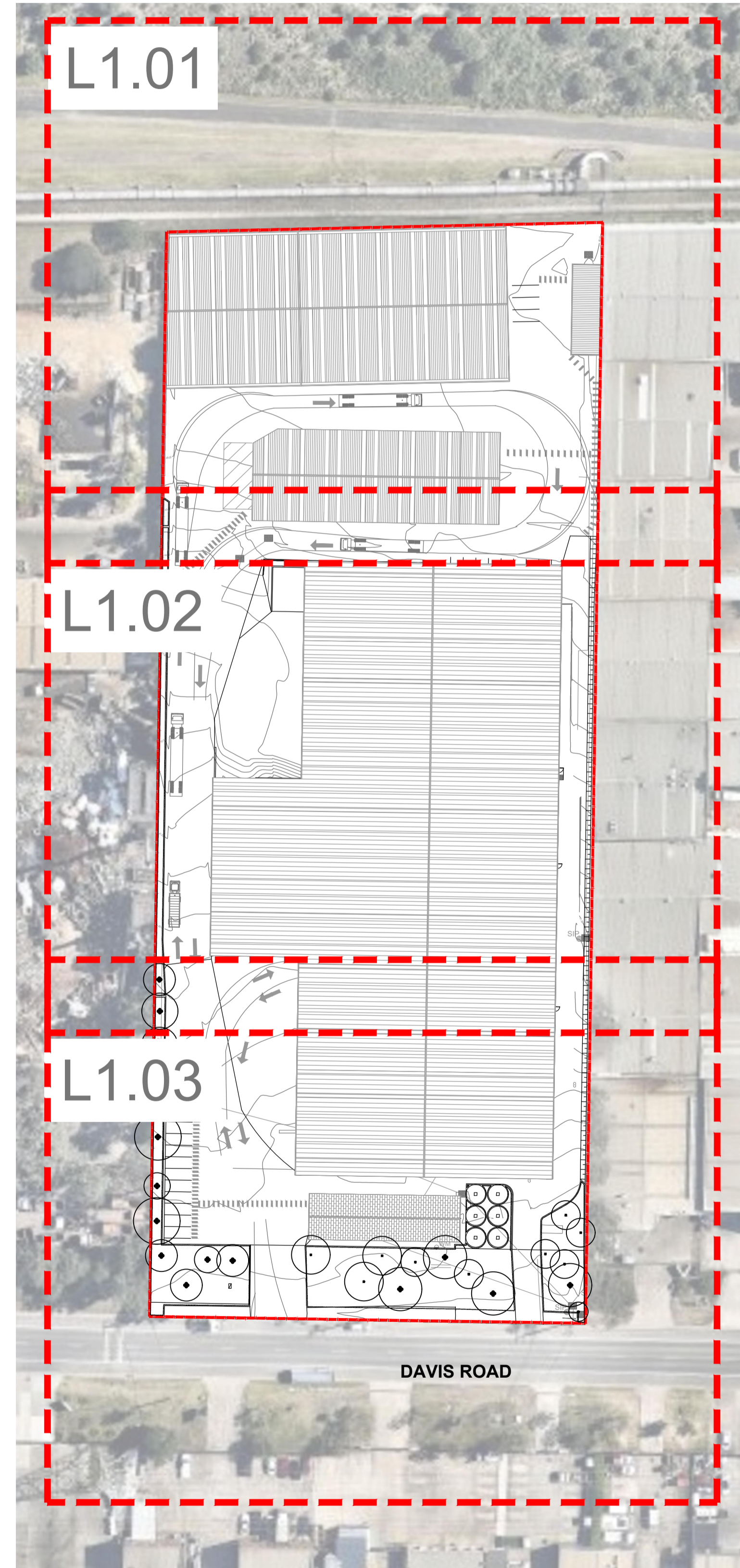


GREENSPOT RESOURCE CENTRE

24 DAVIS ROAD, WETHERILL PARK

LANDSCAPE DOCUMENTATION

SHEET PLAN 1:750



LEGEND 1:100

General

Extent of works

Softscape

- Existing tree To be retained
- Tree Refer Planting Schedule
- Planting area Type 1

