

Planning and Environment Act 1987

BALLARAT PLANNING SCHEME

This plan is endorsed in accordance with condition ....4.... of

Planning Permit No PLP/2020 / 177 / A

Planning Permit Issue Date ......30.7.2020

Authorised Officer for and on behalf of the

CITY OF BALLARAT

Date 7.2.22

**Drawing Number** 

# **MASTER PLANT SCHEDULE**

Code	Botanical Name	Common Name	Plant Size	Qty
Trees				
APE	Acacia pendula	Weeping Myall	20 ltr container, min. 1.2m high	39
UPB	Ulmus parvifolia 'Burnley Select'	Burnley Select Chinese Elm	45 ltr container, min. 2.2m high	3

All trees shall conform to the AS 2303-2015 Tree Stock for Landscape Use. In particular they shall: • be healthy specimens free of pests, diseases, wounds or significant injury,

- have good branching off a strong central leader and adequate crown density, symmetry and form,
- have a stem taper that is self-supporting and an appropriate height and trunk calliper. Trees are to be well watered a maximum of 24 hours prior to planting.

3 No. 38 x 38mm x 1800mm/2400mm hardwood stakes (unless otherwise specified by City of Ballarat), set vertical and clear of rootball. Stakes shall be driven a minimum depth of 300mm into ground. Avoid damage to rootball and ensure no damage is caused to underground services.

3 No. 50mm wide hessian ties wrapped around trunk at approximately 1.0m height and securely stapled to stakes to allow some trunk movement.

Top of rootball to be flush with finished level of the planting hole. The rootball should show no sign of

Raised 75mm high berm (ring of soil) to form a watering basin and direct water into rootball. Berm shall begin at root ball periphery. 75mm depth approved hardwood mulch to be kept clear of trunk, and spread a minimum of 1200mm diameter from the centre of the tree to ensure planting hole is covered.

Excavate sloping shallow planting hole minimum 3 times the width of the rootball and break-up sides and base. Depth of planting hole no deeper than the height of the root ball. Backfill hole with site topsoil broken up to friable texture and firming progressively. Apply a suitable, slow-release fertiliser.

The location of services shall be confirmed prior to excavation.

Watering in of trees shall be completed on the same day as planting and be sufficient to consolidate the backfill around the roots.

NOT TO SCALE

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Preliminary Issue for Client Review

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 3. The location and depth of services shall be verified on site prior

any damage to services during the landscape works.

Minimum setback of 3 0m to fire hydrants

Minimum setback of 4.0m to light poles.

5 Proposed Street Trees

Standard offset from the back of kerb is 1.2m unless

4. Standard Street Tree Offsets.

otherwise shown.

Citypower and Powercor ).

to the commencement of works. The Contractor shall be liable for

It is assumed that all Underground Cable in close proximity

to the 'tree zone' \* (5m diameter x 600mm depth) shall be

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

Tree position in front of lots may change slightly due to 'actual' location of services, and constructed driveway Setback from intersection (kerb) shall be a minimum of 10m in accordance with City of Ballarat Landscape Design Manual 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.

6. Planting. All trees, shrubs and groundcovers shall be planted in accordance with LDM, unless otherwise specified. 7. Mulch. Mulch shall be recycled hardwood (or similar approved) in general accordance with LDM, unless otherwise specified. 8. 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.

of infrastructure protection. (\*Refer 12.0 Distribution Construction Standard Underground Trenching GA211' by

within conduits or have cover slabs to provide a higher level

AD 23.07.21 AD 22.07.21

**APPROVAL ISSUE** 

Planning Permit PLP/2020/177

23.07.21

Integra Stage 2B Lucas Grange, Ballarat

Context, Plant Schedule and Tree Detail

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PLA448-L01

TP1

TYPICAL TREE PLANTING DETAIL



TP1 Town Planning Approval P2 Revisions re: Client comments

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**APPROVAL ISSUE** 

Planning Permit PLP/2020/177

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 eng neering drawings for design service

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- 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 Standara Underground Trenching GA211' by Citypower and Powercor ).
- . Minimum setback of 2.5m to underground electricity cable
- Minimum setback of 2.0m to service assets including pits
- Minimum setback of 2.0m to service assets including pits and conduit crossings.
   Minimum setback of 6.75m 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.
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### Legend



Proposed Street Trees - Acacia pendula [APE]



Alternative tree location if driveway is located where / street free is proposed.





