

DOCUMENTATION REQUIREMENTS

LANDSCAPING

APPLICATION REQUIREMENT	DESCRIPTION	SCALE	FORM #
1. Application Form	PBC Application Form	1:200 minimum	Form 41
2. Site Plan	Showing boundaries, site area, existing building or proposed building outline, pool, pool deck, retaining walls, driveway placement and North Point. Where ground alterations of more than 500mm on a conventional aspect Lot and of 250mm on a controlled aspect Lot, levels of the existing and proposed changes are required.	1:200 minimum	N/A
3. Soft Landscaping	<ul style="list-style-type: none"> · Lawn Type (Greenleas Park Turf) · Secondary Thoroughfare Lawn (Greenleas Park Turf) · Plant specification including type (ground cover, tree, etc), quantity and pot size · Number of plants analysed by variety (totals only) · Topsoil specification including type and depth · Mulch specification (eg hoop bark fines, river stones, etc) · Soil Stabilisation 	1:100	Form DP 405040
4. Hard Landscaping	<ul style="list-style-type: none"> · An Irrigation system capable of maintaining the soft landscaping must be provided to the allotment with plan detail to reflect position of station(s), valve boxes, gate valves, controllers, type of sprinklers, etc · Edging specification including type (timber, concrete, etc) and colour (if applicable) · Paving specification including type, size and colour · Structures including seats, fountains, etc (if applicable) · Walls and retaining wall heights and position in relation to the boundaries 	1:100	Form DP 405040



5. General Requirements	<p>Ground Levels Finished Ground Levels must be reflected on the Landscaping Plan</p> <p>PVC Conduit Installation PVC Conduit must be laid beneath your driveway to enable irrigation to service the Secondary Thoroughfare. Specifications of the Conduit are as follows:</p> <ol style="list-style-type: none">1. 150mm diameter PVC Conduit2. 500-600mm from the inside of the kerb3. 300mm depth to the top of the pipe4. 300mm protrusion from both ends of the driveway <p>Please contact the Building Approvals Manager to arrange for Secondary Thoroughfare irrigation to be installed prior to your turf being laid.</p> <p>Other</p> <ul style="list-style-type: none">· All external meters and services must be fully screened or enclosed.· An enclosure for a wheelie bin that is separately accessible from the Secondary Thoroughfare to be installed in accordance with By-Law 2.19.2.· Clothesline position. <p>Landscape Open Space Calculation The area of Landscape Open Space for any Lot must not be less than 30% of the Residual Area.</p> <p>“Landscape Open Space” means that area of a Lot not covered by Principal Structures, Class 10 Buildings, driveways, hardscape paths, swimming pools, tennis courts (except grass tennis courts) or similar structures. Landscape open space may consist of areas that are landscaped with trees, shrubs, grasses and other items of soft Landscaping and shall include areas of landscape over podium slabs.</p>	1:200 minimum	N/A
--------------------------------	---	---------------	-----

Note - Hand drawn or unscaled plans will not be accepted.