NOTES

- 1.0 These drawings must be read in conjunction with drawing packages from the consultant team including all engineering drawings and architectural drawings.
- 2.0 Do not scale from these drawings - use figured dimensions.
- 3.0 Services
Verify the 'as built' location of all existing services before excavation works are started. Services shown are indicative only.
- 4.0 Surface levels
final surface levels to be verified on site. All adjacent surfaces are to be level and flush unless stated or documented otherwise.
- 5.0 Falls
all pavement, planting & turf areas to be graded evenly. Ponding is unacceptable.
- 6.0 Materials & finishes
Refer schedule materials & finishes in specification for all elements contained within these drawings.
- 7.0 Design for access and mobility
All external works to comply with as 1428 parts 1 & 4. Longitudinal grades no steeper than 1 in 20 and crossfall grades no steeper than 1 in 40.
- 8.0 Planting
Refer planting schedule.
- 9.0
The landscape plan has been design in accordance with with the Fairfield City Council Development Control Plan 2013

PLANT SCHEDULE

CODE	BOTANICAL NAME	COMMON NAME	MIN POTSIZE	MIN INSTALL HTxSPRD (CAL)	CLEAR TRUNK	SPACING	STAKE/GUY	QTY
TREES								
AGO fle	AGONIS flexuosa	Willow Myrtle	75L	2500x1000mm	-	-	Y	3
BRA ace	BRACHYCHITON ACERIFOLIUS	Flame Tree	75L	3000x1000mm	-	-	Y	2
MEL dec	MELALEUCA decora	White Cloud Tree	75L	3000x1000mm	-	-	Y	5
WAT flo	WATERHOUSIA florabuna	Weeping Lilli Pilli	75L	2500x1000mm	-	-	Y	5
GROUNDCOVERS								
ANI sp.	ANIGOZANTHOS sp.	Kangaroo Paw	140mm	-	-	4/m2	-	702
CAR gla	CARPOBROTUS glaucescens	Pig face	140mm	-	-	4/m2	-	702
DIA cae	DIANELLA caerulea	Blue Flax Lily	140mm	-	-	4/m2	-	702
DOR pal	DORYANTHES palmeri	Giant Spear Lily	140mm	-	-	4/m2	-	702
GAH cla	GAHNIA clarkei	Saw Hedge	140mm	-	-	4/m2	-	702
MYO par	MYOPORUM pavifolium	Dwarf Native Myrtle	140mm	-	-	4/m2	-	702
LOM tan	LOMANDRA longifolia 'tanika'	Mat Rush	140mm	-	-	4/m2	-	702

DRAWING SCHEDULE

DWG No.	Drawing Title
L0.01	Cover Sheet
L0.02	Specification Notes
L1.01	External Works
L1.02	External Works
L1.03	External Works
L2.01	Details

MATERIALS & FINISHES

Code / Item	Manuf	Requirements
Soils		
To Planting Areas		300mm depth Imported Topsoil to AS4419 table 1 Water retention additive: Hydrocell flakes 30% by volume combined with imported soil blend
Fertiliser		
Planting Areas		Each Plant: N.P.K. Ratio 20:4.3:4.1 Apply as per manuf. recommendations. Min. 2 tablets per plant. Agriform 10gm Tablets or similar General - Prior to placing mulch Apply 'dynamic lifter' at manfu. recommended rate
Mulch		
Mulch type 1		Type: 75mm depth of 25mm Hardwood Chip Mulch to all planter beds unless otherwise specified
Irrigation		
Irrigation drip system to be provided and connected to rainwater tank		
Establishment / Maintenance		
All planting and turf areas and all other elements		
All planting and turf areas and all other landscape elements		12 weeks
X-Ground Stock		52 weeks

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client	BETTERGROW PTY LTD T/A GREENSPOT
project name	GREENSPOT RESOURCE CENTRE
project location	24 DAVIS ROAD, WETHERILL PARK
title	COVER SHEET
scale	AS SHOWN
project number	127695-1
drawing number	L0.01
rev	B
northpoint	

SPECIFICATION NOTES

SCOPE OF WORK

The work includes the organisation for and supply of all relevant labour, materials, plant and equipment as required to execute the works. The scope of work (to be confirmed with the builder) includes but is not limited to the following:

1. Trimming of areas to be landscaped
2. Removal of deleterious material
3. Cultivation
4. Supply and spreading of additives
5. Topsoil
6. Design and installation of automatic irrigation system
7. Planting
8. Mulching
9. Maintenance

EARTHWORKS

Earthworks shall involve the removal of existing compacted material, the cultivation of subsoil, the supply and mixing in of additives, the supply and spreading of topsoil and the fine grading of such soil and existing soil profiles to all landscaped areas to form the finished levels and profiles.