Service Offsets





Stage 2B Lucas Grange, Ballarat

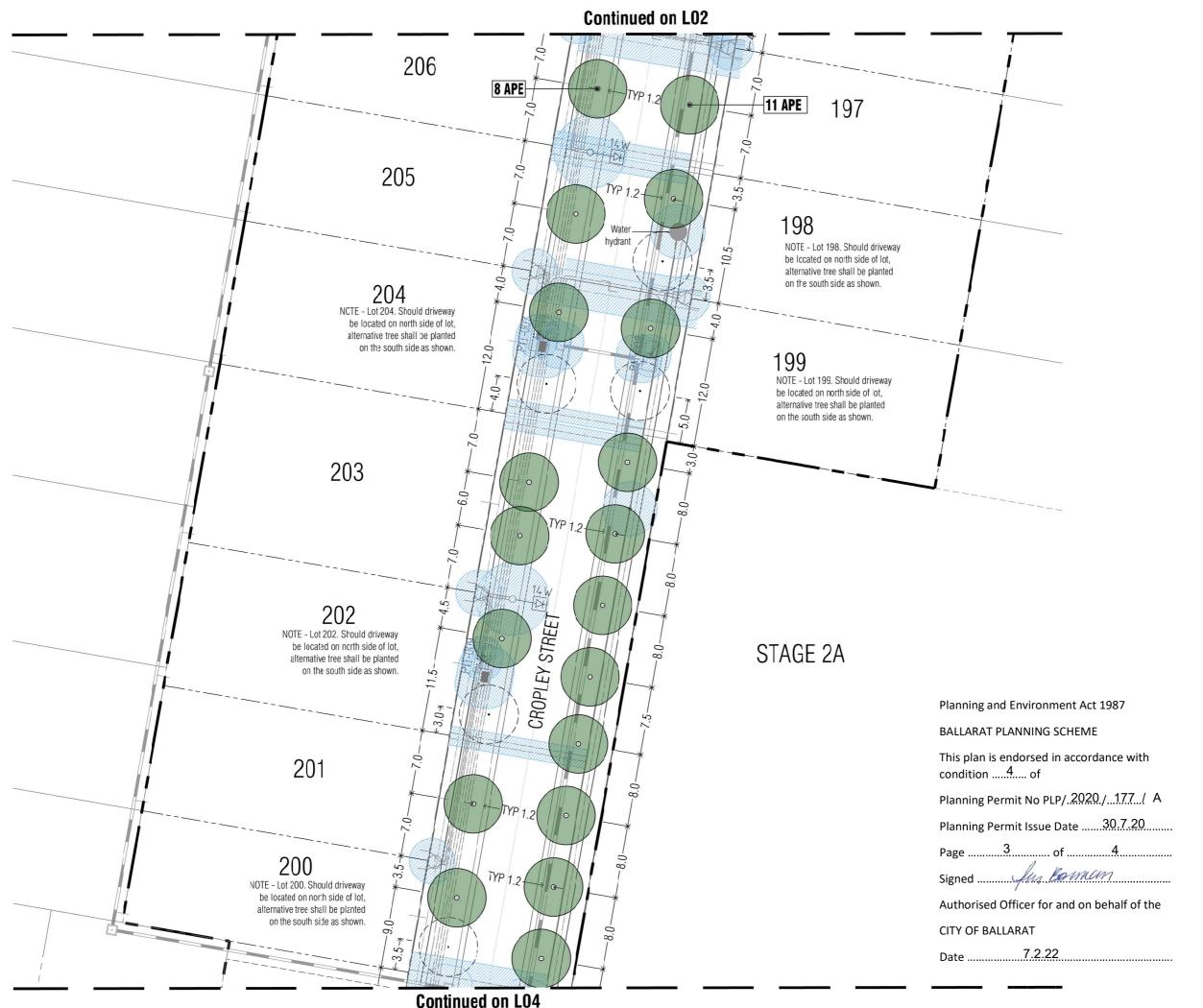
Street Tree Plan 1

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PLA448-L02

TP1



TP1 Town Planning Approval P2 Revisions re: Client comments Preliminary Issue for Client Review

AD 23.07.21 AD 22.07.21 APPROVAL ISSUE

Planning Permit PLP/2020/177

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9. Refer to drawing LO1 for Plant Schedule.

# Legend



Proposed Street Trees - Acacia pendula [APE]



Alternative tree location if driveway is located where street tree is proposed.

