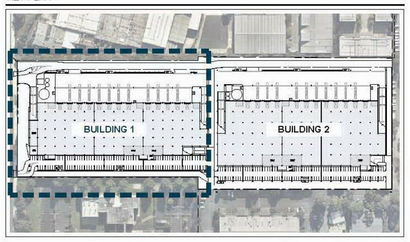
D23-184952

KEY PLAN

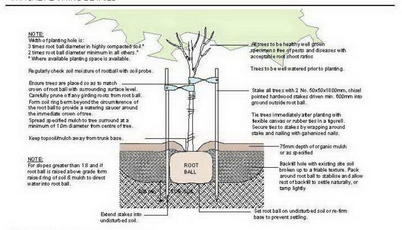



PLANT SCHEDULE - BUILDING 1

| SYM | BOTANICAL NAME | COMMON NAME | DIE/Ex* | HEIGHT X WIDTH AT MATURITY | MIN SUPPLY SIZE | QTY |
|---|---|---|---|---|---|---|
| **TREES** | | | | | | |
| Ae | *Acacia melanoxylon* | Blackwood | EN | 12 x 8m | 300mm^3 SHM | 1 |
| Ac | *Angophora costata* | Smooth Bark Apple | EN | 20 x 12m | 300mm^3 SHM | 1 |
| Cc | *Corymbia citriodora* | Lemon-scented Gum | EN | 20 x 10m | 300mm^3 SHM | 4 |
| E | *Eucalyptus leucoxylon* | Yellow Gum | EN | 12 x 6m | 300mm^3 SHM | 11 |
| Em-S | *Eucalyptus maculata 'Little Spotty'* | Dwarf Red Spotted Gum | EN | 7 x 6m | 300mm^3 SHM | 17 |
| Es | *Eucalyptus sideroxylon* | Red Ironbark | EN | 15 x 8m | 300mm^3 SHM | 14 |
| Tl | *Tristaniopsis laurina* | Water Gum | EN | 8 x 6m | 300mm^3 SHM | 8 |
| | | | | | TOTAL | 56 |
| **SHRUBS** | | | | | | |
| Ca | *Correa alba* | White Correa | EN | 1-1.5 x 1-1.5m | 140mm pot | TO LATER DETAIL |
| Cg | *Correa glabra* | Rock Correa | EN | 1.2 x 1.2m | 140mm pot | |
| CLJ | *Callistemon 'Little John'* | Little John Bottlebrush | EN | 1 x 1.5m | 140mm pot | |
| Wf | *Westringia fruticosa* | Coastal Rosemary | EN | 2 x 2-3m | 140mm pot | |
| | | | | | TOTAL | |
| **GROUNDCOVERS** | | | | | | |
| HeM | *Hardenbergia violacea 'Meema'* | Meema Purple Coral Pea | EN | 0.3-0.45 x 1-2m | 140mm pot | |
| LN | *Lomandra longifolia 'Nyalla'* | Nyalla Mat-rush | EN | 0.8-0.9 x 0.8-0.9m | 140mm pot | |
| MpY | *Myoporum parvifolium 'Yareena'* | Creeping Boobialla 'Yareena' | EN | 0.1 x 1m | 140mm pot | |
| RE | *Poa fabillardieri 'Eskdale'* | Eskdale Tussock Grass | EN | 0.6 x 0.5m | 140mm pot | |
| Rh | *Ruscus hypoglossum* | Butcher's Broom | EN | 0.5 x 0.6m | 140mm pot | |
| | | | | | TOTAL | |
| **CLIMBERS** | | | | | | |
| Kr | *Kennedia rubicunda* | Dusky Coral Pea | EN | Tw ining Climber | 140mm pot | |
| Pp | *Pandorea pandorana* | Wonga Wonga Vine | EN | Tw ining Climber | 140mm pot | |
| Ws | *Wisteria sinensis* | Chinese Wisteria | DEx | Tw ining Climber | 140mm pot | |
| | | | | | TOTAL | |

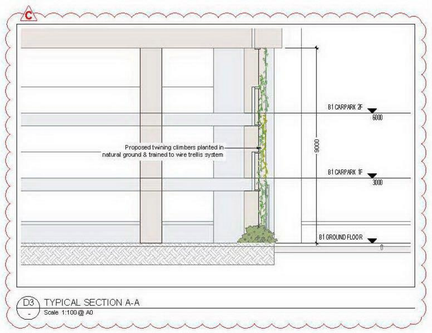
*DIE = Deciduous/Evergreen  WIEx = Intrinsic/Exotic

TYPICAL PLANTING DETAILS




D1 TYPICAL TREE PLANTING DETAIL
Scale N.T.S.


D2 TYPICAL SHRUB PLANTING DETAIL
Scale N.T.S.