Install all surfaces with falls of minimum 3% away from the existing buildings, to edges or kerbs as required, to ensure drainage of surface water to the drainage systems around the site.

Finished surfaces shall finish flush with existing pits, covers, kerbs, edges and adjacent surfaces.

Preparation

Eradicate all weeds using environmentally acceptable methods, such as non-residual glyphosate herbicide in any of its registered formulae, at the recommended maximum rate.

Maintain all areas in a weed free state for the duration of the contract and Plant Establishment periods.

Removing compacted material

Excavate and remove from site compacted fill resulting from the building works. Cultivate to 300mm depth all pre existing site material that has been compacted during construction.

Existing site topsoil

Where possible, re-use existing topsoil from site stockpile. Combine the following additives:

All areas to be planted shall receive a 100mm layer of aged mill mud and pelletized chicken manure at the rate of 2kg/m², thoroughly combined into soil.

All deleterious material including rocks larger than 50mm diam., rubbish, builder's rubble, sticks, roots, weeds and spillage are to be removed.

Import and spread topsoil

Import and spread premium topsoil mix to make up deficiencies as required and appropriate. Soil shall be free of weeds. Finished soil levels shall allow for mulch to finish 20mm below edges as specified herein.

Imported topsoil shall be Pioneer Garden Soil Mix GM1 SMS or approved equivalent.

MULCH

Mulch to planting areas shall be approved hardwood chip mulch free of soil, stones, weeds, rubbish or any other deleterious materials. Spread mulch to garden bed areas to a depth of 100mm, to finish 20mm below adjacent surfaces. Keep mulch clear of plant stems. Spread mulch following planting and watering in. Avoid mixing of soil and mulch materials.

Do not use recycled garden mulch.

STAKES AND TIES

All trees and shrubs 25L or over shall be staked and tied.

SURFACE DRAINAGE

Refer engineers drawing for finished levels.

ROOT BARRIER

Refer to Local Government Regulations. Root Barrier to be installed against back of kerb 600mm minimum depth. No more than 20mm below the Surface. 4m in length, 2m either side of the street tree. prior to back fill to satisfaction of engineers.

PLANTING AREAS

Cultivate insitu soil to 300mm and incorporate additives as specified above as required. Import topsoil as necessary. Finished soil depth to all garden areas shall be 300mm crowned towards centre of beds ensuring positive falls to drainage structures. Use 'Agriform' 10g fertilizer tablets to base of all plant root balls at manufacturer's recommended rate.

PLANTS

Provide plants with the following characteristics:

1. Large healthy root systems, with no evidence of root curl, restriction or damage.
2. Vigorous well-established stock free from pests and diseases, of good form consistent with the pot size, species or variety.
3. Hardened off, not soft or forced, and suitable for planting in the natural climatic conditions prevailing at the site.

Label at least one plant from each species in a batch with a durable, readable tag. Plant stock immediately after it is delivered to site. For stock 25L and over, including ex-ground ~ excavate a hole twice the diameter of the root ball and at least 100mm deeper than the root ball. Loosen compacted sides and base of holes to prevent confinement of root growth. Fill all holes to half depth with water in advance of planting, allowing time for water to soak away. After planting, fill hole with amended/imported soils.

CONDUITS

The contractor is responsible for co-ordination with the building contractor to ensure that conduits under proposed paved or concreted areas have been installed. Conduits for irrigation purposes shall be 90mm PVC pipe - top min. 250mm below finished surface levels.

NOTE:

The contractor shall provide a plan of the proposed system prior to commencement of work. At Practical Completion, an as built plan (dimensioned) shall be provided showing all pipework, wiring layout and the correct location of all equipment associated with the irrigation system.

PLANTING ESTABLISHMENT

Establish and maintain the works for a period of thirteen (13) weeks from the Date of Practical Completion.

Establishment shall include the care of the contract areas by accepted horticultural practices, as well as rectifying any defects that become apparent in the works under normal 'use'. This shall include, but not be limited to, the following works:

- Repair and/or replace any defects due to failure and/or inferior quality materials and/or workmanship,
- Replace plants that have failed and/or have been damaged or died,
- Weed and pest control,
- Maintain all landscape areas in a neat and tidy condition at all times,
- Maintain fertilising and pruning as required,
- Check and adjust levels to attain those specified by addition or removal of mulch and/or topsoil.