3 ELD - Plant Label and Code

Service Offsets



Integra

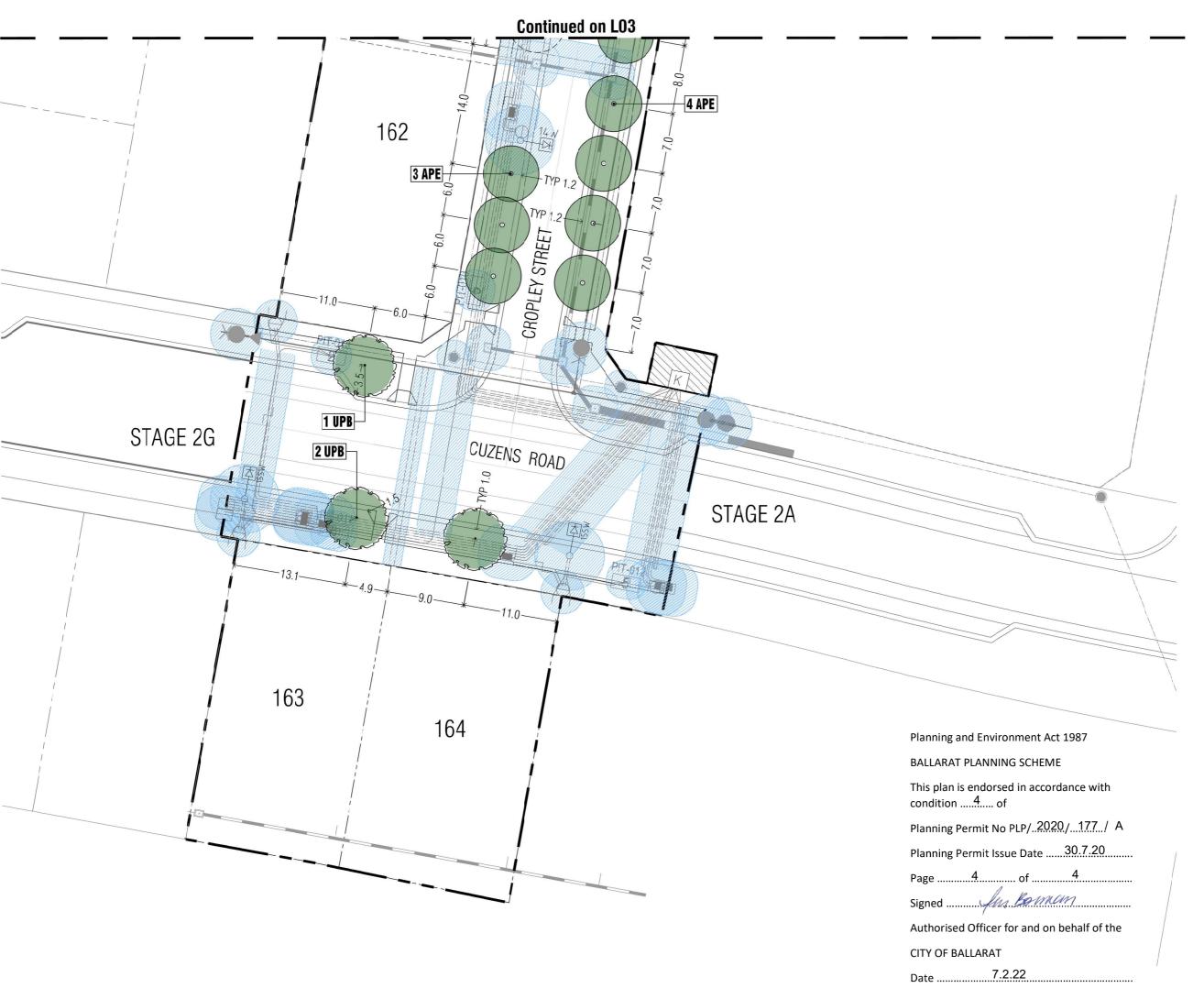
Stage 2B Lucas Grange, Ballarat

Street Tree Plan 2

Approved Date 29.09.2021 Scale (A1) Scale (A3) Sheet 1:200 1:400 3 of 4

TP1

PLA448-L03



TP1 Town Planning Approval P2 Revisions re: Client comments

AD 23.07.21 AD 22.07.21 Preliminary Issue for Client Review

> APPROVAL ISSUE Planning Permit PLP/2020/177

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## Legend



Proposed Street Trees - *Ulmus parvifolia* 'Bumley Select' [UPB]



Proposed Street Trees - Acacia pendula [APE]



Alternative tree location if driveway is located where street tree is proposed.



Service Offsets



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Street Tree Plan 3

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