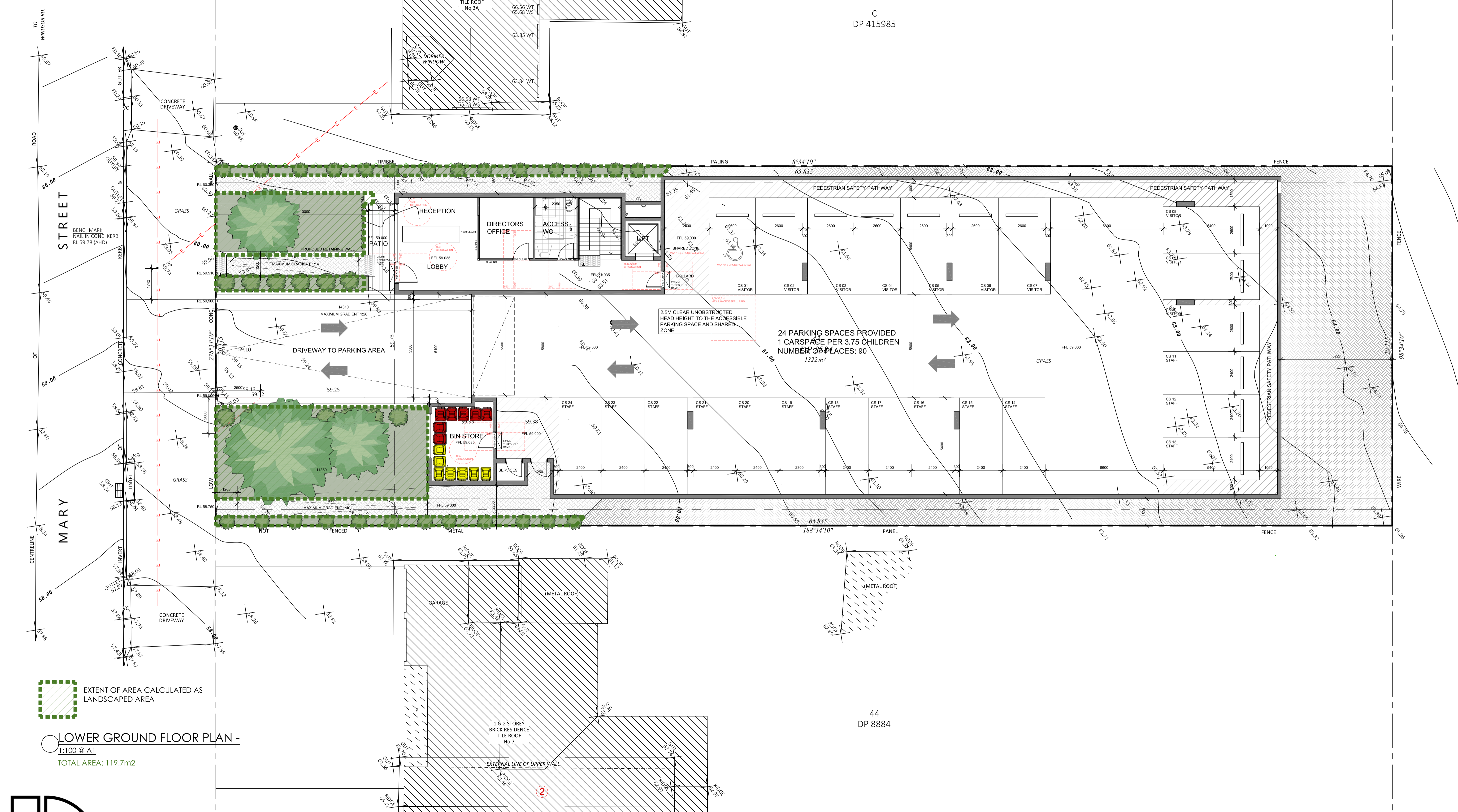


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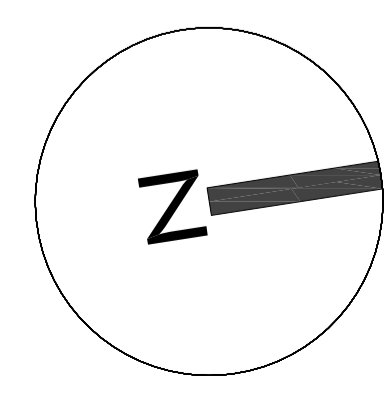
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EXTENT OF AREA CALCULATED AS LANDSCAPED AREA

LOWER GROUND FLOOR PLAN - 1:100 @ A1
TOTAL AREA: 119.7m²

info@janssendedesigns.com.au | PO Box 41, Kenthurst 2156 | m: 0423 216 636
Nominated Architect: Jake Janssen NSW ARB 11575



AMENDMENTS		
ISSUE	DESCRIPTION	DATE

Project Title:
Proposed Child Care Centre

DRAWING TITLE:
Landscape Area Calculation Diagram - Lower Ground Floor Plan
ADDRESS:
5 Mary Street, Northmead

