



# VINCENT JARVIS STUDIO

40 PLATINUM COURT  
THRUGOONA NSW  
2640

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VINCENT JARVIS STUDIO PTY LTD  
ABN 66 654 661 588 ACN 654 661 588  
86 ROWENA PARADE RICHMOND VIC 3121

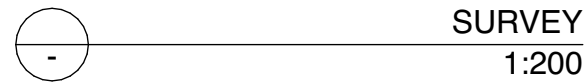


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003	COVER PAGE		
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501	LANDSCAPE		
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TOTAL AREA  
1.25 ha

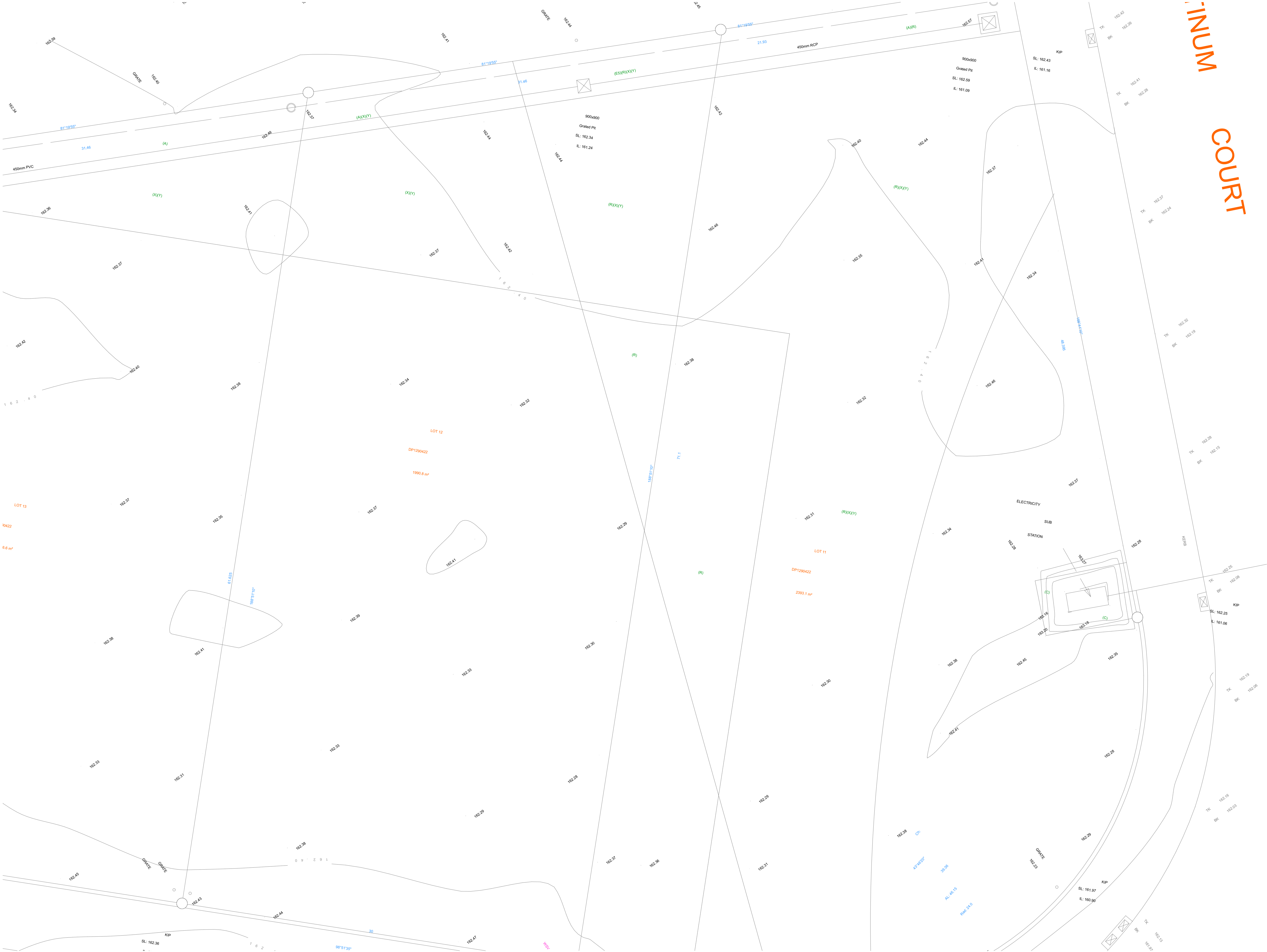
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PLATINUM COURT

