December 2021



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Access Business Park | 76 Business Street, Yatala QLD

Client:

**FRASERS PROPERTY
(AUSTRALIA) PTY. LTD.**

Project:

**VANTAGE YATALA
STAGE 1 PRIVATE LANDSCAPE**

Site Address:

**60 STAPYLTON JACOBS WELL
ROAD, STAPYLTON,
82 CHRISTENSEN ROAD,
STAPYLTON AND 31
YELLOWWOOD ROAD,
STAPYLTON**

Notes:

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BEWARE OF UNDERGROUND
SERVICES**

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• Driveways: 3.0m
• Stormwater & sewerage pits: 2.0m
• Intersections: 10.0m
• Service crossings: 2.0m
• Kerb & Channel: 0.6m
• Street lights: 7.5m
8. Construction certification for all structural elements is to be provided prior to practical completion being granted.

Associated Consultants:

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Drawing Title:
**LANDSCAPE SHRUBS &
GROUND COVERS PLANTING
PLAN
GENERAL ARRANGEMENT PLAN**

Rev.	Date	Description	Drawn	Checked
1	18.11.21	FOR APPROVAL	J.S.	J.S.
2	22.08.21	FOR CONSTRUCTION	J.S.	J.S.
3	22.08.21	FOR CONSTRUCTION	J.S.	J.S.
4	22.08.21	FOR CONSTRUCTION	J.S.	J.S.
5	22.08.21	FOR CONSTRUCTION	J.S.	J.S.
6	22.08.21	FOR CONSTRUCTION	J.S.	J.S.
7	22.08.21	FOR CONSTRUCTION	J.S.	J.S.
8	22.08.21	FOR CONSTRUCTION	J.S.	J.S.
9	22.08.21	FOR CONSTRUCTION	J.S.	J.S.
10	22.08.21	FOR CONSTRUCTION	J.S.	J.S.
11	22.08.21	FOR CONSTRUCTION	J.S.	J.S.
12	22.08.21	FOR CONSTRUCTION	J.S.	J.S.
13	22.08.21	FOR CONSTRUCTION	J.S.	J.S.
14	22.08.21	FOR CONSTRUCTION	J.S.	J.S.
15	22.08.21	FOR CONSTRUCTION	J.S.	J.S.
16	22.08.21	FOR CONSTRUCTION	J.S.	J.S.
17	22.08.21	FOR CONSTRUCTION	J.S.	J.S.
18	22.08.21	FOR CONSTRUCTION	J.S.	J.S.
19	22.08.21	FOR CONSTRUCTION	J.S.	J.S.
20	22.08.21	FOR CONSTRUCTION	J.S.	J.S.
21	22.08.21	FOR CONSTRUCTION	J.S.	J.S.
22	22.08.21	FOR CONSTRUCTION	J.S.	J.S.
23	22.08.21	FOR CONSTRUCTION	J.S.	J.S.
24	22.08.21	FOR CONSTRUCTION	J.S.	J.S.
25	22.08.21	FOR CONSTRUCTION	J.S.	J.S.
26	22.08.21	FOR CONSTRUCTION	J.S.	J.S.
27	22.08.21	FOR CONSTRUCTION	J.S.	J.S.
28	22.08.21	FOR CONSTRUCTION	J.S.	J.S.
29	22.08.21	FOR CONSTRUCTION	J.S.	J.S.
30	22.08.21	FOR CONSTRUCTION	J.S.	J.S.
31	22.08.21	FOR CONSTRUCTION	J.S.	J.S.
32	22.08.21	FOR CONSTRUCTION	J.S.	J.S.
33	22.08.21	FOR CONSTRUCTION	J.S.	J.S.
34	22.08.21	FOR CONSTRUCTION	J.S.	J.S.
35	22.08.21	FOR CONSTRUCTION	J.S.	J.S.
36	22.08.21	FOR CONSTRUCTION	J.S.	J.S.
37	22.08.21	FOR CONSTRUCTION	J.S.	J.S.
38	22.08.21	FOR CONSTRUCTION	J.S.	J.S.
39	22.08.21	FOR CONSTRUCTION	J.S.	J.S.
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50	22.08.21	FOR CONSTRUCTION	J.S.	J.S.
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97	22.08.21	FOR CONSTRUCTION	J.S.	J.S.
98	22.08.21	FOR CONSTRUCTION	J.S.	J.S.
99	22.08.21	FOR CONSTRUCTION	J.S.	J.S.
100	22.08.21	FOR CONSTRUCTION	J.S.	J.S.

Scale at A1: 1:1000

Designed: J. Stevens
Drawn: J. Stevens
Checked: M. Gassman
Date: 18.11.21

Drawing No: 600
Rev. No: 1

LANDSCAPE PLANS APPROVED

- To be constructed in accordance with the approved plan.
- Approval is subject to the observance of any amendments noted in red thereon.
- Landscape to be inspected and approved by Council Officers, prior to the use commencing on the land.
- No canopy trees to be planted within 3 metres of building foundations or rooflines (including neighbouring properties)
- All landscape materials, plants, vegetation and watering systems shown on the approved landscaping plan must be an acceptable quality and be installed and maintained to the satisfaction of the Chief Executive Officer.

Application No.: MIN/2021/609
Dated: 13 December 2021

Client:
FRASERS PROPERTY
(AUSTRALIA) PTY. LTD.

Project:
VANTAGE YATALA
STAGE 1 PRIVATE LANDSCAPE

Site Address:
60 STAPYLTON JACOBS WELL
ROAD, STAPYLTON,
82 CHRISTENSEN ROAD,
STAPYLTON AND 31
YELLOWOOD ROAD,
STAPYLTON

Notes:
WARNING
BEWARE OF UNDERGROUND
SERVICES

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 - Stormwater & sewerage pits: 2.0m
 - Intersections: 10.0m
 - Service crossings: 2.0m
 - Kerb & Channels: 0.6m
 - Street lights: 7.5m
8. Construction certification for all structural elements is to be provided prior to practical completion being granted.

LEGEND

Non-vegetative Surfacing by CH1	G1 - Garden Beds	Trees
Stage Boundary	Retaining by Others	Totem Poles
TE - HWD Timber Edge	Fence Type 1	Fence Type 2
Fence Type 3		

Associated Consultants:

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Drawing Title:
PLANTING PLAN
SHRUBS & GROUND
COVERS

Rev	Date	Description	Drawn	Checked
1	18.11.21	Minor changes for approval	J.S.	G.S.
2	22.08.21	Revise construction	J.S.	G.S.
3	22.08.21	Revise construction	J.S.	G.S.
4	22.08.21	Revise construction	J.S.	G.S.
5	22.08.21	Revise construction	J.S.	G.S.
6	22.08.21	Revise construction	J.S.	G.S.
7	22.08.21	Revise construction	J.S.	G.S.
8	22.08.21	Revise construction	J.S.	G.S.
9	22.08.21	Revise construction	J.S.	G.S.
10	22.08.21	Revise construction	J.S.	G.S.

Scale at A1: 1:200

Designed: J. Stevens

Drawn: J. Stevens

Checked: M. Gassman

Date: 18.11.21

Drawing No: 601
Rev. No: I

SHRUBS (200mm Pots) - PLANTED AT 1m SPACINGS
39 SYZ win (LOT 1A1)

SHRUBS (200mm Pots) - PLANTED IN MASS PLANTING GROUPS
10 HYM lit
10 PHI sel
10 TRA jas
10 MYO par
10 GAZ rig

GROUNDCOVERS (140mm Pots) - PLANTED IN MASS PLANTING GROUPS
90 CAS gla
90 HYM lit
90 PHI xan
90 PHI sel
90 TRA jas
90 MYO par
90 TRA spa
90 GAZ rig

SHRUBS (200mm Pots) - PLANTED IN GROUPS OF 3 OR 5
60 ACM smi
60 AUS dul
60 BAE vir
60 BAN rob
60 CAL vim
60 CAR des
60 MEL ct
60 PHO aus
60 SYZ aus
60 WES fru

GROUNDCOVERS (140mm Pots) - PLANTED IN MASS PLANTING GROUPS
103 CAS gla
103 HYM lit
103 PHI xan
103 PHI sel
103 TRA jas
103 MYO par
103 TRA spa
103 GAZ rig

SHRUBS (200mm Pots) - PLANTED IN GROUPS OF 3 OR 5
9 ACM smi
9 CAL vim
9 SYZ aus

GROUNDCOVERS (140mm Pots) - PLANTED IN MASS PLANTING GROUPS
60 CAS gla
60 PHI xan
60 PHI sel
60 TRA jas
60 MYO par

SHRUBS (200mm Pots) - PLANTED IN GROUPS OF 3 OR 5
9 ACM smi
9 PHO rob

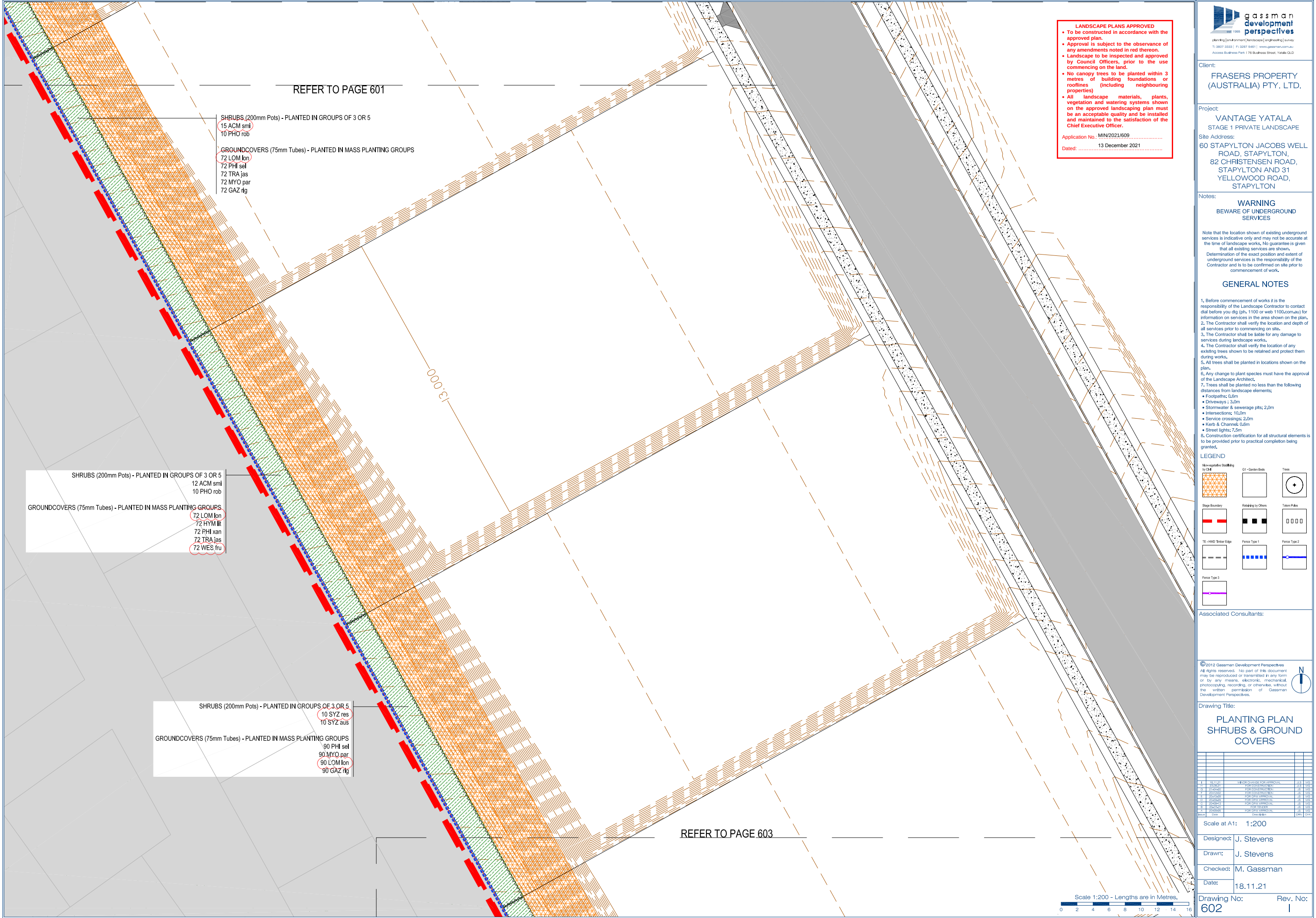
GROUNDCOVERS (75mm Tubes) - PLANTED IN MASS PLANTING GROUPS
60 LOM lon
60 HYM lit
60 PHI xan
60 TRA jas
60 WES fru

SHRUBS (200mm Pots) - PLANTED IN GROUPS OF 3 OR 5
10 SYZ res
10 SYZ aus

GROUNDCOVERS (75mm Tubes) - PLANTED IN MASS PLANTING GROUPS
90 PHI sel
90 MYO par
90 LOM lon
90 GAZ rig

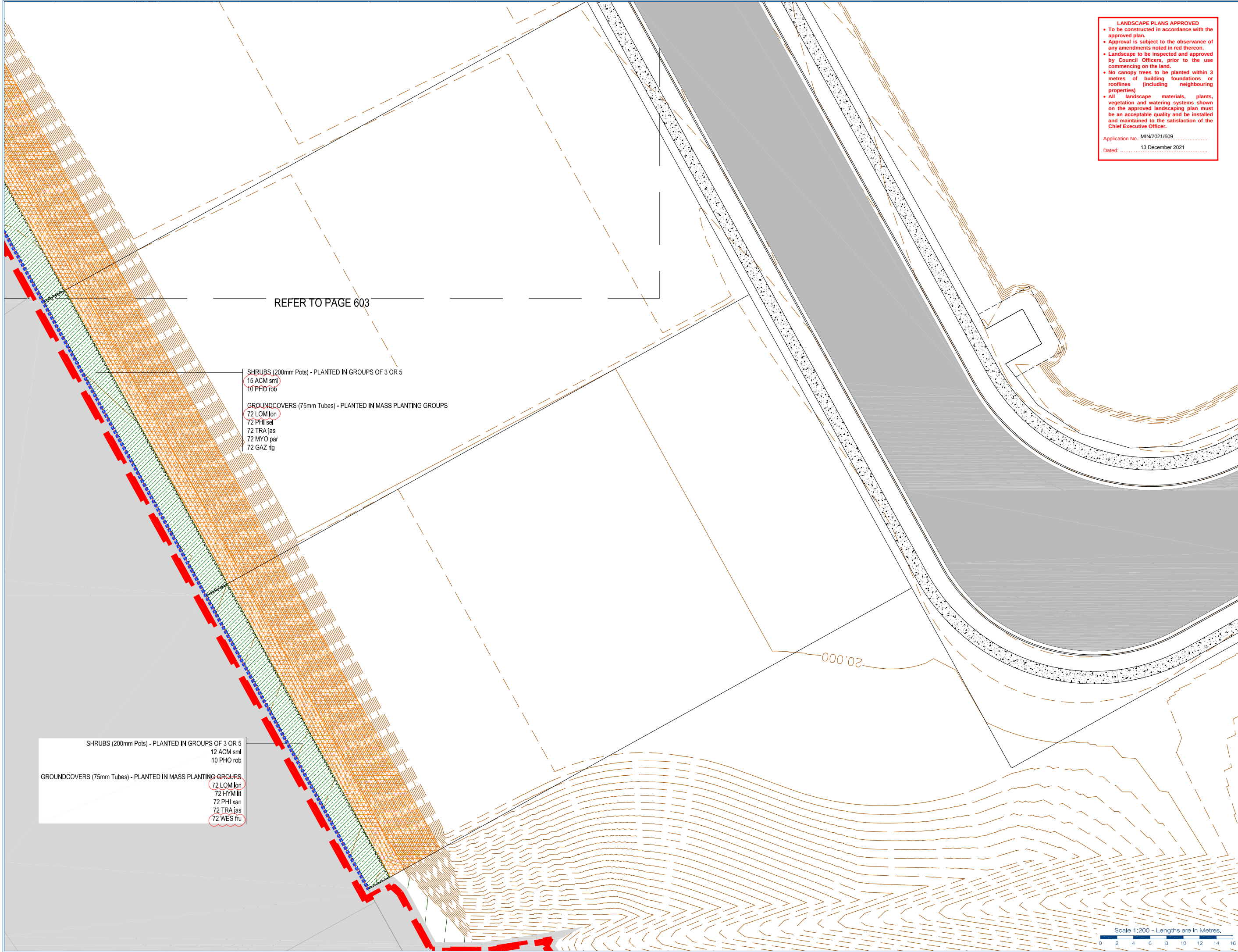
REFER TO PAGE 602

Scale 1:200 - Lengths are in Metres.





A horizontal number line with tick marks at intervals of 2, labeled from 0 to 16.



LANDSCAPE PLANS APPROVED

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Application No. - MIN/2021/609
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planning | environment | landscape | engineering | survey
T: 3827 3333 | F: 3827 5401 | www.gassman.com.au
Access Business Park | 76 Business Street, Yatala QLD

Client:

FRASERS PROPERTY (AUSTRALIA) PTY. LTD.

Project:

VANTAGE YATALA
STAGE 1 PRIVATE LANDSCAPE

Site Address:

**60 STAPYLTON JACOBS WELL ROAD, STAPYLTON,
82 CHRISTENSEN ROAD,
STAPYLTON AND 31
YELLOWWOOD ROAD,
STAPYLTON**

Notes:

WARNING
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• Intersections: 10.0m
• Service crossings: 2.0m
• Kerb & Channel: 0.6m
• Street lights: 7.5m
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LEGEND

Non-vegetative Surfacing by CH4	G1 - Garden Beds	Trees
Stage Boundary	Retaining by Others	Totem Poles
TE - HWD Timber Edge	Fence Type 1	Fence Type 2
Fence Type 3		

Associated Consultants:

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Drawing Title:

**PLANTING PLAN
SHRUBS & GROUND
COVERS**

Rev	Description	Date	By	Check
1	ISSUED FOR APPROVAL	18.11.21	J. Stevens	M. Gassman
2	FOR CONSTRUCTION	18.11.21	J. Stevens	M. Gassman
3	FOR CONSTRUCTION	18.11.21	J. Stevens	M. Gassman
4	FOR CONSTRUCTION	18.11.21	J. Stevens	M. Gassman
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100	FOR CONSTRUCTION	18.11.21	J. Stevens	M. Gassman

Scale at A1: 1:200

Designed: J. Stevens
Drawn: J. Stevens
Checked: M. Gassman
Date: 18.11.21

Drawing No: 604
Rev. No: 1

LANDSCAPE PLANS APPROVED

- To be constructed in accordance with the approved plan.
- Approval is subject to the observance of any amendments noted in red thereon.
- Landscape to be inspected and approved by Council Officers, prior to the use commencing on the land.
- No canopy trees to be planted within 3 metres of building foundations or rooflines (including neighbouring properties)
- All landscape materials, plants, vegetation and watering systems shown on the approved landscaping plan must be an acceptable quality and be installed and maintained to the satisfaction of the Chief Executive Officer.

Application No.: MIN/2021/609
Dated: 13 December 2021

Client:
FRASERS PROPERTY
(AUSTRALIA) PTY. LTD.

Project:
VANTAGE YATALA
STAGE 1 PRIVATE LANDSCAPE

Site Address:
60 STAPYLTON JACOBS WELL
ROAD, STAPYLTON,
82 CHRISTENSEN ROAD,
STAPYLTON AND 31
YELLOWWOOD ROAD,
STAPYLTON

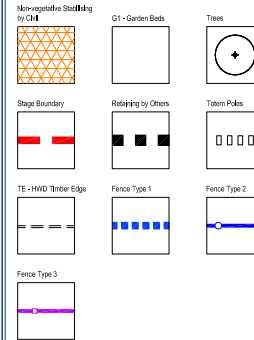
Notes:
WARNING
BEWARE OF UNDERGROUND
SERVICES

Note that the location shown of existing underground services is indicative only and may not be accurate at the time of landscape works. No guarantee is given that all existing services are shown.
Determination of the exact position and extent of underground services is the responsibility of the Contractor and is to be confirmed on site prior to commencement of work.

GENERAL NOTES

1. Before commencement of works it is the responsibility of the Landscape Contractor to contact dial before you dig (ph. 1100 or web 1100.com.au) for information on services in the area shown on the plan.
2. The Contractor shall verify the location and depth of all services prior to commencing on site.
3. The Contractor shall be liable for any damage to services during landscape works.
4. The Contractor shall verify the location of any existing trees shown to be retained and protect them during works.
5. All trees shall be planted in locations shown on the plan.
6. Any change to plant species must have the approval of the Landscape Architect.
7. Trees shall be planted no less than the following distances from landscape elements:
 - Footpaths: 0.6m
 - Driveways: 3.0m
 - Stormwater & sewerage pits: 2.0m
 - Intersections: 10.0m
 - Service crossings: 2.0m
 - Kerb & Channels: 0.6m
 - Street lights: 7.5m
8. Construction certification for all structural elements is to be provided prior to practical completion being granted.

LEGEND



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Drawing Title:
PLANTING PLAN
SHRUBS & GROUND
COVERS

Rev	Date	Description	By	Check
1	18.11.21	FOR CONSTRUCTION	J.S.	J.S.
2	22.08.21	FOR CONSTRUCTION	J.S.	J.S.
3	22.08.21	FOR CONSTRUCTION	J.S.	J.S.
4	22.08.21	FOR CONSTRUCTION	J.S.	J.S.
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8	22.08.21	FOR CONSTRUCTION	J.S.	J.S.
9	22.08.21	FOR CONSTRUCTION	J.S.	J.S.
10	22.08.21	FOR CONSTRUCTION	J.S.	J.S.

Scale at A1: 1:200

Designed: J. Stevens

Drawn: J. Stevens

Checked: M. Gassman

Date: 18.11.21

Drawing No: 605
Rev. No: 1

REFER TO PAGE 601

Scale 1:200 - Lengths are in Metres.
0 2 4 6 8 10 12 14 16

Client:
**FRASERS PROPERTY
(AUSTRALIA) PTY. LTD.**

Project:
**VANTAGE YATALA
STAGE 1 PRIVATE LANDSCAPE**
Site Address:
**60 STAPYLTON JACOBS WELL
ROAD, STAPYLTON,
82 CHRISTENSEN ROAD,
STAPYLTON AND 31
YELLOWWOOD ROAD,
STAPYLTON**

Notes:
**WARNING
BEWARE OF UNDERGROUND
SERVICES**
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5. All trees shall be planted in locations shown on the plan.
6. Any change to plant species must have the approval of the Landscape Architect.
7. Trees shall be planted no less than the following distances from landscape elements;
• Footpaths: 0.6m
• Driveways: 3.0m
• Stormwater & sewerage pits: 2.0m
• Intersections: 10.0m
• Service crossings: 2.0m
• Kerb & Channels: 0.6m
• Street lights: 7.5m
8. Construction certification for all structural elements is to be provided prior to practical completion being granted.

