

LANDSCAPE GUIDELINES

1. GENERAL

- 1.1 The Contractor shall familiarise themselves with the site prior to tender.
- 1.2 The Contractor will be held responsible for any damage to utility services, pipes, building structures, paving surfaces, fencing, footways, kerbs, roads and existing plant material.
- 1.3 The site to be left in a clean and tidy condition at the completion of works to the satisfaction of the Superintendent.
- 1.4 No work involving an extra shall be undertaken unless approval is first obtained from the Superintendent.
- 1.5 No substitute of material shall be made unless approval is given by the Superintendent.
- 1.6 The Contractor shall continuously maintain all areas of the Contract during progress of the works specified.

2. SITE PREPARATION

- 2.1 Prepared sub-grade is to be free of stones larger than 100mm diameter, cement, rubbish and any other foreign matter that could hinder plant growth.

3. MASS PLANTED AREAS

- 3.1 Once clear of weed growth, grass and debris, sub-grade should be cultivated to a minimum depth of 150mm incorporating 'Dynamic Lifty' or equivalent at the manufacturers recommended rates.
- 3.2 Weeds shall be controlled by a combination of chemical and hand removal techniques.

4. PLANTING

- 4.1 All plant material is to be hardened off, disease and insect free and true to species, type and variety. Plants are to be well grown but not root bound and shall comply with NatSpec - "Guide to Purchasing Landscape Trees".
- 4.2 All plants are to be removed from their containers prior to planting with as little disturbance to the root system as possible.
- 4.3 Planting shall not be carried out in dry soil or extreme weather conditions.
- 4.4 Plants should be planted at the same depth as the plants were in the containers and allow for a shallow saucer of soil to be formed around the plant to aid the penetration of water.
- 4.5 All plant material should be watered thoroughly immediately after planting.
- 4.6 The Contractor shall be responsible for the failure of plants during construction, except for acts of vandalism.
- 4.7 Labels shall be removed entirely from the plants.

5. STAKING

- 5.1 Ties should be firmly attached to the stakes, in a way to avoid damage to the stem while allowing a small degree of movement.

6. TURF AREAS

- 6.1 Turf areas should be cultivated before ripping or harrowing.
- 6.2 At the completion of turfing the whole area shall be thoroughly soaked and kept moist till the completion of landscape works.

7. MULCH

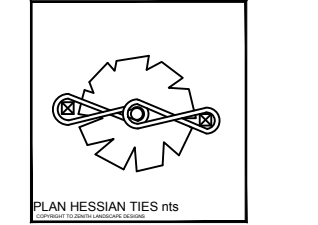
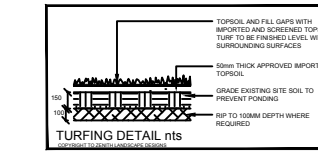
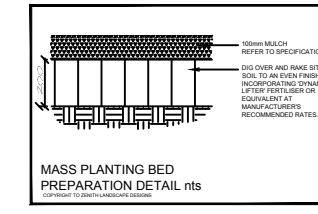
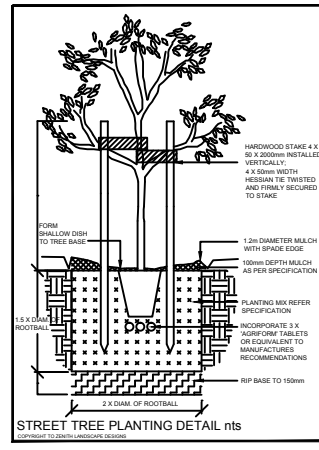
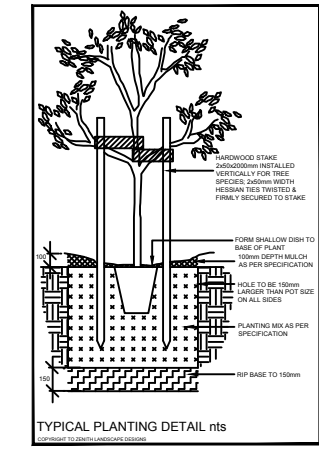
- 7.1 Mulch for all mass planted beds shall be 'Droughtmaster' mulch as supplied by A.N.L. or similar.

8. SOIL MIXES

- 8.1 Soil mix for mass planted areas shall be 3 parts site soil to 1 part 'Organic Garden Mix' as supplied by A.N.L. or equivalent.
- 8.2 Soil mix for planter boxes and planting over slab shall be 'Planter Box Mix' as supplied by A.N.L. or equivalent.
- 8.3 Soil mix for street tree planting shall be 1 part site soil to 1 part 'Organic Garden Mix' as supplied by A.N.L. or equivalent.

PLANT SCHEDULE-TREES						
SYMBOL	SPECIES	No.	Pot Size	Mat. Hgt.	Stake	COMMON NAME
AC	<i>Acacia costata</i>	7	75tr	15m	yes	Sydney Red Gum
EB	<i>Eucalyptus botryoides</i>	6	25tr	10m	yes	Bangalay
CG	<i>Corymbia gummifera</i>	5	45tr	10m	yes	Red Bloodwood
	<i>Glochidion ferrandi</i>	4	45tr	8m	yes	Cheese Tree
	<i>Lagerstroemia laurina</i> 'Sioux'	10	75tr	4m	yes	Indian Summer Crepe Myrtle
	<i>Callistemon viminalis</i>	9	25tr	4m	yes	Weeping Bottlebrush