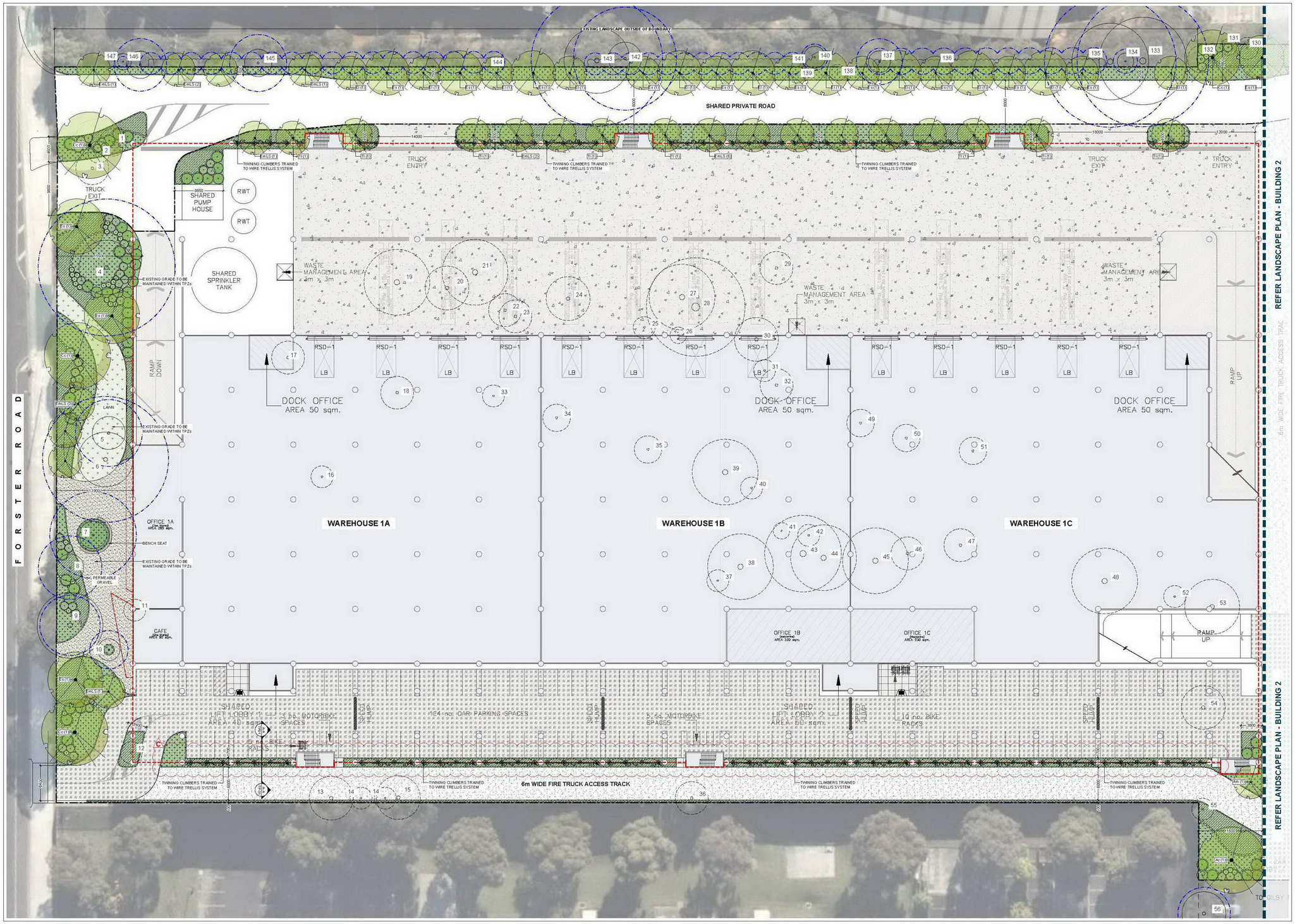



D3 TYPICAL SECTION A-A
Scale 1:100 @ A0

GARDEN AREA CALCULATION

SITE AREA = 62,026m²
GARDEN AREA = 7,033m²

TOTAL GARDEN AREA (%) = 11.3%




LEGEND

Existing Tree to be Retained TPZ Shown Blue Dashed Line Refer to Arborist Report
Existing Tree To Be Removed Refer to Arborist Report
Proposed Trees Refer to Plant Schedule
Proposed Shrubs Refer to Plant Schedule
Proposed Groundcovers & Grasses Refer to Plant Schedule
Proposed Climbers Refer to Plant Schedule
Proposed Lawn Area Refer to Specification (L-TP02)
Proposed Permeable Gravel Surface Refer to Specification (L-TP02)
Proposed Gravel Driveway To Engineer's Detail
Proposed Paving To Later Detail
Proposed Light Duty Paving To Engineer's Detail
Proposed Heavy Duty Paving To Engineer's Detail
Proposed Driveway Surface To Architects Detail