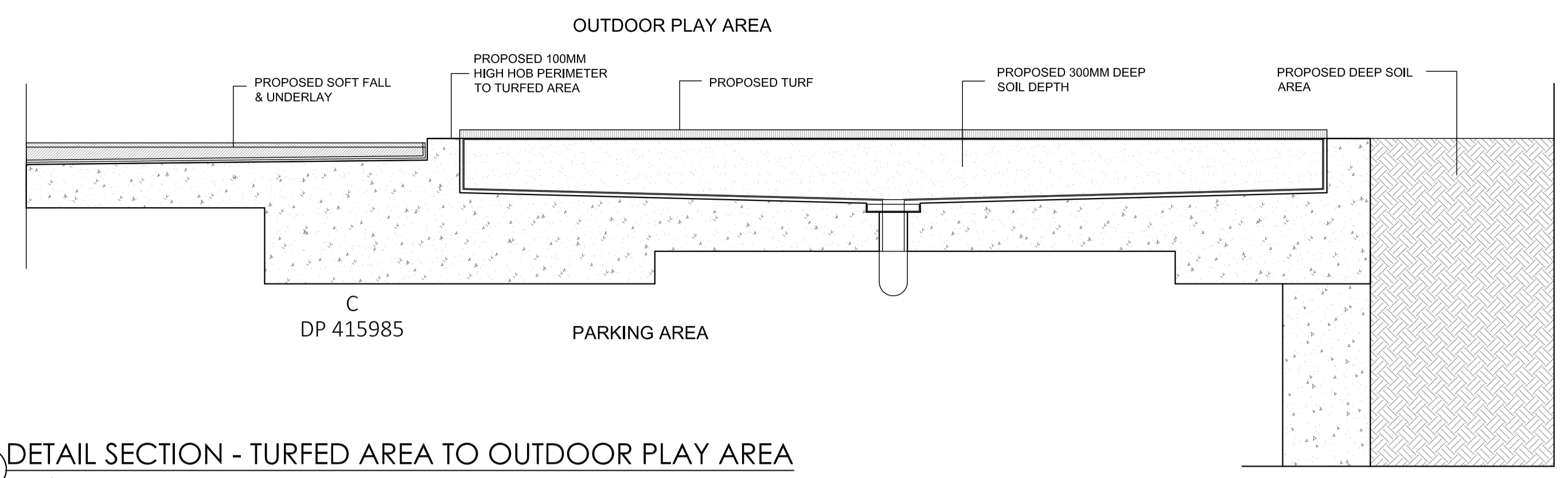
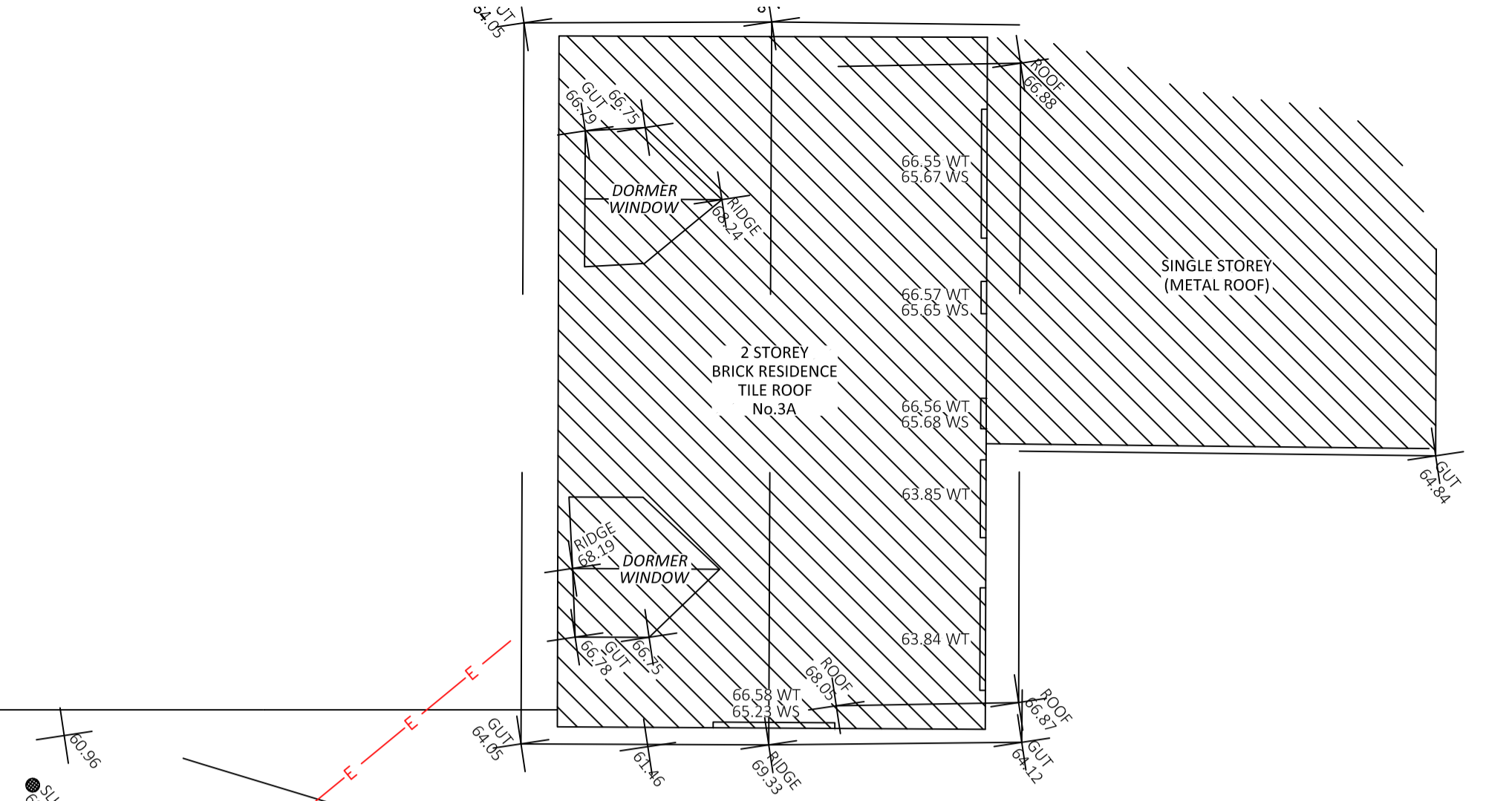
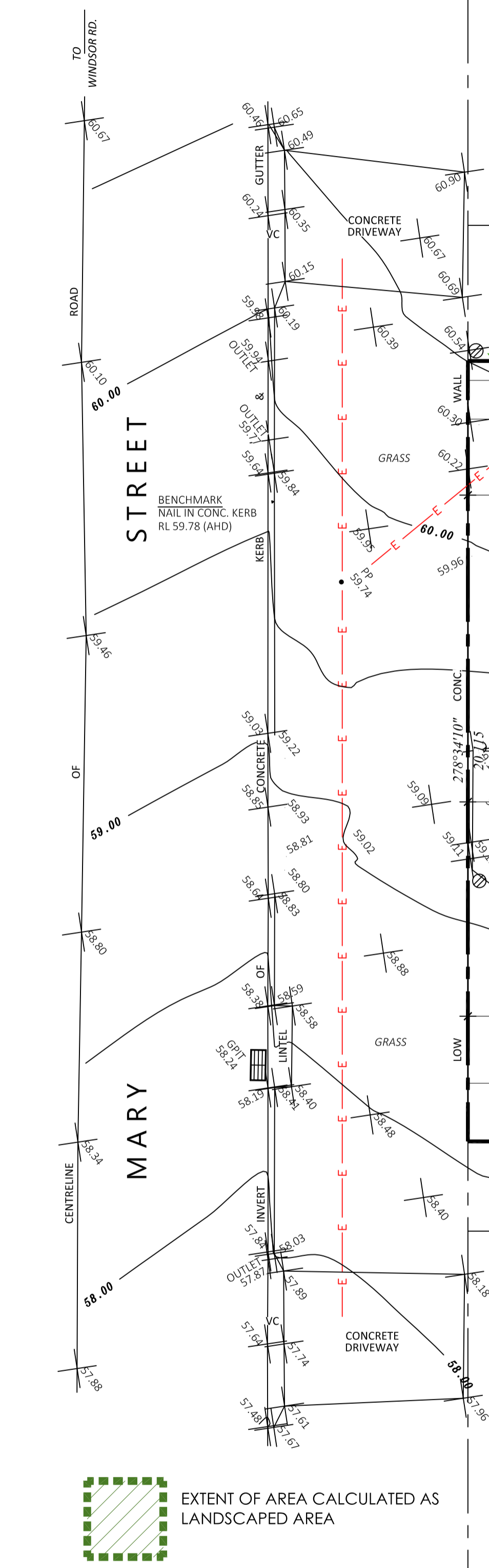
CLIENT DETAILS:
Kirribilli Capital

