

SCHEDULE OF LANDSCAPE DRAWINGS

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LANDSCAPE DETAILS - SHEET 10	3020083-L-3910
LANDSCAPE DETAILS - SHEET 11	3020083-L-3911

NOT IN THIS ISSUE

I, Hywel Jones of Place Design Group
hereby certify that the works as shown on the "as
constructed" drawings reflect any changes that
were made during the course of construction.
Name: Hywel Jones AILA No.: 843
(Registered Landscape Architect)
Signed: [Signature] Date: 02-09-2024

AS CONSTRUCTED

place
design
group.

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46 Ross River Road
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T +61 7 4725 7843

THE RESERVE - STAGE 14-15 (14A)
LANDSCAPE DEVELOPMENT WORKS

URBEX PTY LTD

PROJECT NUMBER : 3020083 DATE : 02-09-2024
DRAWING NUMBER : 3020083-L-3001 REVISION : C

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PROJECT



STAGE 14 - 15

CLIENT

URBEX PTY LTD

NOTES

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Name: Hywel Jones AILA No.: 843
(Registered Landscape Architect)

Signed:  Date: 02-09-2024

AS CONSTRUCTED

ISSUE	CODE	ISSUE DESCRIPTION	BY	CHK	DATE
01	CA	COUNCIL APPROVAL	CB	HJ	20-03-2023
02	CA	COUNCIL APPROVAL	CB	HJ	20-10-2023
A	CON	FOR CONSTRUCTION	CB	HJ	03-07-2024
B	CON	FOR CONSTRUCTION	CB	HJ	08-07-2024
C	AC	14A AS-CONSTRUCTED	CB	HJ	02-09-2024

PRE - Preliminary | CA - Council Approval | T - Tender | CON - Construction

DRAWING TITLE

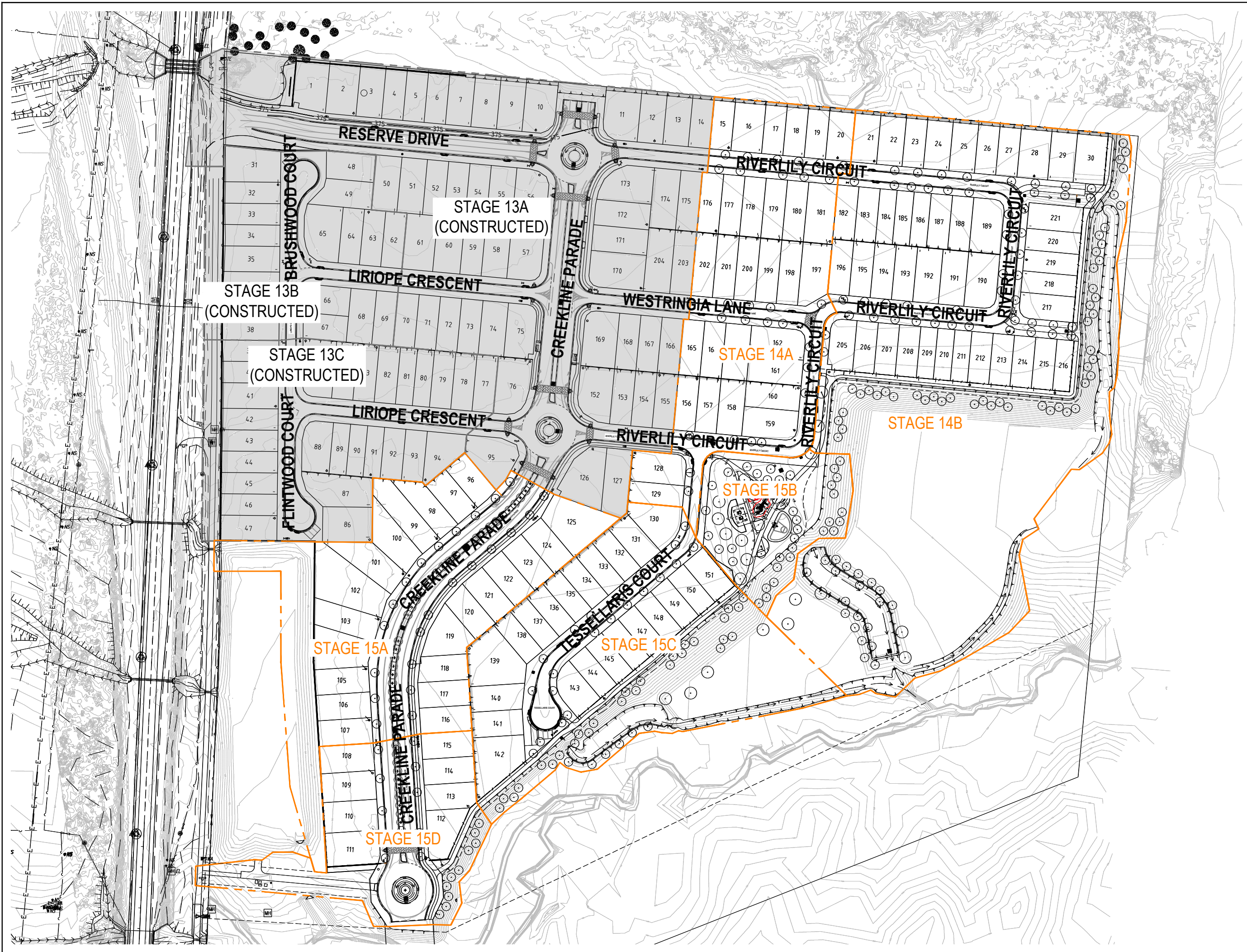
LANDSCAPE STAGING
PLAN

DESIGN : HJ
DOCUMENT : HJ / CB
PROJECT : 3020083

NORTH



SCALE 1:1000 @ A1 1:2000 @ A3
DRAWING NUMBER 3020083-L-3001-1 REVISION C



The landscape plans shall be read in conjunction with the landscape specification. Landscape Documentation includes the following:

These plans identify all surface treatment finishes required to be constructed as part of these works, including, but not limited to, paths, structures, walls, planting, garden edging, and areas to be grassed.

