

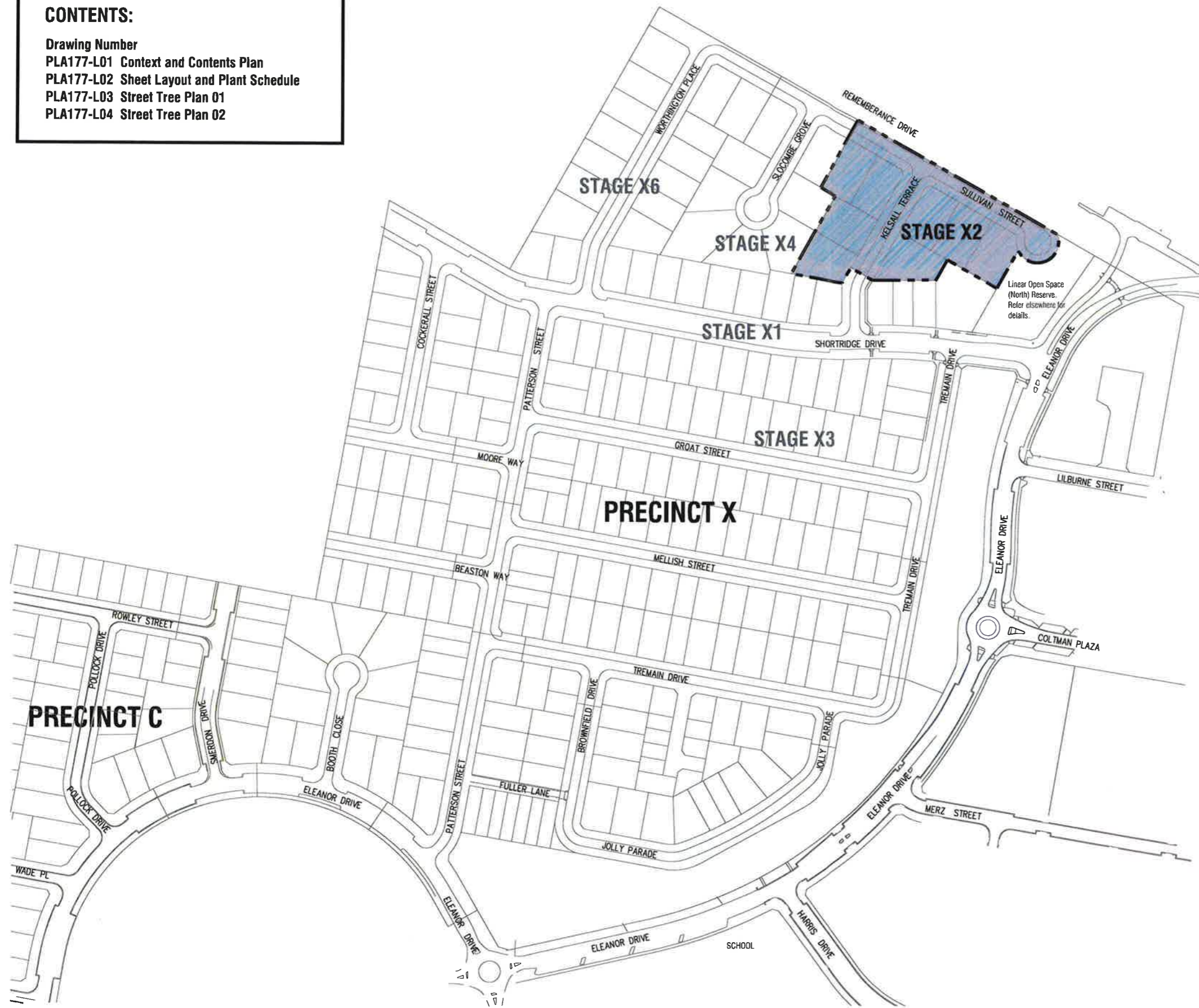
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- Drawing Number
- PLA177-L01 Context and Contents Plan
- PLA177-L02 Sheet Layout and Plant Schedule
- PLA177-L03 Street Tree Plan 01
- PLA177-L04 Street Tree Plan 02