All planted beds are to be weeded to maintain same in a grass and weed free condition. Carry out any other work that is specified or is necessary to establish the landscape works in a first class condition

DEFECTS LIABILITY

For all materials and workmanship will extend for a period of 52 weeks from date of practical completion.

MAINTENANCE PROGRAMME

SHRUBS AND TREES

Pruning

Prior to pruning works, the Contractor, after consultation with the Superintendent, shall determine the finished design character of the planting areas.

In general, tip prune all shrubs and trees to ensure a dense and bushy appearance. Remove any overhanging branches or foliage that prevents proper function of a space, eg pathways, seating areas, etc. Thin out and remove from site those plants that may inhibit or injure the growth of surrounding plants.

Pruning and tree surgery operations shall be carried out generally in accordance with attachment C.

Fertilising

Soil testing is to be done twice a year and should include taking samples from planting beds. The fertilising programme shall be based on the soil testing results.

Fertilising should be designed to maintain a healthy a growth pattern. To obtain this, a balance of both natural and synthetic fertiliser should be used.

Weed Control

Remove all weeds from all planting areas as often as necessary to maintain a continuous weed-free environment. All removed weed debris shall be removed from the site.

Where weeds are growing close to ornamental plants care should be taken when applying herbicides. The best method may be hand removal.

Persistent weeds such as nutgrass or couch may require herbicides. Paint the weeds with undiluted herbicide containing glyphosphate ("Zero" or "Roundup"). These products work by being absorbed through the leaves, stems, etc. of the plant, and killing the root system. They should be applied to 'healthy' green parts of the plant (leaves, not dry woody stems) to allow maximum absorption into the system.

Note, however that "Zero" and "Roundup" are non-selective, meaning that they will kill most plants they come in contact with. Care must be taken not to let the herbicides contact ornamental plants. If this occurs the affected area of the plant should be thoroughly rinsed with water.

Herbicides should not be applied within 12 hours of impending rain.

When spraying herbicides, these should be diluted with clean water to the manufacturer's directions. A hood or cone should be fitted over the nozzle of the spray wand in order to prevent drifting onto ornamental plants. Spraying should not be carried out on windy days. Should herbicide accidentally drift onto the green tissue (leaves, green stems etc) of non-target, ornamental species, the affected area should be immediately and thoroughly rinsed with water.

The "Cut-Stump" Method

Large woody weeds such as Groundsel and persistent climbing weeds, such as Cat's Claw and Morning Glory, should be cut off at approximately 30 mm above ground level. Undiluted "Roundup" should then be immediately applied to the remaining stump. A smaller dropper bottle, clearly labelled 'Poison - Roundup' is ideal for this purpose. This is known as the "Cut-Stump" method. Any suckering from treated plants should be sprayed with "Roundup", as for other weeds.

Pest and Disease Control

Any spraying should only be undertaken when the insect, mite and scale has been positively identified and when their populations have increased to a point that will become detrimental to plant growth or is considered necessary by the Superintendent. Notify the Superintendent of any infestations for damage. Attachment B may be used as a reference to insect and disease identification, control measures and precautions.

Litter Removal

The Contractor during the maintenance process shall remove any litter or rubbish from the gardens or turf areas. It is important that the site is kept clear of litter so that it will not detract from the appearance of the landscape.

Mulched Surfaces

Mulched Areas should be inspected monthly to determine mulch requirements. Generally a minimum depth of 75 mm cover should be maintained. However, mulch should be kept 30 mm from the stems of shrubs or trees to prevent the possibility of collar rot. Special care when re-mulching should be given to maintaining original ground levels around the base of plants.

Stakes and Ties

ADJUST: Adjust stakes and ties where necessary.

REMOVING: Where plants are robust with well developed systems and are strong enough to no longer require support, stakes and ties shall be removed. If left unattended for long periods of time stakes and ties may cause damage to the stems or branches of the tree or shrub. Regular checks should be made to ensure that damage to the plant is not occurring.

STAKING: Where plants are unable to be self supported or where stakes are damaged, plants shall be staked or restaked.