These plans also identify the required planting layout to be undertaken as part of the works. Planting design layout is identified by different groups of plant species. Each group of plants has a plant label identifying the number of plants required and the abbreviated plant name (for reference to the planting schedule). The plant spacing and required pot size is indicated in the plant schedule. The Landscape Contractor is required to setout the plants in accordance with the planting plans and in accordance with the typical plant spacing diagrams provided. Street tree locations are to be confirmed on site with the Superintendent prior to excavating planting holes.

Whilst all care has been taken to ensure accurate plant numbers in the plant schedule, the Contractor is required to check all plant numbers on the plans at the time of pricing. Plant numbers indicated on the individual plant labels take precedence over the plant numbers indicated in the plant schedule.

Landscape details are provided to assist the Landscape Contractor in constructing the various elements of works as required or as specified. Where details are provided, the Landscape Contractor shall construct the works in strict accordance with the details provided. Where details are not provided, the Landscape Contractor shall construct the works as specified, or in accordance with best practice industry standards to ensure that the works are constructed to the highest quality of finish at all times.

Irrigation plans have been prepared for this project by Aqua Tec Irrigation Services. Irrigation works are to be undertaken in accordance with the irrigation specification. The Landscape Contractor is required to liaise with the Irrigation Sub-contractor to ensure the irrigation works are installed in such a manner that there are no discrepancies or conflicts between the irrigation and landscape requirements (i.e. mainline locations & valve boxes, etc). Any discrepancies and/or conflicts are to be brought to the attention of the Superintendent for immediate resolution prior to the irrigation being installed in the ground. Failure to do this may result in the irrigation works being rectified as instructed at the landscape contractor's expense.

These plans are to be read in conjunction with all other plans, details, specifications, and any other documents identified as being part of the contract documents for this project. Any discrepancies in the contract documents are to be brought to the attention of the Superintendent for clarification and/or direction.

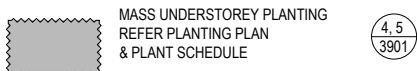
These plans have been prepared using base data as provided to Place Design Group by the Client and/or Consultant Team. Whilst all care has been taken to ensure the accuracy of this base data as compared to the most recent issue of plans or works constructed on site, the Landscape Contractor shall immediately report any discrepancies between the plans and the site to the Superintendent for immediate resolution.

The Landscape Contractor shall undertake the landscape works as documented within these plans and implement any further instruction as issued by the Superintendent on time, and in a first class manner. The Landscape Contractor shall fully coordinate the landscape works with all other contractors undertaking concurrent works on site.

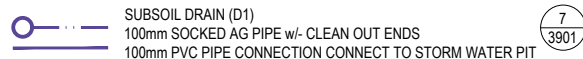
On completion, the Landscape Contractor shall ensure that all items of work have been completed in accordance with these plans and to best industry standard. Ensure all paths and surfaces are left clean, swept of any dirt and debris, and hosed down as directed. Completion of the works shall be as approved by the Superintendent.

All soft landscaping, irrigation and street trees shall be maintained by the landscape contractor throughout the maintenance period until the stage development works are accepted off-maintenance by council.

REFER TO FOR DRAWINGS 3020083-L-3101 TO 3020083-L-3109



REFER TO FOR DRAWINGS 3020083-L-3211 TO 3020083-L-3212



REFER TO FOR DRAWINGS 3020083-L-3211 TO 3020083-L-3212

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PROJECT  THE Reserve
From the developers of Kalyda Chase

CLIENT


URBEX PTY LTD

NOTES

- REFER PLANT SCHEDULE ON DWG 3020083-L-2013
- REFER SURFACES SCHEDULE ON DWG 3020083-L-3022 - 3023

/ Hywel Jones of **Place Design Group**
*herby certify that the works as shown on the "as
 constructed" drawings reflect any changes that
 were made during the course of construction.*

Name: **Hywel Jones** AILA No.: **843**
(Registered Landscape Architect)

Signed:  Date: **02-09-2024**

AS CONSTRUCTED

[illegible]

PRE - Preliminary | CA - Council Approval | T - Tender | CON - Construction

DRAWING TITLE

LANDSCAPE
DOCUMENTATION NOTES
- SHEET 1

DESIGN : HJ
DOCUMENT : HJ / CB
PROJECT : 3020083

DRAWING NUMBER	REVISION
3020083-L-3011	B

PROJECT SCOPE

LICENCED CONTRACTOR - Landscape works are to be carried out by trade qualified, experienced landscape contractors with the appropriate QBCC licences to cover the scope of works required.

SITE ACCESS - Vehicular movement on site is to be restricted to within 3m of the area of site receiving an amended surface treatment or as agreed otherwise. Contractor is to minimise disturbance of existing established areas. Access and egress onto and within the site for construction activities as outlined within this document should be organised through the appointed Principal Contractors Project Manager.

DISPOSAL OF REFUSE - Be responsible for keeping the landscape and associated works clean and tidy as it proceeds and regularly remove rubbish from the site. Provide covered receptacles for rubbish, garbage and food scraps and have them emptied at regular intervals as necessary. Do not leave rubbish, garbage and food scraps lying about the site and the Works.

TRAFFIC MANAGEMENT - The Landscape Contractor shall provide for continuous operation of normal traffic along all existing roads and pedestrian and vehicular access to properties included in the Contract and/or intersected by roads or drains included in the contract. Where necessary and only if approved, provide sidetracks which shall be constructed, sign-posted, lit and maintained to the satisfaction of the Superintendent and the Local Authority.

Works must not commence until the requirements of the pre-start meeting have been satisfied unless directed otherwise.

DRAWING NUMBER	REVISION
3020083-L-3012	B

GENERAL - This Specification requires the Contractor to maintain the landscape works throughout the Maintenance Period to a high standard at all times.