TP1	Town Planning Approval	AD	04.06.17
P1	Preliminary Issue	AD	30.05.17
Revision	Description	Initials	Date
APPROVAL ISSUE			

Notes

1. All dimensions to be checked on site before commencing work. All measurements are in metres, unless otherwise shown.
2. The locations of underground services and light poles are indicative only - refer to engineering drawings for design service offsets.
3. The location and depth of services shall be verified on site prior to the commencement of works. The Contractor shall be liable for any damage to services during the landscape works.



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 BALLARAT PLANNING SCHEME
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 Planning Permit Issue Date 31/8/2016
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 Authorised Officer for and on behalf of
 CITY OF BALLARAT
 Date 31/7/2017

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CONTEXT PLAN - Stage X2 Lucas (nts)



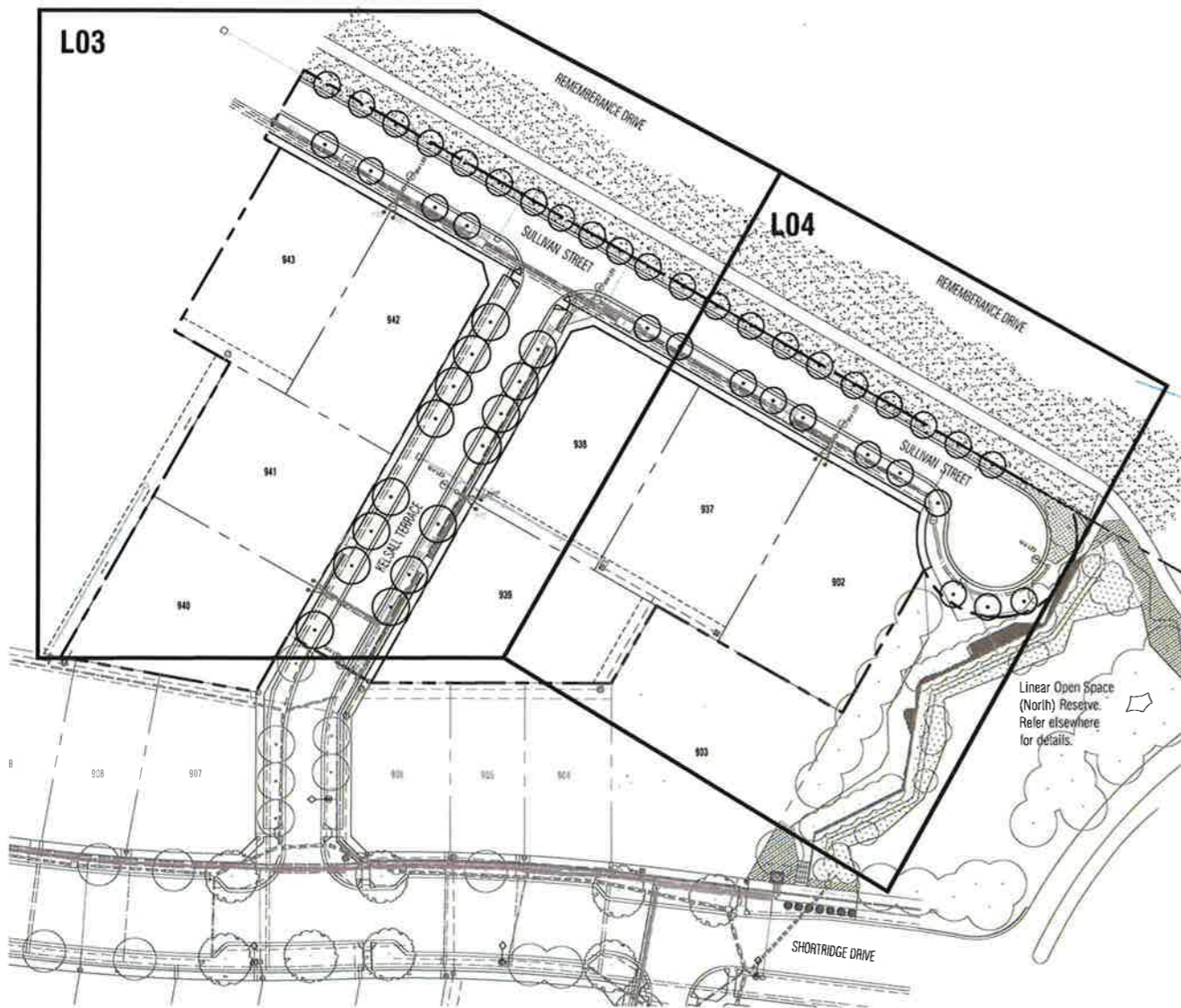
Client / Project: **Integra**
 Stage X2
 Lucas, Ballarat