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| REVISION | | DATE | BY |
|---|---|---|---|
| A | Council RFI | 13.04.2023 | MGR |
| B | To Client Request | 17.05.2023 | MGR |
| C | Warehouse 1 - Southern Facade Climbers | 27.06.2023 | MGR |

CLIENT
**Development Analytics**

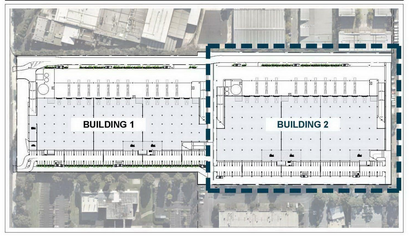
PROJECT
**PROPOSED DEVELOPMENT**
Axxess Corporate Park Mount Waverley

DRAWING
- Building 1 -
Landscape Plan for Town Planning

| | |
|---|---|
| SCALE | 1:200 @ A0 |
| DATE | MAY 2023 |
| DRAWN | MGR |
| CHECKED | KD |
| JOB NO | 22-631 |
| DWG NO | L-TP01 Rev C |
| CAD FILE | 22-631-TP01 Rev C.dwg |

D23-184952


KEY PLAN



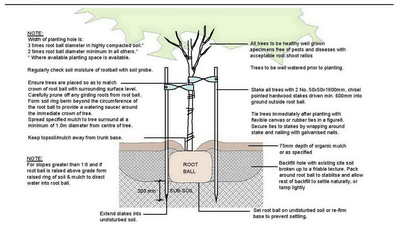

PLANT SCHEDULE - BUILDING 2

| SYM | BOTANICAL NAME | COMMON NAME | DE N/Ex* | HEIGHT X WIDTH AT MATURITY | MIN SUPPLY SIZE | QTY |
|---|---|---|---|---|---|---|
| **TREES** | | | | | | |
| Am | *Acacia melanoxylon* | Blackw ood | EN | 12 x 8m | 30cm/1.5mH | 8 |
| Ac | *Angophora costata* | Smooth Bark Apple | EN | 20 x 12m | 30cm/1.5mH | 8 |
| Cc | *Corymbia citriodora* | Lemon-scented Gum | EN | 20 x 10m | 30cm/1.5mH | 12 |
| Cm | *Corymbia maculata* | Spotted Gum | EN | 20 x 10m | 30cm/1.5mH | 6 |
| EmLS | *Eucalyptus mannifera* 'Little Spotty' | Dw arf Red Spotted Gum | EN | 7 x 6m | 30cm/1.5mH | 7 |
| Es | *Eucalyptus sideroxylon* | Red Ironbark | EN | 15 x 8m | 30cm/1.5mH | 20 |
| Tl | *Tristaniopsis laurina* | Water Gum | EN | 8 x 6m | 30cm/1.5mH | 8 |
| | | | | | **TOTAL** | **69** |
| **SHRUBS** | | | | | | |
| Ca | *Correa alba* | White Correa | EN | 1-1.5 x 1-1.5m | 140mm pot | |
| Cg | *Correa glabra* | Rock Correa | EN | 1.2 x 1.2m | 140mm pot | |
| CLJ | *Callistemon 'Little John'* | Little John Bottlebrush | EN | 1 x 1.5m | 140mm pot | |
| Wf | *Westringia fruticosa* | Coastal Rosemary | EN | 2 x 2-3m | 140mm pot | |
| | | | | | **TOTAL** | |
| **GROUNDCOVERS** | | | | | | |
| HvM | *Hardenbergia violacea 'Meema'* | Meema Purple Coral Pea | EN | 0.3-0.45 x 1-2m | 140mm pot | |
| LIN | *Lomandra longifolia 'Nyalla'* | Nyalla Mat-rush | EN | 0.8-0.9 x 0.8-0.9m | 140mm pot | |
| MpY | *Myoporum parvifolium 'Yareena'* | Creeping Boobialla 'Yareena | EN | 0.1 x 1m | 140mm pot | |
| PE | *Poa labillardieri 'Eskdale'* | Eskdale Tussock Grass | EN | 0.6 x 0.5m | 140mm pot | |
| Rh | *Ruscus hypoglossum* | Butcher's Broom | EEx | 0.5 x 0.6m | 140mm pot | |
| | | | | | **TOTAL** | |
| **CLIMBERS** | | | | | | |
| Kr | *Kennedia rubicunda* | Dusky Coral Pea | EN | Tw ining Climber | 140mm pot | |
| Pp | *Pandorea pandorana* | Wonga Wonga Vine | EN | Tw ining Climber | 140mm pot | |
| Ws | *Wisteria sinensis* | Chinese Wisteria | DEx | Tw ining Climber | 140mm pot | |
| | | | | | **TOTAL** | |

TO LATER DETAIL

*D/E = Deciduous/Evergreen  N/Ex = Native/Exotic

TYPICAL PLANTING DETAILS




D1 TYPICAL TREE PLANTING DETAIL
Scale N.T.S.