SITE PLAN  
1:150

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TENDER

DATE	REASON FOR ISSUE
2024-01-10	ISSUED FOR TENDER
2024-01-10	ISSUED FOR TENDER

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PROJECT

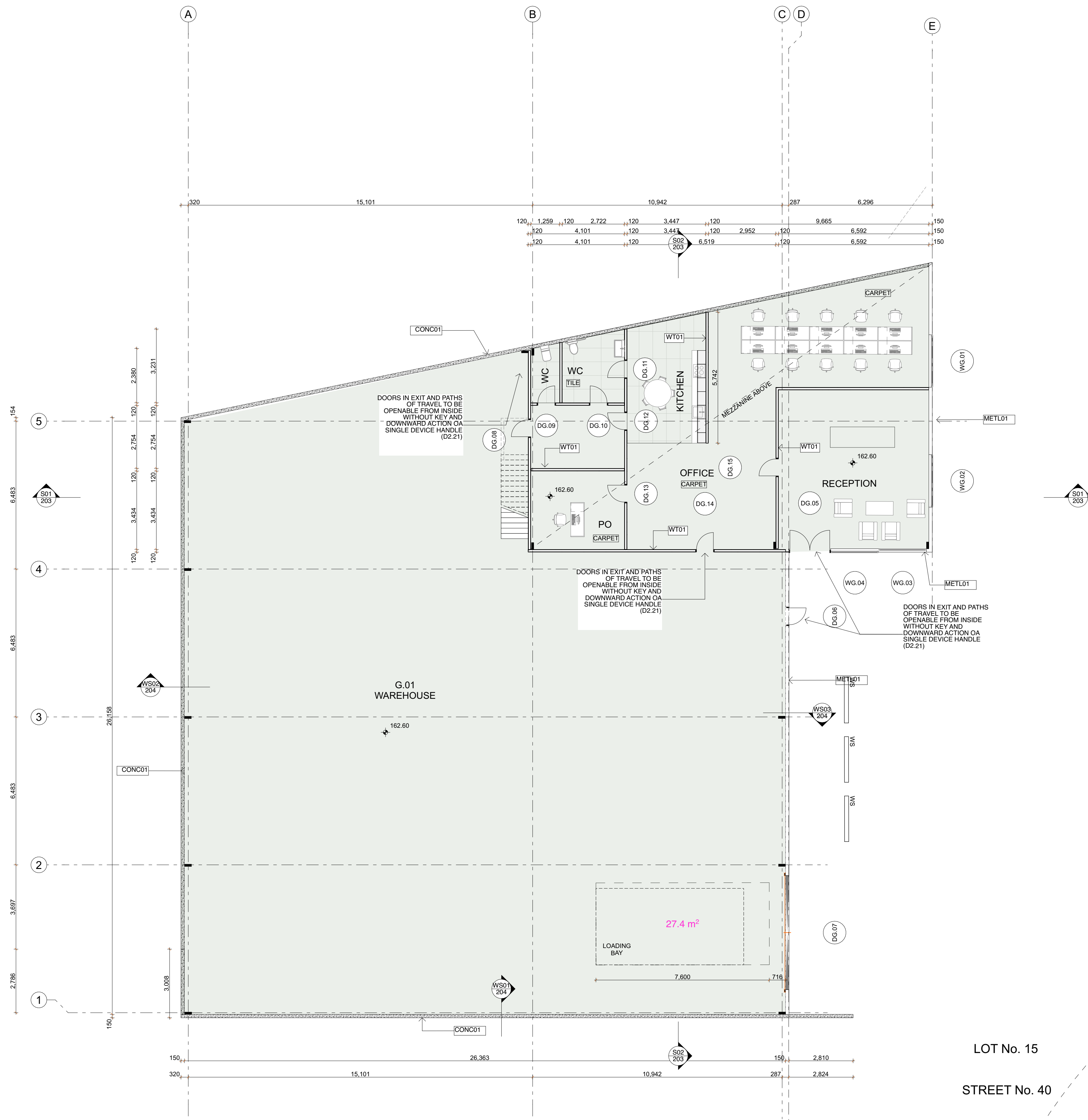
NEW WAREHOUSE

40 PLATINUM COURT  
THRUOGOONA NSW 2640

SITE PLAN

DRAWN VJ	PROJECT NO. 2420
SCALE @A1	DATE STARTED JAN 2024
REVISION TD02	DRAWING 102





LEVEL G PLAN  
1:100

LOT No. 15

STREET No. 40

CHARTERED SURVEYOR

TENDER

DATE	REASON FOR ISSUE
1991	SETBACK
1992	REVISION
1993	REVISION
1994	REVISION
1995	REVISION
1996	REVISION
1997	REVISION
1998	REVISION
1999	REVISION
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2017	REVISION
2018	REVISION
2019	REVISION
2020	REVISION
2021	REVISION
2022	REVISION
2023	REVISION
2024	REVISION

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PROJECT

NEW WAREHOUSE

40 PLATINUM COURT

THURGOONA NSW 2640

LEVEL G PLAN

DRAWN

VJ

2420

1:100@A1

TD02

PROJECT NO.