PLANT SCHEDULE-SHRUBS & GROUNDCOVERS						
SYMBOL	SPECIES	No.	Pot Size	Mat. Hgt.	Stake	COMMON NAME
	<i>Cyathus cooperi</i>	7	25tr	4m	no	Straw Tree Fern
	<i>Syzygium australe</i> 'Resistant'	20	25tr	4m	no	Brush Cherry
	<i>Doryanthes excelsa</i>	21	200mm	2m	no	Gymea Lily
	<i>syzygium 'Elegance'</i>	60	200mm	2m	no	Lily Pilly
	<i>Acmena smithii</i> 'Minipilly'	194	200mm	1.5m	no	Dwarf Lily Pilly
	<i>Grevillea 'Lady O'</i>	47	200mm	1.5m	no	Red Spider Flower
	<i>Banksia spinulosa</i>	57	200mm	1.5m	no	Harpin Banksia
	<i>Grevillea rosmarinifolia</i>	28	200mm	1.5m	no	Rosemary Grevillea
	<i>Crinum pendunculatum</i>	51	200mm	1.2m	no	Crimum Lily
	<i>Agapanthus australis</i>	30	200mm	1m	no	Birds Nest Fern
	<i>Cordyline 'Apple Blossom'</i>	36	200mm	1m	no	Cordyline
	<i>Philodendron 'Kanada'</i>	25	150mm	0.75m	no	Dwarf Philodendron
	<i>Buxus microphylla 'japonica'</i>	114	150mm	0.7m	no	Japanese Box
	<i>Lomandra longifolia</i> 'Tanka'	237	150mm	0.5m	no	Dwarf Mat Rush
	<i>Dianella caerulea</i>	95	150mm	0.4m	no	Paros Lily
	<i>Dianella tasmanica</i> 'Tasree'	121	150mm	0.4m	no	Flax Lily
	<i>Brachycome multifida</i>	22	150mm	g.cover	no	Rock Daisy
	<i>Mynoporum parviflorum</i>	90	150mm	g.cover	no	Creeeping Bobbata
	<i>Trachelopogon 'Tricolor'</i>	190	150mm	g.cover	no	Variegated Star Jasmine
	<i>Viola hederacea</i>	79	150mm	g.cover	no	Native Violet
	<i>Persea grandiflora</i>	18	200mm	climber	no	Blower Vine
	St Water Buffalo Turf					



MAINTENANCE

1. These works shall be in addition to the construction contract.
2. The Contractor shall commence and fully implement the short term maintenance after Practical Completion has been confirmed by the Superintendent.
3. The Contractor shall carry out maintenance works for a minimum period of 26 weeks.
4. Maintenance works shall include the following works:
 - a. Mow lawns and trim edges each 10 days in summer and each 14 days in winter.
 - b. Water all planting and lawn areas in order to ensure adequate soil moisture at all times.
 - c. Remove any weed growth from all planting areas.
 - d. Spray and control pests and diseases as required.
 - e. Replace plants which fail with plants of similar size and quality as originally planted.
 - f. Adjust ties to trees as necessary.
 - g. Make good any erosion or soil subsidence which may occur.
 - h. Maintain all mulched areas in a clean and tidy condition to the depth as originally specified.
 - i. Make good any defects or faults arising from defective workmanship.

Note: The Contractor is not to be held responsible for the theft or vandalism of any plants during the maintenance period.

5. Advanced trees shall be individually inspected at least once a month in order to determine their health and vigour. Should the trees exhibit any signs of disease, pest infestation or poor growth then a qualified arborist shall be consulted within 14 days in order to determine the most appropriate course of action. Recommended treatment shall then be commenced within 7 days and shall continue until the problem is eliminated.

6. When the maintenance period is completed the Contractor shall notify the Superintendent. The site shall then be inspected and if to the satisfaction of the Superintendent the responsibility will be handed over to the Client for on-going maintenance.

DISCLAIMER

Every effort is made to ensure the accuracy of these documents, however they should be thoroughly checked before being issued to any other persons or authority or used for construction purposes. Any inaccuracies, omissions or discrepancies should be referred back to Zenith Landscape Designs immediately.

These drawings may be printed in whole. The drawings and parts thereof remain the intellectual property of Zenith Landscape Designs and may not be used in part or whole for any other purpose without the prior permission of Zenith Landscape Designs.

NOTES

1. Vehicular pavement, fencing and built structure details shall be to Architect's specification.
2. All surface and sub-surface drainage requirements shall be to Engineers details.
3. Numeric dimensions should be taken in preference to scaling.
4. All dimensions should be checked on-site prior to commencing construction.
5. Contractors shall verify the location of all site features prior to commencing works.
6. Soil testing has not been undertaken as part of the preparation of this design; Contractors shall determine the need for soil testing prior to any planting works.
7. A search of underground services has not been undertaken as part of the preparation of this design; it is recommended that Contractors contact DIAL BEFORE YOU DIG ON 1100 prior to commencing any works.
8. This plan is to be read in conjunction with the architectural and engineering plans.
9. It is recommended that an approved root barrier be installed to manufacturers recommendations to all tree planting in the vicinity of structures, walls and hard pavement areas.
10. Common mass planted beds will require a fully automated irrigation system which is to be designed and installed by an irrigation consultant prior to planting.

B	DA	16.11.11
A	Revisions from ARAP comments	27.9.11
Rev. no.	Description:	Date:
ARBORIST:		
SURVEY:		
HYDRAULIC:		
ARCHITECT:		
CLIENT:		

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DRAFT

TITLE: **PLANTING PLAN**
 STATUS: **DA** SCALES: **1:150**
 DRAWN: **MAG** SHEET: **3 OF 4** REVISION:
 CHECKED: **MFG** DRAWING No: **11-2411 L03**
 DATE:

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