- Maintenance of all turfed and planted/mulched areas;
- Horticultural works associated with maintenance of plantings, including street trees;
- Maintenance of the permanent and temporary irrigation systems;
- All other works required to maintain the "landscape" to a very high standard (refer S attached).

The maintenance period covered by this Specification will be a minimum of 9 months from the end of the plant establishment period and shall continue through until Council certifies that the works are accepted Off Maintenance. If off-maintenance is delayed thru non-performance of the contractor, then the contractor will be required to continue to maintain the areas at their cost until the works are certified as off-maintenance.

CONTRACTORS' EXPERTISE - It is expected that, notwithstanding the requirements of this Specification, that the Contractor will possess the necessary horticultural and technical expertise to oversee the on-going development/maintenance of the landscape works and irrigation systems. As such this Specification describes the works required but does not specifically detail the horticultural or technical practices required to undertake the work.

Plant Replacement - Replace dead / dying plants as required and/or as directed.

The following outlines the minimum requirements associated with the scheduled tasks.

Topdressing to maximum 10 mm depth.

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STAGE 14 - 15

URBEX PTY LTD

- REFER PLANT SCHEDULE ON DWG 3020083-L-2013
- REFER SURFACES SCHEDULE ON DWG 3020083-L-3022 - 3023

Signed:  Date: 02-09-2024

[illegible]

DRAWING NUMBER	REVISION
3020083-L-3014	B

PLANT SCHEDULE - THE RESERVE STAGE 14 & 15

TREES

CODE	BOTANICAL NAME	COMMON NAME	CONTAINER SIZE	SPACING Indicative c/c	14A TOTAL #	14B TOTAL #	15A TOTAL #	15B TOTAL #	15C TOTAL #	TOTAL #	REVISION DATE
BUC cel	BUCKINGHAMA celsissima	Ivory Curl Tree	45L	as shown	15	29	0	18	0	62	2/09/2024
COR pty	CORYMBIA ptychocarpa	Swamp Bloodwood	300mm	as shown	0	2	0	4	0	6	
COR tes	CORYMBIA tessellaris	Moreton Bay Ash	300mm	as shown	0	16	0	5	4	25	
COR tes	CORYMBIA tessellaris	Moreton Bay Ash	45L	as shown	0	0	0	12	0	12	3/07/2024
EUC pho	EUCALYPTUS phoenicea	Scarlet Gum	300mm	as shown	0	8	0	9	0	17	
EUC ter	EUCALYPTUS tereticornus	Forest Red Gum	300mm	as shown	0	7	0	7	0	14	
EUC ter	EUCALYPTUS tereticornus	Forest Red Gum	45L	as shown	0	2	0	3	0	5	
FRA gri	FRAXINUS griffithii	Mountain Ash	45L	as shown	0	0	30	0	12	42	
GRE bai	GREVILLEA baileyana	White Oak	45L	as shown	0	0	0	4	0	4	
MAN len	MANILTOA lenticellata	Silk Hankerchief Tree	45L	as shown	0	0	0	7	0	7	
MEL leu	MELALEUCA leucadendra	Weeping Paperbark	300mm	as shown	0	29	0	21	6	56	2/09/2024
MEL leu	MELALEUCA leucadendra	Weeping Paperbark	45L	as shown	0	0	0	7	0	7	2/09/2024
NAU ori	NAUCLEA orientalis	Leichhardt Tree	300mm	as shown	0	6	0	5	0	11	
MIM ele	MIMUSOPS elengii	Coondoo	45L	as shown	0	0	24	0	9	33	
SCO bra	SCOLOPIA braunii	Brown Birch	45L	as shown	15	17	0	0	0	32	
TER ser	TERMINALIA sericocarpa	Damson	300mm	as shown	0	5	0	4	0	9	

UNDERSTOREY PLANTS

CODE	BOTANICAL NAME	COMMON NAME	CONTAINER SIZE	SPACING Indicative c/c	14A TOTAL #	14B TOTAL #	15A TOTAL #	15B TOTAL #	15C TOTAL #	TOTAL #	REVISION DATE
BAE vir	BAEKEA virgata 'Miniature'	Heath Myrtle	140mm	600mm	0	96	0	36	48	180	2/09/2024
CAL ljo	CALLISTEMON 'Little John'	Little John	140mm	600mm	0	0	0	0	9	9	
CAL mau	CALLISTEMON 'Mauve Mist'	Mauve Mist	200mm	1000mm	0	0	0	0	10	10	
CAL wwh	CALLISTEMON 'Wilderness White'	Wilderness White	200mm	1000mm	0	0	0	0	20	20	
DIA cae	DIANELLA caerulea	Flax Lily	140mm	750mm	0	96	88	144	75	403	2/09/2024
FIC gri	FICUS microcarpa 'Green island'	Green island	140mm	750mm	0	0	0	89	0	89	2/09/2024
GAR gri	GARDENIA psidiodes 'Glennie River'	Glennie River	140mm	600mm	0	114	88	198	115	515	2/09/2024
JUN kra	JUNCUS krausii	Salt Marsh Rush	125mm	500mm	0	0	88	0	31	119	
JUN usi	JUNCUS usistatus	Common Rush	125mm	500mm	0	0	88	0	31	119	
LOM hys	LOMANDRA hystrix	Matt Rush	140mm	1000mm	0	131	88	36	49	304	
MYO par	MYOPORUM parvifolium	Creeping Boobialla	140mm	800mm	0	96	0	36	18	150	
RHA sno	RHAPHIOLEPIS 'Snow Maiden'	Snow Maiden	140mm	800mm	0	0	0	36	0	36	2/09/2024