LOCAL GOVERNMENT AREA:
Paramatta Council

Issue For: DA	Issue: A
Date: 15.7.2023	Scale: 1:100
Drawing #: A025	Project #: 10198

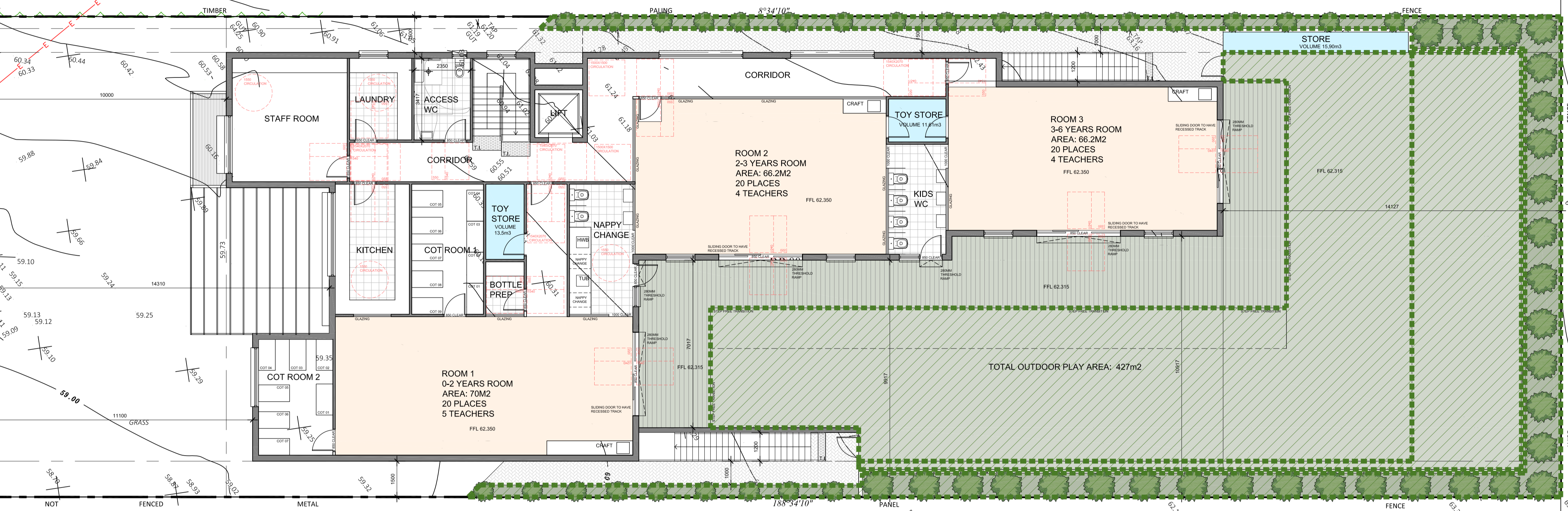
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DO NOT SCALE OFF ARCHITECTURAL DRAWINGS



DETAIL SECTION - TURFED AREA TO OUTDOOR PLAY AREA
1:20 @ A1

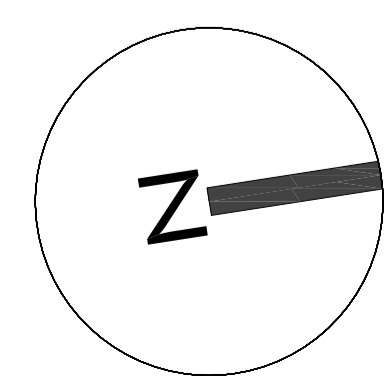
UPPER GROUND FLOOR PLAN -
1:100 @ A1
TOTAL AREA: 417m²



EXTENT OF AREA CALCULATED AS LANDSCAPED AREA

**JANSSSEN
DESIGNS**

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Nominated Architect: Jake Janssen NSW ARB 11575



AMENDMENTS		
ISSUE	DESCRIPTION	DATE

Project Title:
Proposed Child Care Centre

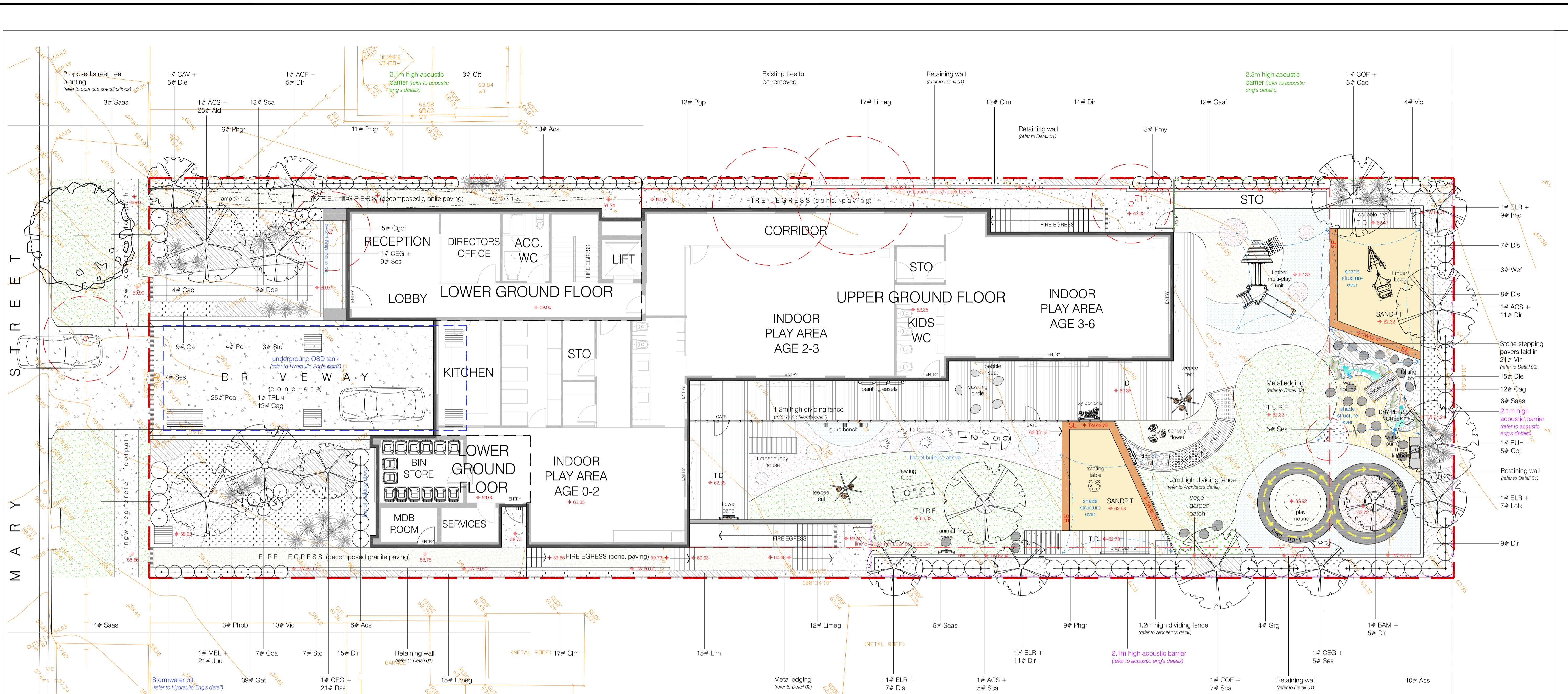
DRAWING TITLE:
Landscape Area Calculation Diagram - Upper Ground Floor Plan

