

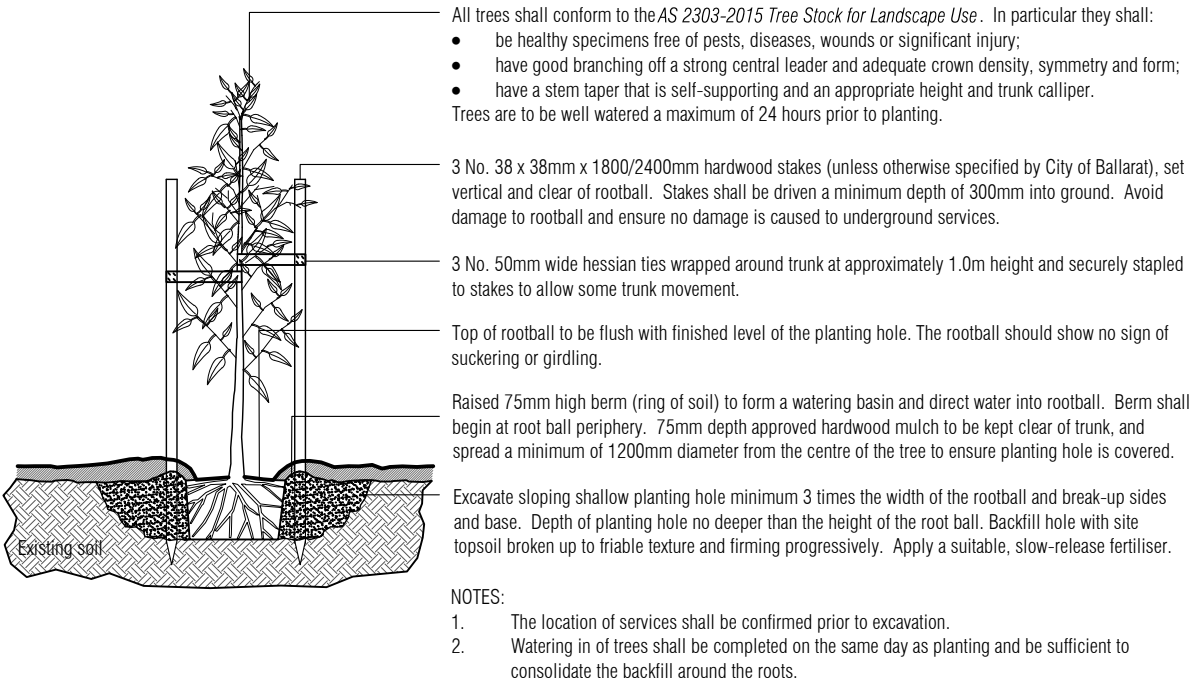
CONTEXT PLAN - STAGE H4, LUCAS

CONTENTS:

Drawing Number
PLA439-L01 Context Plan, Plant Schedule and Tree Detail
PLA439-L02 Street Tree Plan 01
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MASTER PLANT SCHEDULE

Code	Botanical Name	Common Name	Plant Size	Qty
Trees				
MAE	<i>Melia azedarach</i> 'Elite'	Elite White Cedar	45 ltr container, min. 2.2m high	25
EMLS	<i>Eucalyptus mannifera</i> 'Little Spotty'	Little Spotty Gum	18/20 ltr container, min. 1.2m high	11
LHT	<i>Lagerstroemia hybrid</i> 'Tuscarora'	Tuscarora Crepe Myrtle	45 ltr container, min. 2.2m high	12



TYPICAL TREE PLANTING DETAIL

NOT TO SCALE.

P4	Revisions: NBN and Power plans	AD	10.05.21
P3	Revisions re: Power and NBN plans	AD	19.04.21
P2	Revisions re: Street Tree species	AD	30.03.21
P1	Preliminary Issue for Client Review	AD	29.03.21
Revision	Description	Initials	Date

PRELIMINARY ISSUE

Planning Permit PLP/2019/194

Notes

- All dimensions to be checked on site before commencing work. All measurements are in metres, unless otherwise shown.
- The locations of underground services and light poles are indicative only - refer to engineering drawings for design service offsets.
- 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.
- Standard Street Tree Offsets.
 - Standard offset from the back of kerb is 1.2m unless otherwise shown.
 - 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 GA211' by Citypower and Powercor).
 - Minimum setback of 2.5m to underground electricity cable joints / tees.
 - Minimum setback of 2.0m to service assets including pits and conduit crossings.
 - Minimum setback of 0.75m to domestic service tapping points and 2.0m to 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 4.0m to light poles.
- Proposed Street Trees.
 - 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).
 - Following City of Ballarat approval of these landscape plans any variation to the number or species of street trees requires approval by City of Ballarat.
- Planting. All trees, shrubs and groundcovers 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. Reseed nature strips and other grassed areas where there has been disturbance due to landscape works with a proprietary grass seed mix in accordance with the LDM.



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Stage H4
Lucas, Ballarat

Drawing Title
Context Plan, Plant Schedule and Tree Detail

Drawn	Approved	Date	North
AD	RH	10.05.2021	
Scale (A1)	Scale (A3)	Sheet	
NTS	NTS	1 of 3	

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Drawing Number
PLA439-L01
Revision
P4



P4	Revisions: NBN and Power plans	AD	10.05.21
P3	Revisions re: Power and NBN plans	AD	19.04.21
P2	Revisions re: Street Tree species	AD	30.03.21
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 - Refer to drawing L01 for Plant Schedule.

- Legend**
- Tree planted as part of another stage of works.
 - Proposed Street Trees - *Lagerstroemia* hybrid 'Tuscarora' (Tuscarora Crepe Myrtle) [LHT]
 - Proposed Street Trees - *Melia azedarach* 'Elite' (Elite White Cedar) [MAE]
 - Alternative tree location if driveway is located where street tree is proposed.
 - Plant Label and Code
 - Service Offsets

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Stage H4
Lucas, Ballarat

Drawing Title

Street Tree Plan 01

Drawn	Approved	Date	North
AD	RH	10.05.2021	
Scale (A1)	Scale (A3)	Sheet	
1:250	1:500	2 of 3	

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Drawing Number	Revision
PLA439-L02	P4

P4	Revisions: NBN and Power plans	AD	10.05.21
P3	Revisions re: Power and NBN plans	AD	19.04.21
P2	Revisions re: Street Tree species	AD	30.03.21
P1	Preliminary Issue for Client Review	AD	29.03.21
Revision	Description	Initials	Date







PRELIMINARY ISSUE

Planning Permit PLP/2019/194

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- Refer to drawing L01 for Plant Schedule.

Legend

-  Tree planted as part of another stage of works.
-  Proposed Street Trees - *Melia azedarach* 'Elite' (Elite White Cedar) [MAE]
-  Proposed Street Trees - *Eucalyptus mannifera* 'Little Spotty' ('Little Spotty Gum') [EMLS]
-  Alternative tree location if driveway is located where street tree is proposed.
-  Plant Label and Code
-  Service Offsets



PRELIMINARY


Client / Project



Stage H4
Lucas, Ballarat

Drawing Title

Street Tree Plan 02

Drawn	Approved	Date	North
AD	RH	10.05.2021	
Scale (A1)	Scale (A3)	Sheet	
1:250	1:500	3 of 3	

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Drawing Number
PLA439-L03

Revision
P4