Plant Replacements


The contractor shall allow for all plant replacements as necessary including additional plants to maintain plant densities as part of the design intent.

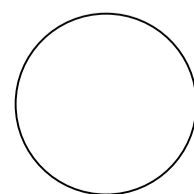
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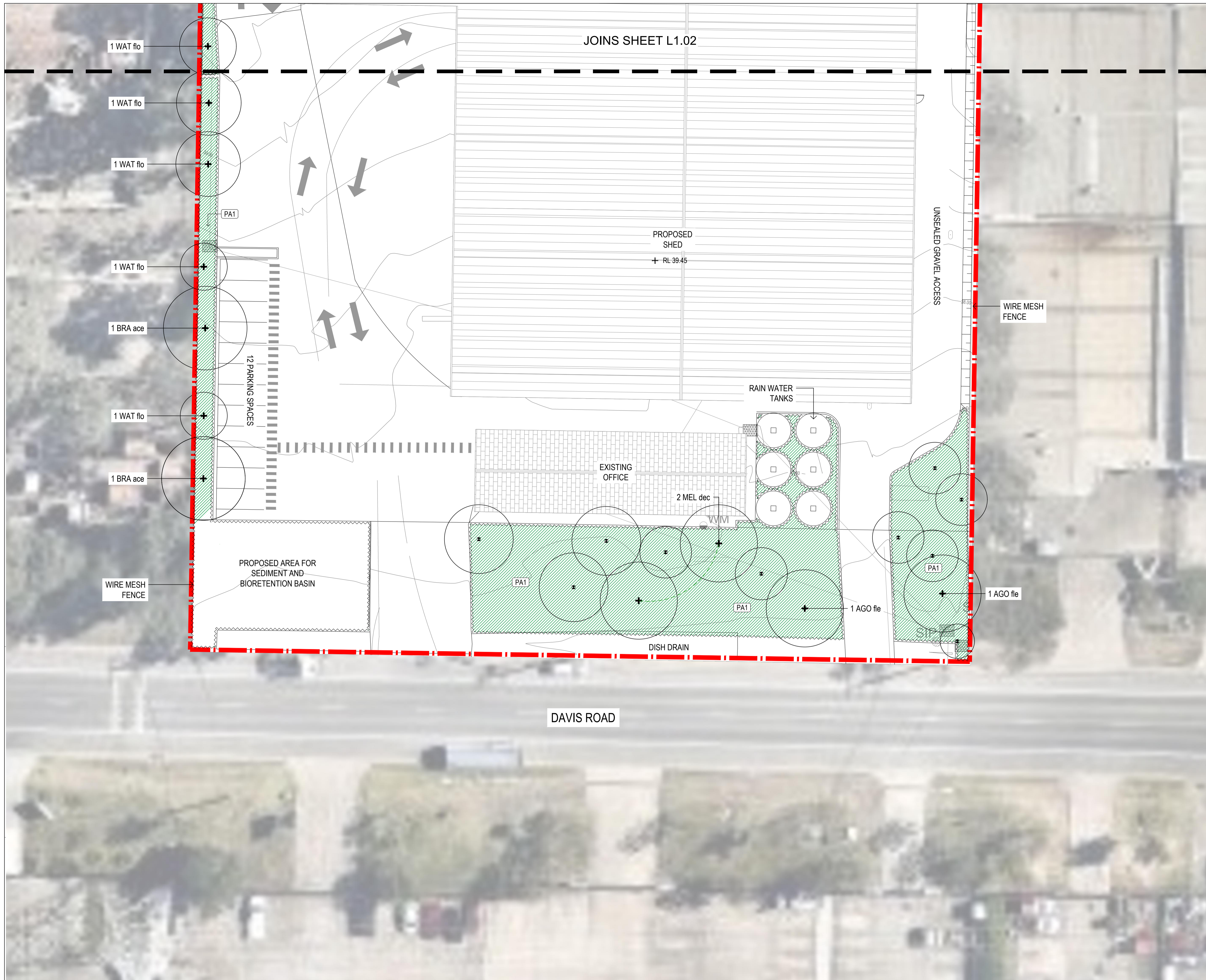
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client	
BETTERGROW PTY LTD T/A GREENSPOT	
project name	
GREENSPOT RESOURCE CENTRE	
project location	
24 DAVIS ROAD, WETHERILL PARK	
title	
SPECIFICATION NOTES	
scale	
NOT TO SCALE	
project number	northpoint
127695-1	
drawing number	rev
L0.02	B