LEGEND

Associated Consultants:

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Drawing Title:
**PLANTING PLAN
SHRUBS & GROUND
COVERS**

Rev	Description	Date	By	Check
1	18.11.21			
2	22.08.21			
3	20.04.20			
4	18.11.20			

Scale at A1: **1:200**
Designed: **J. Stevens**
Drawn: **J. Stevens**
Checked: **M. Gassman**
Date: **18.11.21**

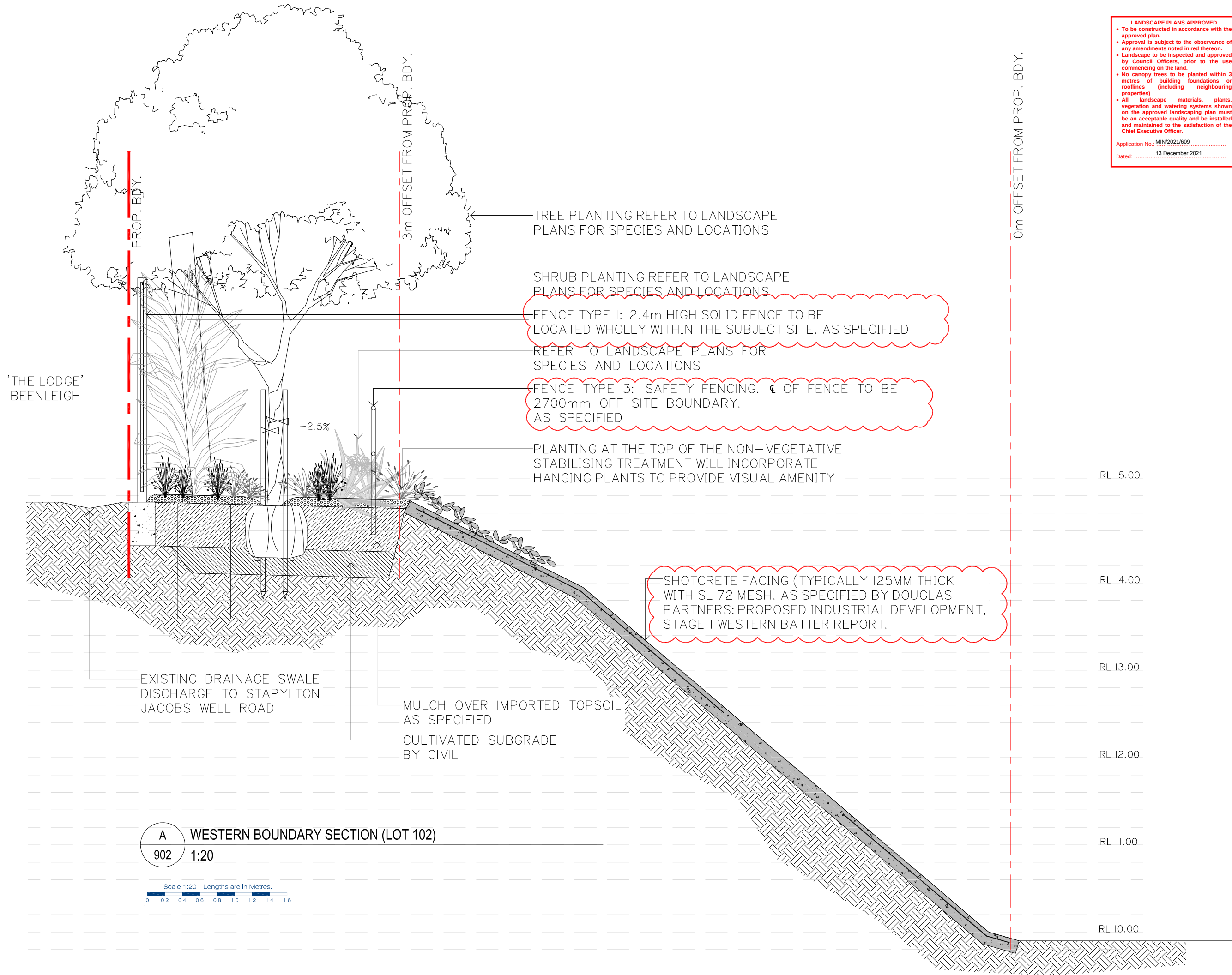
Drawing No: **606** Rev. No: **A**

LANDSCAPE PLANS APPROVED
• To be constructed in accordance with the approved plan.
• Approval is subject to the observance of any amendments noted in red thereon.
• Landscape to be inspected and approved by Council Officers, prior to the use commencing on the land.
• No canopy trees to be planted within 3 metres of building foundations or rooflines (including neighbouring properties)
• All landscape materials, plants, vegetation and watering systems shown on the approved landscaping plan must be an acceptable quality and be installed and maintained to the satisfaction of the Chief Executive Officer.
Application No.: **MIN/2021/609**
Dated: **13 December 2021**

SHRUBS 300mm PLANTED AT 1m SPACINGS
39 SYZ Min (LOT 111)
10mm Pots - PLANTED IN MASS PLANTING GROUPS
10 HYM Bt
10 PHI se
10 TRA Jas
10 MYO par
10 GAZ rig

REFER TO PAGE 601

Scale 1:200 - Lengths are in Metres.
0 2 4 6 8 10 12 14 16



LANDSCAPE PLANS APPROVED

- To be constructed in accordance with the approved plan.
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Application No.: MIN/2021/609

Dated: 13 December 2021



Client:
FRASERS PROPERTY (AUSTRALIA) PTY. LTD.

Project:
VANTAGE YATALA
STAGE 1 PRIVATE LANDSCAPE

Site Address:
**60 STAPYLTON JACOBS WELL ROAD, STAPYLTON,
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STAPYLTON AND 31
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Notes:
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BEWARE OF UNDERGROUND SERVICES

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• Intersections: 10.0m
• Service crossings: 2.0m
• Kerb & Channels: 0.6m
• Street lights: 7.5m
8. Construction certification for all structural elements is to be provided prior to practical completion being granted.

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Drawing Title:
LANDSCAPE DETAILS

Rev	Date	Description	Drawn	Checked
1	18.11.21	FOR PERMIT - FOR PERMIT	J.S.	J.S.
2	22.08.21	FOR CONSTRUCTION	J.S.	J.S.
3	22.08.21	FOR CONSTRUCTION	J.S.	J.S.
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100	22.08.21	FOR CONSTRUCTION	J.S.	J.S.

Scale at A1: AS SHOWN

Designed: J. Stevens

Drawn: J. Stevens

Checked: M. Gassman

Date: 18.11.21

Drawing No: 902 Rev. No: 1

- Application No.: MIN/2021/609
Dated: 13 December 2021



FRASERS PROPERTY
(AUSTRALIA) PTY. LTD.

Project

VANTAGE YATALA
STAGE 1 PRIVATE LANDSCAPE

Site Address:

60 STAPYLTON JACOBS WELL
ROAD, STAPYLTON,
82 CHRISTENSEN ROAD,
STAPYLTON AND 31
YELLOWWOOD ROAD,
STAPYLTON

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GENERAL NOTES

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2. The Contractor shall verify the location and depth of all services prior to commencing on site.
3. The Contractor shall be liable for any damage to services during landscape works.
4. The Contractor shall verify the location of any existing trees shown to be retained and protect them during works.
5. All trees shall be planted in locations shown on the plan.
6. Any change to plant species must have the approval of the Landscape Architect.
7. All trees to be planted no less than the following distances from landscape elements;
 - Footpaths; 0,6m
 - Driveways; 3,0m
 - Stormwater & sewerage pits; 2,0m
 - Intersections; 10,0m
 - Service crossings; 2,0m
 - Gates & Channels; 0,6m
 - Street lights; 7,5m
8. Construction certification for all structural elements to be provided prior to practical completion being signed.

Associated Consultants:

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Drawing Title:

LANDSCAPE DETAILS

[illegible]

Scale at A1: AS SHOWN

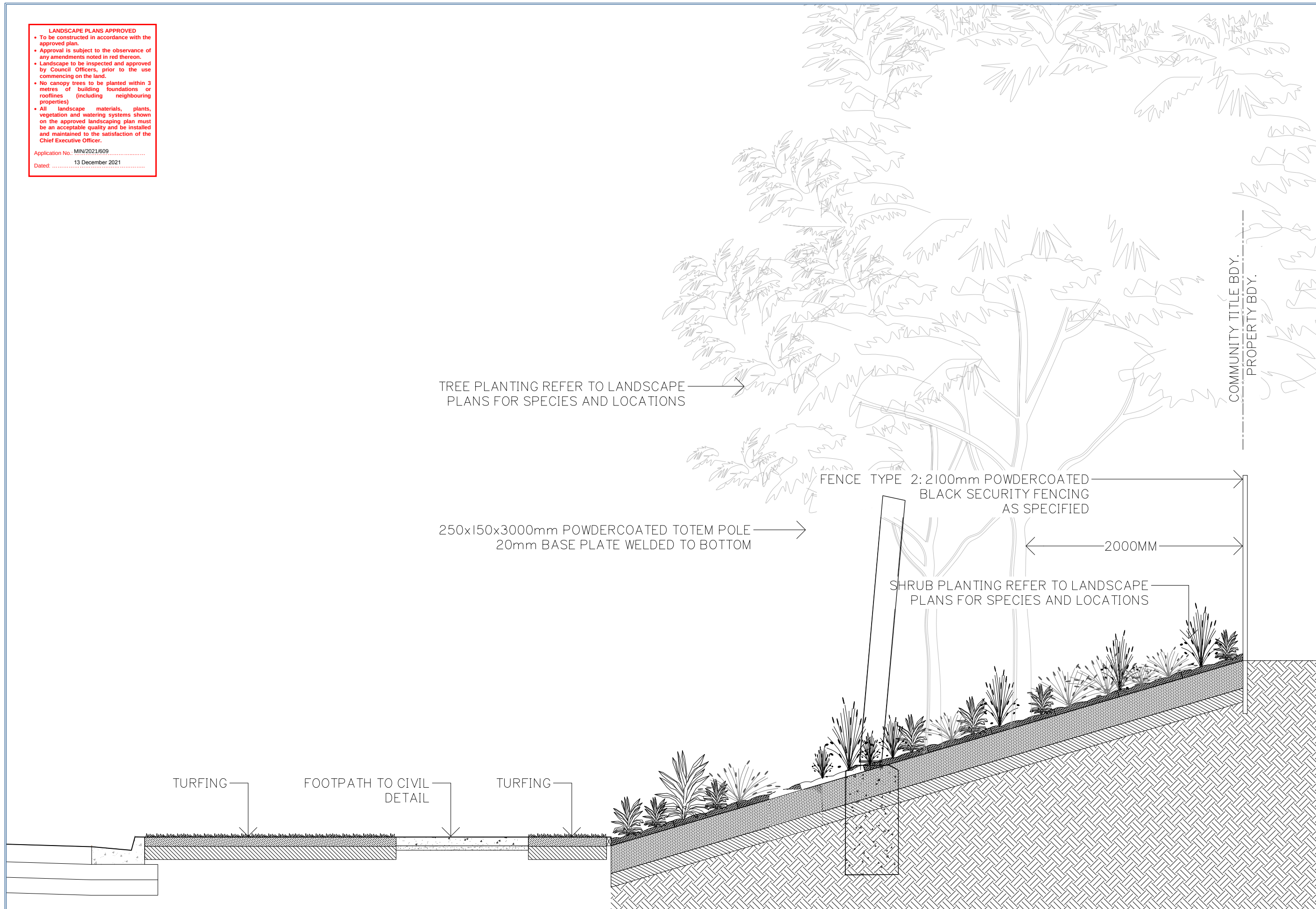
Designed:	J. Stevens
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Drawn:	J. Stevens
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Checked:	M. Gassman
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Date: 18.11.21

Drawing No:	Rev. No:
903	



A

903

TOTEM POLE SECTION (HOMESTEAD DR)

1:20

Scale 1:20 - Lengths are in Metres.



Client:

**FRASERS PROPERTY
(AUSTRALIA) PTY. LTD.**

Project:

**VANTAGE YATALA
STAGE 1 PRIVATE LANDSCAPE**

Site Address:

**60 STAPYLTON JACOBS WELL
ROAD, STAPYLTON,
82 CHRISTENSEN ROAD,
STAPYLTON AND 31
YELLOWWOOD ROAD,
STAPYLTON**

Notes:

**WARNING
BEWARE OF UNDERGROUND
SERVICES**

Note that the location shown of existing underground services is indicative only and may not be accurate at the time of landscape works. No guarantee is given that all existing services are shown. Determination of the exact position and extent of underground services is the responsibility of the Contractor and is to be confirmed on site prior to commencement of work.

GENERAL NOTES

1. Before commencement of works it is the responsibility of the Landscape Contractor to contact dial before you dig (ph. 1100 or web 1100.com.au) for information on services in the area shown on the plan.
2. The Contractor shall verify the location and depth of all services prior to commencing on site.
3. The Contractor shall be liable for any damage to services during landscape works.
4. The Contractor shall verify the location of any existing trees shown to be retained and protect them during works.
5. All trees shall be planted in locations shown on the plan.
6. Any change to plant species must have the approval of the Landscape Architect.
7. Trees shall be planted no less than the following distances from landscape elements:
 - Footpaths: 0.6m
 - Driveways: 3.0m
 - Stormwater & sewerage pits: 2.0m
 - Intersections: 10.0m
 - Service crossings: 2.0m
 - Kerb & Channel: 0.6m
 - Street lights: 7.5m
8. Construction certification for all structural elements is to be provided prior to practical completion being granted.

Associated Consultants:

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Drawing Title:

LANDSCAPE DETAILS

Rev	Description	Date	By	Check
1	18.11.21	FOR PERMIT	AS	AS
2	22.08.21	FOR CONSTRUCTION	AS	AS
3	22.08.21	FOR CONSTRUCTION	AS	AS
4	22.08.21	FOR CONSTRUCTION	AS	AS
5	22.08.21	FOR CONSTRUCTION	AS	AS
6	22.08.21	FOR CONSTRUCTION	AS	AS
7	22.08.21	FOR CONSTRUCTION	AS	AS
8	22.08.21	FOR CONSTRUCTION	AS	AS
9	22.08.21	FOR CONSTRUCTION	AS	AS
10	22.08.21	FOR CONSTRUCTION	AS	AS

Scale at A1: AS SHOWN

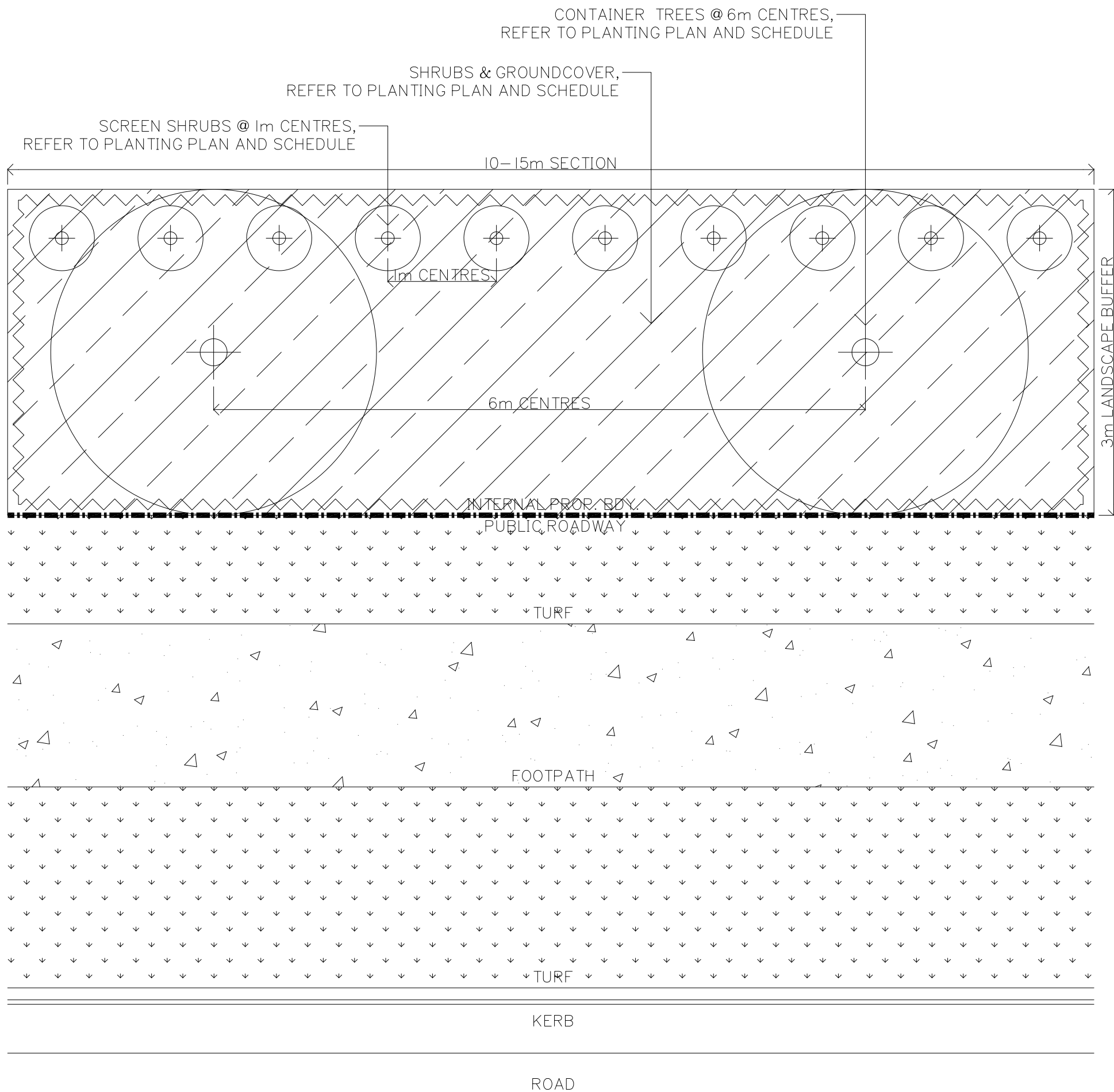
Designed: J. Stevens

Drawn: J. Stevens

Checked: M. Gassman

Date: 18.11.21

Drawing No: 904 Rev. No: 1



A

904

GRID PLANTING PATTERN (PLAN VIEW)

1:20

Scale 1:20 - Lengths are in Metres.



- LANDSCAPE PLANS APPROVED**
- To be constructed in accordance with the approved plan.
 - Approval is subject to the observance of any amendments noted in red thereon.
 - Landscape to be inspected and approved by Council Officers, prior to the use commencing on the land.
 - No canopy trees to be planted within 3 metres of building foundations or rooflines (including neighbouring properties)
 - All landscape materials, plants, vegetation and watering systems shown on the approved landscaping plan must be an acceptable quality and be installed and maintained to the satisfaction of the Chief Executive Officer.

Application No.: MIN/2021/609

Dated: 13 December 2021

LANDSCAPE PLANS APPROVED

- To be constructed in accordance with the approved plan.
- Approval is subject to the observance of any amendments noted in red thereon.
- Landscape to be inspected and approved by Council Officers, prior to the use commencing on the land.
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- All landscape materials, plants, vegetation and watering systems shown on the approved landscaping plan must be of an acceptable quality and be installed and maintained to the satisfaction of the Chief Executive Officer.

Application No. MIN/2021/609

Dated: 13 December 2021

Note that the location shown of existing underground services is indicative only and may not be accurate at the time of landscape works. No guarantee is given that all existing services are shown.

Determination of the exact position and extent of underground services is the responsibility of the Contractor and is to be confirmed on site prior to commencement of work.

GENERAL NOTES

1. Before commencement of works it is the responsibility of the Landscape Contractor to confirm that the proposed works are shown on the plan attached below you dig (pl. 100 or with 1100cc) cannot be used.
2. The Contractor shall verify the location and depth of all services prior to commencing on any site.
3. The Contractor shall be liable for any damage to existing services or structures on the areas shown on the plan.
4. The Contractor shall verify the location of any existing trees shown to be retained and protect the trees and their root systems.
5. All trees shall be planted in locations shown on the plan.
6. Any change to plant species must have the approval of the Landscape Architect.
7. Trees shall be planted no less than the following distances from landscape elements;
 - Footpaths; 0.6m
 - Driveways; 3.0m
 - Stormwater & sewerage pipes; 2.0m
 - Intersections; 10.0m
 - Service crossings; 2.0m
 - Kerbs & Channels; 0.6m
 - Street lights; 7.5m
8. Construction certification for all structural elements shall be provided prior to practical completion being agreed.

Associated Consultants:

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Drawing Title:

LANDSCAPE DETAILS

I	18,11,21	FOR CHANGE - FOR APPROVAL	.65	
H	23,05,21	FOR CONSTRUCTION	.65	
G	23,26,21	FOR CONSTRUCTION	.65	
B	21,49,40	FOR CONSTRUCTION	.65	
A	20,10,09	FOR OFW APPROVAL	.05	
SUB	Date	Description	DIST	

Scale at A1: AS SHOWN

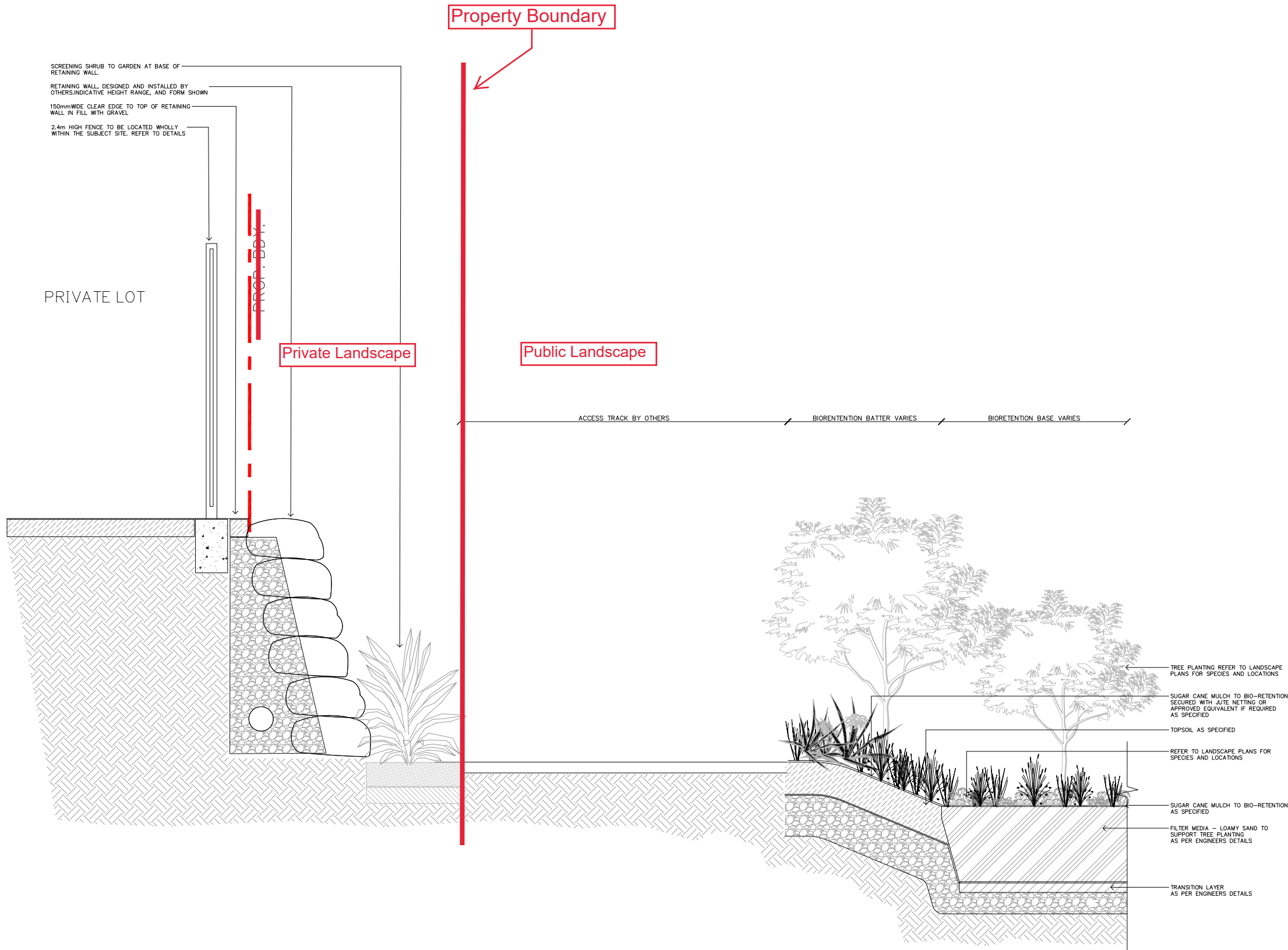
Designed: J. Stevens

Drawn: J. Stevens

Checked:	M. Gassman
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Date: 18.11.21

Drawing No: 906 Rev. N



Δ

90

FENCE LOCATION TO RETAINING WALL ON LOTS 111, 112, 113 and 114

1:20

Scale 1:20 - Lengths are in Metres.