ADDRESS:
5 Mary Street, Northmead

CLIENT DETAILS:
Kirribilli Capital

LOCAL GOVERNMENT AREA:
Paramatta Council

Issue For: DA	Issue: A
Date: 13.7.2023	Scale: 1:100
Drawing #: A026	Project #: 10198



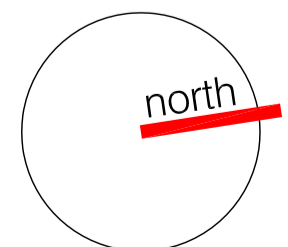
LANDSCAPE + PLAY ITEM LAYOUT PLAN: ground floor scale: 1:100

LEGEND

	Proposed small tree planting (refer to proposed plant schedule)		Proposed natural turf (refer to proposed plant schedule)		Proposed sandstone log edging around sandpit		Proposed conc. paving		Proposed large GRC pot		Proposed 1.2m high dividing fence (refer to Architect's detail)		Design levels
	Existing trees to be removed		Proposed sandstone log seat		Proposed decomposed granite paving		Proposed stone stepping paver		Proposed 2.1m & 2.4m acoustic barrier (refer to Acoustic report)		Proposed metal edging		Existing levels
	Proposed accent planting (refer to proposed plant schedule)		Proposed artificial turf		Proposed external tile paving to Architect's detail		Proposed dry pebble creek bed		Proposed 1.39m high acoustic barrier (refer to Acoustic report)		Proposed above ground OSD tank (refer to Hydraulic eng's detail)		Site boundary
	Proposed shrub planting (refer to proposed plant schedule)		Proposed sandpit		Proposed vegetable garden patch		Proposed retaining wall		Proposed pebble seat		Proposed grated drains (refer to Hydraulic eng's detail)		
	Proposed groundcover planting (refer to proposed plant schedule)		Proposed synthetic softfall on outdoor play area		Proposed bark mulched area		Proposed 150mm high conc. hob		Proposed timber deck		Proposed shade structure over outdoor play area		



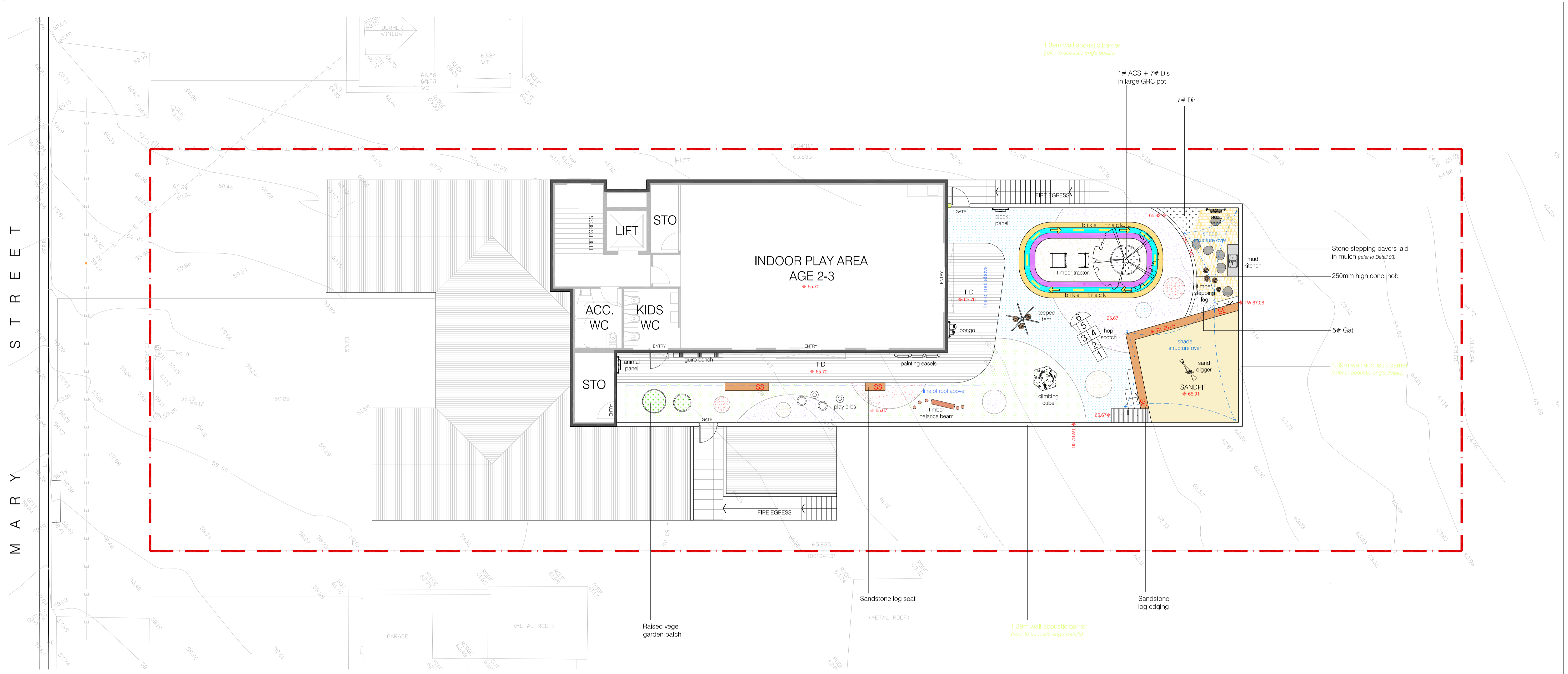
5 Mary Street, NORTHMEAD NSW



dwg title landscape + play item layout plan: ground floor	scale: 1:100 @a1	revision	date
	dwg no.: DA-L101	P client review	27/07/23
Client: KIRRIBILLI CAPITAL		A da submission	15/08/23