BIO-RETENTION BASIN PLANTING @ 90% ALLOTMENT BUILD

CODE	BOTANICAL NAME	COMMON NAME	CONTAINER SIZE	SPACING Indicative c/c U.N.O. on plans	14A TOTAL #	14B TOTAL #	15A TOTAL #	15B TOTAL #	15C TOTAL #	TOTAL #	REVISION DATE
CAR fas	CAREX fascicularis	Tassell Sedge	Tube	500mm	0	915	0	0	0	915	
CYP pol	CYPERUS polystachyos	Sedge	Tube	500mm	0	915	0	0	0	915	
FIC nod	FICINIA nodosa	Knotted Club Rush	Tube	500mm	0	915	0	0	0	915	
JUN kra	JUNCUS krausii	Salt Marsh Rush	Tube	500mm	0	915	0	0	0	915	
JUN usi	JUNCUS usitatus	Common Rush	Tube	500mm	0	915	0	0	0	915	
LOM hys	LOMANDRA hystrix	Creek Mat Rush	Tube	500mm	0	915	0	0	0	915	

**place
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PROJECT



STAGE 14 - 15

CLIENT

URBEX PTY LTD

NOTES

- REFER LANDSCAPE NOTES ON DWG
3020083-L-3002

/ Hywel Jones of Place Design Group
hereby certify that the works as shown on the "as
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Name: Hywel Jones AILA No.: 843
(Registered Landscape Architect)

Signed: Date: 02-09-2024

AS CONSTRUCTED

[illegible]