D2 TYPICAL SHRUB PLANTING DETAIL
Scale N.T.S.

## SPECIFICATION NOTES

**Soil Preparation**
Crushed rock, concrete spillage and any other material restrictive to plant growth (e.g. large rocks) shall be removed from the site of any planting beds and semi-advanced trees. All trees to be removed shall be stump ground and all rubbish/vegetative spoil is to be removed from site. Existing top soil in planting areas is to be preserved so that it does not receive additional compaction from site machinery and so that no rubble or building supplies are stored in these areas.

No imported top soil is to be used within the root zones of trees to be protected. Any preparation of existing soil for planting within these areas is to be done by hand only. Holes (e.g. as the result of plant removal) and uneven soil levels may be patched using topsoil as specified below.

Any imported topsoil is to be free of weeds, rubble and other materials damaging to plant growth and is to be of a medium texture (sandy loam) with a pH of 6.0-7.0. Top soil is to be laid over a prepared sub-base which has had any materials damaging to plant growth (e.g. rubble and large rocks) removed, spread to the appropriate depth and cultivated into the existing site soil to a minimum depth of 150mm.

Imported top soil is to be lightly and uniformly compacted in 150mm layers to a minimum depth of 100mm on lawn areas and 300mm on excavated planting beds.

**Weed Removal**
All weeds shall be thoroughly removed. All vegetative material, including roots and rhizomes of non-woody perennials and woody suckering weeds, is to be removed or appropriately controlled using chemical means. The stumps of non-suckering woody perennials are to be stump ground. All vegetative material shall be appropriately disposed of off site in a manner which will not allow their re-establishment elsewhere. Any chemical controls are to be used in accordance with manufacturer's instructions and standard occupational health and safety procedures.

Care must be taken to ensure that all trees to be retained are not damaged during weed removal. This also implies that any herbicides used are suitable for use around the vegetation to be retained.

**Planting**
Planting shall be carried out using accepted horticultural practices with all plants conforming to the species, size and quantities indicated on the Landscape Plan and Plant Schedule. Plants shall be thoroughly soaked through immersion in water prior to planting and if the planting soil is very dry then the planting hole is also to be filled with water and allowed to drain completely.

All plants shall be appropriately hardened off in the nursery. Use plants with the following characteristics: Large healthy root systems with no evidence of root curl or pot bound restriction or damage, vigorous, well established, free from disease and pests and of good form, consistent with the species or variety.

Planting holes for shrubs and groundcovers are to be of minimum size 75mm larger than the planting pot in all directions. Semi-advanced tree planting holes are to be the same depth as the rootball and 2-3 times its diameter, with the top of the rootball being at grade. A 75mm high berm is to be constructed at edge of rootball to hold water. All plants are to be thoroughly watered after planting and slow release fertiliser added at the quantities specified by the manufacturer.

**Mulch**
Mulch is to be supplied to all garden beds and is to be an organic type laid to a minimum depth of 75mm, consisting of fine dark coloured chipped or shredded pine bark or hardwood with not more than 5% fines content by volume (preferably zero fines). The average size of the woodchip must be approximately 10mm x 20mm x 5mm and the maximum length is not to exceed 30mm. Mulch shall be free of damaging matter such as soil, weeds and sticks and is to be stockpiled and thoroughly weathered prior to delivery. Mulch is to be kept back 100mm from the stems of all plants to prevent collar rot.

**Aggregate Gravel Surface**
Aggregate gravel is to be installed where shown comprising of a 50mm layer of gravel (7-14mm granite screenings or similar, no fines) over a base course of 75mm deep gently compacted Fine Crushed Rock. The subgrade is to be appropriately compacted.

**Lawn - Turf**
'Sapphire' Soft Leaf Buffalo turf (or similar) is to be supplied to lawn areas as shown. Turf is to be supplied by a specialist grower and is not to be allowed to dry out between cutting and laying. Turf should be laid in a stretcher pattern so that joints are staggered and is to be lightly tamped following laying. All lawn areas are to be thoroughly watered following planting and fertilised with an appropriate lawn starter at the quantities recommended by the manufacturer.

**Timber Edges**
Provide 75 x 25mm treated pine edges to all borders between gravel mulch paths and garden beds using 75x25x300mm long treated pine stakes at 1200mm maximum centres. An additional stake is to be provided at joins in the plinth.