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MARY STREET



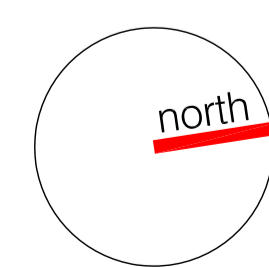
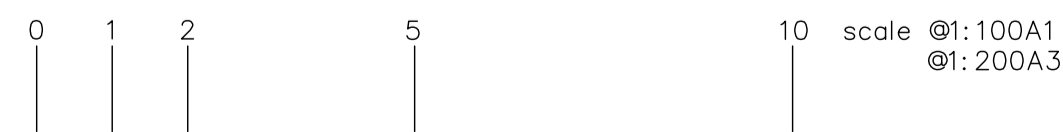
LANDSCAPE + PLAY ITEM LAYOUT PLAN: first floor scale: 1:100

LEGEND

	Proposed small tree planting <i>(refer to proposed plant schedule)</i>		Proposed natural turf <i>(refer to proposed plant schedule)</i>		Proposed sandstone log edging around sandpit		Proposed conc. paving		Proposed large GRC pot		Proposed 1.2m high dividing fence <i>(refer to Architect's detail)</i>		Design levels
	Existing trees to be removed		Proposed sandstone log seat		Proposed decomposed granite paving		Proposed stone stepping paver		Proposed 2.1m & 2.4m acoustic barrier <i>(refer to Acoustic report)</i>		Proposed metal edging		Existing levels
	Proposed accent planting <i>(refer to proposed plant schedule)</i>		Proposed artificial turf		Proposed external tile paving to Architect's detail		Proposed dry pebble creek bed		Proposed 1.39m high acoustic barrier <i>(refer to Acoustic report)</i>		Proposed above ground OSD tank <i>(refer to Hydraulic eng's detail)</i>		Site boundary
	Proposed shrub planting <i>(refer to proposed plant schedule)</i>		Proposed sandpit		Proposed vegetable garden patch		Proposed retaining wall		Proposed pebble seat		Proposed grated drains <i>(refer to Hydraulic eng's detail)</i>		
	Proposed groundcover planting <i>(refer to proposed plant schedule)</i>		Proposed synthetic softfall on outdoor play area		Proposed bark mulched area		Proposed 150mm high conc. hob		Proposed timber deck		Proposed shade structure over outdoor play area		



5 Mary Street, NORTHMEAD NSW



dwg title
landscape +
play item layout plan:
first floor

scale: 1:100 @a1
dwg no.: DA-L102
Client:
KIRRIBILLI CAPITAL

revision	date
P client review	27/07/23
A da submission	15/08/23

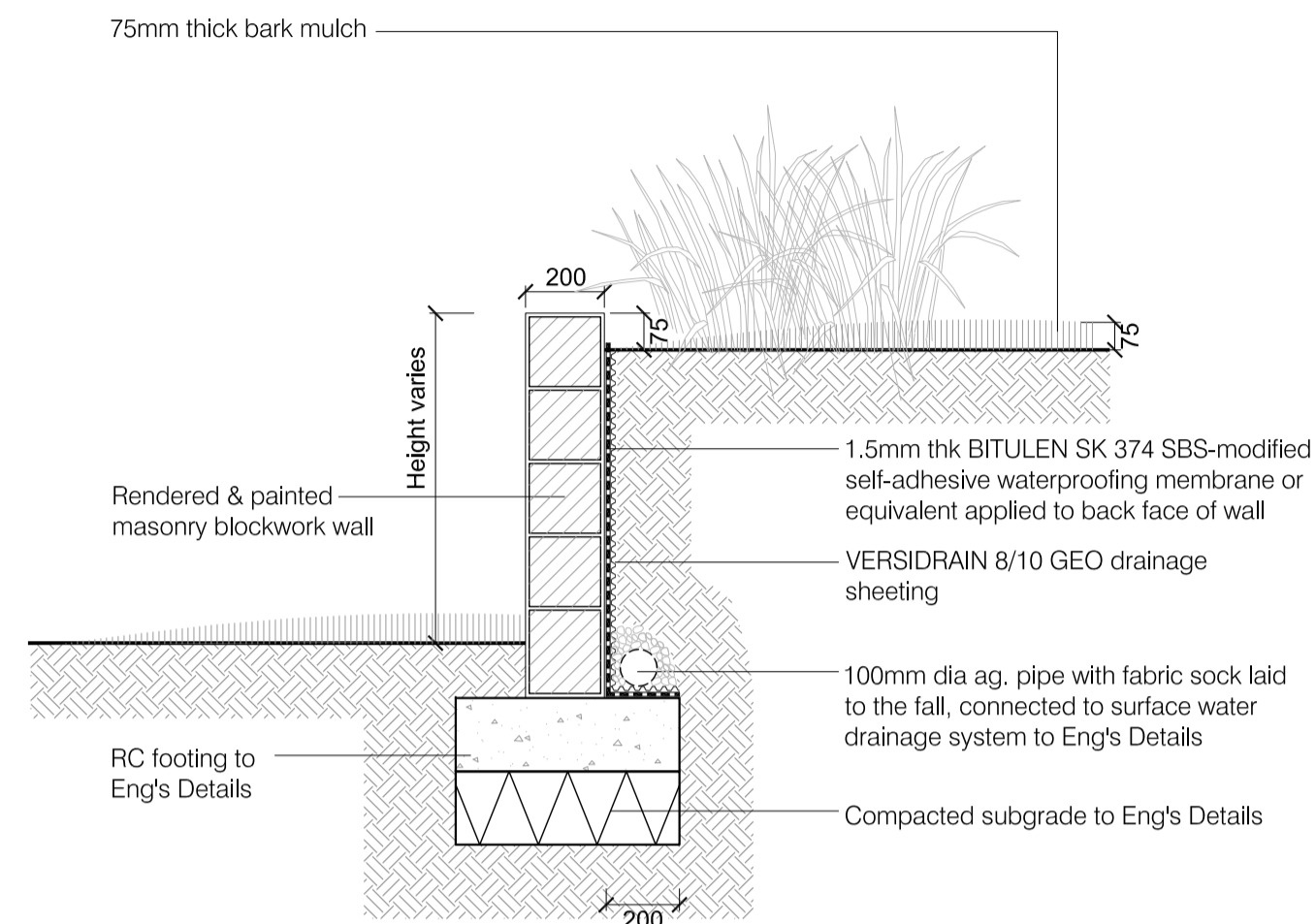
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PROPOSED PLANT SCHEDULE