PRE - Preliminary | CA - Council Approval | T - Tender | CON - Construction

DRAWING TITLE

LANDSCAPE PLANT SCHEDULE

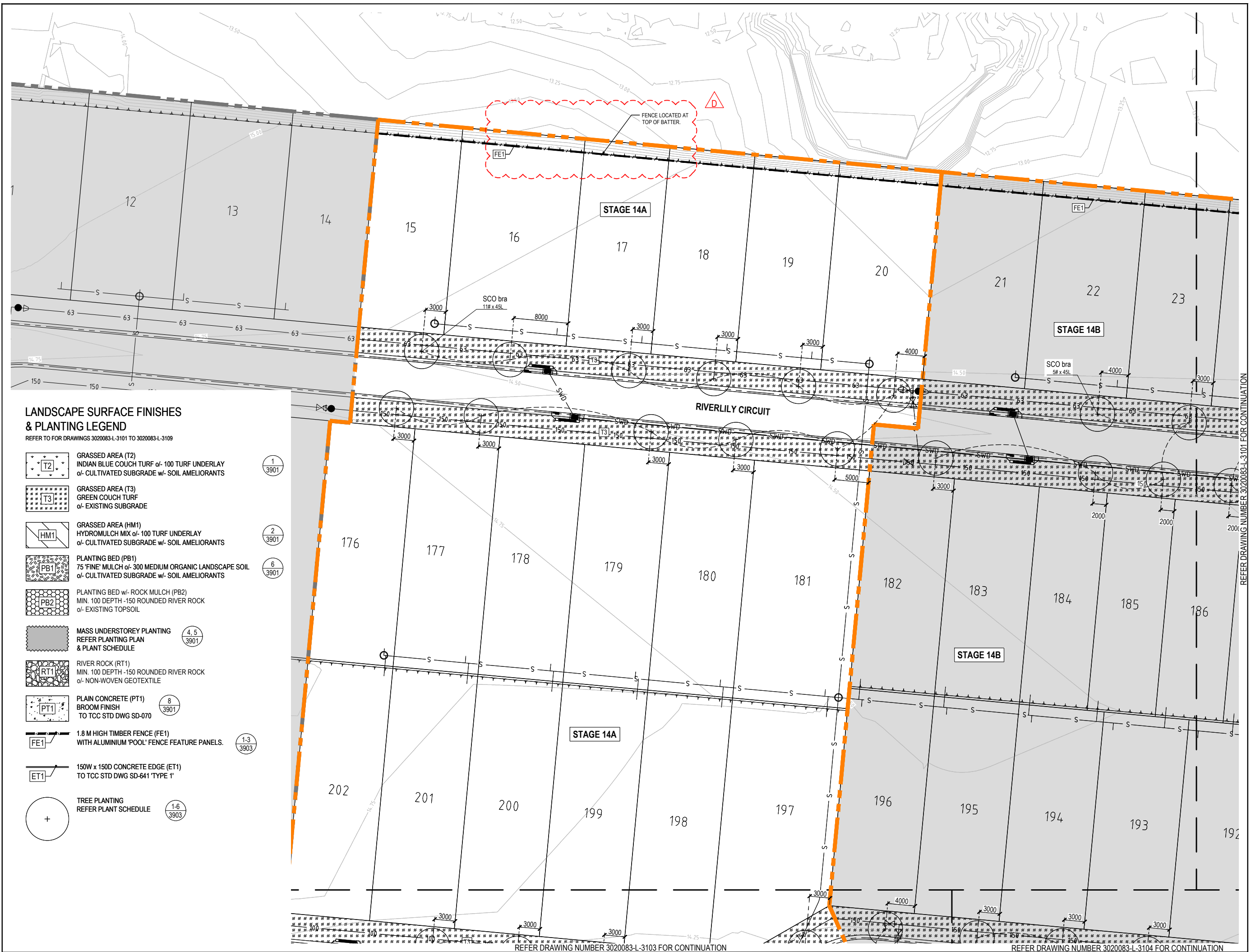
DESIGN : HJ

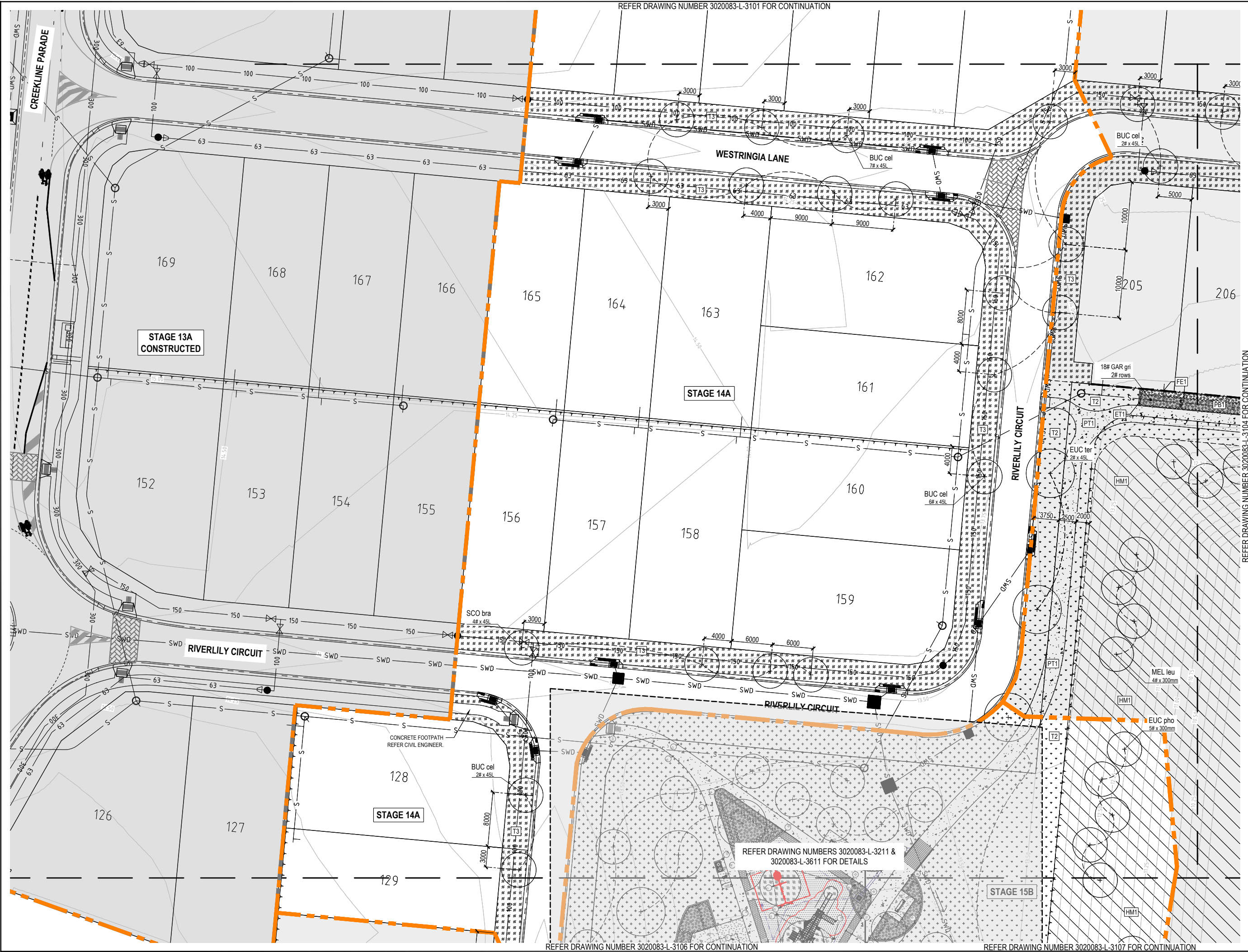
DOCUMENT : HJ / CB

PROJECT : 3020083

DRAWING NUMBER
3020083-L-3023

REVISION
B





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PROJECT



STAGE 14 - 15

CLIENT

URBEX PTY LTD

NOTES

- REFER LEGEND ON DWG 3020083-L-3011
- REFER LANDSCAPE NOTES ON DWG 3020083-L-3012 - 3014
- REFER PLANT SCHEDULE ON DWG 3020083-L-3021
- REFER SURFACES SCHEDULE ON DWG 3020083-L-3022 - 3023
- REFER ENGINEER'S DRAWINGS FOR SERVICES

I, Hywel Jones of Place Design Group hereby certify that the works as shown on the "as constructed" drawings reflect any changes that were made during the course of construction.

Name: Hywel Jones AILA No.: 843
(Registered Landscape Architect)

Signed: [Signature] Date: 02-09-2024

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A	CON	FOR CONSTRUCTION	CB	HJ	03-07-2024
B	CON	FOR CONSTRUCTION	CB	HJ	08-07-2024
C	AC	14A AS-CONSTRUCTED	CB	HJ	02-09-2024

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DRAWING TITLE

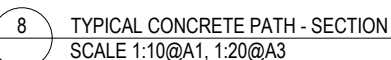
LANDSCAPE PLAN
SHEET 3

DESIGN : HJ
DOCUMENT : HJ / CB
PROJECT : 3020083



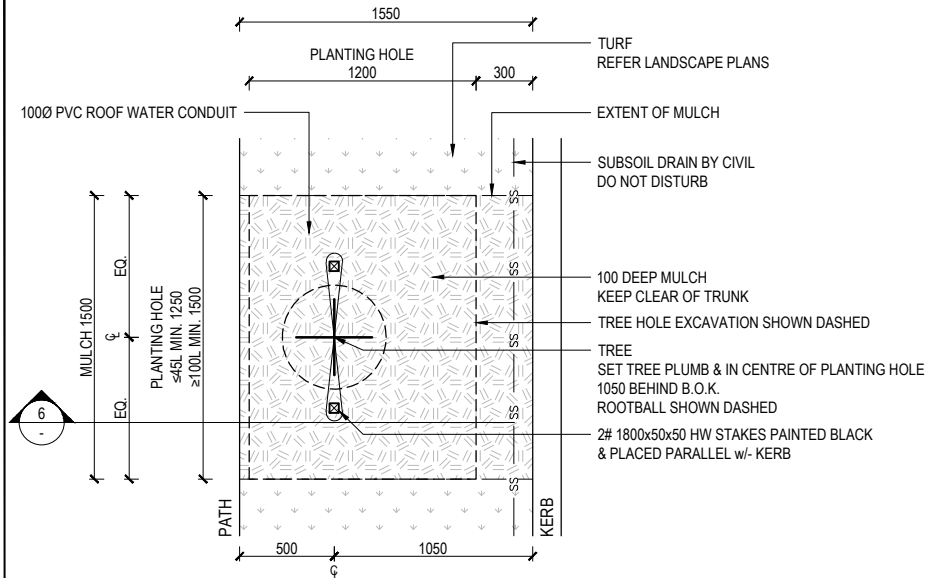
SCALE 1:250 @ A1 1:500 @ A3

DRAWING NUMBER 3020083-L-3103
REVISION C



STREET TREE SET OUT SHALL BE IN ACCORDANCE WITH THE FOLLOWING U.O. ON PLANS:

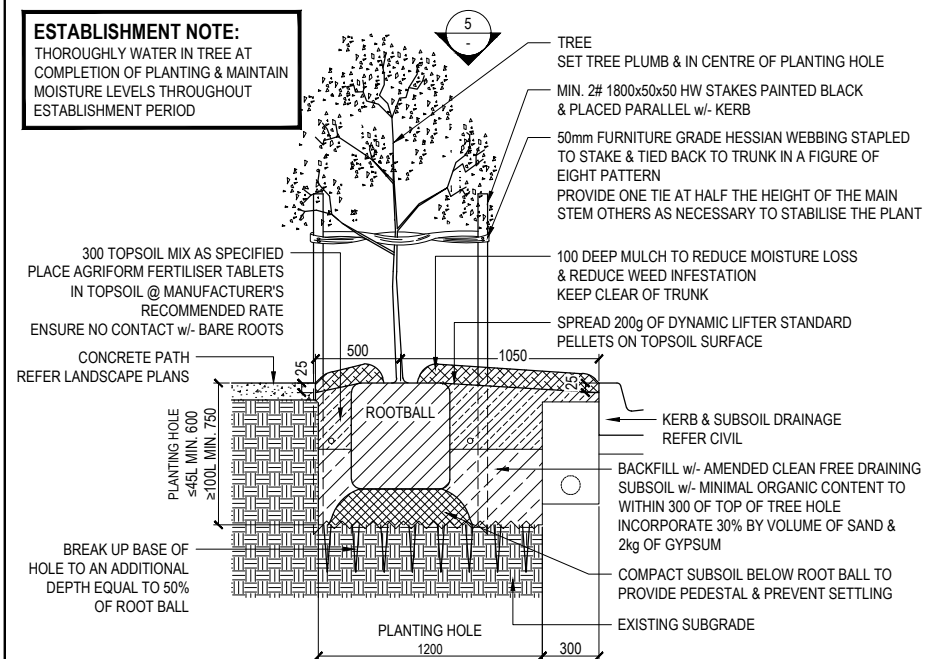
- A. GREATER THAN 5.0m FROM ELECTRICITY OR TELECOMMUNICATION POLES OR PILLARS.
- B. GREATER THAN 7.0m FROM STREETLIGHTS TO ENSURE EFFECTIVE STREET LIGHTING.
- C. GREATER THAN 2.0m FROM SIDE ENTRY STORMWATER DRAINAGE PITS.
- D. TREES ARE TO BE PLACED ON THE 1050mm ALIGNMENT FROM THE BACK OF KERB U.O.
- E. TREES ARE TO BE PLACED A MINIMUM OF 500mm FROM A FOOTPATH.
- F. TREES ARE TO BE PLACED A MINIMUM OF 2.5m FROM A DRIVEWAY.
- G. TREES ARE TO BE LOCATED SO AS NOT TO OBSTRUCT ACCESS TO ANY SERVICES OR SIGNAGE.
- H. TREES ARE TO BE LOCATED SO AS NOT TO OBSTRUCT PEDESTRIAN OR VEHICULAR TRAFFIC, NOR CREATE TRAFFIC HAZARD OR CAUSE DAMAGE TO EXISTING TREES.



1 STREET TREE PLANTING ADJACENT PATH - PLAN
NTS

- ≤45L TREE HOLE TO BE MIN. 1250 x 1200 x 600 DEEP
- ≥100L TREE HOLE TO BE MIN. 1500 x 1200 x 750 DEEP
- BREAK UP BASE OF HOLE TO AN ADDITIONAL DEPTH EQUAL TO 50% OF ROOT BALL
- INCORPORATE 2kg GYPSUM INTO SUBSOIL BACKFILL
- EACH TREE TO RECEIVE APPLICATION OF DYNAMIC LIFTER AT MANUFACTURER'S RECOMMENDED RATE
- STAKES TO CLEAR ROOTBALL & BE PARALLEL TO KERB
- PROVIDE EXTRA STAKING IF NECESSARY TO STABILISE TREE
- REMOVE STAKING AT END OF ESTABLISHMENT PERIOD OR AS REQUESTED BY SUPERINTENDENT

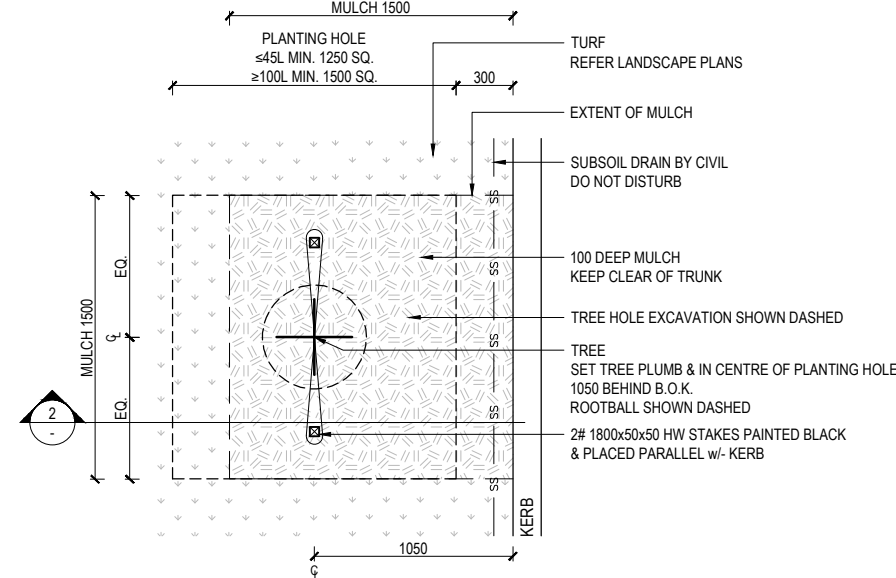
THOROUGHLY WATER IN TREE AT COMPLETION OF PLANTING & MAINTAIN MOISTURE LEVELS THROUGHOUT ESTABLISHMENT PERIOD