2420

DATE

10th JAN 2024

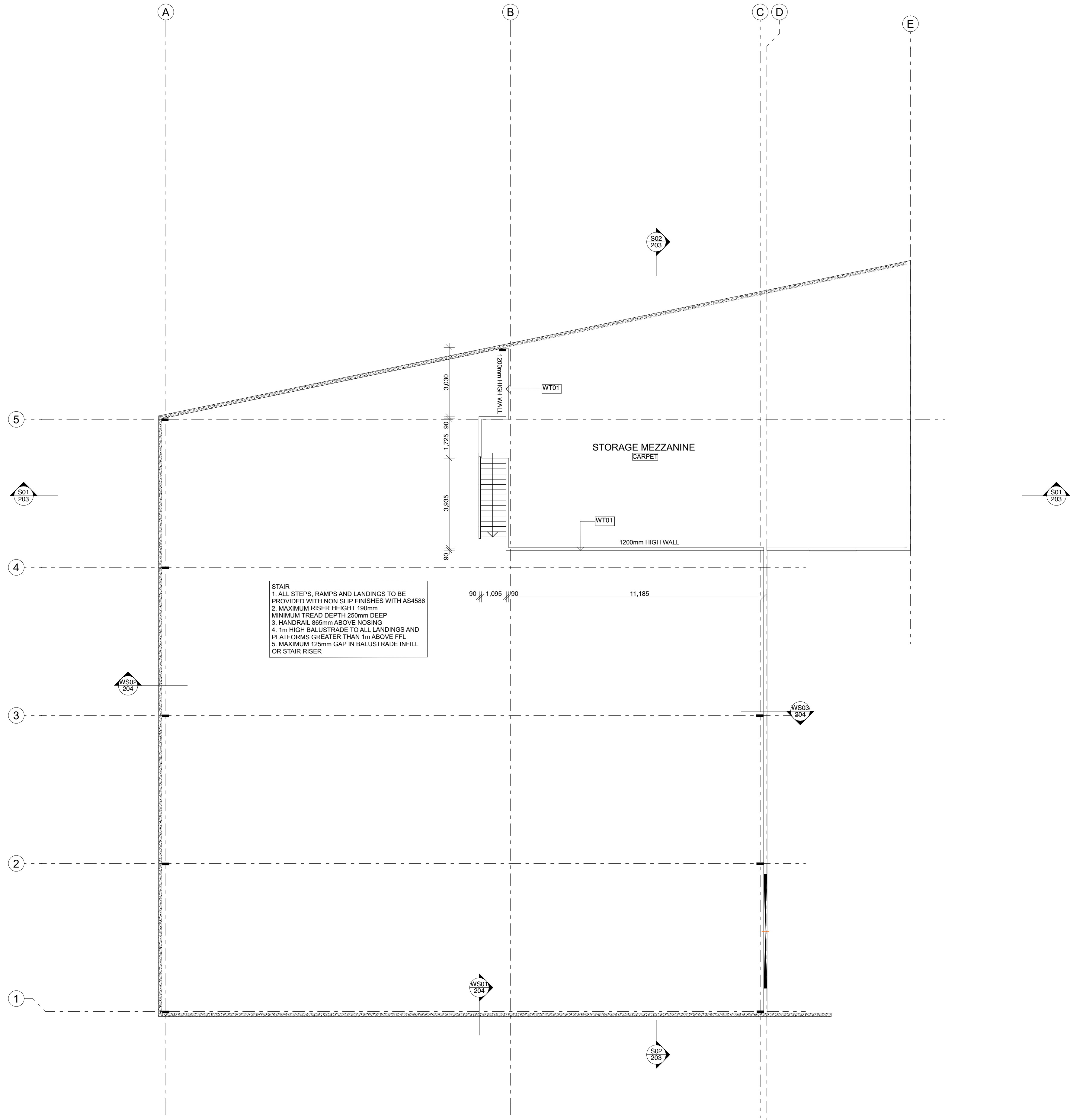
DATE

JAN 2024

DATE

10th





MEZZANINE LEVEL  
1:100

CHARTERED SHARP  
TENDER

TIME	DATE	REASON FOR ISSUE
T001	01/10/2024	TENDER
T002	01/10/2024	TENDER

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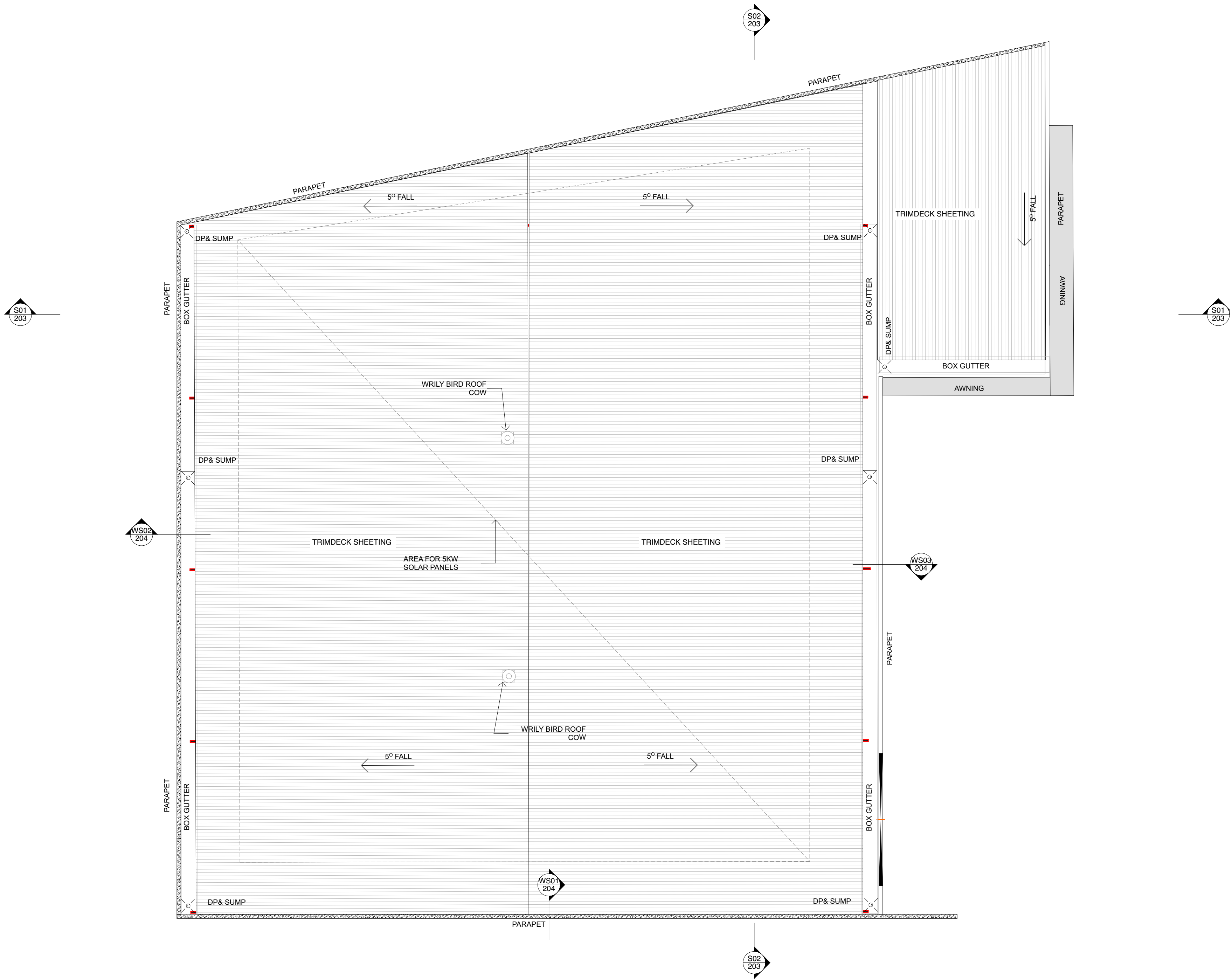
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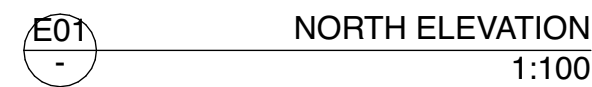
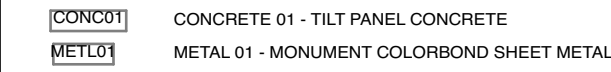
PROJECT  
NEW WAREHOUSE  
40 PLATINUM COURT  
THRUGOONA NSW 2640  
LEVEL M PLAN

DRAWN	PROJECT NO.
VJ	2420
SCALE	DATE ISSUED
1:100@A1	JAN 2024
REVISION	DWG NO.
TD02	105







[illegible]