Drawing Title: **Context and Contents Plan**

Drawn	Approved	Date	North
AD	RH	04.06.17	
Scale (A1)	Scale (A2)	Sheet	
NTS	NTS	1 of 4	

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Drawing Number: **PLA177-L01** Revision: **TP1**



Sheet Layout Plan - Stage X2, Lucas

Master Plant Schedule - Stage X2, Lucas

Code	Botanical Name	Common Name	Plant Size	Qty
Trees				
BJR	<i>Brachychiton 'Jerilderee Red'</i>	Jerilderee Red Brachychiton	40 ltr cont.	15
EML	<i>Eucalyptus mannifera 'Little Spotty'</i>	Dwarf Red Spotted Gum	16 ltr cont.	36

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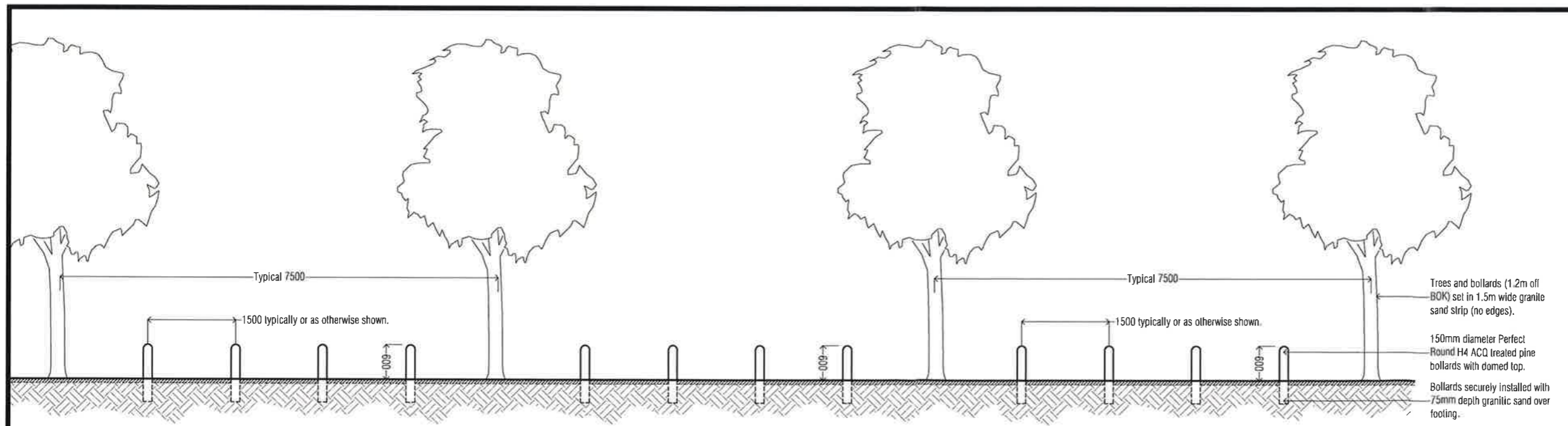
Date 31/7/2017