2 STREET TREE PLANTING ADJACENT PATH - SECTION
NTS

STREET TREE SET OUT SHALL BE IN ACCORDANCE WITH THE FOLLOWING U.N.O. ON PLANS:

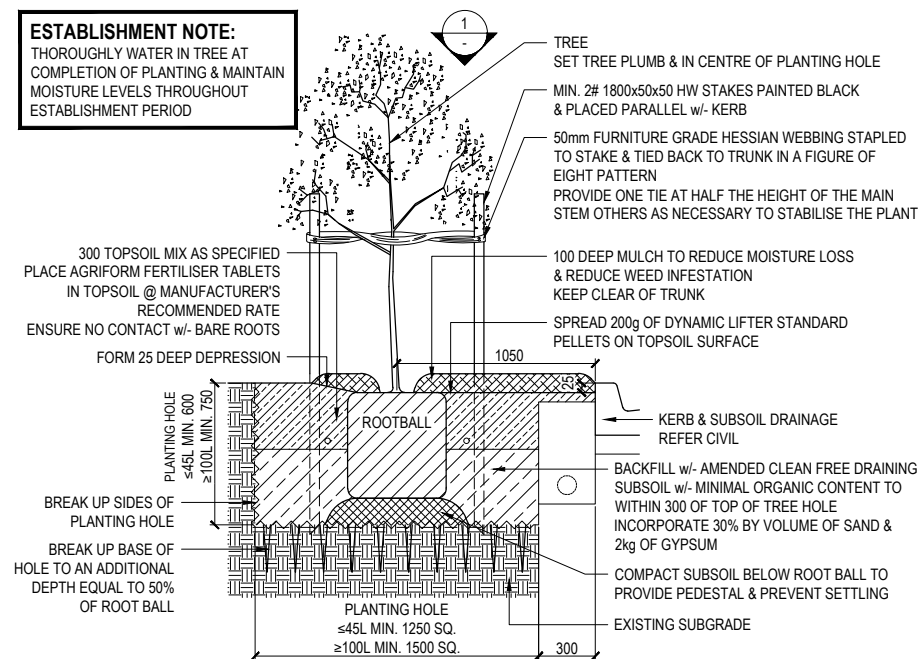
- A. GREATER THAN 5.0m FROM ELECTRICITY OR TELECOMMUNICATION POLES OR PILLARS.
- B. GREATER THAN 7.0m FROM STREETLIGHTS TO ENSURE EFFECTIVE STREET LIGHTING.
- C. GREATER THAN 2.0m FROM SIDE ENTRY STORMWATER DRAINAGE PITS.
- D. TREES ARE TO BE PLACED ON THE 1050mm ALIGNMENT FROM THE BACK OF KERB U.N.O.
- E. TREES ARE TO BE PLACED A MINIMUM OF 500mm FROM A FOOTPATH.
- F. TREES ARE TO BE PLACED A MINIMUM OF 2.5m FROM A DRIVEWAY.
- G. TREES ARE TO BE LOCATED SO AS NOT TO OBSTRUCT ACCESS TO ANY SERVICES OR SIGNAGE.
- H. TREES ARE TO BE LOCATED SO AS NOT TO OBSTRUCT PEDESTRIAN OR VEHICULAR TRAFFIC, NOR CREATE TRAFFIC HAZARD OR CAUSE DAMAGE TO EXISTING TREES.



3 STREET TREE PLANTING - PLANS

- ≤45L TREE HOLE TO BE MIN. 1250 x 1250 x 600 DEEP
- ≥100L TREE HOLE TO BE MIN. 1500 x 1500 x 750 DEEP
- BREAK UP BASE OF HOLE TO AN ADDITIONAL DEPTH EQUAL TO 50% OF ROOT BALL
- INCORPORATE 2kg GYPSUM INTO SUBSOIL BACKFILL
- EACH TREE TO RECEIVE APPLICATION OF DYNAMIC LIFTER AT MANUFACTURER'S RECOMMENDED RATE
- STAKES TO CLEAR ROOTBALL & BE PARALLEL TO KERB
- PROVIDE EXTRA STAKING IF NECESSARY TO STABILISE TREE
- REMOVE STAKING AT END OF ESTABLISHMENT PERIOD OR AS REQUESTED BY SUPERINTENDENT