**Irrigation**
An approved drip irrigation system is to be supplied to all landscape areas. An approved pop-up spray system is to be supplied to all lawn areas. It is the responsibility of the contractor to ensure that all irrigation meets manufacturers specifications. The system is to be connected to mains supply and include a rain-shut off device. All dripline is to be buried with approx. 50mm of topsoil cover and shall be anchored at regular intervals to ensure the tubing cannot be dislodged.

**Repair/Restoration of damaged Nature-strips**
Nature strips are to be restored to current grades with any depressions filled with topsoil to specifications above and lightly compacted in 150mm layers. Areas are then to be re-seeded
using an appropriate and matching turf type and the area fenced off to allow the re-establishment of lawn. Re-seeded areas are to be well irrigated and the area supplied with a slow release fertiliser at the quantities recommended by the manufacturer.

Any areas of lawn which have failed to germinate (achieve an evenly green 80% covering of a consistent height) are to be re-seeded within one month of original sowing date.

**Plant Establishment Period**
There shall be a 13 weeks Plant Establishment Period following the approval of Practical Completion by the responsible authority. During this period the landscape contractor shall make good all defects in his/her scope of works. Maintenance and Establishment means the care and maintenance of the contract area by accepted horticultural practices, as well as rectifying any defects that become apparent in the work under normal use. This shall include, but shall not be limited to watering, fertilising, weeding, pruning, pest and disease control, cultivation, re-staking and replacement of any plants that fail with plants of the same species and size.

**GARDEN AREA CALCULATION**

SITE AREA = 62,026m²
GARDEN AREA = 7,053m²

TOTAL GARDEN AREA (%) = 11.3%

LEGEND

- Existing Tree to be Retained / TPZ Shown Blue Dashed Line / Refer to Arborist Report
- Existing Tree To Be Removed / Refer to Arborist Report
- Proposed Trees / Refer to Plant Schedule
- Proposed Shrubs / Refer to Plant Schedule
- Proposed Groundcovers & Grasses / Refer to Plant Schedule
- Proposed Climbers / Refer to Plant Schedule
- Proposed Gravel Surface / Refer to Specification
- Proposed Paving / To Later Detail
- Proposed Light Duty Paving / To Engineer's Detail
- Proposed Heavy Duty Paving / To Engineer's Detail
- Proposed Driveway Surface / To Architects Detail





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| REVISION | | DATE | BY |
|---|---|---|---|
| A | Council RFI | 13.04.2023 | MGR |
| B | To Client Request | 17.05.2023 | MGR |
| C | Warehouse 1 - Southern Facade Climbers | 27.06.2023 | MGR |

CLIENT
**Development Analytics**

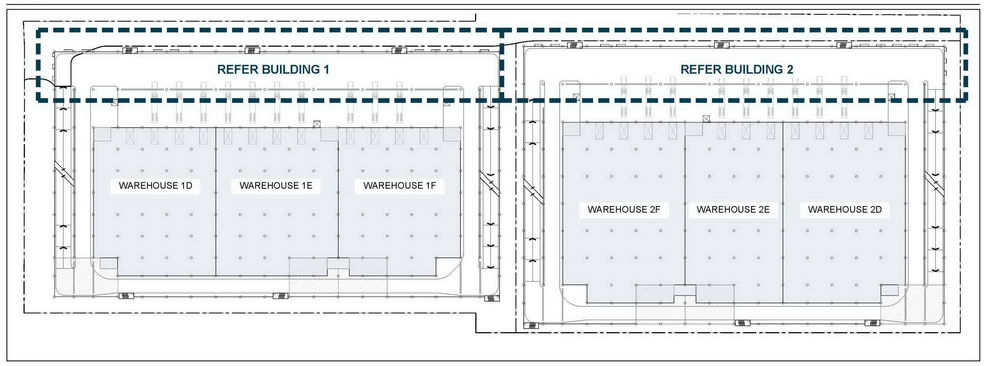
PROJECT
**PROPOSED DEVELOPMENT**
Axxess Corporate Park Mount Waverley

DRAWING
- Building 2 -
Landscape Plan for Town Planning

| | |
|---|---|
| SCALE | 1:200 @ A0 |
| DATE | MAY 2023 |
| DRAWN | MGR |
| CHECKED | KD |
| JOB NO | 22-631 |
| DBG NO | L-TP02 Rev C |
| CAD FILE | 22-631-TP01 Rev C.dwg |