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BETTERGROW PTY LTD T/A GREENSPOT

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GREENSPOT RESOURCE CENTRE

project location
24 DAVIS ROAD, WETHERILL PARK

title
EXTERNAL WORKS

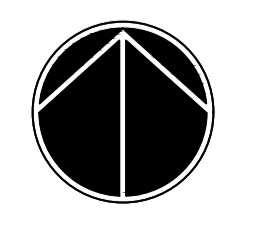
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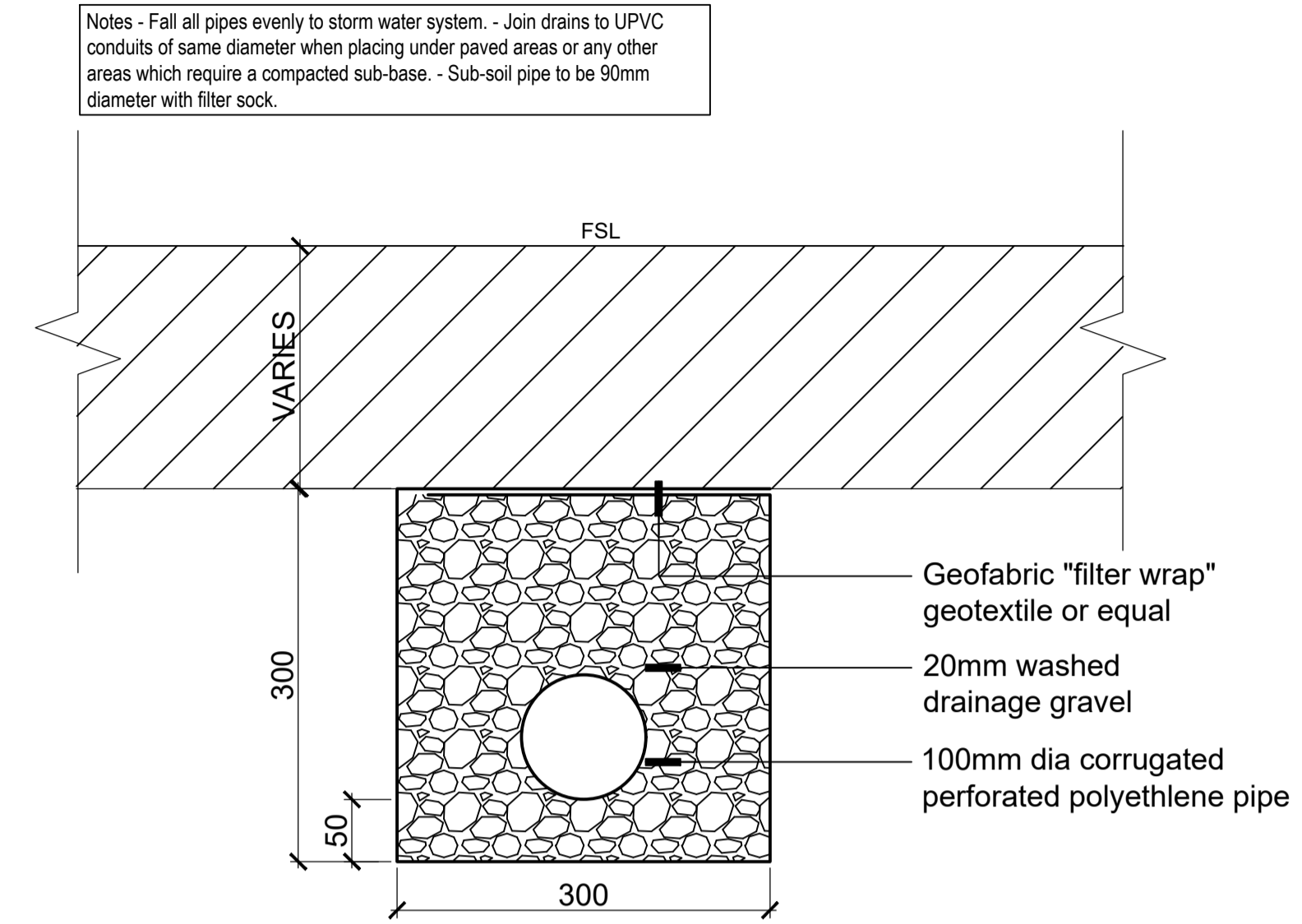