DRAWING STAMP	
TENDER	
ISSUE NO.	REASON FOR ISSUE
T001	TENDER1
T002	TENDER2

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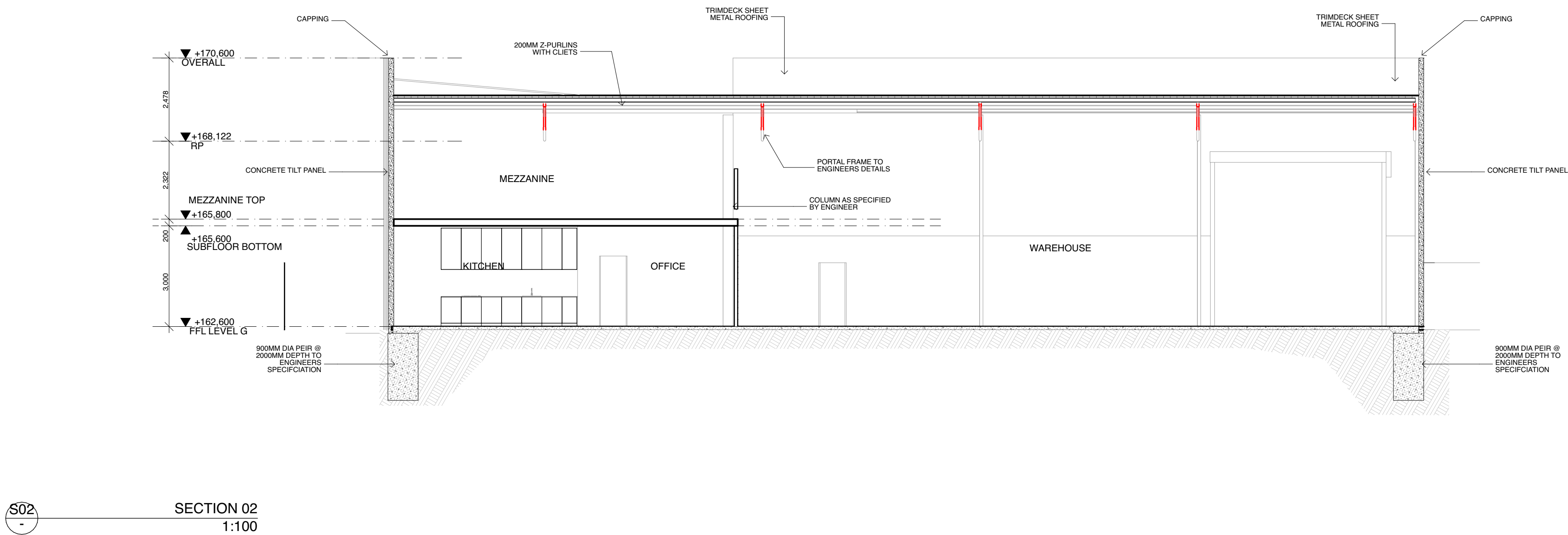