D23-184952

## KEY PLAN




## LEGEND

Proposed Climbers
Refer to Plant Schedule

Proposed Climbers (Planted at Ground Level)
Refer to Plant Schedule

Proposed Raised Planter Box
Refer to Specification

## PLANT SCHEDULE - FIRST FLOOR

| SYM | BOTANICAL NAME | COMMON NAME | D/E N/Ex* | HEIGHT X WIDTH AT MATURITY | MIN SUPPLY SIZE | QTY |
|---|---|---|---|---|---|---|
| **CLIMBERS** | | | | | | |
| Kr | *Kennedia rubicunda* | Dusky Coral Pea | E/N | Tw ining Climber | 140mm pot | TO LATER DETAIL |
| Pp | *Pandorea pandorana* | Wonga Wonga Vine | E/N | Tw ining Climber | 140mm pot | |
| Ws | *Wisteria sinensis* | Chinese Wisteria | D/Ex | Tw ining Climber | 140mm pot | |
| | | | | | **TOTAL** | |

*D/E = Deciduous/Evergreen  N/Ex = Native/Exotic

## PLANT PALETTE


*Kennedia rubicunda*


*Pandorea pandorana*


*Wisteria sinensis*

## SPECIFICATION NOTES

**Raised Planter Boxes**
Raised planter construction is to include, but not necessarily be limited to, the supply and installation of agricultural drains, drainage cells at base, filter fabric, planting medium, mulch and irrigation. Planter boxes must be effectively tanked and lined with cornflute to prevent leaking.

Mulch
Mulch is to be supplied to all raised planter box garden beds and is to be 'Water Saver Range' mulch from Bio Gro in small grade size. Allow for 50mm layer of specified mulch to top of beds and a finished level 25-50mm below the planter rim. Drip irrigation as specified is to be installed beneath the mulch layer.

Drainage Detail
Each bed to be drained with Atlantis Flo-Cell® 30 mm installed according to the manufacturer's specification, with connection to the stormwater system.
Depth of cell system 30 mm, weight of cell system 33 kg/sq m saturated, depth of blinding sand layer above cell layer 25 mm, weight of sand layer saturated 50 kg/sq m. Total weight drainage layer 83 kg/sq m saturated.

Substrate Specification - (General)
Supply and spread evenly Bio Gro Planter Box Potting Mix (source Bio Gro Pty Ltd). Compact evenly in 150mm layers/lifts. Avoid differential subsidence and excess compaction and produce a finished surface that is graded evenly and ready for planting.

Substrate - Bio Gro Planter Box Potting Mix
This raised planter mix may be ordered and prepared as special batch by Bio Gro (Contact Michelle Torcasio 03 8768 1700). This medium will guarantee support for a long-term outcome to alleviate potential soil level dropping issues and compaction.

Substrate Composition
The nominated mix for raised planters shall conform to the following criteria
Structure:
- 60% Composted Pine Bark
- 25% Coco Peat
- 25% Scoria

Fertilisers:
- 2kgm3 Osmocote Pro (12-14 month)
- Osmocote NXT
- Dolomite Lime
- Granular Re - Wetting Agent
- Ferrous Sulphate
- Trace Elements
- Gypsum Fine
- Gypsum Coarse
- Calcium Nitrate
- Superphosphate
- Copper Sulphate
- Fine lime for pH adjustment
- pH: 5.5 - 6.00

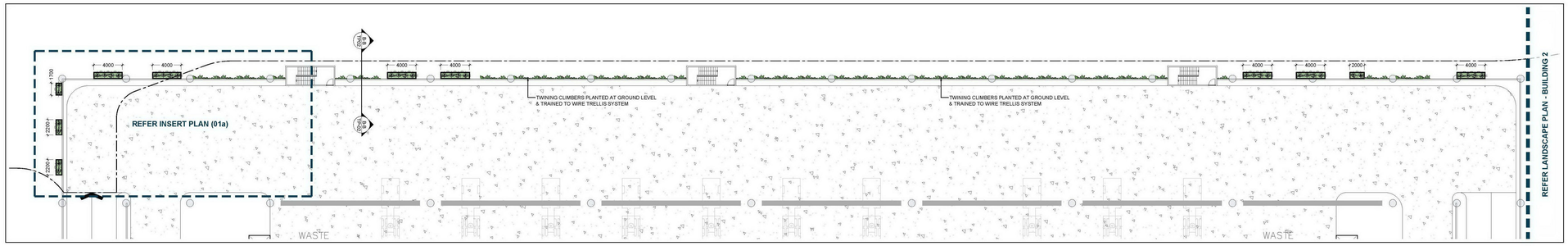
Substrate Properties
Bio Gro Planter Box Potting Mix to be tested by Bio Gro before supply. The following substrate properties are test results on a previous product, batched and dispatched.