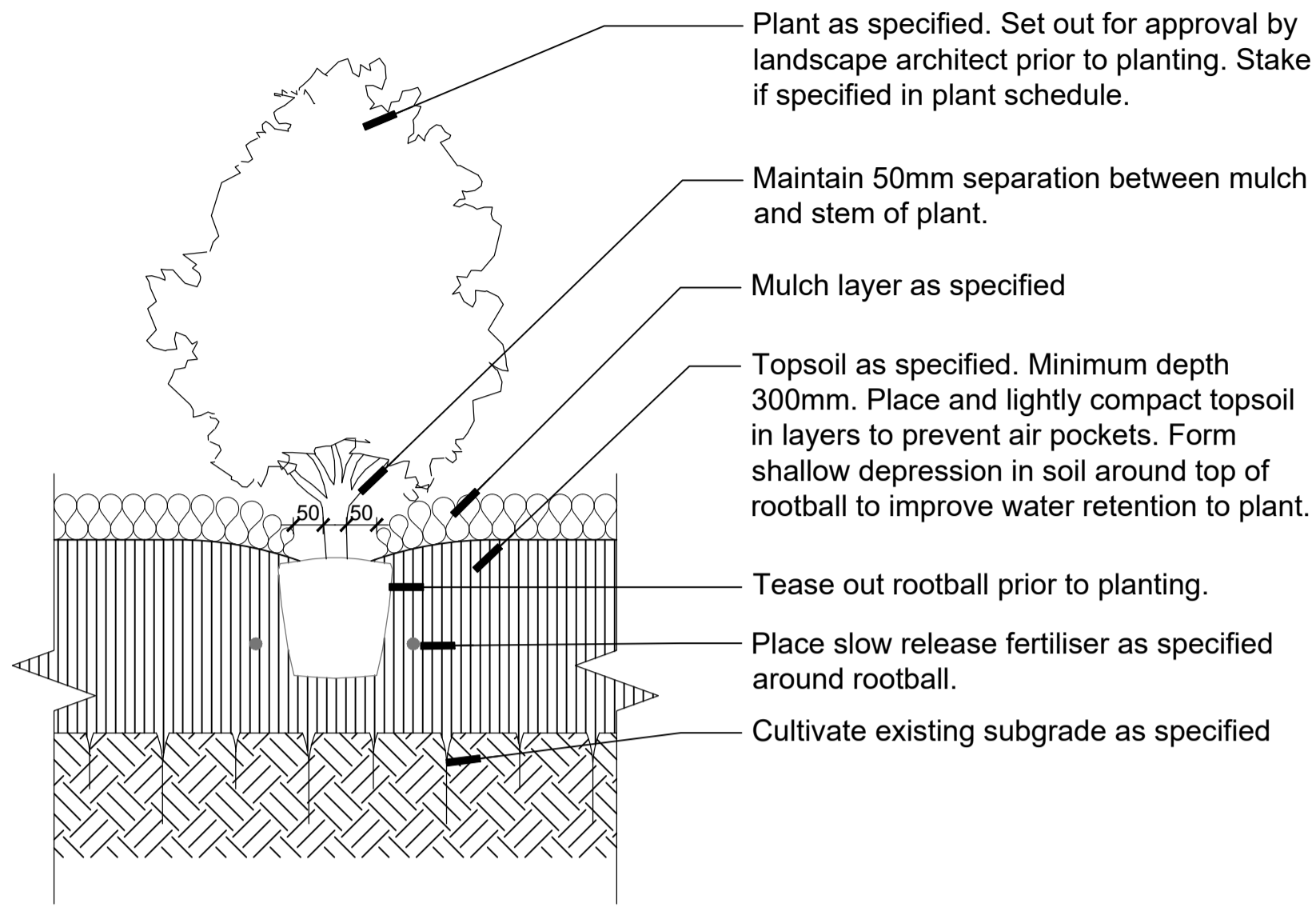
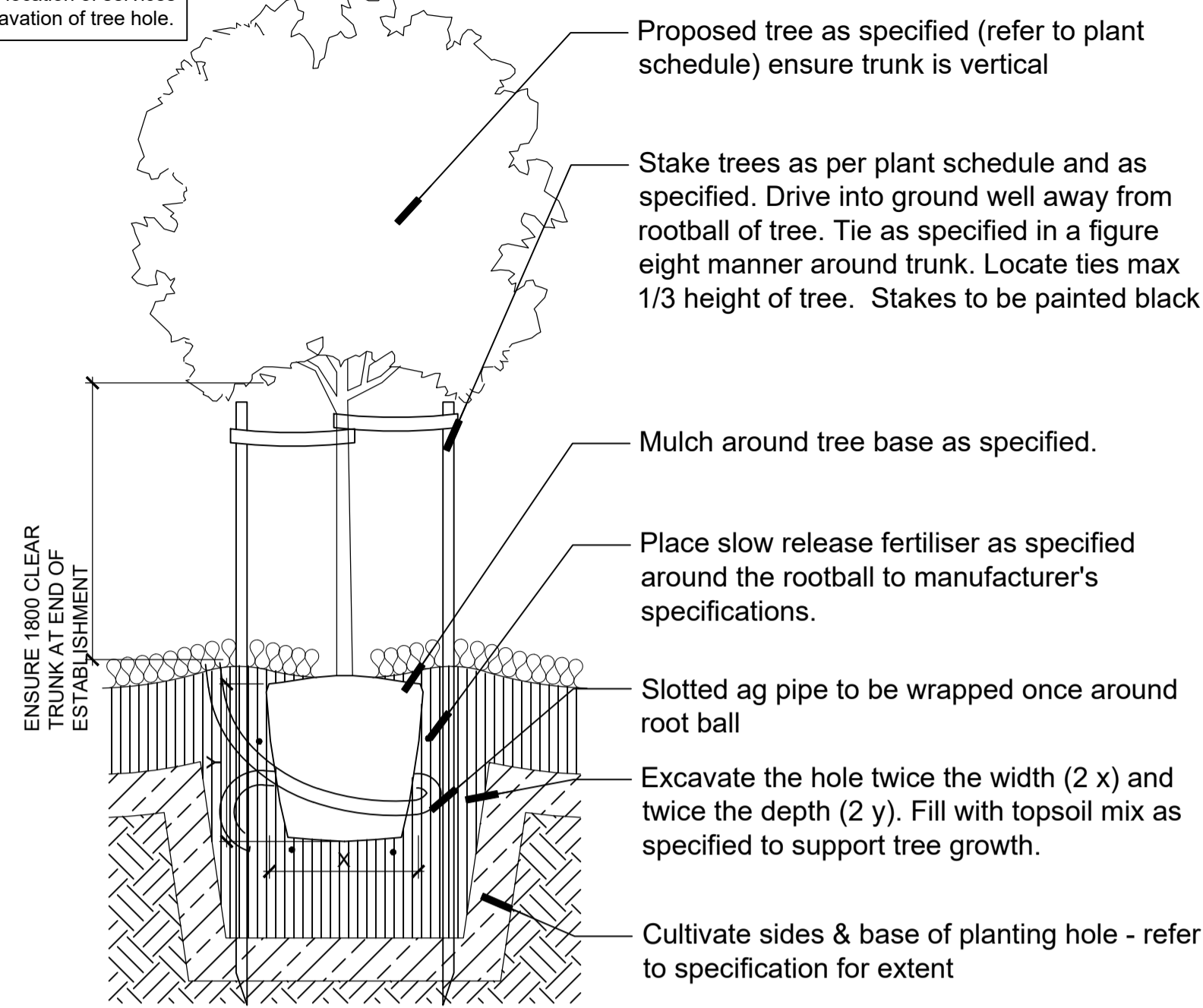
project number
127695-1

drawing number
L1.03

rev
B



Note: verify location of services prior to excavation of tree hole.



01 TYPICAL TREE PLANTING IN PLANTING AREA
SCALE 1:20

02 TYPICAL SHRUB / GROUNDCOVER PLANTING
SCALE 1:10

03 TYPICAL SUBSOIL DRAINAGE
SCALE 1:5

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client	BETTERGROW PTY LTD T/A GREENSPOT
project name	GREENSPOT RESOURCE CENTRE
project location	24 DAVIS ROAD, WETHERILL PARK
title	DETAILS
scale	AS SHOWN
project number	127695-1
drawing number	L2.01
rev	B
northpoint	