LANDSCAPE PLANS APPROVED

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- Landscape to be inspected and approved by Council Officers, prior to the use commencing on the land.
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Application No.: MIN/2021/609
Dated: 13 December 2021

PROPOSED TOTEMS

VANTAGE ESTATE, STAGE 1, YATALA

CLIENT: INTERFACE LANDSCAPES
CONSULTANT: GASSMAN DEVELOPMENT PERSPECTIVE

GENERAL NOTES

- THE PLANS ARE PRELIMINARY UNLESS SIGNED IN THE TITLE BLOCK AND ISSUED FOR CONSTRUCTION.
- THE DRAWINGS SHALL BE READ WITH ALL ARCHITECTURAL AND OTHER CONSULTANTS DRAWINGS AND INSTRUCTIONS ISSUED DURING THE COURSE OF THE CONTRACT. ANY DISCREPANCIES, ERRORS OR OMISSIONS SHALL BE REFERRED TO THE ENGINEER FOR CLARIFICATION OR CORRECTION PRIOR TO CONSTRUCTION.
- ALL DIMENSIONS, LEVELS, STEPS, FALLS, REBATES AND PENETRATIONS SHALL BE VERIFIED BY THE CONTRACTOR PRIOR TO CONSTRUCTION.
- THESE PLANS SHALL NOT BE USED FOR SET OUT PURPOSES. ALL DIMENSIONS ARE IN MILLIMETERS UNLESS NOTED OTHERWISE. DIMENSIONS SHALL NOT BE OBTAINED BY SCALING OFF THE DRAWINGS.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR MAINTAINING THE STRUCTURE AND ANY EXISTING NEIGHBORING STRUCTURES IN A STABLE AND SAFE CONDITION AND ENSURING NO PART SHALL BE OVERSTRESSED DURING CONSTRUCTION.
- WORKMANSHIP AND MATERIALS SHALL COMPLY WITH THE RELEVANT AUSTRALIAN STANDARDS, THE NATIONAL CONSTRUCTION CODE AND LOCAL COUNCIL REGULATIONS.
- ALL REQUIRED LOCAL COUNCIL OR CERTIFYING AUTHORITY APPROVALS SHALL BE OBTAINED BEFORE COMMENCEMENT OF WORKS.

LOADINGS NOTES

- THE STRUCTURE HAS BEEN DESIGNED IN ACCORDANCE WITH AS1170.
- THE STRUCTURE HAS BEEN DESIGNED FOR THE FOLLOWING WIND LOAD: N2

FOOTINGS NOTES

- FOOTINGS AND SLABS SHALL COMPLY WITH AS2870 - FOOTINGS AND SLAB CODE AND THE REFERENCED STANDARDS WITHIN.
- IF FOUNDING MATERIAL DIFFERS FROM THAT STATED IN THE SOILS REPORT NOTIFY THE ENGINEER IMMEDIATELY FOR REVIEW OF DESIGN.
- ALL TOP SOIL CONTAINING VEGETATION OR ROOTS SHALL BE STRIPPED FROM THE BUILDING AREA.
- ALL WATER AND LOOSE MATERIAL SHALL BE REMOVED FROM THE FOOTING LEAVING EXCAVATIONS CLEAN AND DRY PRIOR TO CONCRETING.
- ALL STORMWATER RUNOFF SHALL BE DIRECTED AWAY FROM THE FOOTINGS TO EITHER FIELD GULLIES CONNECTED TO DISCHARGE LINE OR STREET FRONTAGE. THE GROUND AROUND FOOTINGS AND SLAB ON GROUND IS TO SLOPE AWAY AT A SLOPE NOT LESS THAN 50mm OVER 1m TO DIVERT WATER.
- TREES ARE TO BE KEPT A MINIMUM DISTANCE OF 1.5 TIMES THEIR MATURE HEIGHT AWAY FROM THE FOOTINGS OR SLAB. IF THIS MINIMUM DISTANCE IS NOT ACHIEVED A ROOT BARRIER TO CONTRACTORS SPECIFICATION SHALL BE INSTALLED BETWEEN THE TREE AND THE FOOTINGS OR SLAB.

GENERAL FOOTING NOTES

THIS DESIGN DOES NOT TAKE INTO ACCOUNT TREES, OVERLAND FLOWS, POTENTIAL FLOODING OR ANY UNDERGROUND INFRASTRUCTURE UNLESS SHOWN. IF ANY OF THESE AFFECT THE SITE CONTACT ENGINEER FOR A REVIEWED ALTERNATE DESIGN.

BUILDER TO CONFIRM SIZE, LOCATION AND DEPTH OF ALL EXISTING SERVICES PRIOR TO CONSTRUCTION.

IF STRUCTURE SURCHARGES OR UNDER-MINES ANY EXISTING STRUCTURES OR FOOTINGS ENGINEER TO BE CONTACTED FOR ADVICE.

ALL OTHER STRUCTURES NOT SHOWN OR DETAILED ARE BY OTHERS. (BUILDERS SPECS).

FOUNDATION NOTES

ALL FOOTINGS TO FOUND INTO NATURAL DENSE / EXISTING LEVEL 1 CONTROLLED FILL MATERIAL HAVING 100 kPa ALLOWABLE BEARING CAPACITY. IF FOUNDING MATERIAL VARIES FROM THAT NOMINATED CONTACT ENGINEER FOR ADVICE.

LANDSCAPE PLANS APPROVED

- To be constructed in accordance with the approved plan.
- Approval is subject to the observance of any amendments noted in red thereon.
- Landscape to be inspected and approved by Council Officers, prior to the use commencing on the land.
- No canopy trees to be planted within 3 metres of building foundations or rooflines (including neighbouring properties)
- All landscape materials, plants, vegetation and watering systems shown on the approved landscaping plan must be an acceptable quality and be installed and maintained to the satisfaction of the Chief Executive Officer.

Application No: MIN/2021/609
Dated: 13 December 2021

REV	DATE	ISSUE	APPROVED: DANIEL CHRISTIE C.P.ENG, RPEQ 16649			
A	06/07/21	FOR CONSTRUCTION				
B	08/07/21	FOR APPROVAL				
C	15/07/21	FOR CONSTRUCTION				
			SCALE	SHOWN	REF	2105-05
			SHEET SIZE	A3	DATE	06/07/2021
			DESIGN	DJC	SHEET	REVISION
			DRAWN	DJC	01 OF 05	C

STRUCTURAL STEEL NOTES

1.

WORKMANSHIP AND MATERIALS SHALL COMPLY WITH AS4100 - STEEL STRUCTURES CODE AND THE REFERENCED STANDARDS WITHIN.
2.

STRUCTURAL STEELWORK FABRICATION AND INSTALLATION SHALL COMPLY WITH AS5131 - STRUCTURAL STEELWORK FABRICATION AND ERECTION CODE AND THE REFERENCED STANDARDS WITHIN FOR A CONSTRUCTION CATEGORY OF CC2.
3.

THE CONTRACTOR SHALL SUBMIT STRUCTURAL STEEL SHOP DRAWINGS TO THE ENGINEER AND ARCHITECT FOR REVIEW AND APPROVAL PRIOR TO FABRICATION.
4.

THE CONTRACTOR SHALL BE RESPONSIBLE FOR MAINTAINING THE STRUCTURE IN A STABLE AND SAFE CONDITION DURING CONSTRUCTION AND PROVIDING ANY NECESSARY TEMPORARY CONNECTIONS, BRACING AND SUPPORTS / PROPPING.
5.

STRUCTURAL STEEL SHALL CONFORM WITH THE FOLLOWING UNLESS NOTED OTHERWISE:

SECTION

GRADE (MPa)

HOT ROLLED

300

WELDED SECTIONS

300

CIRCULAR HOLLOW SECTIONS

350

SQUARE HOLLOW SECTIONS

350

RECTANGULAR HOLLOW SECTIONS

350

PLATES

250

ROUND, SQUARE OR FLAT BAR

300

COLD ROLLED SECTIONS

450
6.

ALL WELDS SHALL BE 6mm CONTINUOUS FILLET WELDS.
7.

ALL BOLTS TO BE GRADE 8.8/S UNLESS NOTED OTHERWISE. BOLT HOLES SHALL BE 2mm LARGER THAN BOLT DIAMETER.
8.

BOLTS OF STRENGTH GRADE 4.6 TO BE COMMERCIAL BOLTS IN ACCORDANCE WITH AS1111. BOLTS OF STRENGTH GRADE 8.8 TO BE HIGH STRENGTH STRUCTURAL BOLTS IN ACCORDANCE WITH AS1252 AND AS4100.

S

DENOTES SNUG TIGHTENED BOLT

TB

DENOTES TENSIONED BEARING TYPE JOINT

TF

DENOTED FULLY TENSIONED FRICTION TYPE JOINT WITH FACING SURFACES LEFT UNCOATED
9.

PROVIDE STAINLESS STEEL 316 BOLTS, NUTS, WASHERS AND DRILLED IN ANCHORS IN EXTERNAL LOCATIONS IN COMPLIANCE WITH AS4673 UNLESS NOTED OTHERWISE. ALL BOLTS SHALL BE CUP HEAD BOLTS FITTED WITH ANTI VANDAL HEADS.
10.

ALL EXPOSED STEELWORK SHALL BE STAINLESS STEEL 316 IN ACCORDANCE WITH AS4673 UNLESS NOTED OTHERWISE.
11.

ALL ALUMINIUM TO BE GRADE 6106 - T6 IN ACCORDANCE WITH AS1664 AND AS1665. ALL WELD FILLER MATERIAL TO BE 4043.
12.

STEEL FABRICATOR TO ALLOW FOR AND PROVIDE SUPPORT ELEMENTS AS REQUIRED FOR ROOF SHEETING, CAPPINGS, FLASHINGS, CLADDING AND BOX GUTTERS IN ADDITION TO THAT SHOWN ON THE ENGINEERING PLANS.
13.

THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING ALL CLEATS AND DRILL HOLES NECESSARY FOR FIXING OF MEMBERS TO STEELWORK IN ADDITION TO THAT SHOWN ON THE STRUCTURAL DRAWINGS.

CONCRETE NOTES

1.

WORKMANSHIP AND MATERIALS SHALL COMPLY WITH AS3600 - CONCRETE STRUCTURE CODE AND THE REFERENCED STANDARDS WITHIN.
2.

SIZES OF CONCRETE MEMBERS AND ELEMENTS DO NOT INCLUDE THICKNESS OF APPLIED FINISHES.
3.

ALL REINFORCEMENT SHALL BE SUPPORTED AND TIED IN ITS CORRECT POSITION BEFORE CONCRETING ON APPROVED BAR CHAIRS OR SPACERS.
4.

ALL REINFORCEMENT TO BE SUPPLIED AND BENT IN ACCORDANCE WITH AS1302, AS1303, AS1304 AND AS4671. REINFORCEMENT IS DENOTED BY THE FOLLOWING SYMBOLS:

N

DEFORMED BAR (500 MPa)

R

PLAIN ROUND BAR (250 MPa)

S

DEFORMED BAR (250 MPa)

SL

WELDED DEFORMED REINFORCING MESH (500 MPa)

L--TM

WELDED DEFORMED TRENCH MESH (500 MPa)
5.

REINFORCEMENT IS SHOWN DIAGRAMMATICALLY AND NOT NECESSARILY SHOWN IN TRUE PROJECTION.
6.

LAP REINFORCEMENT IN POSITIONS SHOWN ON DRAWINGS OR AS OTHERWISE APPROVED BY THE ENGINEER.
7.

ALL STARTER BARS SHALL BE TIED IN PLACE PRIOR TO ENGINEERS INSPECTION.
8.

ALL STEEL REINFORCEMENT SHALL BE INSPECTED BY THE ENGINEER FOR APPROVAL PRIOR TO CONCRETE POUR.
9.

NO HOLES, CHASES OR EMBEDDED ITEMS SHALL BE MADE IN CONCRETE MEMBERS UNLESS NOTED ON THE DRAWINGS OR APPROVED BY THE ENGINEER. CONDUITS, PIPES ETC SHALL NOT BE PLACED IN THE COVER THICKNESS OF THE CONCRETE.
10.

CONCRETE SHALL BE POURED AS CLOSE AS POSSIBLE TO ITS FINAL POSITION, PENCIL VIBRATED AND CURED FOR AT LEAST SEVEN DAYS BY CONTINUOUS WETTING OR BY A SUITABLE CURING COMPOUND.
11.

FORMWORK SHALL BE DESIGNED AND CONSTRUCTED IN COMPLIANCE WITH AS3610 - FORMWORK CODE.
12.

UNLESS NOTED OTHERWISE FORMWORK AND PROPPING IS TO REMAIN IN POSITION FOR A MINIMUM OF 14 DAYS AFTER POUR. FOLLOWING FORMWORK STRIPPING, PROPPING TO REMAIN IN POSITION FOR A FURTHER 14 DAYS.
13.

THE FOLLOWING REINFORCEMENT LAP LENGTHS SHALL BE USED UNLESS NOTED OTHERWISE:

N12

600mm

N16

800mm

N20

1000mm

N24

1200mm

N28

1400mm

N32

1600mm
14.

TRENCH MESH SHALL BE LAPPED 500mm UNLESS NOTED OTHERWISE
15.

SLAB MESH SHALL BE LAPPED SO THAT THE 2 OUTERMOST TRANSVERSE WIRES OF ONE SHEET LAPS THE 2 OUTERMOST TRANSVERSE WIRES OF THE OTHER SHEET PLUS 50mm UNLESS NOTED OTHERWISE. SLAB MESH SHALL BE SUPPORTED ON BAR CHAIRS AT 800 CRS IN EACH DIRECTION.
16.

BENEATH SLABS ON GROUND A 50mm COMPACTED SAND LEVELING LAYER SHALL BE USED UNLESS NOTED OTHERWISE. SLABS ON GROUND SHALL BE POURED OVER A LAPPED AND TAPED VAPOUR BARRIER.
17.

NORMAL CLASS CONCRETE, CONCRETE STRENGTH GRADE AND COVER SHALL BE AS FOLLOWS:

ELEMENT	STRENGTH GRADE (MPa)	COVER (mm)
FOOTINGS	25	50

SAFETY IN DESIGN NOTES

1.

THIS SAFETY IN DESIGN REPORT HAS BEEN PROVIDED IN COMPLIANCE WITH THE AUSTRALIAN WORK, HEALTH AND SAFETY STRATEGY. THIS REPORT DOES NOT NECESSARILY COVER ALL POSSIBLE SAFETY RISKS THAT COULD BE ASSOCIATED WITH IMPLEMENTING THESE WORKS. INCLUSION OR OMISSION OF ANY HAZARD DOES NOT RELIEVE THE BUILDER, PROJECT MANAGER, CLIENT OR CONTRACTOR OF THEIR OWN RISK MANAGEMENT ASSESSMENT AND RESPONSIBILITIES.
2.

THE FOLLOWING ARE THE CLIENTS RESPONSIBILITIES:

-

TO PROVIDE THIS SAFETY IN DESIGN REPORT TO THE BUILDER, PROJECT MANAGER OR CONTRACTOR.

-

TO MAKE THE ENGINEER AWARE OF ANY INFORMATION RELATING TO HAZARDS WHERE CONSTRUCTION WORK IS TO BE CARRIED OUT, INCLUDING BUT NOT LIMITED TO: THE LOCATION OF UNDERGROUND AND ABOVE SERVICES, EXISTING STRUCTURES, CONTAMINATED SOILS, RETAINING WALLS, TREES AND DANGEROUS MATERIALS. THE ENGINEER IS TO BE NOTIFIED IMMEDIATELY IF ANY OF THESE ARE NOT SHOWN ON THE ENGINEERING PLANS. IT IS THE BUILDER, PROJECT MANAGER OR CONTRACTORS RESPONSIBILITY TO ENSURE THESE HAZARDS ARE SAFELY MANAGED ON SITE.

-

THE FOLLOWING ARE THE BUILDER, PROJECT MANAGER OR CONTRACTORS RESPONSIBILITIES:

-

TO CARRY OUT EFFECTIVE CONTRACT ADMINISTRATION AND ENSURE ALL WORKERS / CONSULTANTS / SUPPLIERS HAVE CURRENT AND CORRECTLY CO-ORDINATED PLANS AND DOCUMENTATION.

-

TO ORGANIZE FOR CONDITION REPORTS ON NEIGHBORING PROPERTIES BEFORE AND AFTER CONSTRUCTION, WHEN APPLICABLE.

-

TO CARRY OUT CAREFUL DEMOLITION ENSURING THE SAFETY OF ALL PEOPLE, PROPERTY AND INFRASTRUCTURE IN OR NEAR THE SITE.

-

TO PROTECT NEIGHBORING PROPERTIES AND PERSONS FROM NOISE POLLUTION, AIR POLLUTION, GROUND VIBRATIONS, EXCAVATION AND OTHER SUCH HAZARDS AS REQUIRED BY LOCAL AUTHORITY REQUIREMENTS.

-

TO ENSURE BELOW AND ABOVE GROUND INFRASTRUCTURE INCLUDING SERVICES, TREES, STOCK PILE OF SPOIL OR MATERIALS ARE SAFELY LOCATED AND MANAGED.

-

TO BUILD THE WORKS IN ACCORDANCE WITH THE ENGINEERING DOCUMENTATION, MANUFACTURERS SPECIFICATIONS AND SOUND BUILDING PRACTICES AND NOT MAKE ANY VARIATIONS WITHOUT WRITTEN APPROVAL FROM THE ENGINEER. IF THE ENGINEERING DOCUMENTATION CONFLICTS WITH SAFE IMPLEMENTATION OF THE DESIGN ON SITE THEN THE ENGINEER SHALL BE NOTIFIED IMMEDIATELY FOR REVIEW OF PLANS AND ADVICE.

-

TO SAFELY CONSTRUCT FORM WORK, SCAFFOLDING, RAILINGS, PROPPING, WORK PLATFORMS, STAIRS AND LADDERS. WORKING AT HEIGHTS, ADEQUATE WORK SPACE, TRIP OR SLIP HAZARDS, SHARP OBJECTS AND FALLING DEBRIS SHALL ALSO BE SUITABLY ALLOWED FOR AND MANAGED.

-

TO MAINTAIN THE STRUCTURE IN A SAFE AND STABLE CONDITION DURING CONSTRUCTION ENSURING MEMBERS ARE SAFELY LIFTED, POSITIONED AND FIXED.

-

TO ARRANGE FOR STRUCTURAL INSPECTIONS WHEN REQUIRED AND CARRY OUT ANY INSTRUCTIONS GIVEN.

-

TO CARRY OUT THE WORKS IN A SAFE MANNER AND TO OVERSEE AND ENSURE THE SAFETY AND WELL BEING OF WORKERS AND ANY PERSONS IN OR NEAR THE CONSTRUCTION AREA. THE SITE SHALL BE RUN IN ACCORDANCE WITH CURRENT WORKPLACE HEALTH AND SAFETY LAWS.

-

TO NOTIFY THE ENGINEER OF ANY CONSTRUCTION OR MAINTENANCE LOADS. NO ALLOWANCE HAS BEEN MADE FOR TEMPORARY CONSTRUCTION OR MAINTENANCE LOADING ON THE STRUCTURE, UNLESS NOTED ON THE ENGINEERING PLANS.

-

TO ENSURE ALL WORKERS ON SITE ARE SUITABLY TRAINED IN WORKPLACE HEALTH AND SAFETY AND ENSURE ALL WORKERS USE APPROPRIATE PERSONAL PROTECTIVE EQUIPMENT. ALL WORKERS SHALL ALSO BE SUFFICIENTLY SKILLED, QUALIFIED AND INSURED.

-

TO ENSURE CONSTRUCTION EQUIPMENT AND TOOLS ARE SAFE FOR USE AND OPERATED BY COMPETENT PERSONS.

4.

THE FOLLOWING IS THE OWNER / MANAGERS RESPONSIBILITY:

TO MAINTAIN THE STRUCTURE IN A SAFE AND STABLE CONDITION FOR THE LIFE OF THE STRUCTURE AND TO PROVIDE NECESSARY MAINTENANCE AS NEEDED, THROUGH THE ENGAGEMENT OF SUITABLY QUALIFIED PROFESSIONALS AND CONTRACTORS WHEN REQUIRED.
- LANDSCAPE PLANS APPROVED

• To be constructed in accordance with the approved plan.

• Approval is subject to the observance of any amendments noted in red thereon.

• Landscape to be inspected and approved by Council Officers, prior to the use commencing on the land.

• No canopy trees to be planted within 3 metres of building foundations or rooflines (including neighbouring properties)

• All landscape materials, plants, vegetation and watering systems shown on the approved landscaping plan must be an acceptable quality and be installed and maintained to the satisfaction of the Chief Executive Officer.