- Dispatch estimated weight (per m³): 650-700kg
- Saturated bulk density (per m³): ~650-900kg
- Air filled porosity (AFP): 11-13%
- Water-holding capacity (WHC): Supplied mix to be tested
- pH: 5.8 - 6.00
- Electrical conductivity (EC): 1.25
- Cation exchange capacity (CEC): NA (Requires external lab testing)
- Infiltartion rate: Supplied mix to be tested
- Ammonium: <20: <20
- Nitrate: <250: 62

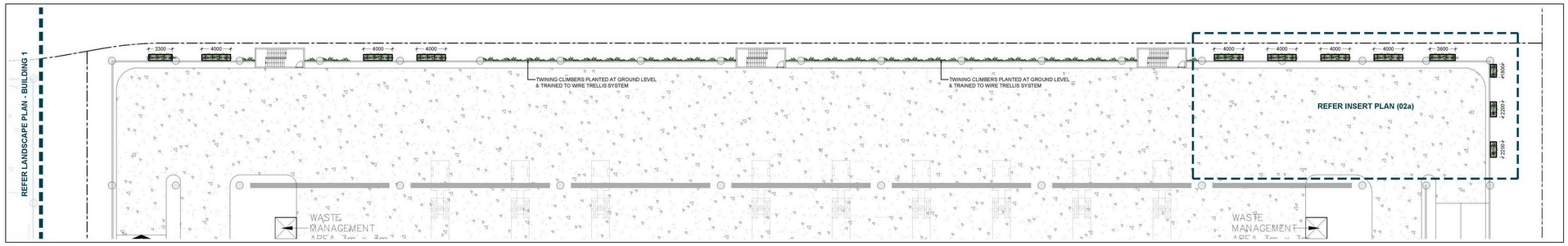
## SPECIFICATION NOTES

**Irrigation**

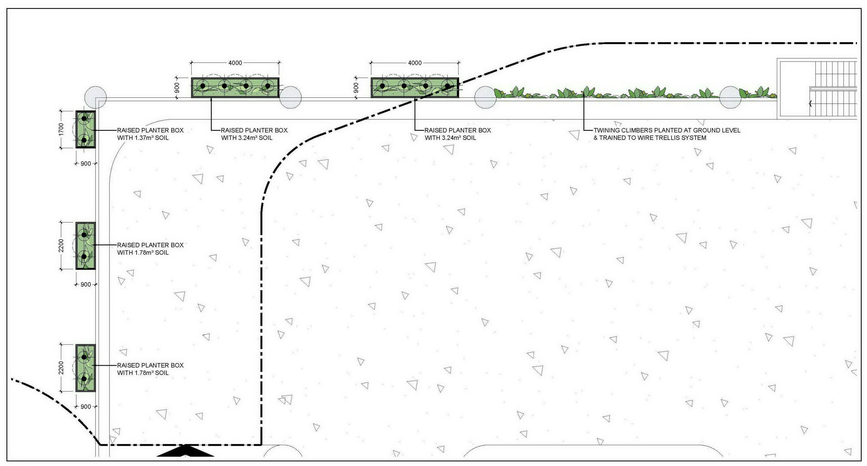
1. To ensure long-term plant health & viability, an automatic drip irrigation system is to be professionally installed to all planter boxes.
2. Vis a system of highest quality, Australian Standard compliant, drip tube, laterals, mains and electronic control valves, regulated volumes of irrigation water are to be applied efficiently to the immediate vicinity of the root zones of plants in each area, to meet plant water demands according to the season.
3. Pressure-compensating, copper-impregnated (for plant root intrusion protection), anti-siphon, self-flushing drip emitters shall be used throughout the installation. (e.g. Netafim "Techline AS XR").
4. To reduce debris entering the system at start-up/shut-down, ensure at least x1 Air Valve is installed to each zone.
5. To enable regular flushing of any built up debris in the system, ensure at least x1 manually operated Flush Valve is installed to each irrigation zone (i.e. at the ends of the lines).
6. System Monitoring shall be via the following sensors:
   a. Flow Sensor - for the rapid detection of system leaks/breaks, and subsequent automatic shut-down of the system, for protection against flooding.
   b. Rain Sensor - for automatic system shut-down during significant rain events.
   c. Soil Moisture Sensor - once the growing media reaches a desired level of saturation (i.e. visible via a screen on the sensor's wall module), the system can be manually shut down. Some calibration of the sensor to the characteristics of the growing media will be required.
7. To ensure continued trouble free operation, the drip irrigation system will require some regular maintenance by trained landscape maintenance technicians. To include:
   - regular flushing of the system via installed, manual flush valves.
   - monitoring of sensors (calibration & adjustment will be required).
   - checking the integrity of fittings & components.
8. An Irrigation Management Plan (IMP) shall be prepared for the site and provided to all property owners. A condition of the Body Corporate shall be that the IMP shall be implemented in all area with raised gardens.