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TP1 Town Planning Approval	AD	04.06.17
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- Standard Street Tree Offsets.
 - It is assumed that all Underground Cable in close proximity to the 'tree zone' (5m diameter x 600mm depth) shall be within conduits or have cover slabs to provide a higher level of infrastructure protection. (*Refer 12.0 'Distribution Construction Standard Underground Trenching GA21' by Clijpover and Powercor).
 - Standard offset from the back of kerb is 1.2m unless otherwise shown.
 - Minimum setback of 2.0m to service assets including pits and conduit crossings.
 - Minimum setback of 2.0m to domestic service tapping points and stormwater outlets.
 - Minimum setback of 1.2m to footpath crossings and 3.0m to driveways where they are existing or known.
 - Minimum setback of 3.0m to fire hydrants.
 - Minimum setback of 5.0m to light poles.
- Proposed Street Trees.
 - Trees are planted to allow a driveway within 7.0m from the Title Boundary where possible.
 - Tree position in front of lots may change slightly due to 'actual' location of services, and constructed driveway crossings.
 - Setback from intersection (kerb) shall be a minimum of 10m in accordance with City of Ballarat Landscape Design Manual (LDM).
- Planting. All trees shall be planted in accordance with LDM, unless otherwise specified.
- Mulch. Mulch shall be recycled hardwood (or similar approved) in general accordance with LDM, unless otherwise specified.
- Grass Seeding. Re-seed nature strips and other grassed areas where there has been disturbance due to landscape works with a 50:50 ryegrass mix, unless otherwise specified.



Indicative elevation of domed timber bollards along Sullivan St



Client: **Integra**
 Stage X2
 Lucas, Ballarat

Drawing Title: **Sheet Layout and Plant Schedule**

Drawn: AD	Approved: RH	Date: 04.06.17	North
Scale (H): NTS	Scale (V): NTS	Sheet: 2 of 4	
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Drawing Number: **PLA177-L02** Revision: **TP1**

Notes

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- Grass Seeding. Reseed nature strips and other grassed areas where there has been disturbance due to landscape works with a 50:50 ryegrass mix, unless otherwise specified.
- Plant Schedule. Refer to sheet PLA177-L02 for Plant Schedule.

Legend

- Trees planted as part of another stage.
- Proposed Street Trees - *Brachychiton 'Jerilderie Red'*
- Proposed Street Trees - *Eucalyptus mannifera 'Little Spotty'* (Dwarf Red Spotted Gum)
- Plant Label and Code