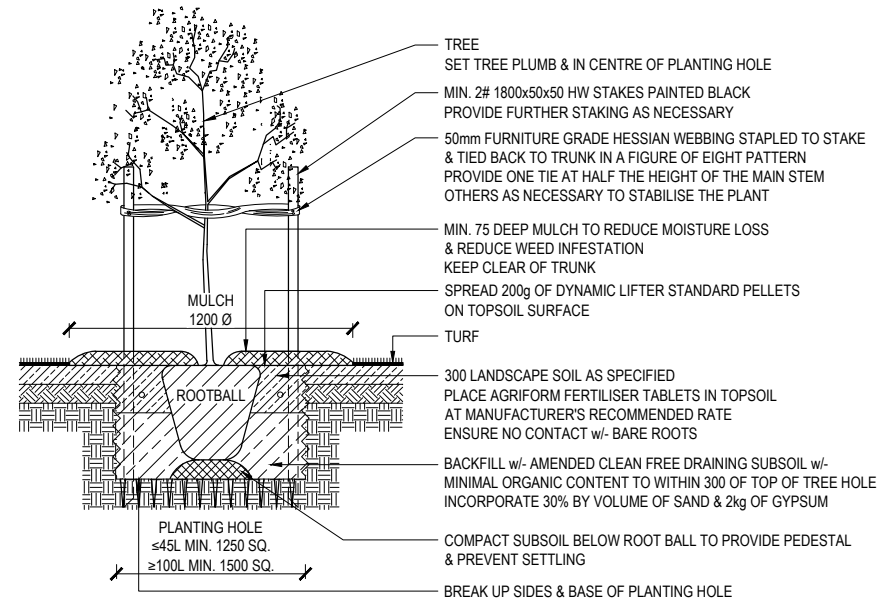
THOROUGHLY WATER IN TREE AT COMPLETION OF PLANTING & MAINTAIN MOISTURE LEVELS THROUGHOUT ESTABLISHMENT PERIOD



4 STREET TREE PLANTING - SECTION
NTS

- ≤45L TREE HOLE TO BE MIN. 1250 x 1250 x 600 DEEP
- ≥100L TREE HOLE TO BE MIN. 1500 x 1500 x 750 DEEP
- BREAK UP BASE OF HOLE TO AN ADDITIONAL DEPTH EQUAL TO 50% OF ROOT BALL
- INCORPORATE 2kg GYPSUM INTO SUBSOIL BACKFILL
- EACH TREE TO RECEIVE APPLICATION OF DYNAMIC LIFTER AT MANUFACTURER'S RECOMMENDED RATE
- STAKES TO CLEAR ROOTBALL BY MIN. 75mm
- STAKING TO REMAIN IN PLACE UNLESS REQUESTED BY SUPERINTENDENT

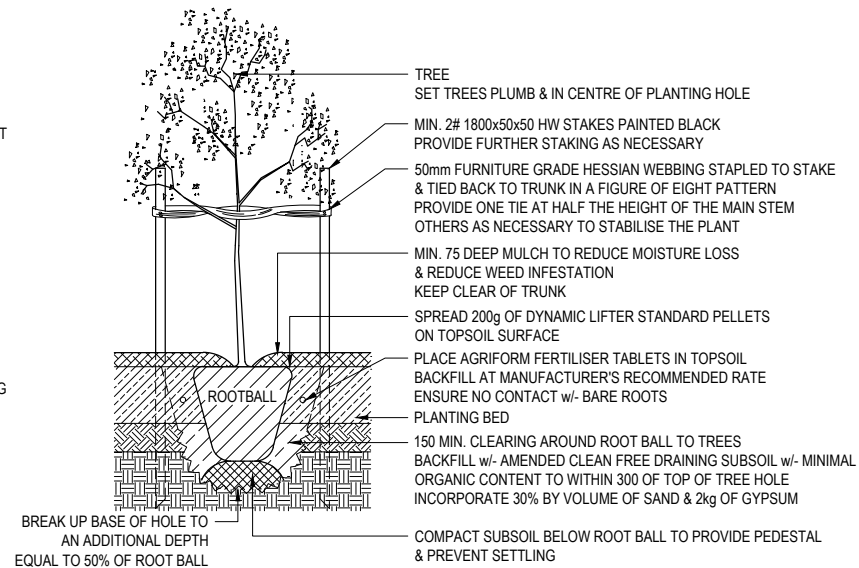
THOROUGHLY WATER IN TREE AT COMPLETION
OF PLANTING & MAINTAIN MOISTURE LEVELS
THROUGHOUT ESTABLISHMENT PERIOD



5 TREE PLANTING IN TURF DETAIL - SECTION
NTS

- TREE HOLE TO BE MIN. 150 LARGER THAN ROOTBALL
- TREE HOLE IS NOT TO BE DUG w/ AN AUGER
- BREAK UP BASE OF HOLE TO AN ADDITIONAL DEPTH EQUAL TO 50% OF ROOT BALL
- INCORPORATE 2kg GYPSUM INTO SUBSOIL BACKFILL
- EACH TREE TO RECEIVE APPLICATION OF DYNAMIC LIFTER AT MANUFACTURER'S RECOMMENDED RATE
- STAKES TO CLEAR ROOTBALL BY MIN. 75mm
- STAKING TO REMAIN IN PLACE UNLESS REQUESTED BY SUPERINTENDENT

THOROUGHLY WATER IN TREE AT COMPLETION
OF PLANTING & MAINTAIN MOISTURE LEVELS
THROUGHOUT ESTABLISHMENT PERIOD



6 TREE PLANTING IN PLANTING BED DETAIL - SECTION
NTS

TOWNSVILLE
46 Ross River Road
Mundingburra QLD 4812
PO Box 450, Aitkenvale QLD 4814
T +61 7 4725 7843

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Verify all dimensions on site prior to construction.
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PROJECT



STAGE 14 - 15

CLIENT

URBEX PTY LTD

NOTES

- REFER LANDSCAPE SPECIFICATION
NOTES ON DWG 3020083-L-3012 - 3014
- REFER SURFACES SCHEDULE ON DWG
3020083-L-3022 TO 3020083-L-3023

/ Hywel Jones of **Place Design Group**
hereby certify that the works as shown on the "as
constructed" drawings reflect any changes that
were made during the course of construction.

Name: Hywel Jones AILA No.: 843
(Registered Landscape Architect)

Signed: Date: 02-09-2024

AS CONSTRUCTED

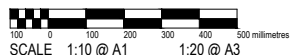
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PRE - Preliminary | CA - Council Approval | T - Tender | CON - Construction

DRAWING TITLE

LANDSCAPE DETAILS
SHEET 2

DESIGN : HJ
DOCUMENT : HJ / CB
PROJECT : 3020083



DRAWING NUMBER	REVISION
3020083-L-3902	B