Application No.: MIN/2021/609

Dated: 13 December 2021
-
- OFFICE:

0432 336 828

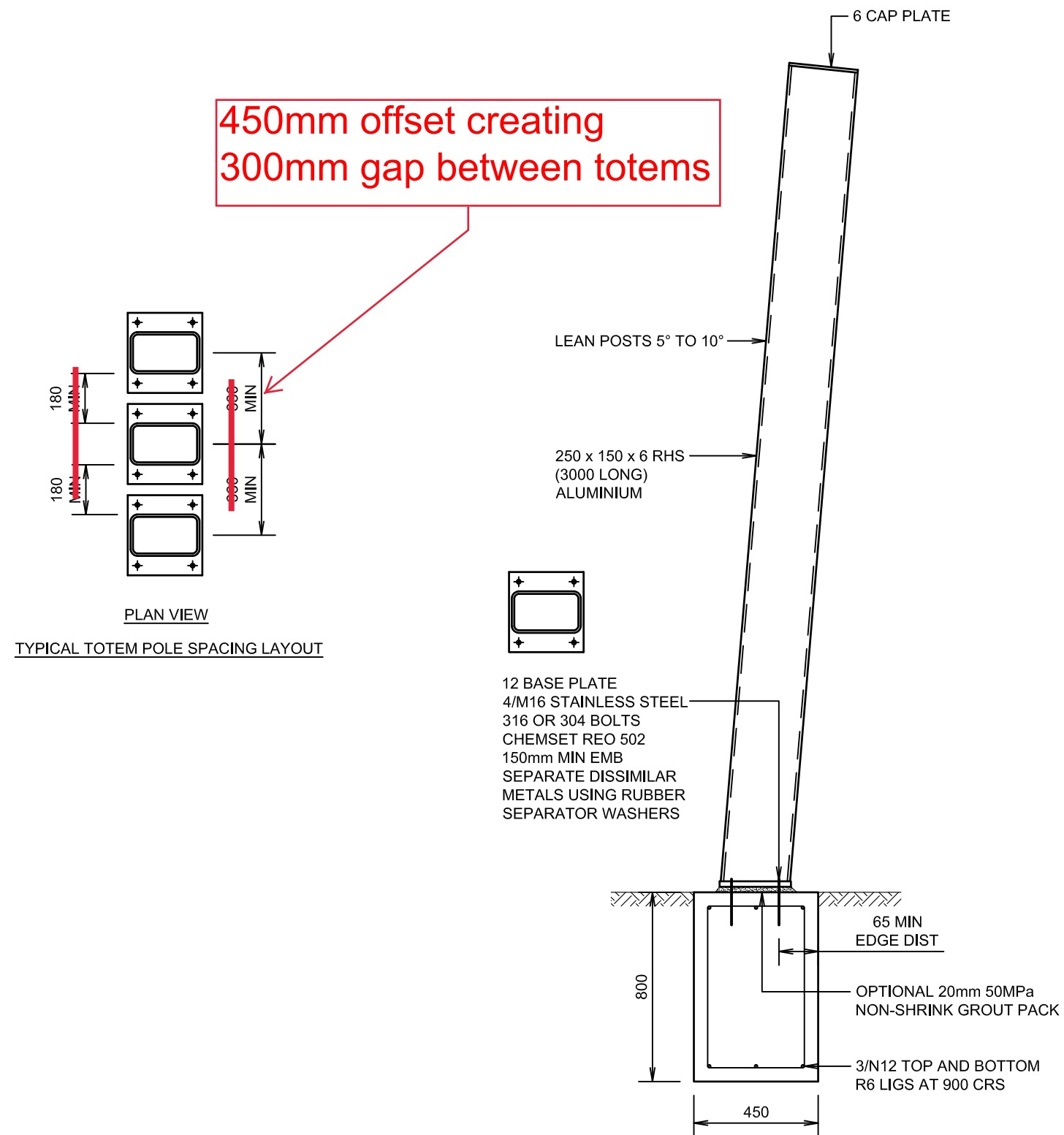
POST:

PO BOX 1527

KINGSCLIFF NSW 2487

WEB:

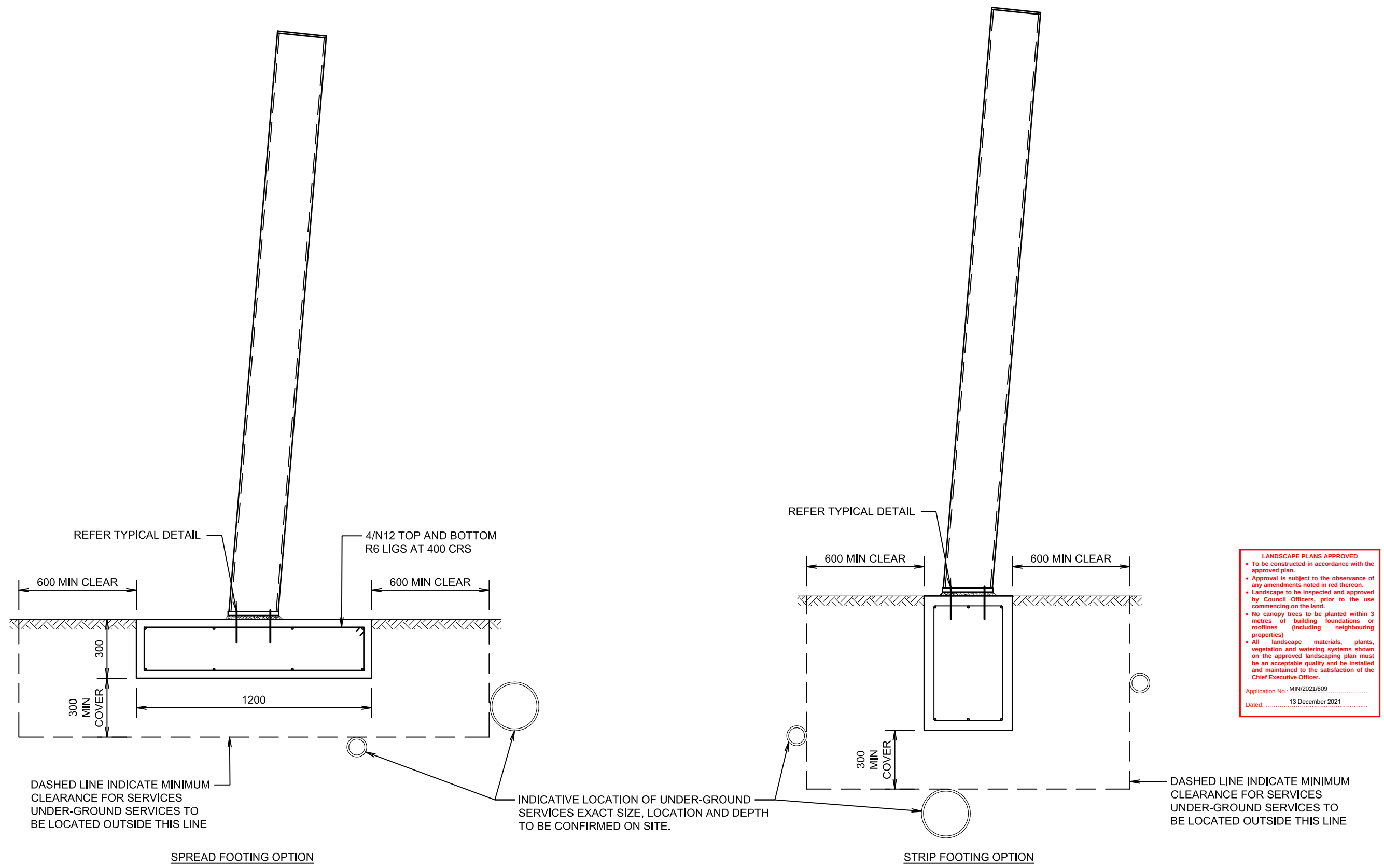
www.alineconsulting.com.au
- NOTES SHEET 2
- PROPOSED TOTEMS
VANTAGE ESTATE, STAGE 1
YATALA
- | REV | DATE | ISSUE | APPROVED: DANIEL CHRISTIE | | | |
|-----|----------|------------------|---------------------------|-------|----------|------------|
| A | 06/07/21 | FOR CONSTRUCTION | C.P,ENG, RPEQ 16649 | | | |
| B | 08/07/21 | FOR APPROVAL | SCALE | SHOWN | REF | 2105-05 |
| C | 15/07/21 | FOR CONSTRUCTION | SHEET SIZE | A3 | DATE | 06/07/2021 |
| | | | DESIGN | DJC | SHEET | REVISION |
| | | | DRAWN | DJC | 02 OF 05 | C |



LANDSCAPE PLANS APPROVED

- To be constructed in accordance with the approved plan.
- Approval is subject to the observance of any amendments noted in red thereon.
- Landscape to be inspected and approved by Council Officers, prior to the use commencing on the land.
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- All landscape materials, plants, vegetation and watering systems shown on the approved landscaping plan must be an acceptable quality and be installed and maintained to the satisfaction of the Chief Executive Officer.

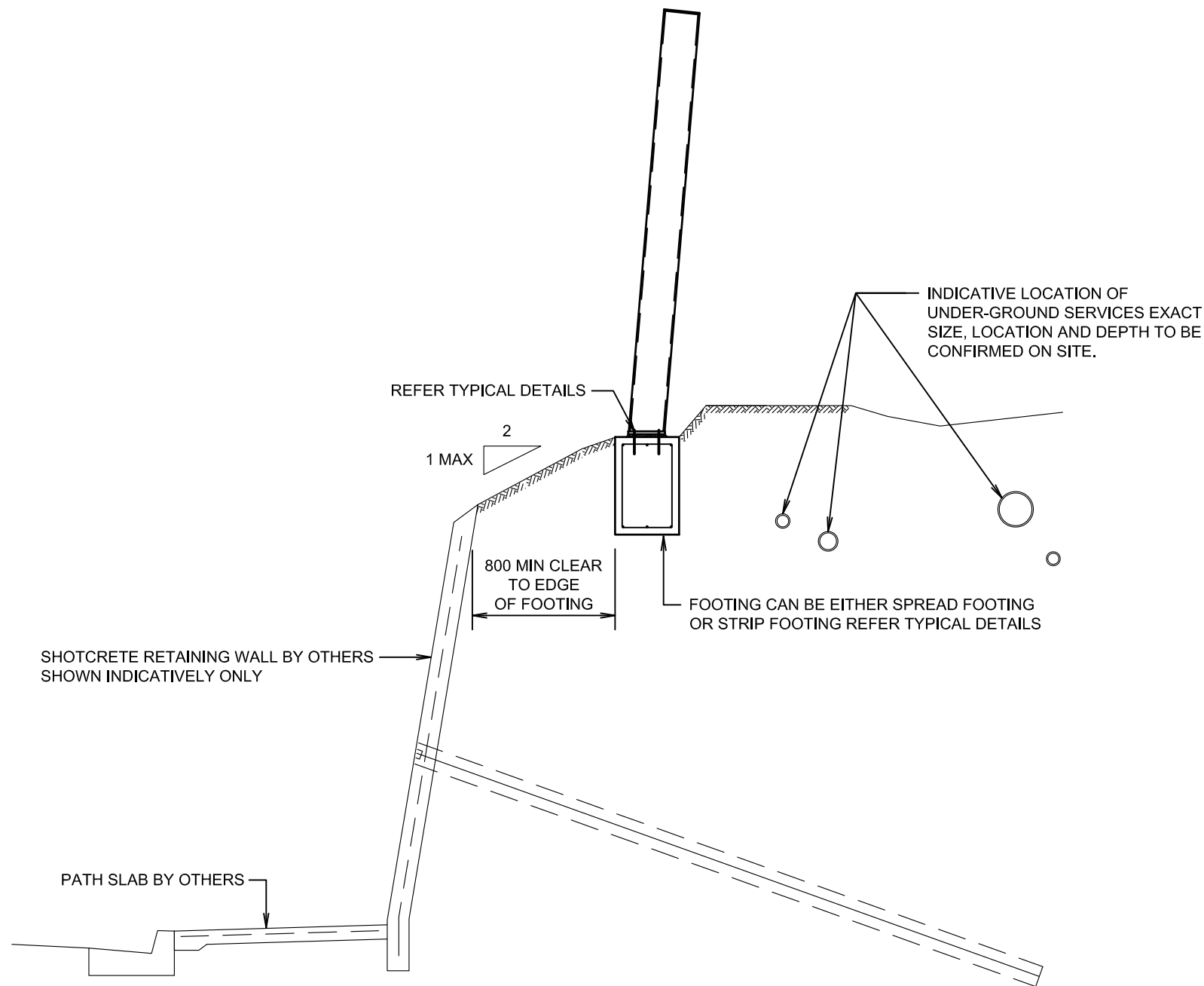
Application No: MIN/2021/609
Dated: 13 December 2021



ALTERNATE TOTEM POLE FOOTING DETAILS

SCALE 1:20

REV	DATE	ISSUE	APPROVED: DANIEL CHRISTIE			
			C.P.ENG, RPEQ 16649			
A	06/07/21	FOR CONSTRUCTION	SCALE	SHOWN	REF	2105-05
B	08/07/21	FOR APPROVAL	SHEET SIZE	A3	DATE	06/07/2021
C	15/07/21	FOR CONSTRUCTION	DESIGN	DJC	SHEET	REVISION
			DRAWN	DJC	04 OF 05	C



FOR EXACT LOCATIONS AND EXTENT OF TOTEM REFER LAYOUT PLANS BY GASSMAN DEVELOPMENT PERSPECTIVES

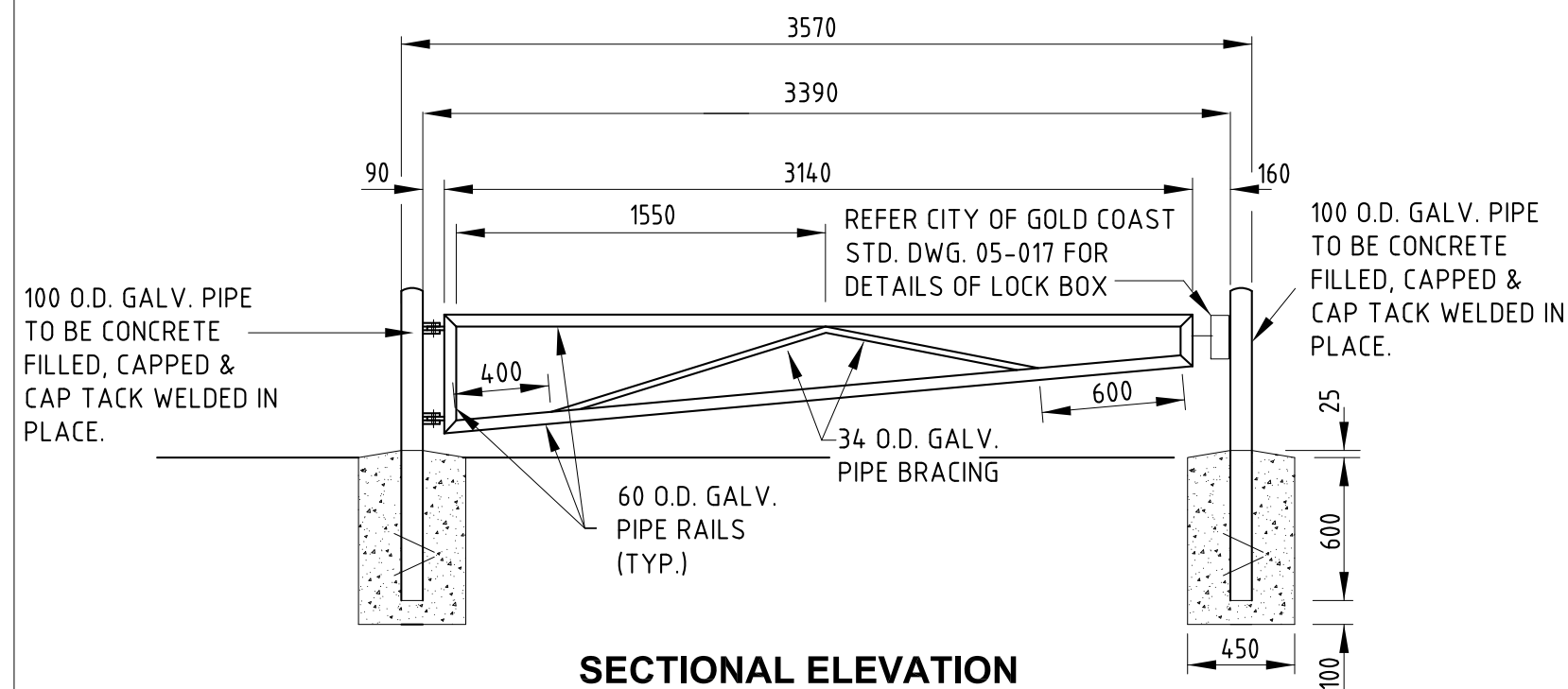
TYPICAL TOTEM POLE FENCE DETAIL BEHIND RETAINING WALL

NOT TO SCALE

LANDSCAPE PLANS APPROVED

- To be constructed in accordance with the approved plan.
- Approval is subject to the observance of any amendments noted in red thereon.
- Landscape to be inspected and approved by Council Officers, prior to the use commencing on the land.
- No canopy trees to be planted within 3 metres of building foundations or rooflines (including neighbouring properties)
- All landscape materials, plants, vegetation and watering systems shown on the approved landscaping plan must be an acceptable quality and be installed and maintained to the satisfaction of the Chief Executive Officer.

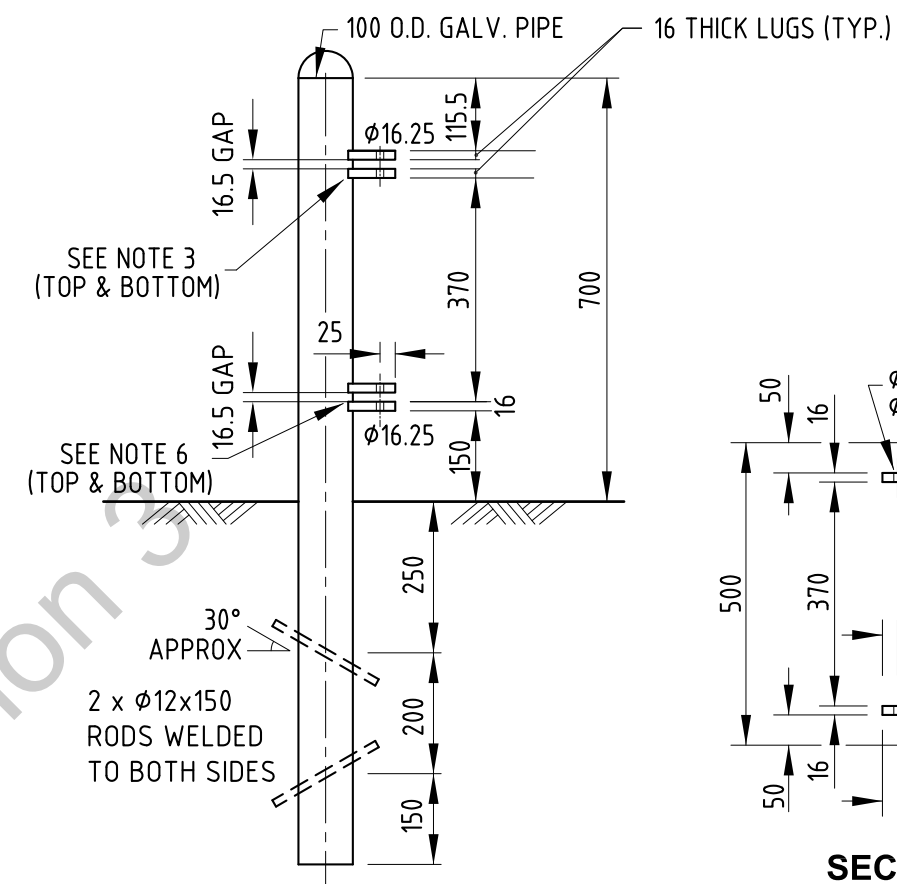
Application No: MIN/2021/609
Dated: 13 December 2021



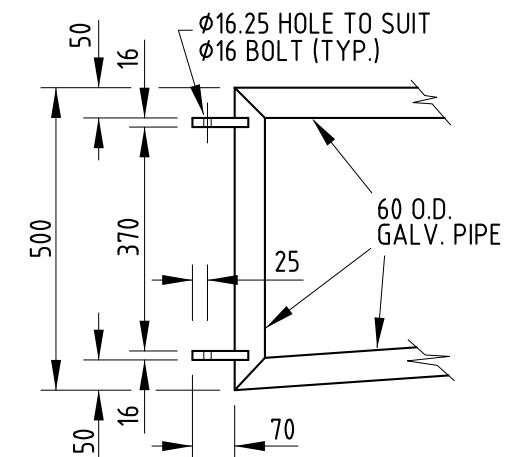
SECTIONAL ELEVATION

NOTES:

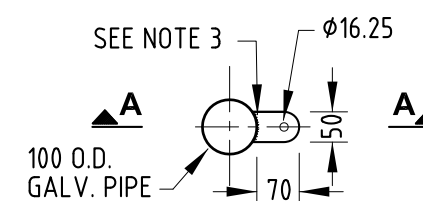
1. ALL CONCRETE TO BE GRADE N25.
2. GATE TO BE MOUNTED TO POST WITH TWO M16 GALVANISED STEEL BOLTS 75 LONG WITH THREAD DEFORMED BY TACK WELD TO SECURE NUT AFTER ERECTION.
3. HINGE LUGS TO BE 6 FILLET WELDED TO POST AND GATE PRIOR TO ERECTION.
4. ALL END AND MITRE JOINTS TO BE BUTT WELDED ALL AROUND.
5. ALL PIPES TO BE MEDIUM GAUGE HEAVY GALVANISED FINISHED WITH TWO COATS OF TWO PACK 125 MICRON MINIMUM TOTAL THICKNESS (eg WATTYL PARACRYL OR EQUIVALENT PROCESS). COLOUR TO MATCH COLORBOND "CAULFIELD GREEN".
6. ALL WELDS AND BARE METAL TO BE THOROUGHLY CLEANED AND PAINTED WITH COLD GALVANISING PRIMER PRIOR TO FINISH COAT.
7. ENSURE LOCK BOXES ARE LOCATED ON THE RIGHT HAND SIDE OF GATES WHEN HEADING DOWNHILL. THIS IS REQUIRED TO ALLOW THE DRIVER TO OPEN THE GATE WITHOUT BEING REQUIRED TO CROSS IN FRONT OF THE VEHICLE PARKED UPHILL.
8. DIMENSIONS ARE IN MILLIMETRES UNLESS SHOWN OTHERWISE.