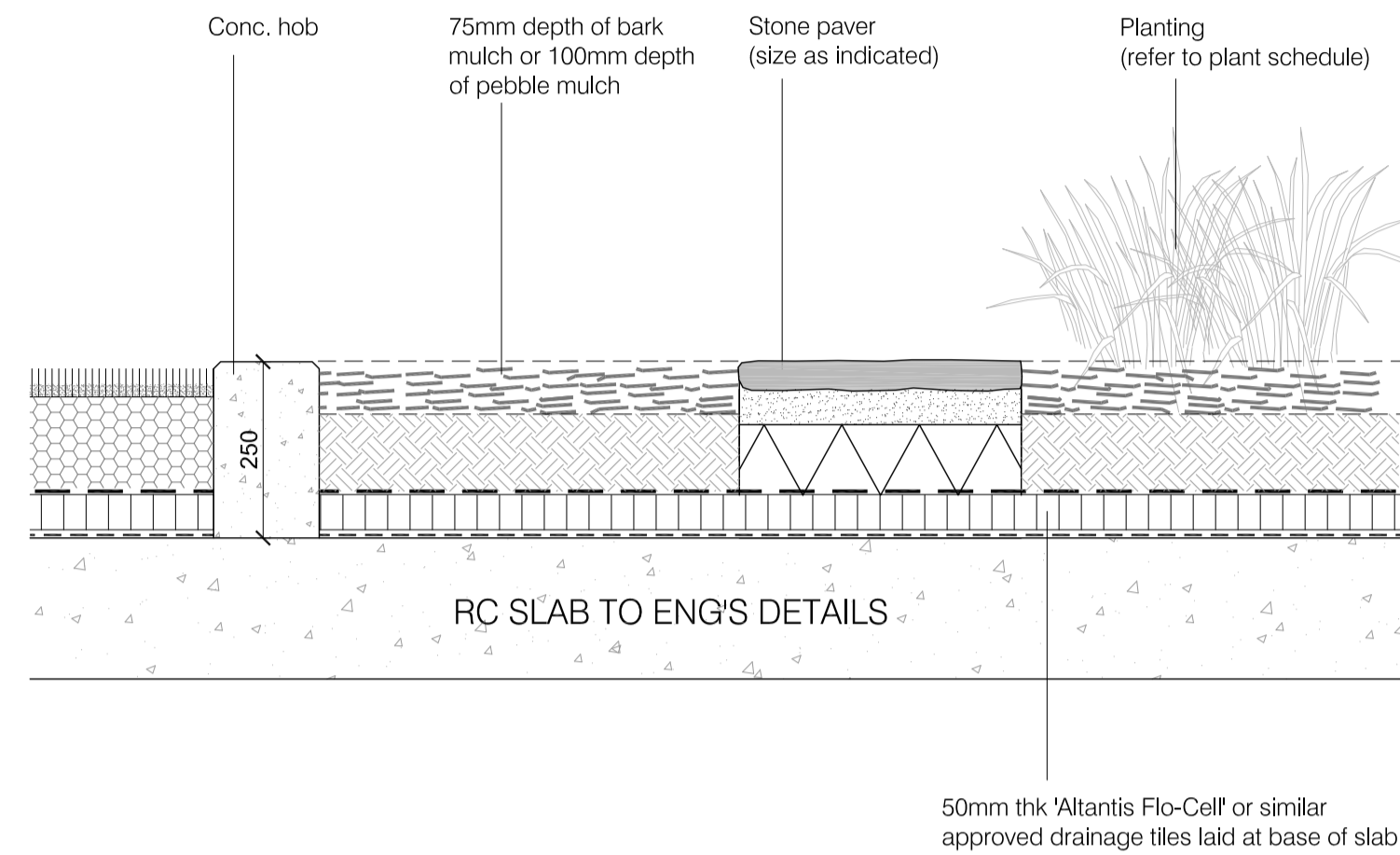
CODE	BOTANICAL NAME	COMMON NAME	POT SIZE	MATURE HEIGHT
TREES				
ACF	<i>Acacia floribunda</i>	White Sallow Wattle	75L	4m
ACS	<i>Acmena smithii</i>	Lily Pilly	75L	10m
BAM	<i>Backhousia myrtifolia</i>	Grey Myrtle	75L	4m
CAV	<i>Callistemon viminalis</i>	Weeping Bottlebrush	75L	6m
CEG	<i>Ceratopetalum gummiferum</i>	NSW Christmas Bush	75L	4m
COF	<i>Corymbia tofolia</i>	Flowering Gum	75L	8m
ELR	<i>Elaeocarpus reticulatus</i>	Blue-berry Ash	75L	8m
EUH	<i>Eucalyptus haemastoma</i>	Sorbbly Gum	75L	15m
MEL	<i>Melaleuca nodosa</i>	Ball Honey-myrtle	75L	6m
TRL	<i>Tristanopsis laurina</i>	Water Gum	75L	8m
SCREEN & BARRIER SHRUBS				
Acs	<i>Acmena smithii var. minor</i>	Dwarf Lillypilly	25L	3m
Cgbf	<i>Callistemon 'Great Balls of Fire'</i>	Great Balls of Fire Bottlebrush	200mm	1.5m
Coa	<i>Correa alba</i>	White Correa	200mm	1.5m
Gaaf	<i>Gardenia augusta 'Florida'</i>	Gardenia 'Florida'	200mm	1.5m
Grg	<i>Grevillea 'Robyn Gordon'</i>	Robyn Gordon Grevillea	200mm	1.5m
Pgp	<i>Pittosporum 'Green Pillar'</i>	Green Pillar Pittosporum	5L	3m
Phgr	<i>Photinia glabra 'Rubens'</i>	Photinia	25L	2m
Pmy	<i>Phlatheca myoporioides</i>	Wax Flower	200mm	1.5m
Saas	<i>Syzygium australe 'Aussie Southern'</i>	Syzygium 'Aussie Southern'	5L	2m
Vo	<i>Viburnum odoratissimum 'Emerald Lustre'</i>	Emerald Lustre	300mm	2m
Wef	<i>Westringia fruticosa</i>	Coastal rosemary	200mm	1.5m
ACCENT PLANTS				
Cac	<i>Cordyline australis 'Cabernet'</i>	Cordyline Cabernet	200mm	1.2m
Cpj	<i>Cordyline 'Pink Joy'</i>	Pink Joy Cordyline	200mm	1.2m
Doa	<i>Doyanthus excelsa</i>	Gymea Lily	5L	2m
Phbb	<i>Phormium 'Bronze Baby'</i>	Bronze Baby Flax	200mm	0.8m
Ctt	<i>Cordyline terminalis 'Tricolor'</i>	Ti Plant	300mm	2m
Std	<i>Strelitzia reginae dwarf</i>	Dwarf Bird-of-Paradise	200mm	0.6m
GROUND COVERS				
Ald	<i>Alternanthera dentata</i>	Ruby leaf alternanthera	200mm	0.5m
Cag	<i>Casuarina glauca 'cousin it'</i>	Cousin It	200mm	0.3m
Cim	<i>Clivia miniata</i>	Kaffir Lily	140mm	0.4m
Die	<i>Dichondra repens</i>	Kidney Weed	200mm	0.1m
Dir	<i>Dianella revoluta 'little rev'</i>	Black Anther Flax Lily	200mm	0.3m
Dis	<i>Dichondra 'silver falls'</i>	Dichondra	200mm	0.2m
Dss	<i>Dianella Silver Streak</i>	Silver Streak Flax Lily	200mm	0.4m
Gat	<i>Gazania tomentosa</i>	Gazania	200mm	0.2m
Imc	<i>Impatiens cylindrica</i>	Blady Grass	200mm	0.6m
Juu	<i>Juncus ustulatus</i>	Tussock Rush	200mm	0.9m
Lim	<i>Lilope muscari 'Variegata'</i>	Variegata Lily Turf	150mm	0.3m
Limeg	<i>Lilope muscari 'Evergreen Giant'</i>	Giant Lily Turf	200mm	0.6m
Loik	<i>Lomandra longifolia 'Katrinus'</i>	Spiry-headed Mat-rush Katrinus	200mm	0.7m
Pea	<i>Pennisetum alopecuroides</i>	Black Lea	200mm	0.8m
Poi	<i>Poa labillardieri</i>	Tussock Grass	200mm	0.8m
Sca	<i>Scaevola 'Purple Fanfare'</i>	Purple Fan Flower	200mm	0.3m
Ses	<i>Senecio serpens</i>	Dwarf Blue Chalk Sticks	200mm	0.2m
Vih	<i>Viola hederacea</i>	Native Violet	200mm	0.1m
TURF GRASS				
As noted	<i>Stenotaphrum secundatum</i>	Sir Walter Buffalo	roll	