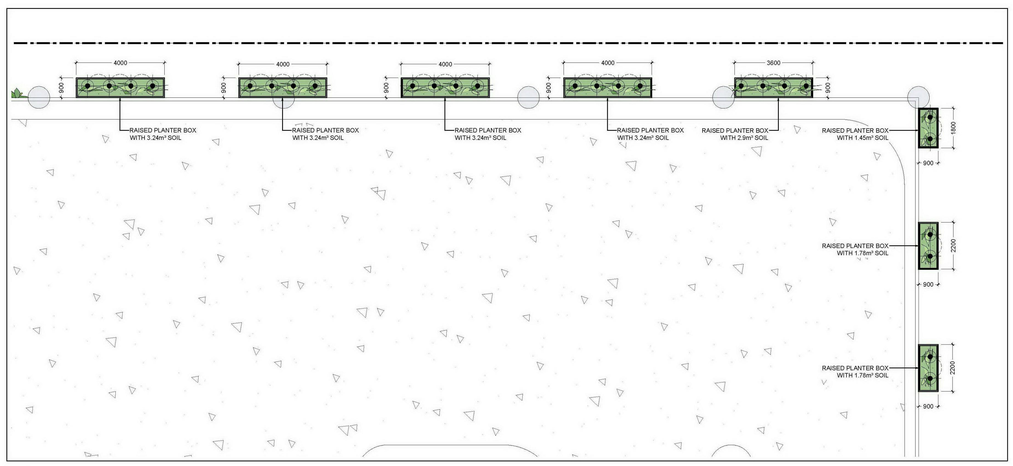

01 BUILDING 1 - FIRST FLOOR
Scale 1:250 @ A0



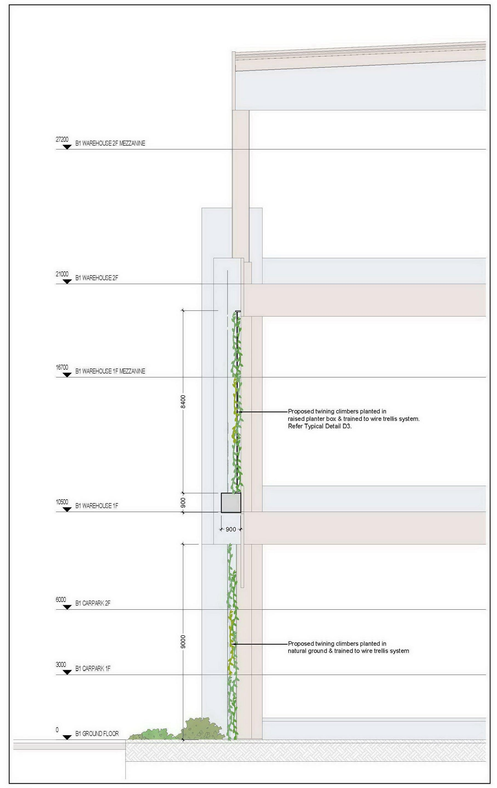

02 BUILDING 2 - FIRST FLOOR
Scale 1:250 @ A0



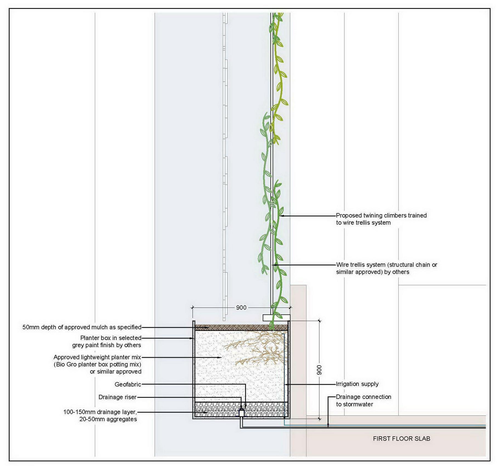

01a BUILDING 1 - INSERT PLAN
Scale 1:100 @ A0




02a BUILDING 2 - INSERT PLAN
Scale 1:100 @ A0




D4 TYPICAL SECTION B-B
Scale 1:100 @ A0




D5 TYPICAL RAISED PLANTER BOX DETAIL
Scale 1:20 @ A0



NOT FOR CONSTRUCTION



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| REVISION | | DATE | BY |
|---|---|---|---|
| A | Council RFI | 19.04.2023 | MGR |
| B | To Client Request | 17.05.2023 | MGR |
| C | Warehouse 1 - Southern Facade Climbers | 27.06.2023 | MGR |

CLIENT
**Development Analytics**

PROJECT
**PROPOSED DEVELOPMENT**
Axxess Corporate Park Mount Waverley

DRAWING
- First Floor -
Landscape Plan for Town Planning

| | |
|---|---|
| SCALE | AS SHOWN @ A0 |
| DATE | MARCH 2023 |
| DRAWN | BG |
| CHECKED | KD |
| JOB NO | 22-631 |
| DWG NO | L-TP03 Rev C |
| CAD FILE | 22-631-TP01 Rev C.dwg |