SECTION A-A

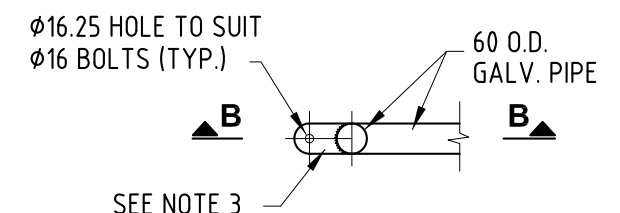


SECTION B-B



PLAN

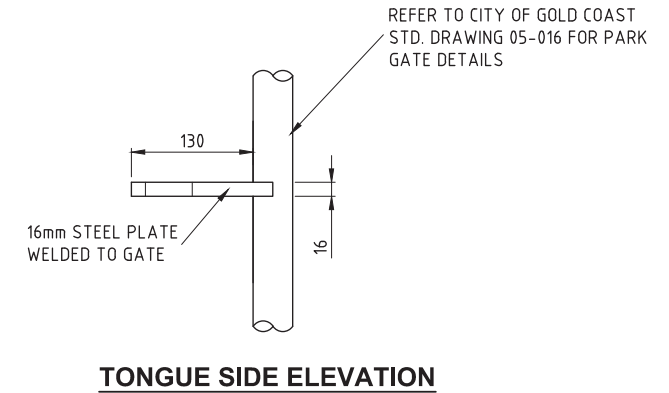
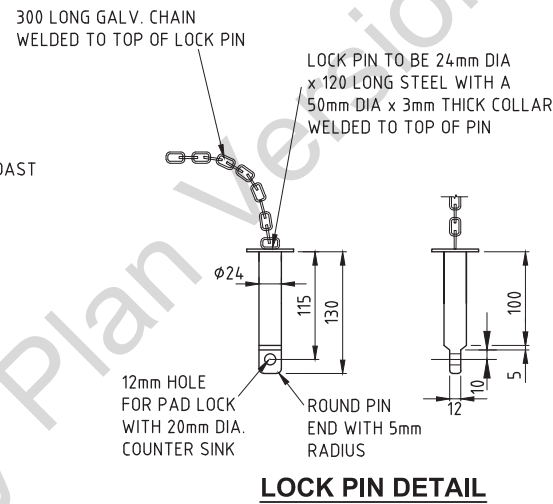
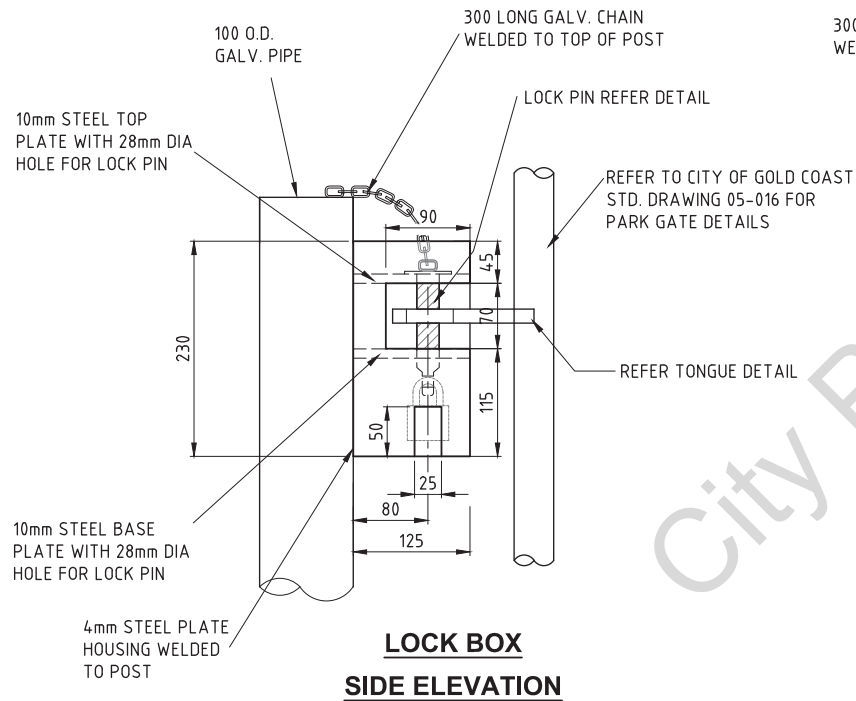
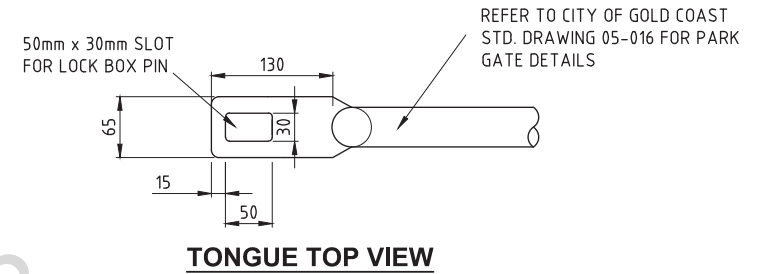
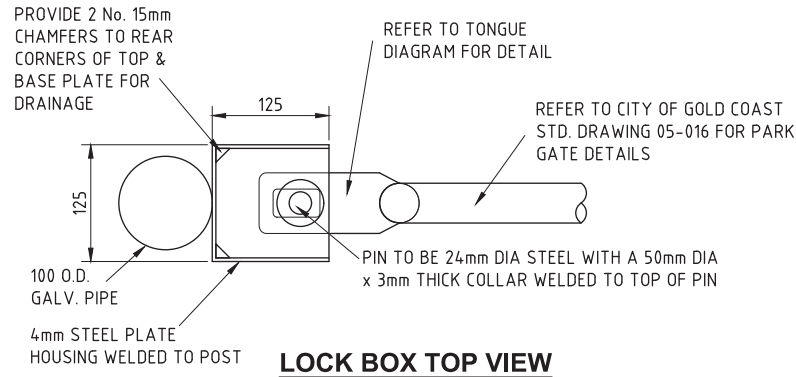
POST HINGE DETAILS



PLAN

GATE HINGE DETAILS

CITY OF GOLD COAST. City of Gold Coast PO Box 5042 Gold Coast MC 9729 P: 1300 GOLDCOAST	THIS DRAWING IS NOT TO BE AMENDED WITHOUT REFERENCE TO STANDARDS COMMITTEE				CONTROLLED DOCUMENT	DO NOT SCALE TAKE FIGURED DIMENSIONS ONLY	STANDARD DRAWING	STANDARD DRAWING No. 05-016
	No.	AMENDMENT	APPROVED	DATE	ISSUED	DRAWN BY CITY OF GOLD COAST		
						PASSED - COORDINATOR OPEN SPACE ASSETS		
						NAME: CAMERON TAYLOR 17/10/13		
						APPROVED - MANAGER PARKS & RECREATIONAL SERVICES		
						NAME: RON JACOBS 17/10/13	PARK GATE	ISSUE 2015 EDITION



NOTES:

- WORKMANSHIP & MATERIALS TO BE IN ACCORDANCE WITH AS4100 & OTHER RELEVANT AUSTRALIAN STANDARDS.
- THE PIPE STEEL TO BE GRADE 350, ALL OTHER STEEL INCLUDING FLATS & PLATE TO BE AT LEAST GRADE 250.
- WELDING & PREPARATION TO BE IN ACCORDANCE WITH AS1554.1 CATEGORY SP GRADE E48XX & AS4100.
- ALL WELDING TO BE 6mm CONTINUOUS FILLET WELD.
- ALL WELDS TO BE WELL CLEANED & PAINTED IN ACCORDANCE WITH AS2312 CLAUSE 10.5.
- ALL POSTS TO BE SET VERTICALLY & ACCURATELY ALIGNED IN CONCRETE GRADE N25.
- ALL GALVANISING TO BE IN ACCORDANCE WITH AS/NZS 4680.
- DIMENSIONS ARE IN MILLIMETRES UNLESS STATED OTHERWISE.

**CITY OF
GOLDCOAST.**

City of Gold Coast
PO Box 5042
Gold Coast MC 9729
P: 1300 GOLDCOAST

THIS DRAWING IS NOT TO BE AMENDED WITHOUT
REFERENCE TO STANDARDS COMMITTEE

CONTROLLED
DOCUMENT

DO NOT SCALE
TAKE FIGURED DIMENSIONS ONLY

STANDARD DRAWING

DRAWN BY
CITY OF GOLD COAST

PASSED - COORDINATOR OPEN SPACE ASSETS

NAME: CAMERON TAYLOR 17/10/13

APPROVED - MANAGER PARKS & RECREATIONAL SERVICES

NAME: RON JACOBS 17/10/13

PARK GATE LOCK BOX

STANDARD
DRAWING No.

05-017 A

ISSUE

2015 EDITION

No.	AMENDMENT	APPROVED	DATE	ISSUED
A	DRAWING REVISED			



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perspectives

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planning | environment | landscape | engineering | survey

T: 3807 3333 | F: 3287 5461 | www.gassman.com.au

Access Business Park | 70 Business Street, Yatala QLD

Client:

FRASERS PROPERTY
(AUSTRALIA) PTY. LTD.

Project:

VANTAGE YATALA
STAGE 1 STREETScape

Site Address:

60 STAPYLTON JACOBS WELL RD,
STAPYLTON,
82 CHRISTENSEN ROAD,
STAPYLTON AND 31
YELLOWWOOD ROAD,
STAPYLTON

Notes:

WARNING
BEWARE OF UNDERGROUND
SERVICES

Note that the location shown of existing underground services is indicative only and may not be accurate at the time of landscape works. No guarantee is given that all existing services are shown.
Determination of the exact position and extent of underground services is the responsibility of the Contractor and is to be confirmed on site prior to commencement of work.

GENERAL NOTES

1. Before commencement of works it is the responsibility of the Landscape Contractor to contact dial before you dig (ph. 1100 or web 1100.com.au) for information on services in the area shown on the plan.
2. The Contractor shall verify the location and depth of all services prior to commencing on site.
3. The Contractor shall be liable for any damage to services during landscape works.
4. The Contractor shall verify the location of any existing trees shown to be retained and protect them during works.
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• Driveways: 3.0m
• Stormwater & sewerage pits: 2.0m
• Intersections: 10.0m
• Service crossings: 2.0m
• Kerb & Channel: 0.6m
• Street lights: 7.5m
8. Construction certification for all structural elements is to be provided prior to practical completion being granted.

Associated Consultants:

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Drawing Title:

LANDSCAPE
COVERSHEET AND
LOCALITY PLAN

Rev.	Date	Description	By	App'd
1	28-09-20	FOR DEVELOPMENT	J. Swanepoel	M. Gassman
2	28-09-20	FOR DEVELOPMENT	J. Swanepoel	M. Gassman
3	28-09-20	FOR DEVELOPMENT	J. Swanepoel	M. Gassman
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99	28-09-20	FOR DEVELOPMENT	J. Swanepoel	M. Gassman
100	28-09-20	FOR DEVELOPMENT	J. Swanepoel	M. Gassman

Scale at A1: N.T.S.

Designed: J. Swanepoel

Drawn: J. Swanepoel

Checked: M. Gassman

Date: 28-09-20

Drawing No: 000 Rev. No: B

PLANS AND DOCUMENTS referred to in the
DEVELOPMENT APPROVAL

Application No: MIN/2021/609

Dated: 13 December 2021

Development shall comply with the
conditions of approval as detailed in the
Decision Notice and Council's Planning
Scheme, Local Laws and Planning Policies

VANTAGE YATALA

STAGE 1 LANDSCAPE STREETSCAPE

60 STAPYLTON JACOBS WELL RD, 82 CHRISTENSEN RD AND 31 YELLOWWOOD RD, STAPYLTON

INTERNAL STREETSCAPE - OPERATIONAL WORKS APPROVAL



LOCALITY PLAN

Principal
FRASERS PROPERTY (AUSTRALIA) PTY. LTD.
LEVEL 3, 1C HOMEBUSH BAY DRIVE,
RHODES, NSW 2138

Drawing Index

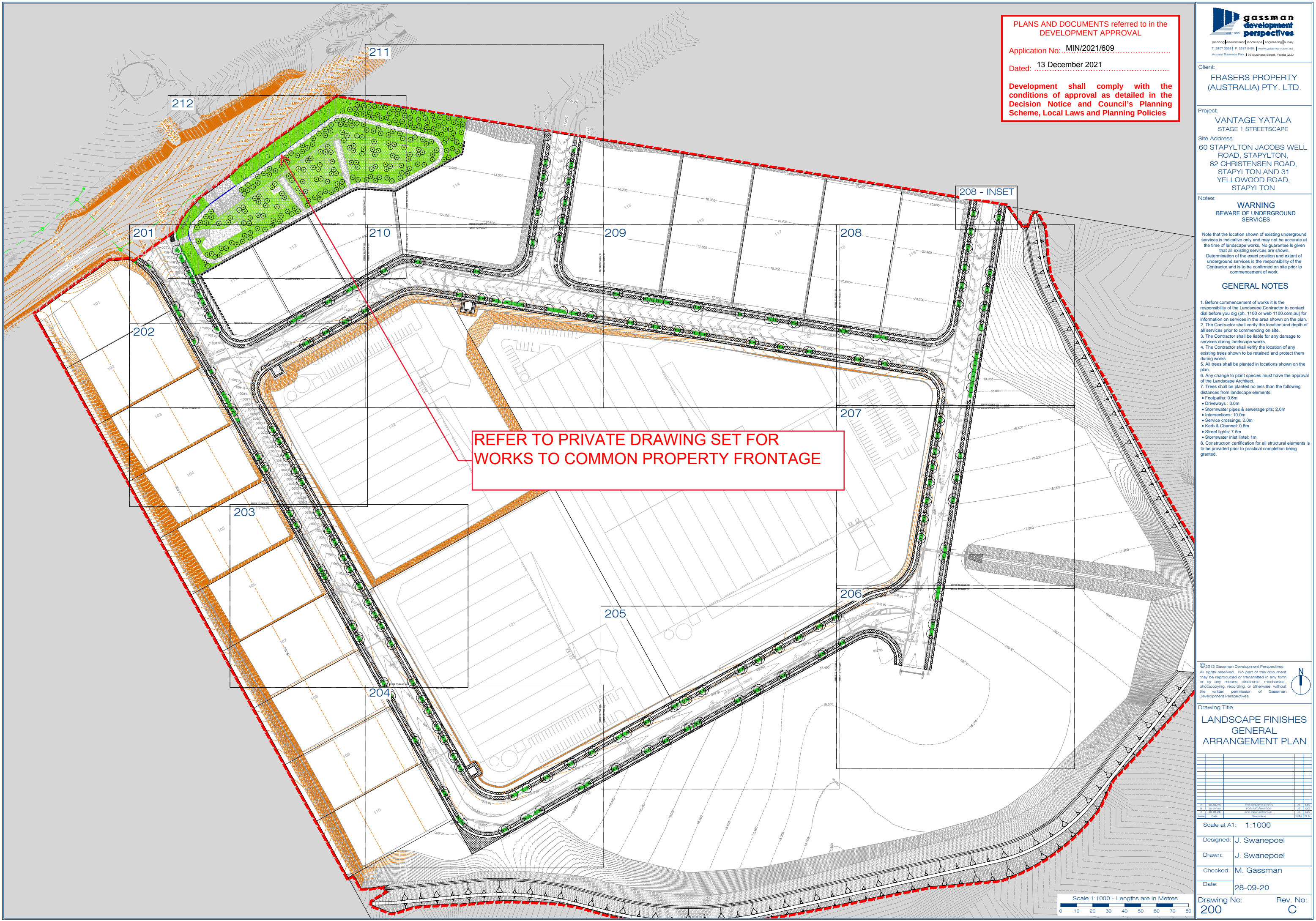
- 000 LANDSCAPE COVERSHEET AND LOCALITY PLAN
- 001 LANDSCAPE SPECIFICATIONS & PLANT SCHEDULES
- 200 LANDSCAPE SURFACE FINISHES PLANS 200 / 212
- 500 LANDSCAPE TREE PLANTING PLANS 500 / 512
- 600 LANDSCAPE SHRUB PLANTING PLANS 600, 611 & 612
- 900 LANDSCAPE TYPICAL DETAILS 901 / 902



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est. 1985

76 Business Street,
Yatala, QLD, 4207
Tel: +61 7 3807 3333
Fax: +61 7 3287 5461
e: mail@gassman.com.au
w: www.gassman.com.au



PLANS AND DOCUMENTS referred to in the
DEVELOPMENT APPROVAL

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Access Business Park | 70 Business Street, Yatala QLD

Client:
FRASERS PROPERTY
(AUSTRALIA) PTY. LTD.

Project:
VANTAGE YATALA
STAGE 1 STREETScape

Site Address:
60 STAPYLTON JACOBS WELL
ROAD, STAPYLTON,
82 CHRISTENSEN ROAD,
STAPYLTON AND 31
YELLOWWOOD ROAD,
STAPYLTON

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 - Intersections: 10.0m
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 - Kurb & Channel: 0.6m
 - Street lights: 7.5m
 - Stormwater inlet intel: 1m
- Construction certification for all structural elements is
to be provided prior to practical completion being
granted.

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Drawing Title:
**LANDSCAPE FINISHES
GENERAL
ARRANGEMENT PLAN**

Rev	Date	Description	By	App'd
1	28-09-20	FOR CONSTRUCTION	J. Swanepoel	M. Gassman
2	28-09-20	FOR CONSTRUCTION	J. Swanepoel	M. Gassman
3	28-09-20	FOR CONSTRUCTION	J. Swanepoel	M. Gassman

Scale at A1: 1:1000

Designed: J. Swanepoel
Drawn: J. Swanepoel
Checked: M. Gassman
Date: 28-09-20

Drawing No: 200
Rev. No: C

Scale 1:200 - Lengths are in Metres.

Client:
**FRASERS PROPERTY
(AUSTRALIA) PTY. LTD.**

Project:
**VANTAGE YATALA
STAGE 1 STREETScape**

Site Address:
**60 STAPYLTON JACOBS WELL
ROAD, STAPYLTON,
82 CHRISTENSEN ROAD,
STAPYLTON AND 31
YELLOWWOOD ROAD,
STAPYLTON**

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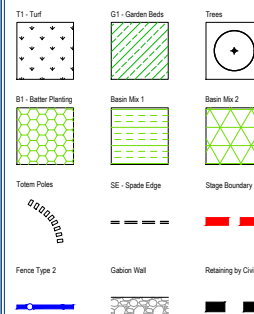
6. Any change to plant species must have the approval of the Landscape Architect.

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- Kerb & Channel: 0.6m
- Street lights: 7.5m
- Stormwater inlet lintel: 1m

8. Construction certification for all structural elements is to be provided prior to practical completion being granted.

LEGEND



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Drawing Title:

LANDSCAPE FINISHES

Rev.	Date	Description	By	Check
1	28-09-20	FOR CONSTRUCTION	J.S.	M.G.
2	28-09-20	FOR APPROVAL	J.S.	M.G.
3	28-09-20	FOR FINAL APPROVAL	J.S.	M.G.

Scale at A1: 1:200

Designed: J. Swanepoel

Drawn: J. Swanepoel

Checked: M. Gassman

Date: 28-09-20

Drawing No: 202
Rev. No: C

**STREET TREES, MULCH AND TURF TO BE
WITHIN THE ROAD RESERVE ONLY.
ALL GARDENS AND ASSOCIATED
PLANTINGS TO BE REMOVED FROM THE
ROAD RESERVE**

**PLANS AND DOCUMENTS referred to in the
DEVELOPMENT APPROVAL**

Application No: MIN/2021/609

Dated: 13 December 2021

**Development shall comply with the
conditions of approval as detailed in the
Decision Notice and Council's Planning
Scheme, Local Laws and Planning Policies**

REFER TO PAGE 203

REFER TO PAGE 201

Scale 1:200 - Lengths are in Metres.

REFER TO PAGE 202

STREET TREES, MULCH AND TURF TO BE
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PLANTINGS TO BE REMOVED FROM THE
ROAD RESERVE

Client:

FRASERS PROPERTY
(AUSTRALIA) PTY. LTD.

Project:

VANTAGE YATALA
STAGE 1 STREETScape

Site Address:

60 STAPYLTON JACOBS WELL
ROAD, STAPYLTON,
82 CHRISTENSEN ROAD,
STAPYLTON AND 31
YELLOWWOOD ROAD,
STAPYLTON

Notes:

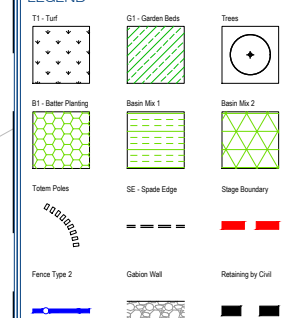
WARNING
BEWARE OF UNDERGROUND
SERVICES

Note that the location shown of existing underground services is indicative only and may not be accurate at the time of landscape works. No guarantee is given that all existing services are shown.
Determination of the exact position and extent of underground services is the responsibility of the Contractor and is to be confirmed on site prior to commencement of work.

GENERAL NOTES

- Before commencement of works it is the responsibility of the Landscape Contractor to contact dial before you dig (ph. 1100 or web 1100.com.au) for information on services in the area shown on the plan.
- The Contractor shall verify the location and depth of all services prior to commencing on site.
- The Contractor shall be liable for any damage to services during landscape works.
- The Contractor shall verify the location of any existing trees shown to be retained and protect them during works.
- All trees shall be planted in locations shown on the plan.
- Any change to plant species must have the approval of the Landscape Architect.
- Trees shall be planted no less than the following distances from landscape elements:
 - Footpaths: 0.6m
 - Driveways: 3.0m
 - Stormwater pipes & sewerage pits: 2.0m
 - Intersections: 10.0m
 - Service crossings: 2.0m
 - Kerb & Channel: 0.6m
 - Street lights: 7.5m
 - Stormwater inlet lintel: 1m
- Construction certification for all structural elements is to be provided prior to practical completion being granted.

LEGEND



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Drawing Title:

LANDSCAPE FINISHES

Rev	Date	Description	By	Check
1	28-09-20	FOR CONSTRUCTION	JG	MS
2	28-09-20	FOR APPROVAL	JG	MS
3	28-09-20	FOR APPROVAL	JG	MS

Scale at A1: 1:200

Designed: J. Swanepoel

Drawn: J. Swanepoel

Checked: M. Gassman

Date: 28-09-20

Drawing No:
203

Rev. No:
C

PLANS AND DOCUMENTS referred to in the
DEVELOPMENT APPROVAL

Application No: MIN/2021/609

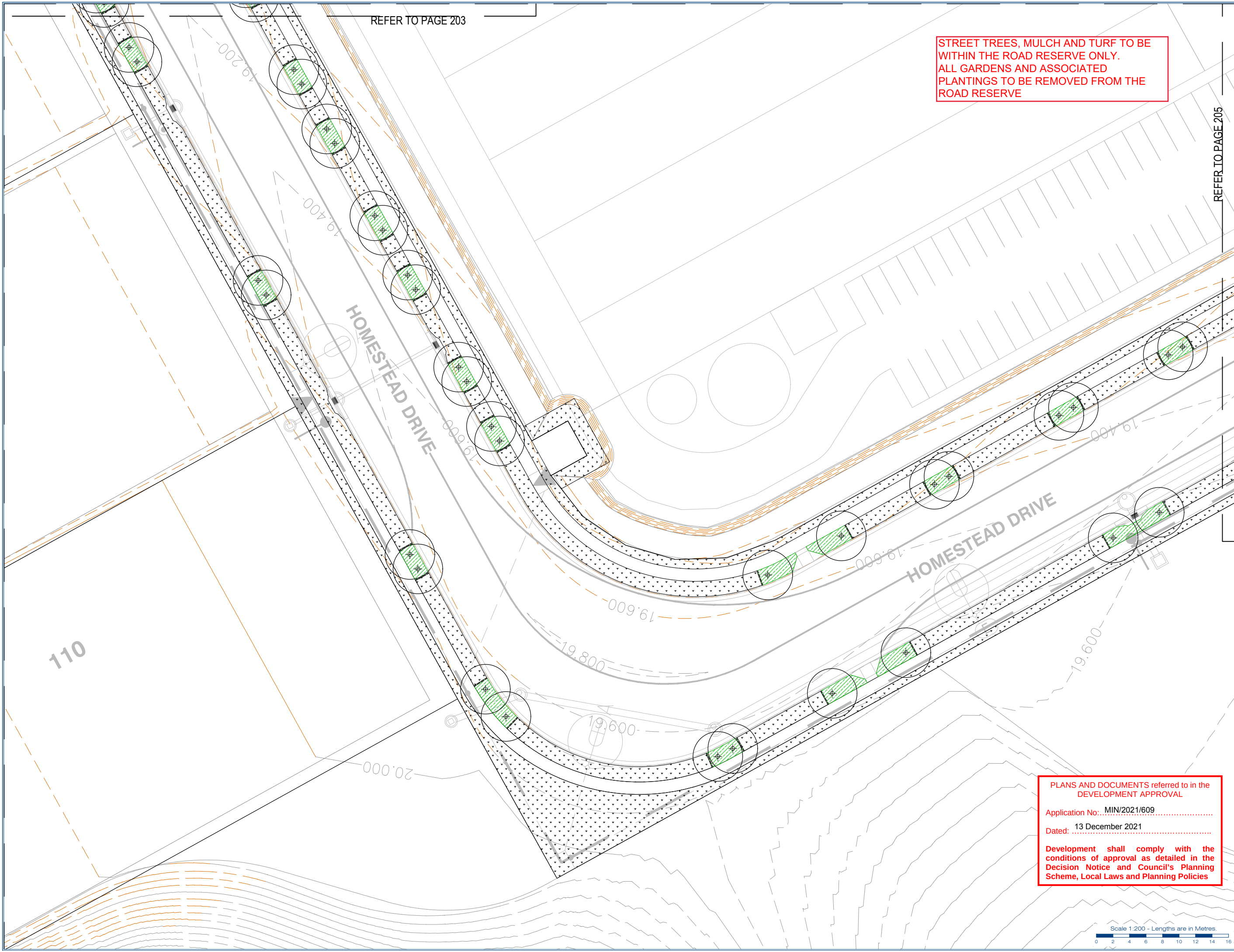
Dated: 13 December 2021

Development shall comply with the
conditions of approval as detailed in the
Decision Notice and Council's Planning
Scheme, Local Laws and Planning Policies

REFER TO PAGE 204

Scale 1:200 - Lengths are in Metres.