NOTE.

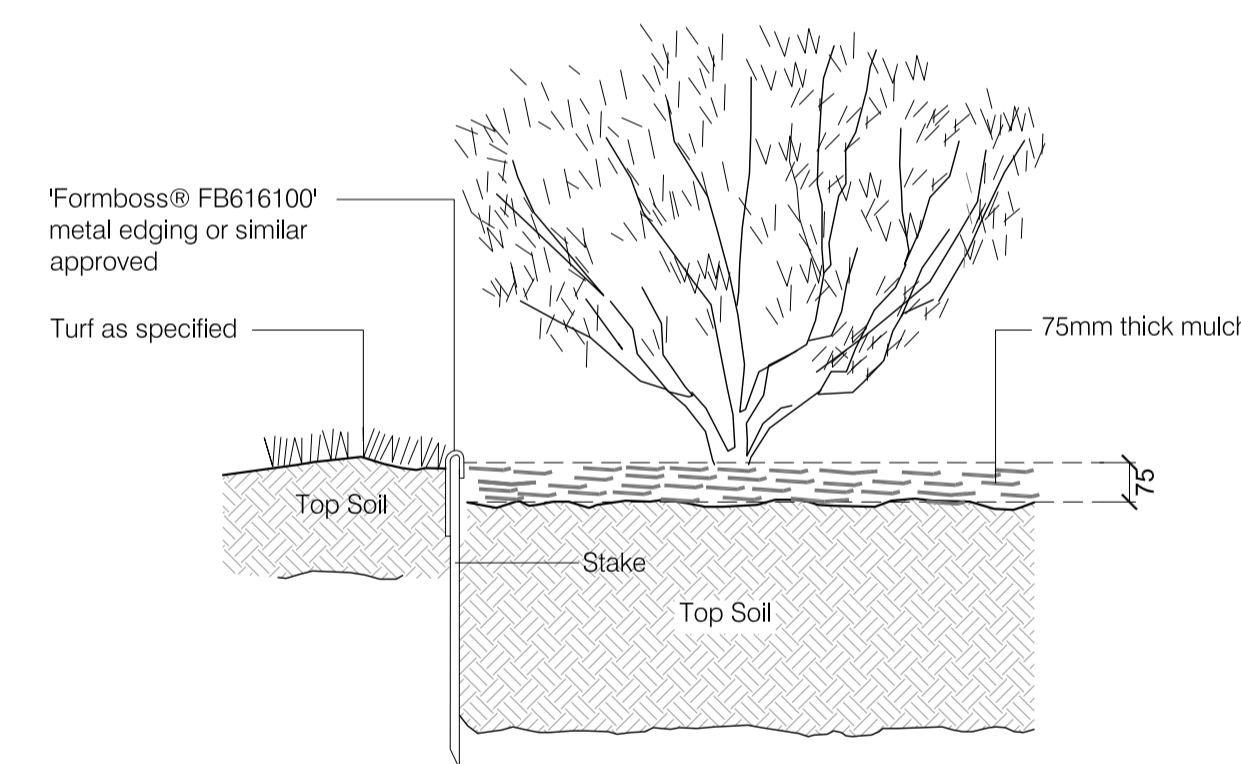
native plant species



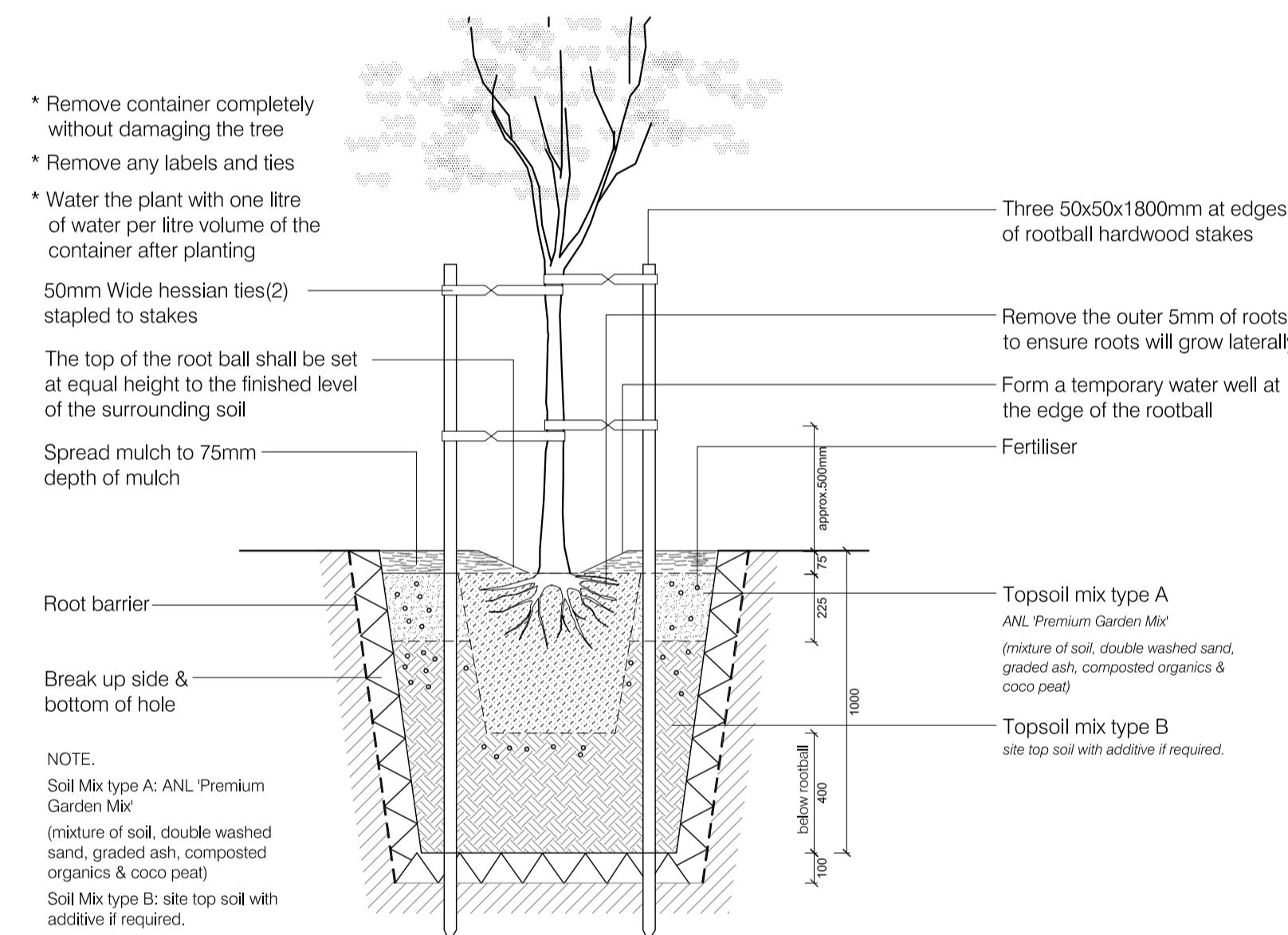
TYPICAL DETAIL 01: retaining wall scale: 1:20



TYPICAL DETAIL 03: stone stepping paver scale: 1:10



TYPICAL DETAIL 02: metal edging scale: 1:10



TYPICAL DETAIL 04: tree planting scale: 1:20

MAINTENANCE PROGRAM

The typical range of maintenance tasks required over a 12 month period is summarised in the table. Any information provided in the table must be assessed in the light of the weather and general site conditions. For example, watering frequency depends on the soil drainage and rainfall; fertiliser type and frequency needs to be adjusted to suit the plant requirements and the soil fertility and pH.

MULCH

Mulch will need to be topped up periodically to maintain a min. depth of 75mm. Mulch should be kept at least 50mm away from plant stems to reduce the risk of collar rot.

WEEDS

Weeds in mulched beds will need to be controlled by hand pulling or by the use of non residual herbicides. When using herbicides be very careful to avoid spray drifting onto valuable plants. The smallest contact with the chemicals can cause damage.

PLANT MAINTENANCE

Deep watering once or twice a week is more beneficial to plants than frequent light watering. Frequent watering will produce shallow roots and make the plant less stable and susceptible to drought. Maintain moisture to the bottom of the rootball for the first 3 months. To help safeguard plants remove labels immediately after planting. Where plants are susceptible to damage by vehicles to pedestrians, maintain protective fences until plants are well established. Replace dead plants fortnightly until such time as alternative maintenance procedures are in place.