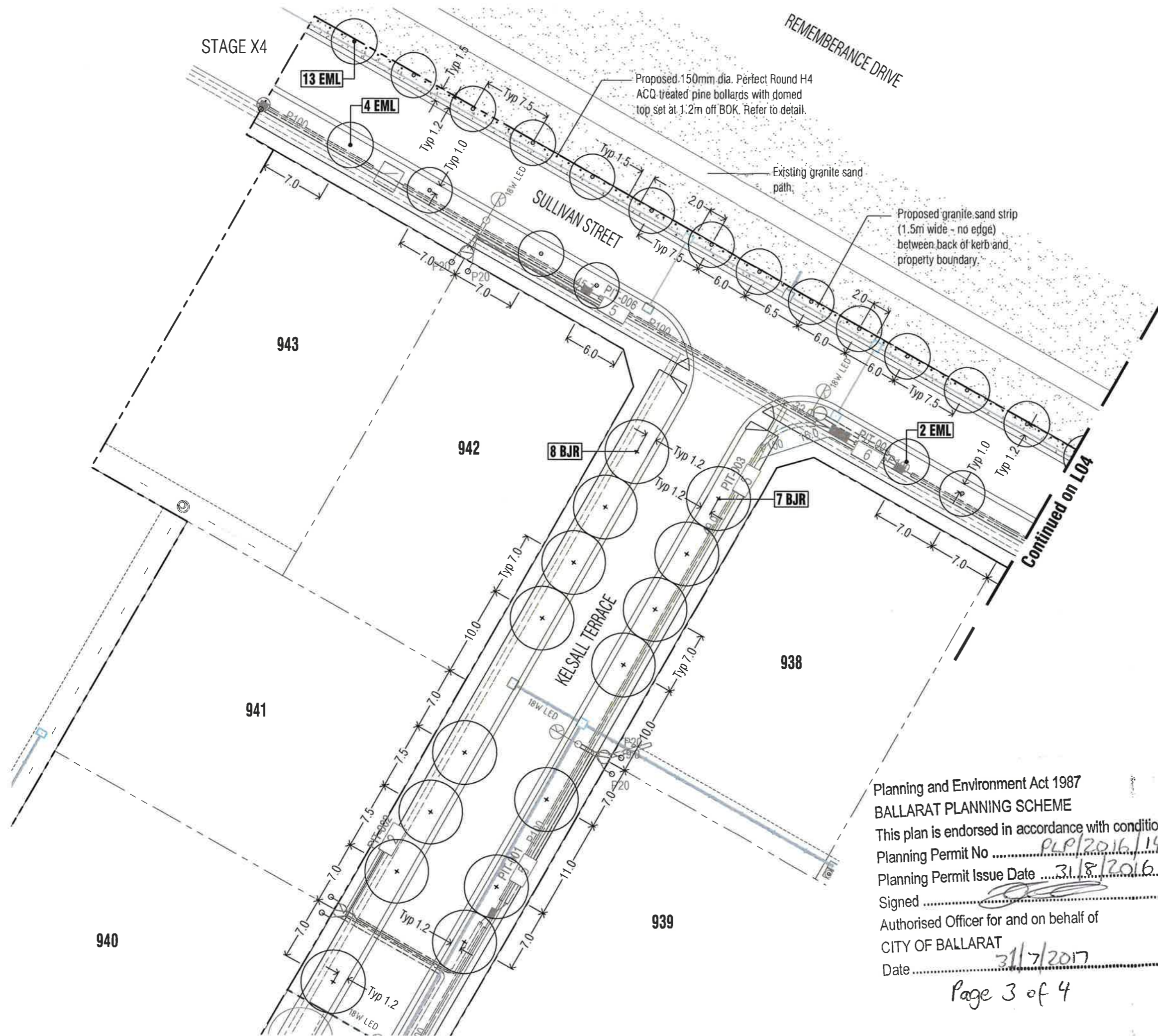


Other Project:
Integra
 Stage X2
 Lucas, Ballarat

Street Tree Plan 01

Drawn	AD	Approved	RH	Date	04.06.17	North	
Scale (A1)	1:200	Scale (A3)	1:400	Sheet	3 of 4	This drawing and design is protected by copyright © PLOT Landscape Architects Pty Ltd.	