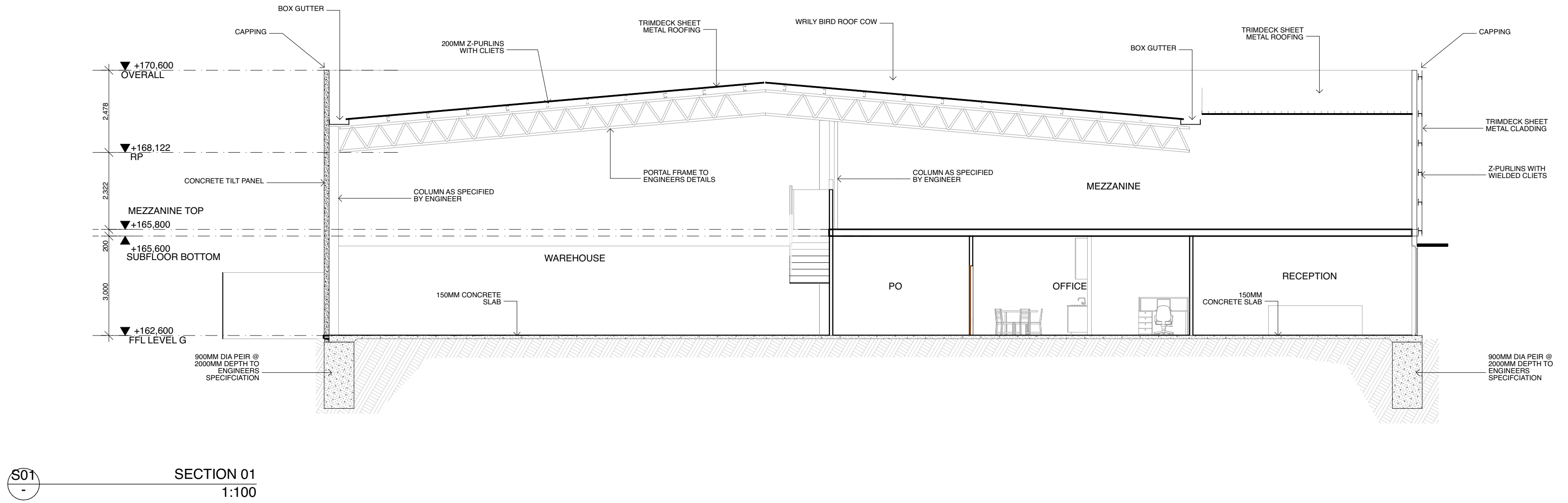
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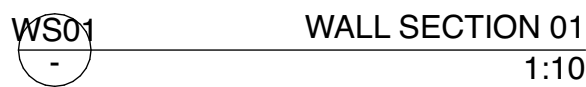
**NEW WAREHOUSE**  
ADDRESS