LAWN MAINTENANCE

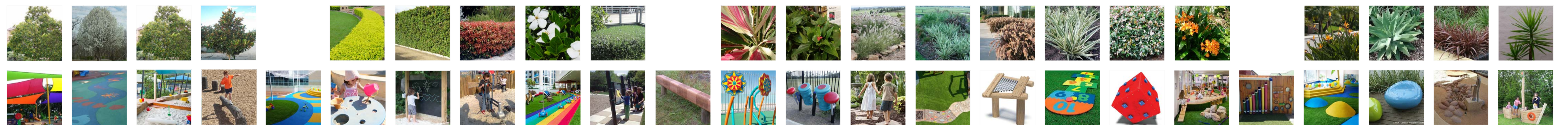
Once lawn has been established, carry out watering and fertilising as suggested in the typical maintenance program. In summer, through watering, two or three times each week will encourage roots to go deeper in search of water. Mow grass as required to maintain an even tidy appearance.

Maintenance Task	Frequency											
	January	February	March	April	May	June	July	August	September	October	November	December
Grass												
Mowing lawn	WEEKLY					AS REQUIRED				WEEKLY		
Watering lawn	TWICE WEEKLY					AS REQUIRED				TWICE WEEKLY		
Fertilising lawn												
Weed control												
Top dressing												
Aerating												
Reseeding												
Trees & Shrubs												
Watering												
Fertilising	WEEKLY					AS REQUIRED						WEEKLY
Pruning												
Mulching												
Weed control												
Thinning												
Insect & disease control												

NOTE.

All sand pit areas need to have recessed 'hook + eye' with protective cover at nights and closed period.

PROPOSED PLANTING & SAMPLE PLAY ITEMS IMAGE PALETTE



5 Mary Street, NORTHMEAD NSW

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dwg title	scale: 1:20 & 10 @a1	revision	date
landscape typical details, proposed plant schedule & maintenance program	dwg no.: DA-L103	P client review	27/07/23
	Client: KIRIBILLI CAPITAL	A da submission	15/08/23