0 2 4 6 8 10 12 14 16



REFER TO PAGE 203

STREET TREES, MULCH AND TURF TO BE
WITHIN THE ROAD RESERVE ONLY.
ALL GARDENS AND ASSOCIATED
PLANTINGS TO BE REMOVED FROM THE
ROAD RESERVE

REFER TO PAGE 205



Client:
**FRASERS PROPERTY
(AUSTRALIA) PTY. LTD.**

Project:
**VANTAGE YATALA
STAGE 1 STREETScape**
Site Address:
**60 STAPYLTON JACOBS WELL
ROAD, STAPYLTON,
82 CHRISTENSEN ROAD,
STAPYLTON AND 31
YELLOWWOOD ROAD,
STAPYLTON**

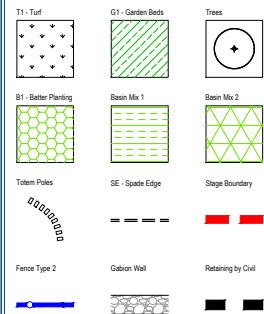
Notes:
**WARNING
BEWARE OF UNDERGROUND
SERVICES**

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 - Kerb & Channel: 0.6m
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LEGEND



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Drawing Title:

LANDSCAPE FINISHES

Rev.	Date	Description	By	Appr.
1	28-09-20	FOR CONSTRUCTION	J. Swanepoel	J. Gassman
2	28-09-20	FOR APPROVAL	J. Swanepoel	J. Gassman
3	28-09-20	FOR APPROVAL	J. Swanepoel	J. Gassman

Scale at A1: 1:200

Designed: J. Swanepoel

Drawn: J. Swanepoel

Checked: M. Gassman

Date: 28-09-20

Drawing No: 204
Rev. No: C

Client:
FRASERS PROPERTY
(AUSTRALIA) PTY. LTD.

Project:
VANTAGE YATALA
STAGE 1 STREETScape
Site Address:
60 STAPYLTON JACOBS WELL
ROAD, STAPYLTON,
82 CHRISTENSEN ROAD,
STAPYLTON AND 31
YELLOWWOOD ROAD,
STAPYLTON

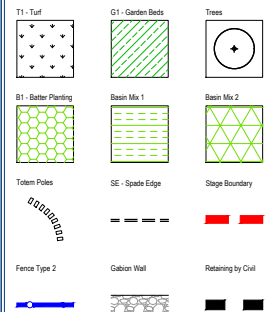
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1	28-09-20	FOR CONSTRUCTION	JG	MS
2	28-09-20	FOR APPROVAL	JG	MS
3	28-09-20	FOR CONSTRUCTION	JG	MS

Scale at A1: 1:200

Designed: J. Swanepoel

Drawn: J. Swanepoel

Checked: M. Gassman

Date: 28-09-20

Drawing No: 205
Rev. No: C

STREET TREES, MULCH AND TURF TO BE
WITHIN THE ROAD RESERVE ONLY.
ALL GARDENS AND ASSOCIATED
PLANTINGS TO BE REMOVED FROM THE
ROAD RESERVE

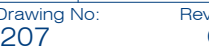
REFER TO PAGE 206

REFER TO PAGE 204

Scale 1:200 - Lengths are in Metres.
0 2 4 6 8 10 12 14 16

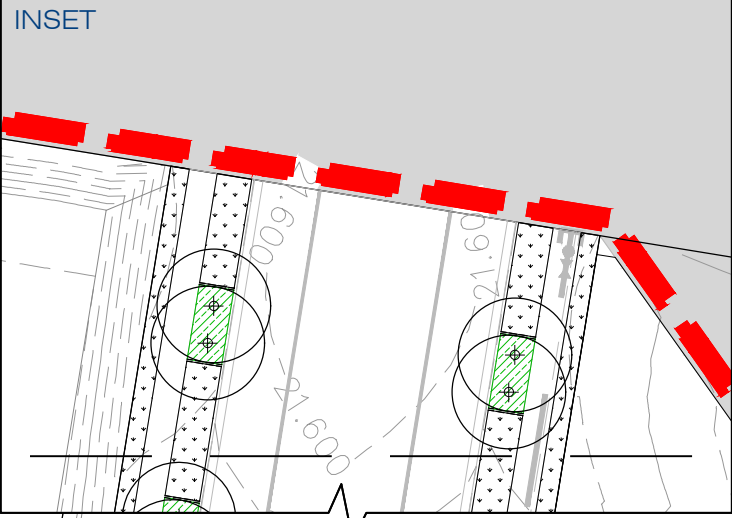
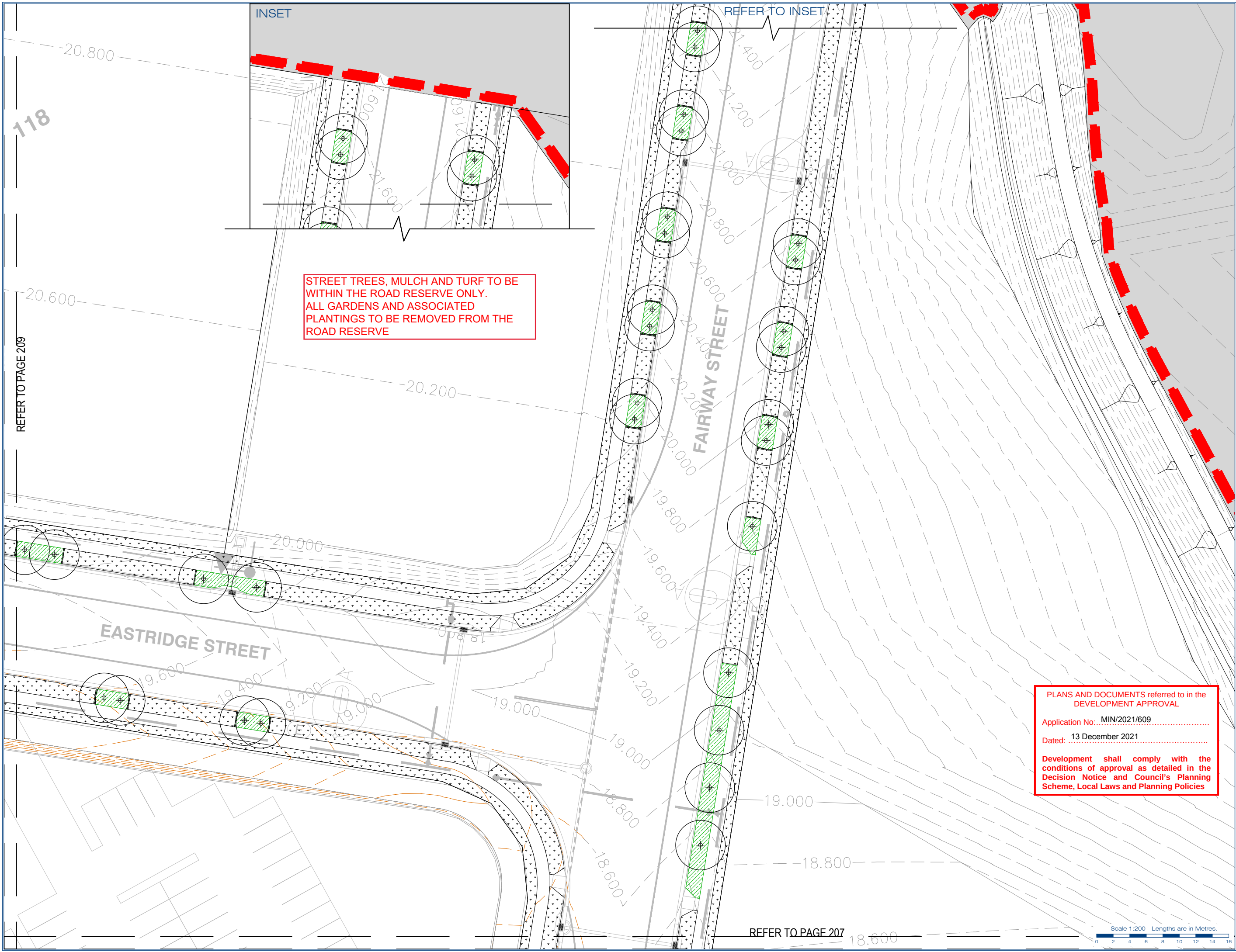
Scale 1:200 - Lengths are in Metres





Scale 1:200 - Lengths are in Metres





STREET TREES, MULCH AND TURF TO BE
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ALL GARDENS AND ASSOCIATED
PLANTINGS TO BE REMOVED FROM THE
ROAD RESERVE

PLANS AND DOCUMENTS referred to in the
DEVELOPMENT APPROVAL

Application No.: MIN/2021/609

Dated: 13 December 2021

Development shall comply with the
conditions of approval as detailed in the
Decision Notice and Council's Planning
Scheme, Local Laws and Planning Policies

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Access Business Park | 70 Business Street, Yatala QLD

Client:

FRASERS PROPERTY
(AUSTRALIA) PTY. LTD.

Project:

VANTAGE YATALA
STAGE 1 STREETScape

Site Address:

60 STAPYLTON JACOBS WELL
ROAD, STAPYLTON,
82 CHRISTENSEN ROAD,
STAPYLTON AND 31
YELLOWWOOD ROAD,
STAPYLTON

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 - Kerb & Channel: 0.6m
 - Street lights: 7.5m
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LEGEND

T1 - Turf	G1 - Garden Beds	Trees
B1 - Batten Planting	Basin Mix 1	Basin Mix 2
Town Poles	SE - Spade Edge	Stage Boundary
Fence Type 2	Gabion Wall	Retaining by Civil

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Drawing Title:

LANDSCAPE FINISHES

Rev.	Date	Description	By	Check
1	28-09-20	FOR CONSTRUCTION	J. Swanepoel	M. Gassman
2	28-09-20	FOR APPROVAL	J. Swanepoel	M. Gassman
3	28-09-20	FOR APPROVAL	J. Swanepoel	M. Gassman

Scale at A1: 1:200

Designed: J. Swanepoel

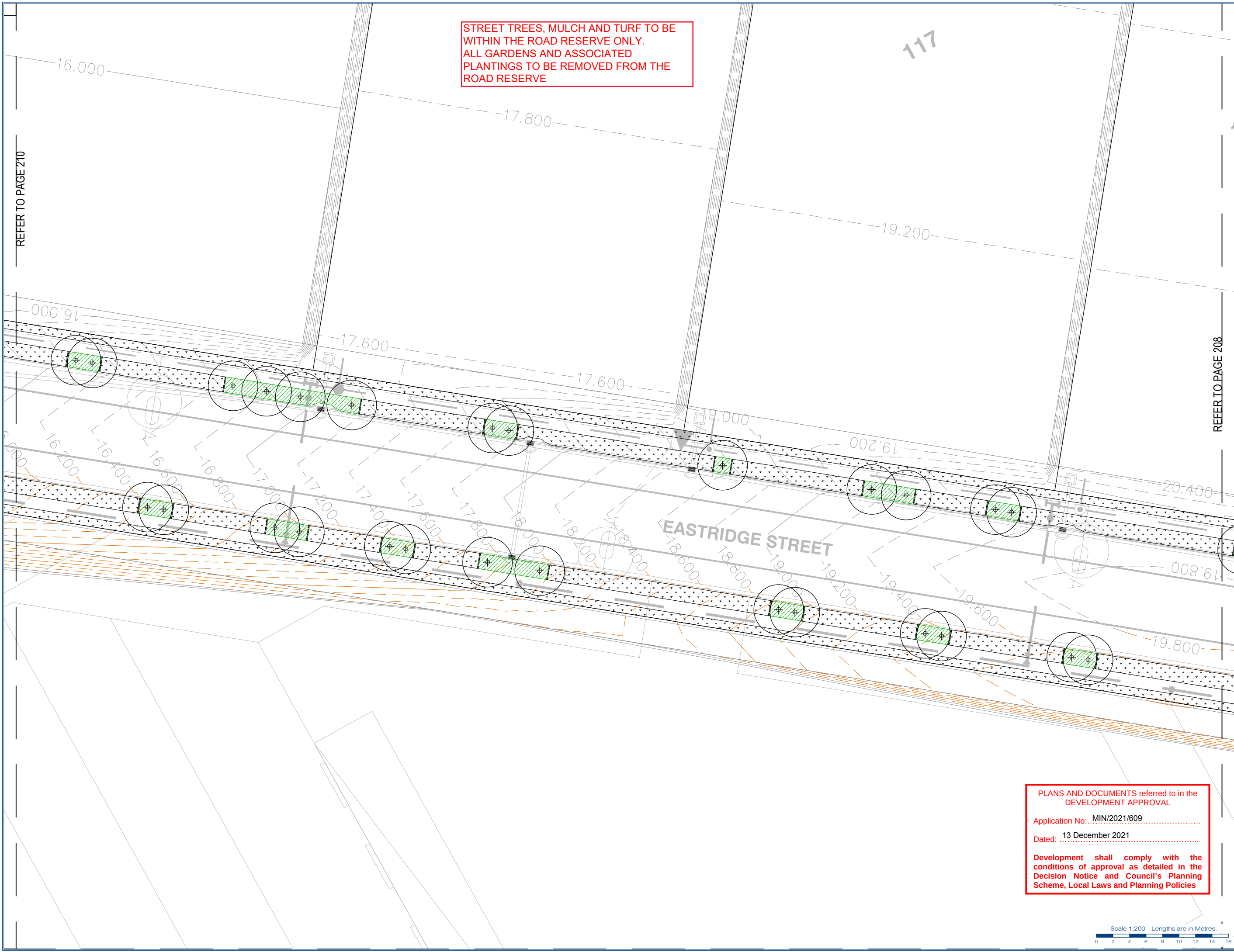
Drawn: J. Swanepoel

Checked: M. Gassman

Date: 28-09-20

Drawing No: 208

Rev. No: C



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T: 3807 3333 | F: 3267 5461 | www.gassman.com.au
Access Business Park | 70 Business Street, Yatala QLD

Client:
**FRASERS PROPERTY
(AUSTRALIA) PTY. LTD.**

Project:
**VANTAGE YATALA
STAGE 1 STREETScape**

Site Address:
**60 STAPYLTON JACOBS WELL
ROAD, STAPYLTON,
82 CHRISTENSEN ROAD,
STAPYLTON AND 31
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• Stormwater inlet intel: 1m
8. Construction certification for all structural elements is to be provided prior to practical completion being granted.

LEGEND

T1 - Turf	G1 - Garden Beds	Trees
B1 - Barrier Planting	Basin Mix 1	Basin Mix 2
Token Poles	SE - Spade Edge	Stage Boundary
Fence Type 2	Cable Wall	Retaining by Civil

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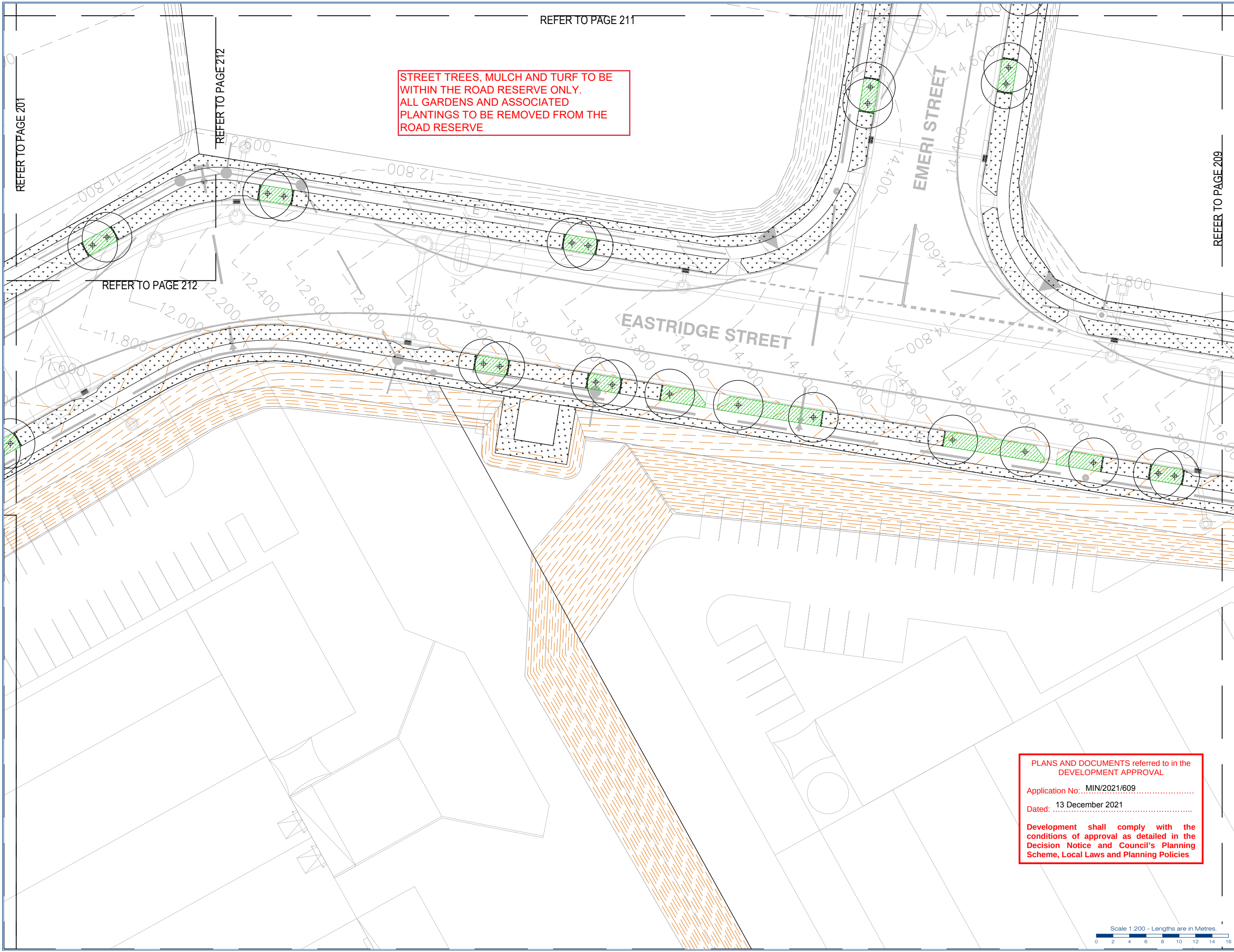
Drawing Title:
LANDSCAPE FINISHES

Rev.	Description	Date
1	FOR CONSTRUCTION	28-09-20
2	FOR APPROVAL	28-09-20
3	FOR CONSTRUCTION	28-09-20

Scale at A1: 1:200

Designed:	J. Swanepoel
Drawn:	J. Swanepoel
Checked:	M. Gassman
Date:	28-09-20

Drawing No: 209 Rev. No: C



STREET TREES, MULCH AND TURF TO BE WITHIN THE ROAD RESERVE ONLY.
ALL GARDENS AND ASSOCIATED PLANTINGS TO BE REMOVED FROM THE ROAD RESERVE

PLANS AND DOCUMENTS referred to in the DEVELOPMENT APPROVAL

Application No: MIN/2021/609

Dated: 13 December 2021

Development shall comply with the conditions of approval as detailed in the Decision Notice and Council's Planning Scheme, Local Laws and Planning Policies

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Access Business Park | 70 Business Street, Yatala QLD

Client:

FRASERS PROPERTY (AUSTRALIA) PTY. LTD.

Project:

VANTAGE YATALA
STAGE 1 STREETScape

Site Address:

60 STAPYLTON JACOBS WELL
ROAD, STAPYLTON,
82 CHRISTENSEN ROAD,
STAPYLTON AND 31
YELLOWWOOD ROAD,
STAPYLTON

Notes:

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LEGEND

T1 - Turf	G1 - Garden Beds	Trees
B1 - Batter Planting	Basin Mix 1	Basin Mix 2
Token Poles	SE - Spade Edge	Stage Boundary
Fence Type 2	Cable Wall	Retaining by Civil

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LANDSCAPE FINISHES

Item	Description	Quantity	Unit
1	Gravel		m ²
2	Grass		m ²
3	Gravel		m ²
4	Grass		m ²
5	Gravel		m ²
6	Grass		m ²
7	Gravel		m ²
8	Grass		m ²
9	Gravel		m ²
10	Grass		m ²
11	Gravel		m ²
12	Grass		m ²
13	Gravel		m ²
14	Grass		m ²
15	Gravel		m ²
16	Grass		m ²
17	Gravel		m ²
18	Grass		m ²
19	Gravel		m ²
20	Grass		m ²
21	Gravel		m ²
22	Grass		m ²
23	Gravel		m ²
24	Grass		m ²
25	Gravel		m ²
26	Grass		m ²
27	Gravel		m ²
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29	Gravel		m ²
30	Grass		m ²
31	Gravel		m ²
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43	Gravel		m ²
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74	Grass		m ²
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77	Gravel		m ²
78	Grass		m ²
79	Gravel		m ²
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88	Grass		m ²
89	Gravel		m ²
90	Grass		m ²
91	Gravel		m ²
92	Grass		m ²
93	Gravel		m ²
94	Grass		m ²
95	Gravel		m ²
96	Grass		m ²
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98	Grass		m ²
99	Gravel		m ²
100	Grass		m ²

Scale at A1: 1:200

Designed: J. Swanepoel

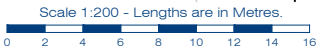
Drawn: J. Swanepoel

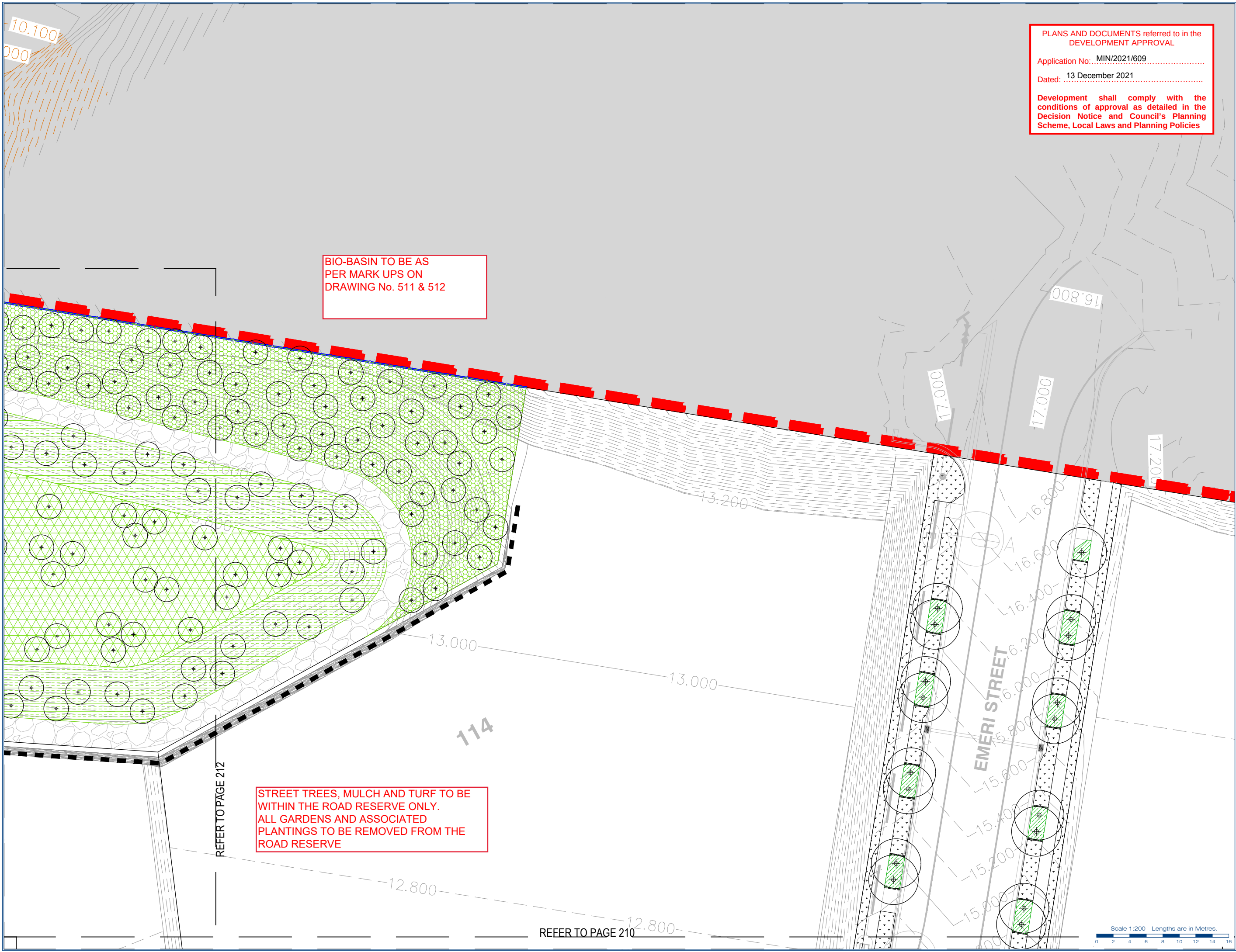
Checked: M. Gassman

Date: 28-09-20

Drawing No: 210

Rev. No: C





BIO-BASIN TO BE AS
PER MARK UPS ON
DRAWING No. 511 & 512

STREET TREES, MULCH AND TURF TO BE
WITHIN THE ROAD RESERVE ONLY.
ALL GARDENS AND ASSOCIATED
PLANTINGS TO BE REMOVED FROM THE
ROAD RESERVE

REFER TO PAGE 212

REFER TO PAGE 210

PLANS AND DOCUMENTS referred to in the
DEVELOPMENT APPROVAL

Application No: MIN/2021/609

Dated: 13 December 2021

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Project:

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STAGE 1 STREETScape

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LEGEND

T1 - Turf	G1 - Garden Beds	Trees
B1 - Batter Planting	Basin Mix 1	Basin Mix 2
Token Poles	SE - Spade Edge	Stage Boundary
Fence Type 2	Cable Wall	Retaining by Civil

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Drawing Title:

LANDSCAPE FINISHES

Rev	Date	Description	By	App
1	28-09-20	FOR CONSTRUCTION	J. Swanepoel	J. Gassman
2	28-09-20	FOR CONSTRUCTION	J. Swanepoel	J. Gassman
3	28-09-20	FOR CONSTRUCTION	J. Swanepoel	J. Gassman

Scale at A1: 1:200

Designed: J. Swanepoel

Drawn: J. Swanepoel

Checked: M. Gassman

Date: 28-09-20

Drawing No: 211

Rev. No: C

Scale 1:200 - Lengths are in Metres.