Drawing Number: **PLA177-L03** Revision: **TP1**



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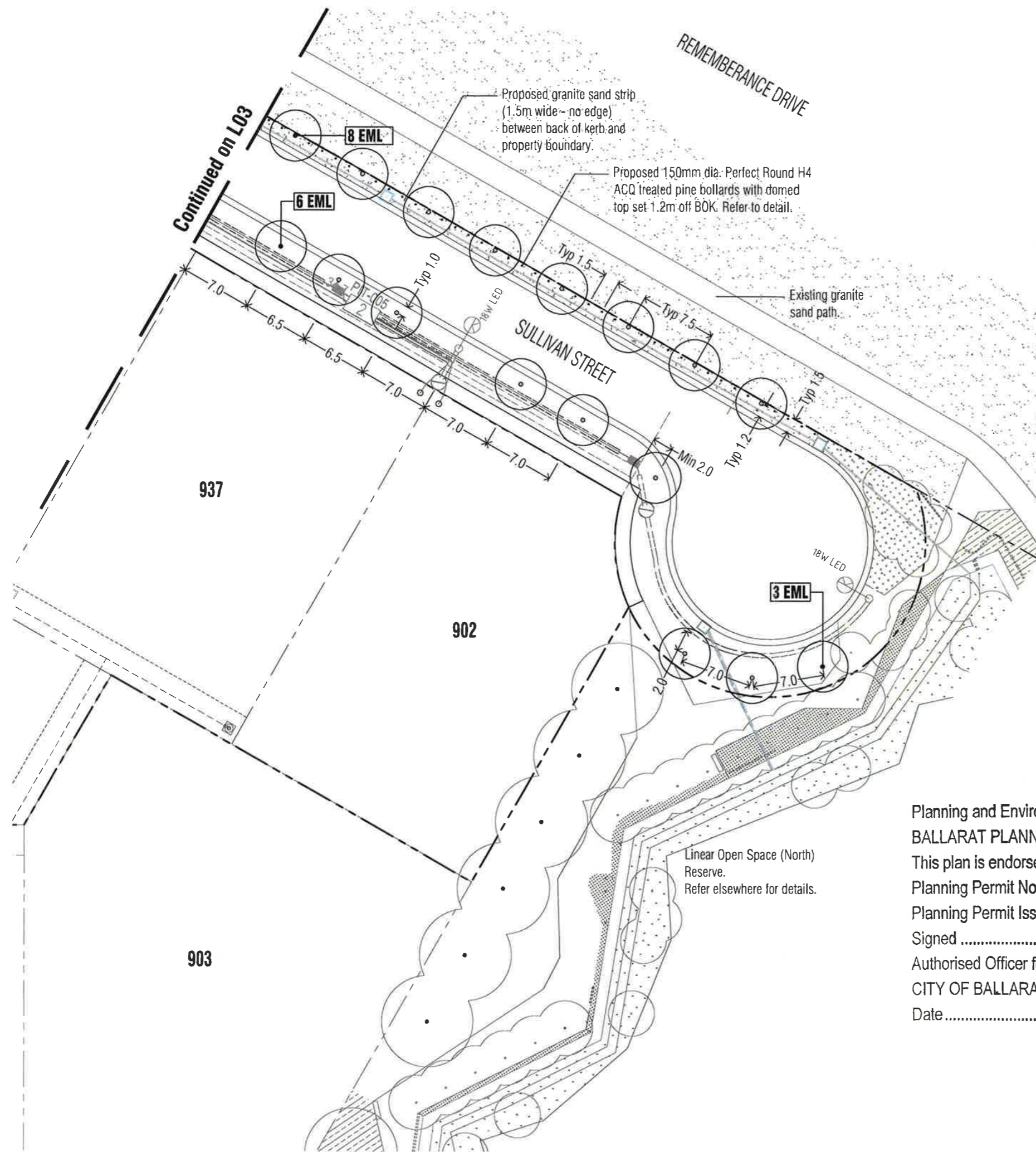
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- Grass Seeding. Re-seed nature strips and other grassed areas where there has been disturbance due to landscape works with a 50:50 rye:couch mix, unless otherwise specified.
- Plant Schedule. Refer to sheet PLA177-L02 for Plant Schedule.

Legend

- Trees and planting as part of another stage.
- Proposed Street Trees - *Eucalyptus mannifera* 'Little Spotty' (Dwarf Red Spotted Gum)
- Plant Label and Code



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Client / Project:

 Stage X2
 Lucas, Ballarat

Drawing Title:
Street Tree Plan 02

Drawn	AD	Approved	RH	Date	04.06.17
Scale (1:1)	1:200	Scale (1:2)	1:400	Sheet	4 of 4

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Drawing Number: **PLA177-L04** Revision: **TP1**