**40 PLATINUM COURT**  
**THURGOONA NSW 2640**  
DRAW TITLE  
**ELEVATION**

DRAWN: <b>JJ</b>	PROJECT NO: <b>2420</b>
BY <b>1100G/A1</b>	DATE STARTED <b>JAN 2014</b>
REVISION <b>T002</b>	DATE END <b>2012</b>

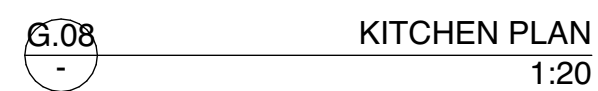




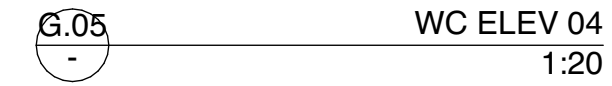
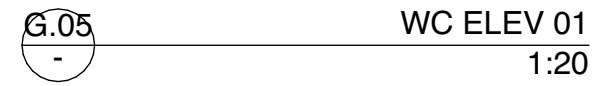
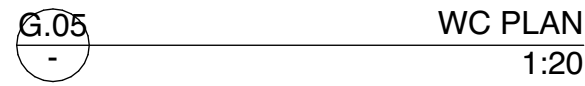



**VJ**  
 SCALE  
**1:10@A1**  
 REVISION

INTERIORS

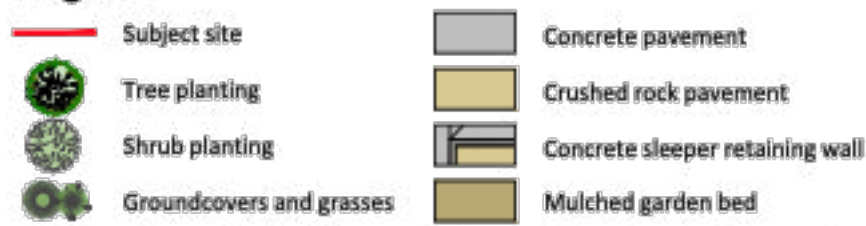








## Legend



Note: Proposed trees are shown at 75% mature canopy size and proposed shrubs are shown at 80% mature spread.