0 2 4 6 8 10 12 14 16

Client:
FRASERS PROPERTY
(AUSTRALIA) PTY. LTD.

Project:
VANTAGE YATALA
STAGE 1 STREETScape
Site Address:
60 STAPYLTON JACOBS WELL
ROAD, STAPYLTON,
82 CHRISTENSEN ROAD,
STAPYLTON AND 31
YELLOWOOD ROAD,
STAPYLTON

Notes:
WARNING
BEWARE OF UNDERGROUND
SERVICES

Note that the location shown of existing underground services is indicative only and may not be accurate at the time of landscape work. No guarantee is given that all existing services are shown.
Determination of the exact position and extent of underground services is the responsibility of the Contractor and is to be confirmed on site prior to commencement of work.

GENERAL NOTES

- Before commencement of works it is the responsibility of the Landscape Contractor to contact dial before you dig (ph. 1100 or web 1100.com.au) for information on services in the area shown on the plan.
- The Contractor shall verify the location and depth of all services prior to commencing on site.
- The Contractor shall be liable for any damage to services during landscape works.
- The Contractor shall verify the location of any existing trees shown to be retained and protect them during works.
- All trees shall be planted in locations shown on the plan.
- Any change to plant species must have the approval of the Landscape Architect.
- Trees shall be planted no less than the following distances from landscape elements:
 - Footpaths: 0.6m
 - Driveways: 3.0m
 - Stormwater pipes & sewerage pits: 2.0m
 - Intersections: 10.0m
 - Service crossings: 2.0m
 - Kerb & Channel: 0.6m
 - Street lights: 7.5m
 - Stormwater inlet inlet: 1m
- Construction certification for all structural elements is to be provided prior to practical completion being granted.

LEGEND		
T1 - Turf	G1 - Garden Beds	Trees
B1 - Batten Planting	Basin Mix 1	Basin Mix 2
Token Poles	SE - Spade Edge	Stage Boundary
Fence Type 2	Cable Wall	Retaining by Civil

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Drawing Title:

LANDSCAPE FINISHES

Rev	Description	Date
1	FOR CONSTRUCTION	28-09-20
2	FOR CONSTRUCTION	28-09-20
3	FOR CONSTRUCTION	28-09-20
4	FOR CONSTRUCTION	28-09-20
5	FOR CONSTRUCTION	28-09-20
6	FOR CONSTRUCTION	28-09-20
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99	FOR CONSTRUCTION	28-09-20
100	FOR CONSTRUCTION	28-09-20

Scale at A1: 1:200

Designed: J. Swanepoel

Drawn: J. Swanepoel

Checked: M. Gassman

Date: 28-09-20

Drawing No: 212

Rev. No: C

REFER TO PRIVATE
DRAWING SET FOR
WORKS TO 6 METRE
WIDE COMMON
PROPERTY FRONTAGE.

PLANS AND DOCUMENTS referred to in the
DEVELOPMENT APPROVAL

Application No: MIN/2021/609

Dated: 13 December 2021

Development shall comply with the
conditions of approval as detailed in the
Decision Notice and Council's Planning
Scheme, Local Laws and Planning Policies

BIO-BASIN TO BE AS
PER MARK UPS ON
DRAWING No. 511 & 512

STREET TREES, MULCH AND TURF TO BE
WITHIN THE ROAD RESERVE ONLY.
ALL GARDENS AND ASSOCIATED
PLANTINGS TO BE REMOVED FROM THE
ROAD RESERVE

Scale 1:200 - Lengths are in Metres.



60 STAPYLTON JACOBS
ROAD, STAPYLTON,
82 CHRISTENSEN ROA
STAPYLTON AND 31
YELLOWWOOD ROAD,
STAPYLTON

Notes:

WARNING
BEWARE OF UNDERGROUND
SERVICES

Note that the location shown of existing underground services is indicative only and may not be accurate at the time of landscape works. No guarantee is given that all existing services are shown. Determination of the exact position and extent of underground services is the responsibility of the Contractor and is to be confirmed on site prior to commencement of work.

GENERAL NOTES

1. Before commencement of works it is the responsibility of the Landscape Contractor to label before you dig (ph. 1100 or ver 1100.co) information on services in the area shown on plan.
2. The Contractor shall verify the location and alignment of all services on site.
3. The Contractor shall be liable for any damage services during landscape works.
4. The Contractor shall verify the location of any existing trees shown to be retained and protect during works.
5. All trees shall be planted in locations shown plan.
6. Any change to plant species must have the approval of the Landscape Architect.
7. Trees shall be planted no less than the following distances from landscape elements:
 - Footpaths: 0.6m
 - Drives: 3.0m
 - Stormwater pipes & sewerage pits: 2.0m
 - Intersections: 10.0m
 - Service crossings: 2.0m
 - Gas & Electrical: 0.6m
 - Street lights: 7.5m
 - Stormwater inlet limit: 1m
8. Construction certification for all structural and non structural work must be provided prior to practical completion of works.

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Drawing Title:

LANDSCAPE TREE PLAN
PLAN
GENERAL ARRANGEMENT

C	20-06-26	FOR CONSTRUCTION
B	20-07-09	FOR INFORMATION
A	20-06-26	FOR OPW APPROVAL

Scale at A1: 1:1000

Designed: J. Swanepoel

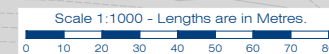
Drawn: J. Swanepoel

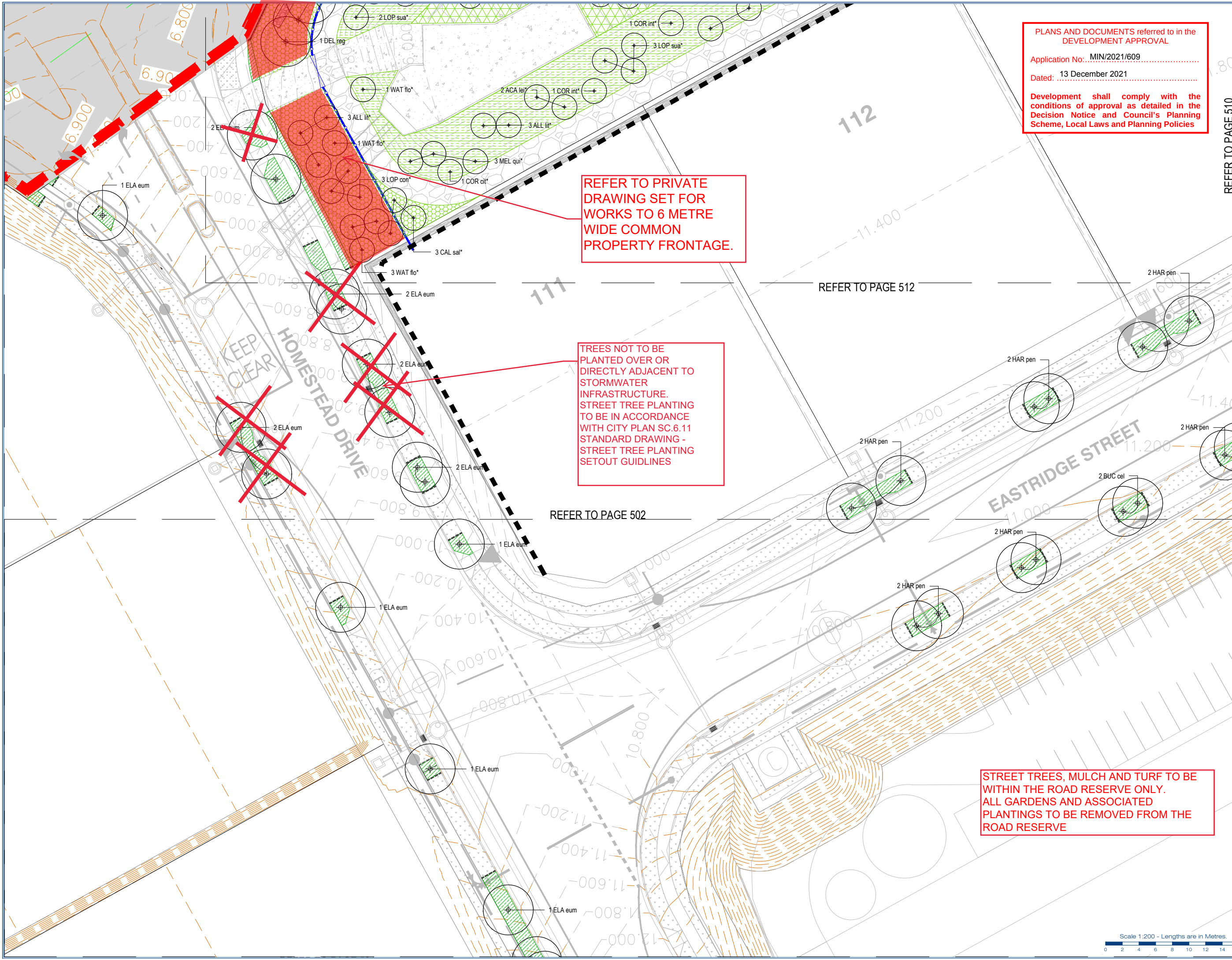
Checked:	M. Gassman
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Date: _____

	20-09-20
Drawing No:	Rev:

500





PLANS AND DOCUMENTS referred to in the DEVELOPMENT APPROVAL

Application No: MIN/2021/609

Dated: 13 December 2021

Development shall comply with the conditions of approval as detailed in the Decision Notice and Council's Planning Scheme, Local Laws and Planning Policies

REFER TO PRIVATE DRAWING SET FOR WORKS TO 6 METRE WIDE COMMON PROPERTY FRONTAGE.

TREES NOT TO BE PLANTED OVER OR DIRECTLY ADJACENT TO STORMWATER INFRASTRUCTURE. STREET TREE PLANTING TO BE IN ACCORDANCE WITH CITY PLAN SC.6.11 STANDARD DRAWING - STREET TREE PLANTING SETOUT GUIDELINES

STREET TREES, MULCH AND TURF TO BE WITHIN THE ROAD RESERVE ONLY. ALL GARDENS AND ASSOCIATED PLANTINGS TO BE REMOVED FROM THE ROAD RESERVE

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planning | environmental | landscape | engineering | survey
T: 0807 30231 | F: 0807 54611 | www.gassman.com.au
Access Business Park | 70 Business Street, Yatala QLD

Client:
FRASERS PROPERTY (AUSTRALIA) PTY. LTD.

Project:
**VANTAGE YATALA
STAGE 1 STREETScape**

Site Address:
**60 STAPYLTON JACOBS WELL
ROAD, STAPYLTON,
82 CHRISTENSEN ROAD,
STAPYLTON AND 31
YELLOWWOOD ROAD,
STAPYLTON**

Notes:

WARNING
BEWARE OF UNDERGROUND SERVICES

Note that the location shown of existing underground services is indicative only and may not be accurate at the time of landscape works. No guarantee is given that all existing services are shown.
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 - Stormwater pipes & sewerage pits: 2.0m
 - Intersections: 10.0m
 - Service crossings: 2.0m
 - Kerb & Channel: 0.6m
 - Street lights: 7.5m
 - Stormwater inlet lintel: 1m
- Construction certification for all structural elements is to be provided prior to practical completion being granted.

LEGEND

T1 - Turf	C1 - Garden Beds	Trees
B1 - Better Planting	Basin Mix 1	Basin Mix 2
Token Poles	SE - Spade Edge	Stage Boundary
Fence Type 2	Galvan Wall	Retaining by Soil

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Drawing Title:
**PLANTING PLAN
TREES**

Rev	Date	Description	By	App
1	28-09-20	FOR CONSTRUCTION	J. Swanepoel	J. Swanepoel
2	28-09-20	FOR CONSTRUCTION	J. Swanepoel	J. Swanepoel
3	28-09-20	FOR CONSTRUCTION	J. Swanepoel	J. Swanepoel

Scale at A1: 1:200

Designed:	J. Swanepoel
Drawn:	J. Swanepoel
Checked:	M. Gassman
Date:	28-09-20
Drawing No:	501
Rev. No:	C



**PLANS AND DOCUMENTS referred to in the
DEVELOPMENT APPROVAL**

Application No: MIN/2021/609

Dated: 13 December 2021

**Development shall comply with the
conditions of approval as detailed in the
Decision Notice and Council's Planning
Scheme, Local Laws and Planning Policies**

REFER TO PAGE 503

Scale 1:200 - Lengths are in Metres



REFER TO PAGE 502

Client:
FRASERS PROPERTY
(AUSTRALIA) PTY. LTD.

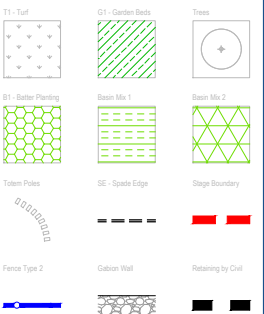
Project:
VANTAGE YATALA
STAGE 1 STREETScape
Site Address:
60 STAPYLTON JACOBS WELL
ROAD, STAPYLTON,
82 CHRISTENSEN ROAD,
STAPYLTON AND 31
YELLOWOOD ROAD,
STAPYLTON

Notes:
WARNING
BEWARE OF UNDERGROUND
SERVICES
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GENERAL NOTES

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6. Any change to plant species must have the approval of the Landscape Architect.
7. Trees shall be planted no less than the following distances from landscape elements:
 - Footpaths: 0.6m
 - Driveways: 3.0m
 - Stormwater pipes & sewerage pits: 2.0m
 - Intersections: 10.0m
 - Service crossings: 2.0m
 - Kerb & Channel: 0.6m
 - Street lights: 7.5m
 - Stormwater inlet intel: 1m
8. Construction certification for all structural elements is to be provided prior to practical completion being granted.

LEGEND



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Drawing Title:
PLANTING PLAN
TREES

Rev	Date	Description	By	Check
1	28-09-20	FOR CONSTRUCTION	JG	MS
2	28-09-20	FOR CONSTRUCTION	JG	MS
3	28-09-20	FOR CONSTRUCTION	JG	MS
4	28-09-20	FOR CONSTRUCTION	JG	MS

Scale at A1: **1:200**

Designed: **J. Swanepoel**

Drawn: **J. Swanepoel**

Checked: **M. Gassman**

Date: **28-09-20**

Drawing No: **503** Rev. No: **C**

STREET TREES, MULCH AND TURF TO BE
WITHIN THE ROAD RESERVE ONLY.
ALL GARDENS AND ASSOCIATED
PLANTINGS TO BE REMOVED FROM THE
ROAD RESERVE

TREES NOT TO BE
PLANTED OVER OR
DIRECTLY ADJACENT TO
STORMWATER
INFRASTRUCTURE.
STREET TREE PLANTING
TO BE IN ACCORDANCE
WITH CITY PLAN SC.6.11
STANDARD DRAWING -
STREET TREE PLANTING
SETOUT GUIDELINES

PLANS AND DOCUMENTS referred to in the
DEVELOPMENT APPROVAL

Application No: **MIN/2021/609**

Dated: **13 December 2021**

Development shall comply with the
conditions of approval as detailed in the
Decision Notice and Council's Planning
Scheme, Local Laws and Planning Policies

REFER TO PAGE 504

Scale 1:200 - Lengths are in Metres.
0 2 4 6 8 10 12 14 16

STREET TREES, MULCH AND TURF TO BE WITHIN THE ROAD RESERVE ONLY. ALL GARDENS AND ASSOCIATED PLANTINGS TO BE REMOVED FROM THE ROAD RESERVE

**TREES NOT TO BE
PLANTED OVER OR
DIRECTLY ADJACENT TO
STORMWATER
INFRASTRUCTURE.
STREET TREE PLANTING
TO BE IN ACCORDANCE
WITH CITY PLAN SC.6.11
STANDARD DRAWING -
STREET TREE PLANTING
SETOUT GUIDELINES**

~~REFER TO PAGE 505~~

**PLANS AND DOCUMENTS referred to in the
DEVELOPMENT APPROVAL**

Application No: MIN/2021/609

Dated: 13 December 2021

**Development shall comply with the
conditions of approval as detailed in the
Decision Notice and Council's Planning
Scheme, Local Laws and Planning Policies**

Scale 1:200 - Lengths are in Metres.

STREET TREES, MULCH AND TURF TO BE WITHIN THE ROAD RESERVE ONLY.
ALL GARDENS AND ASSOCIATED PLANTINGS TO BE REMOVED FROM THE ROAD RESERVE

Client:
FRASERS PROPERTY
(AUSTRALIA) PTY. LTD.

Project:
VANTAGE YATALA
STAGE 1 STREETScape
Site Address:
60 STAPYLTON JACOBS WELL
ROAD, STAPYLTON,
82 CHRISTENSEN ROAD,
STAPYLTON AND 31
YELLOWWOOD ROAD,
STAPYLTON

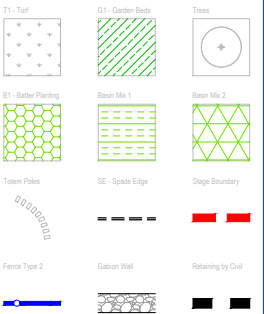
Notes:
WARNING
BEWARE OF UNDERGROUND
SERVICES

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GENERAL NOTES

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 - Driveways: 3.0m
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 - Intersections: 10.0m
 - Service crossings: 2.0m
 - Kerb & Channel: 0.6m
 - Street lights: 7.5m
 - Stormwater inlet intel: 1m
- Construction certification for all structural elements is to be provided prior to practical completion being granted.

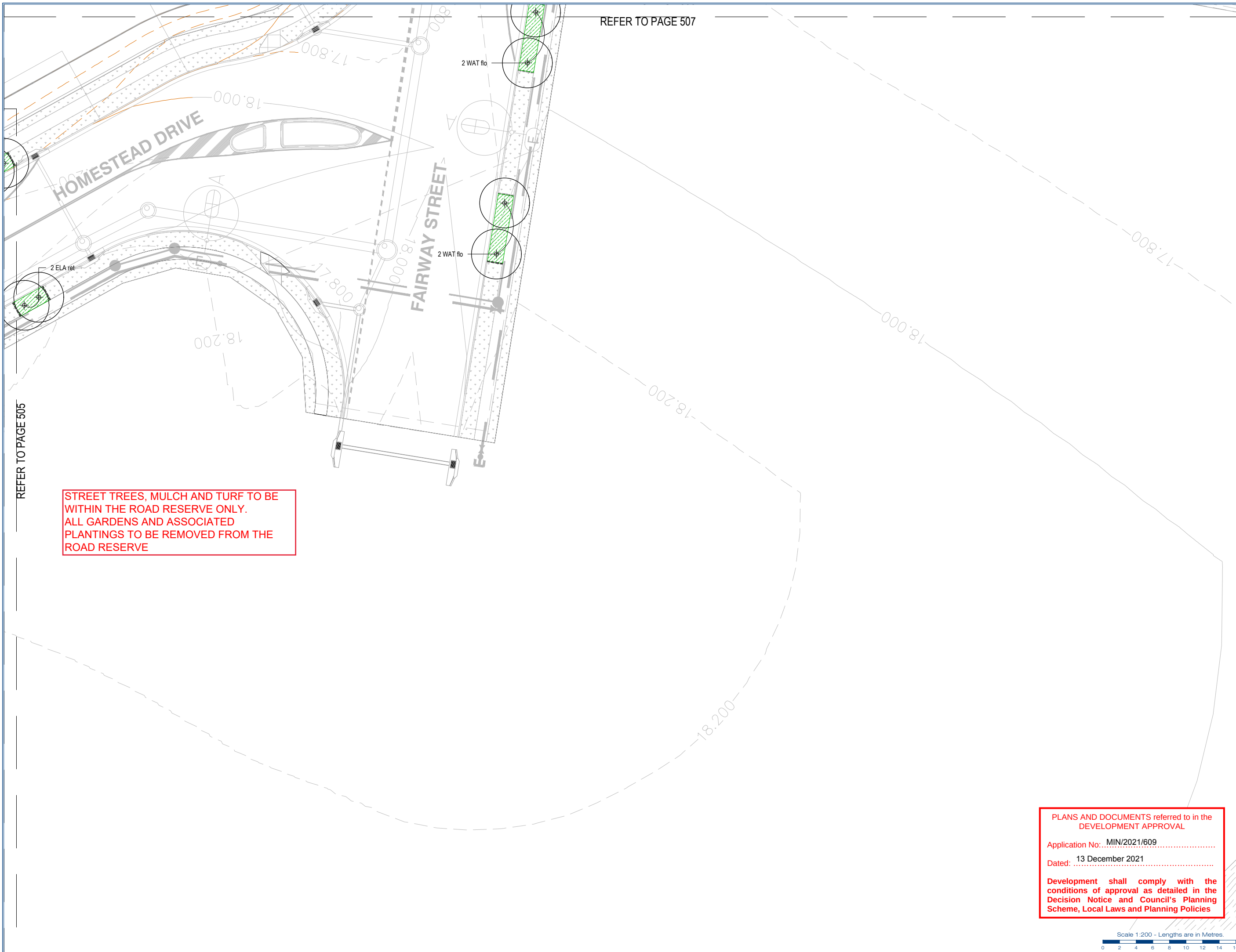
LEGEND



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Drawing Title:
PLANTING PLAN
TREES

Rev	Date	Description	By	Appr
	</			



STREET TREES, MULCH AND TURF TO BE WITHIN THE ROAD RESERVE ONLY. ALL GARDENS AND ASSOCIATED PLANTINGS TO BE REMOVED FROM THE ROAD RESERVE

REFER TO PAGE 508

TREES NOT TO BE
 PLANTED OVER OR
 DIRECTLY ADJACENT TO
 STORMWATER
 INFRASTRUCTURE.
 STREET TREE PLANTING
 TO BE IN ACCORDANCE
 WITH CITY PLAN SC.6.11
 STANDARD DRAWING -
 STREET TREE PLANTING
 SETOUT GUIDLINES

PLANS AND DOCUMENTS referred to in the
DEVELOPMENT APPROVAL

Application No: MIN/2021/609

Dated: 13 December 2021

Development shall comply with the conditions of approval as detailed in the Decision Notice and Council's Planning Scheme, Local Laws and Planning Policies

REFER TO PAGE 506

Scale 1:200 - Lengths are in Metres.



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planning | environment | landscape | engineering | survey

T: 3807 3333 | F: 3287 5461 | www.gassman.com.au

Access Business Park | 76 Business Street, Yatala QLD

Client:

FRASERS PROPERTY
(AUSTRALIA) PTY. LTD

Project: VANTAGE YATALA
STAGE 1 STREETScape

Site Address: 60 STAPYLTON JACOBS WELL
ROAD, STAPYLTON,
82 CHRISTENSEN ROAD,
STAPYLTON AND 31
YELLOWWOOD ROAD,
STAPYLTON

Notes:

WARNING
BEWARE OF UNDERGROUND
SERVICES

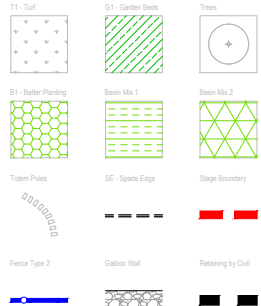
Note that the location shown of existing underground services is indicative only and may not be accurate at the time of landscape works. No guarantee is given that all existing services are shown.

Determination of the exact position and extent of underground services is the responsibility of the Contractor and is to be confirmed on site prior to commencement of work.

GENERAL NOTES

1. Before commencement of works it is the responsibility of the Landscape Contractor to contact the Council on 01223 31100 or web: 1100.com.au for information on services in the area shown on the plan.
2. The Contractor shall verify the location and depth of all services prior to commencing on site.
3. The Contractor shall be liable for any damage to services during landscape works.
4. The Contractor shall verify the location of any underground services shown to be retained and protect them during works.
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 - Stormwater pipes & sewerage pits: 2.0m
 - Intersections: 3.0m
 - Service crossings: 2.0m
 - Kerb & Channel: 0.6m
 - Street lights: 7.5m
 - Stormwater inlet lintel: 1m
8. Construction certification for all structural elements is to be provided prior to practical completion being

LEGEND



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Drawing Title:

PLANTING PLAN
TREES

C	22-09-28		FOR CONSTRUCTION	J5	M
B	20-07-29		FOR INFORMATION	J6	M
A	25-06-26		FOR CPW APPROVAL	J5	M

Scale at A1: 1:200

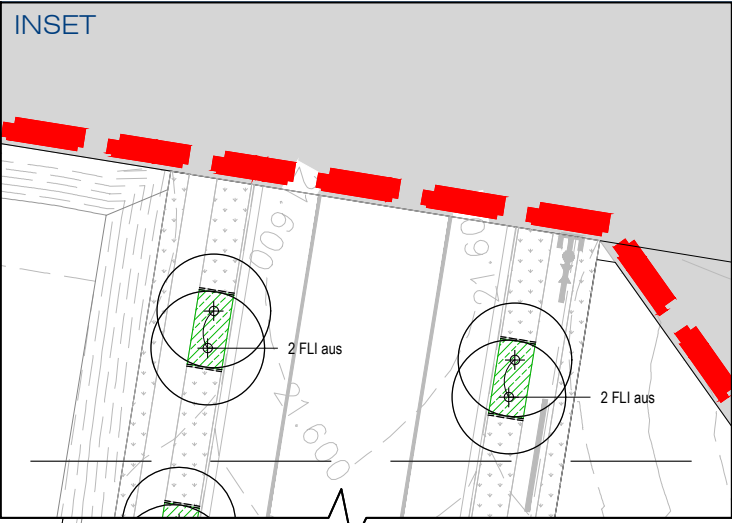
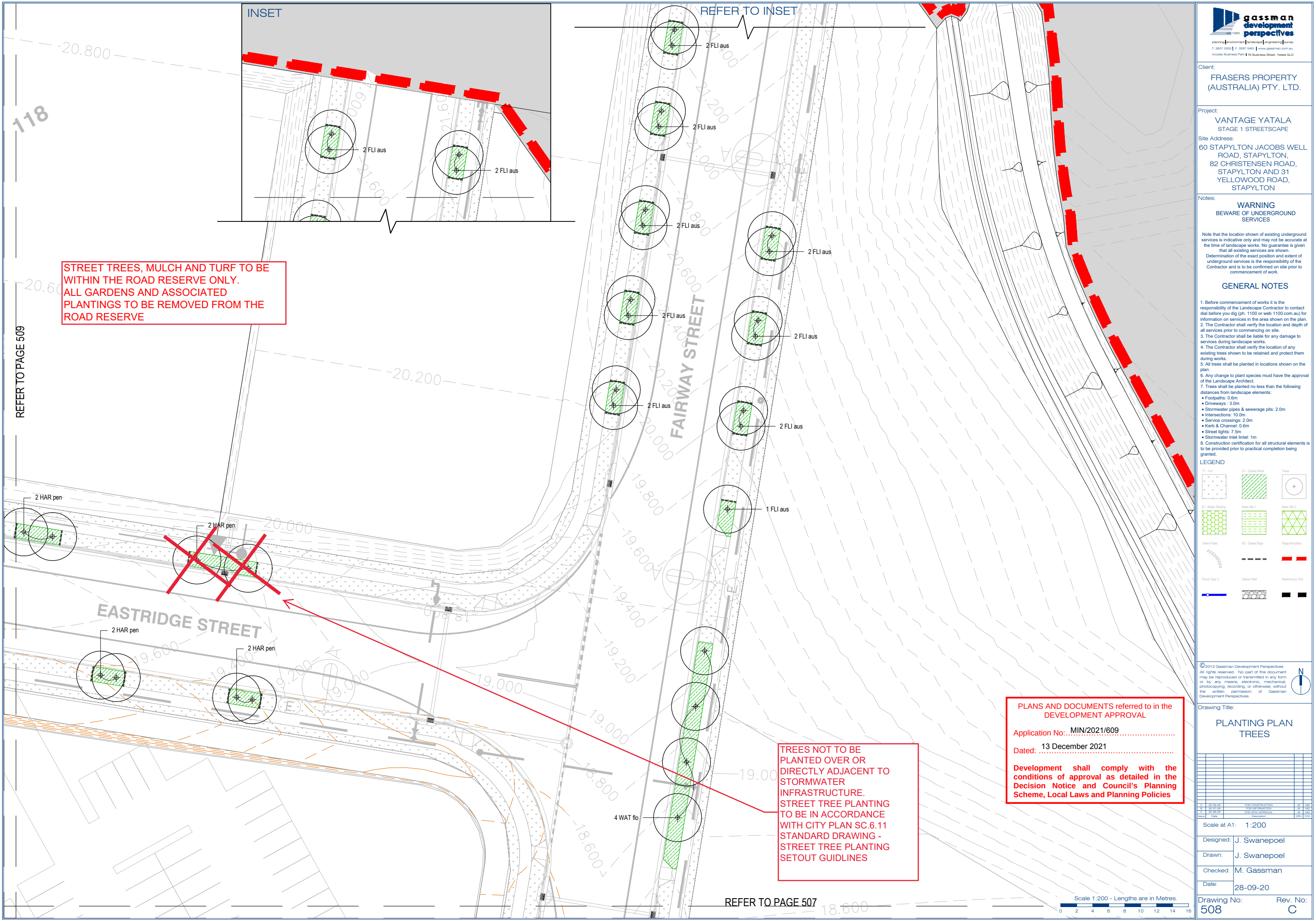
Designed: J. Swanepoel

Drawn: J. Swanepoel

Checked:	M. Gassman
----------	------------

Date: 28-09-20

Drawing No: 507 Rev. No: C



REFER TO INSET

STREET TREES, MULCH AND TURF TO BE WITHIN THE ROAD RESERVE ONLY. ALL GARDENS AND ASSOCIATED PLANTINGS TO BE REMOVED FROM THE ROAD RESERVE

TREES NOT TO BE PLANTED OVER OR DIRECTLY ADJACENT TO STORMWATER INFRASTRUCTURE. STREET TREE PLANTING TO BE IN ACCORDANCE WITH CITY PLAN SC.6.11 STANDARD DRAWING - STREET TREE PLANTING SETOUT GUIDELINES

PLANS AND DOCUMENTS referred to in the DEVELOPMENT APPROVAL
Application No: MIN/2021/609
Dated: 13 December 2021
Development shall comply with the conditions of approval as detailed in the Decision Notice and Council's Planning Scheme, Local Laws and Planning Policies

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planning | environment | landscape | engineering | survey
T: 3807 3333 | F: 3267 5461 | www.gassman.com.au
Access Business Park | 70 Business Street, Yatala QLD

Client:
FRASERS PROPERTY (AUSTRALIA) PTY. LTD.

Project:
**VANTAGE YATALA
STAGE 1 STREETScape**

Site Address:
**60 STAPYLTON JACOBS WELL
ROAD, STAPYLTON,
82 CHRISTENSEN ROAD,
STAPYLTON AND 31
YELLOWWOOD ROAD,
STAPYLTON**

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 - Intersections: 10.0m
 - Service crossings: 2.0m
 - Kurb & Channel: 0.6m
 - Street lights: 7.5m
 - Stormwater inlet intel: 1m
- Construction certification for all structural elements is to be provided prior to practical completion being granted.

LEGEND

T1 - Turf	G1 - Garden Beds	Trees
B1 - Better Planting	Basin Mix 1	Basin Mix 2
Token Poles	SE - Spade Edge	Stage Boundary
Fence Type 2	Galvan Wall	Retaining by Curb

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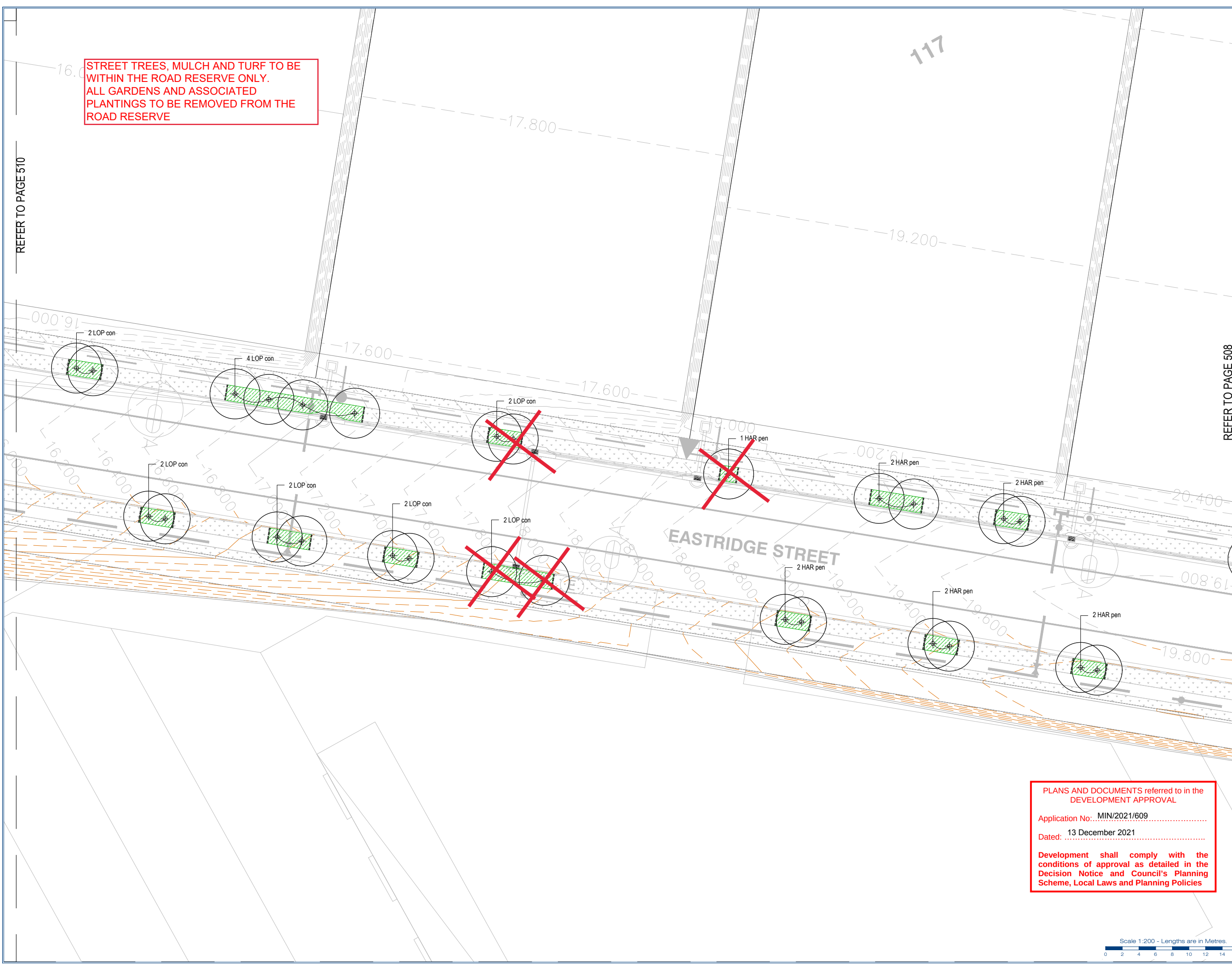
Drawing Title:
**PLANTING PLAN
TREES**

1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	23	24	25	26	27	28	29	30	31	32	33	34	35	36	37	38	39	40	41	42	43	44	45	46	47	48	49	50	51	52	53	54	55	56	57	58	59	60	61	62	63	64	65	66	67	68	69	70	71	72	73	74	75	76	77	78	79	80	81	82	83	84	85	86	87	88	89	90	91	92	93	94	95	96	97	98	99	100
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Scale at A1: 1:200

Designed:	J. Swanepoel
Drawn:	J. Swanepoel
Checked:	M. Gassman
Date:	28-09-20

Drawing No: 508
Rev. No: C



gassman
development
perspectives

planning | environment | landscape | engineering | survey
T: 3807 3333 | F: 3267 5461 | www.gassman.com.au
Access Business Park | 70 Business Street, Yatala QLD

Client:
FRASERS PROPERTY (AUSTRALIA) PTY. LTD.

Project:
**VANTAGE YATALA
STAGE 1 STREETSCAPE**

Site Address:
**60 STAPYLTON JACOBS WELL
ROAD, STAPYLTON,
82 CHRISTENSEN ROAD,
STAPYLTON AND 31
YELLOWWOOD ROAD,
STAPYLTON**

Notes:

WARNING
BEWARE OF UNDERGROUND SERVICES

Note that the location shown of existing underground services is indicative only and may not be accurate at the time of landscape works. No guarantee is given that all existing services are shown.
Determination of the exact position and extent of underground services is the responsibility of the Contractor and is to be confirmed on site prior to commencement of work.

GENERAL NOTES

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LEGEND

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Drawing Title:
**PLANTING PLAN
TREES**

Rev	Description	Date
1	FOR CONSTRUCTION	28-09-20
2	FOR APPROVAL	28-09-20

Scale at A1: 1:200

Designed:	J. Swanepoel
Drawn:	J. Swanepoel
Checked:	M. Gassman
Date:	28-09-20

Drawing No: 509
Rev. No: C

REFER TO PAGE 509

3 WAT flo

STREET TREES, MULCH AND TURF TO BE
WITHIN THE ROAD RESERVE ONLY.
ALL GARDENS AND ASSOCIATED
PLANTINGS TO BE REMOVED FROM THE
ROAD RESERVE

Development shall comply with the conditions of approval as detailed in the Decision Notice and Council's Planning Scheme, Local Laws and Planning Policies

Scale 1:200 - Lengths are in Metres



Client

FRASERS PROPERTY
(AUSTRALIA) PTY. LTD.

Project:

VANTAGE YATALA
STAGE 1 STREETSCAPE

Site Address:
60 STAPYLTON JACOBS WELL
ROAD, STAPYLTON,
82 CHRISTENSEN ROAD,
STAPYLTON AND 31
YELLOWWOOD ROAD,
STAPYLTON

Notes:

Notes:

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SERVICES

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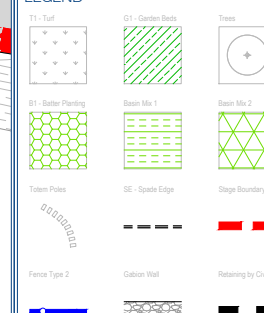
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granted.

LEGEND



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Drawing Title:

PLANTING PLAN TREES

[illegible]

Scale at A1: 1:200

Designed:	J. Swanepoel
-----------	--------------

Drawn:	J. Swanepoel
--------	--------------

Checked:	M. Gassman
----------	------------

Date: 28-09-20

Drawing No:	Rev. No:
511	C

PLANS AND DOCUMENTS referred to in the
DEVELOPMENT APPROVAL

Application No: MIN/2021/609

Dated: 13 December 2021

Development shall comply with the conditions of approval as detailed in the Decision Notice and Council's Planning Scheme, Local Laws and Planning Policies

FENCE TO BE INSTALLED
ON BOUNDARY BETWEEN
PUBLIC AND PRIVATE
LAND. FENCE TO BE AS
PER CONDITION 14.

STREET TREES, MULCH AND TURF TO BE
WITHIN THE ROAD RESERVE ONLY.
ALL GARDENS AND ASSOCIATED
PLANTINGS TO BE REMOVED FROM THE
ROAD RESERVE

REFER TO PAGE 510

Scale 1:200 - Lengths are in Metres.



PLANS AND DOCUMENTS referred to in the
DEVELOPMENT APPROVAL

Application No: MIN/2021/609

Dated: 13 December 2021

Development shall comply with the
conditions of approval as detailed in the
Decision Notice and Council's Planning
Scheme, Local Laws and Planning Policies

MAINTENANCE ACCESS
TRACK TO BE
CONSTRUCTED FROM
ROAD BASE OR GRAVEL

FENCE TO BE INSTALLED
ON BOUNDARY BETWEEN
PUBLIC AND PRIVATE
LAND. FENCE TO BE AS
PER CONDITION 14.

REFER TO PRIVATE
DRAWING SET FOR WORKS
TO 6 METRE WIDE
COMMON PROPERTY
FRONTAGE.

STREET TREES, MULCH AND TURF TO BE
WITHIN THE ROAD RESERVE ONLY.
ALL GARDENS AND ASSOCIATED
PLANTINGS TO BE REMOVED FROM THE
ROAD RESERVE

Client:

**FRASERS PROPERTY
(AUSTRALIA) PTY. LTD.**

Project:

**VANTAGE YATALA
STAGE 1 STREETScape**

Site Address:

**60 STAPYLTON JACOBS WELL
ROAD, STAPYLTON,
82 CHRISTENSEN ROAD,
STAPYLTON AND 31
YELLOWWOOD ROAD,
STAPYLTON**

Notes:

**WARNING
BEWARE OF UNDERGROUND
SERVICES**

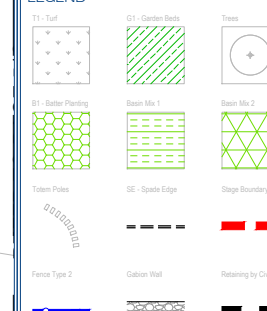
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LEGEND



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Drawing Title:

**PLANTING PLAN
TREES**

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Scale at A1: 1:200

Designed: J. Swanepoel

Drawn: J. Swanepoel

Checked: M. Gassman

Date: 28-09-20

Drawing No:
512

Rev. No:
C



Client:

**FRASERS PROPERTY
(AUSTRALIA) PTY. LTD.**

Project:

**VANTAGE YATALA
STAGE 1 STREETScape**

Site Address:

**60 STAPYLTON JACOBS WELL
ROAD, STAPYLTON,
82 CHRISTENSEN ROAD,
STAPYLTON AND 31
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STAPYLTON**

Notes:

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Associated Consultants:

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Drawing Title:

LANDSCAPE DETAILS

Scale at A1: **AS SHOWN**

Designed: **J. Swanepoel**

Drawn: **J. Swanepoel**

Checked: **M. Gassman**

Date: **28-09-20**

Drawing No: **902** Rev. No: **B**

HEAVY MATERIAL JUTE NETTING TO BE FIXED TO BATTER SLOPE OVER MULCH IN ACCORDANCE WITH MANUFACTURES RECOMMENDATIONS

PLANTING, REFER TO PLANTING PLANS AND PLANT SCHEDULE

LEVEL SILL FOR PLANTING TO CREATE DISH FOR WATER RETENTION

ADJACENT TREATMENT AS PER LANDSCAPE PLANS

IMPORTED TOPSOIL AS SPECIFIED
CULTIVATED SUBGRADE AS SPECIFIED

EXISTING SUBGRADE

C TYPICAL BATTER DETAIL
901 1:10

Scale 1:10 - Lengths are in Metres.
0 0.1 0.2 0.3 0.4 0.5 0.6 0.7 0.8

75mm TUBESTOCK
MULCH AS SPECIFIED
RIPLINE - CULTIVATE SUBGRADE TO 300mm DEPTH
ONE 'TREESTART' SACHET WITHIN 2.5cm OF STEM SLIGHTLY BELOW THE SURFACE

B TUBE STOCK DETAIL
901 1:10

Scale 1:10 - Lengths are in Metres.
0 0.1 0.2 0.3 0.4 0.5 0.6 0.7 0.8

BIORETENTION BASE VARIES

BIORETENTION BATTER VARIES

TREE PLANTING REFER TO LANDSCAPE PLANS FOR SPECIES AND LOCATIONS

SUGAR CANE MULCH TO BIO-RETENTION SECURED WITH JUTE NETTING OR APPROVED EQUIVALENT IF REQUIRED AS SPECIFIED

TOPSOIL AS SPECIFIED

REFER TO LANDSCAPE PLANS FOR SPECIES AND LOCATIONS

SUGAR CANE MULCH TO BIO-RETENTION AS SPECIFIED

FILTER MEDIA - LOAMY SAND TO SUPPORT TREE PLANTING AS PER ENGINEERS DETAILS

TRANSITION LAYER AS PER ENGINEERS DETAILS

SUBSURFACE DRAINAGE AS PER ENGINEERS DETAILS

C TYPICAL BIO RETENTION BATTER
902 1:10

Scale 1:10 - Lengths are in Metres.
0 0.1 0.2 0.3 0.4 0.5 0.6 0.7 0.8

PLANS AND DOCUMENTS referred to in the DEVELOPMENT APPROVAL

Application No: MIN/2021/609

Dated: 13 December 2021

Development shall comply with the conditions of approval as detailed in the Decision Notice and Council's Planning Scheme, Local Laws and Planning Policies

200MM X 100MM TREATED HARDWOOD BOLLARD

SLOPE CONCRETE AWAY FROM POST TO CREATE MOWING STRIP

CONCRETE FOUNDATION N25 GRADE

COMPACTED ROAD BASE

D GCCC STANDARD TIMBER BOLLARD
902 1:10

Scale 1:10 - Lengths are in Metres.
0 0.1 0.2 0.3 0.4 0.5 0.6 0.7 0.8



Scale 1:20 - Lengths are in Metres.

**PLANS AND DOCUMENTS referred to in the
DEVELOPMENT APPROVAL**

Application No: MIN/2021/609

Dated: 13 December 2021

**Development shall comply with the
conditions of approval as detailed in the
Decision Notice and Council's Planning
Scheme, Local Laws and Planning Policies**