## Preparation, Planting and Establishment Notes

- All underground services to be verified by Contractor prior to commencement of work.
- All setout and levels must be checked and approved on site by the superintendent prior to construction.
- Any discrepancies must be reported immediately to the superintendent or landscape architect.
- Figured dimensions have preference over scaled dimensions. Drawings are to be read in conjunction with applicable project specifications and engineering documents.
- All construction to be in accordance with all relevant Australian Standards, including all revisions, council requirements and industry standards for methods and quality of construction.
- Weeds are to be removed from site prior to construction. Herbicide to be used sparingly. If required, use a non-residual glyphosate herbicide in any registered formulae, at the recommended maximum rate.
- Site to be graded towards garden beds, lawn or gravel areas. Adjust grading accordingly to accommodate localised collection of ground water.
- Soil pH is to be tested and should be slightly acidic to neutral (pH - 5.5 to 7.0). If outside of this range contact local nursery to obtain advice on improving the pH level and individual plant tolerance of specific site pH level.
- Clay soils should be checked for responsiveness to gypsum which can allow plant roots to penetrate the soil. If required, add gypsum according to manufacturer's specifications.
- Cultivation of existing soil to be minimal. Improve existing soil with organic material such as well rotted manures, soil improvers or compost prepared to AS.4454-2003. Top dress existing soil with organic material and cover with mulch. If importing of topsoil is required, then soil must comply with AS.4419-2003.
- Confirm plant quantities in Planting Schedule. Any discrepancies between Planting Schedule and plan are to be reported to the Landscape Architect before proceeding. Plants are to have well developed root system and be free of pest and disease.
- Unless otherwise indicated, 12mm uncoloured Pine Bark mulch (or approved equivalent) is to be applied to all garden beds at a depth of 75mm.
- Fertilise plants according to individual species requirements. Apply Seasol upon initial planting to target roots and promote healthy, balanced growth. Apply liquid Phostogen every three months.
- Timber products to be treated pine, recycled or plantation grown. Jarrah, Red Gum or Native (White) Cypress Pine (Callitris columellaris) should not be used unless proven to be a recycled product.
- Each planted tree is to be staked for 1 to 2 years, as per planting detail, with 38x38x1800 hard wood stakes. Fasten with 50mm fabric ties.
- All shrubs are to be evenly spaced and located as per drawings.
- Unless otherwise indicated, install timber or black metal edging, as per detail, to all garden bed, lawn and gravel path borders.
- Install a drip watering system to all garden beds and connect to rainwater tank or mains connection. Contractor or plumber to confirm location of connection and layout of irrigation system on site.
- Re-grade proposed lawn areas to provide smooth contours. Rake to remove soil clods and rubble.
- Seeded lawn to be non-invasive grass species such as Queensland Blue-Grass (Cynodon dactylon), Red-leg Grass (Bothriochloa macra) or Weeping Grass (Microlaena stipoides).
- Instant turf is to be obtained from a specialist grower of cultivated turf. Provide turf of even thickness, free from weeds and other foreign matter. Install as per growers specifications.
- Follow-up maintenance should be undertaken every 4-6 weeks for 2 years following establishment. Dead or diseased plants should be replaced. Monitor for weed species and remove as required. Eradicate any pest animals or insects. Water plants according to individual species' moisture needs, seasonal conditions and as advised by Local Water Authority. Monitor and prune plants and trees to as required, according to AS 4373 (Pruning of Amenity Trees). Replenish mulch annually in Spring.

## Tree Protection Notes

Prior to commencement of any building or demolition works on the land, the Tree Protection Zone (TPZ) of existing trees to be retained must be established on or adjacent to the subject site. TPZs are calculated according to AS.4970-2009 (Protection of Trees on Development Sites) and are equal to 12 x the diameter of the tree trunk at 1.4m from the ground. Encroachment within or variations to the TPZ are possible but must be in accordance with AS.4970-2009. TPZs and Tree Protection Fencing is to be maintained during, and until completion of, all buildings and works including landscaping, to the satisfaction of the Responsible Authority.

- Tree Protection Zone measures to be established in accordance with Australian Standard 4970-2009 and are to include the following:
- Erection of solid chain mesh fencing, or a similar type of fencing, at a minimum height of 1.8m, supported on and held in place by concrete pads. Alternatively, star pickets (1.5m spacing) and parawebbing may be used to define the Tree Protection area. Fencing to be in accordance with Australian Standard for Temporary Fencing AS.4687.
  - Signs are to be placed around the perimeter of the fencing, identifying the area as a TPZ. The signs are to be visible from within the development site, and the lettering and wording are to comply with Australian Standard 1319.
  - Mulch is to be placed over the entire soil surface within the TPZ, to a depth of 100mm and supplementary watering is to be provided during dry weather.
  - No excavations, construction works, activities, grade changes, surface treatments or storage of materials of any kind are permitted within a TPZ unless otherwise approved by this permit or further approved in writing by the Responsible Authority.
  - All supports and bracing are to be outside TPZ and any excavation for supports or bracing is to avoid damaging the tree roots.
  - No trenching is allowed within the TPZ for installation of utility services, unless the Responsible Authority has approved tree sensitive installation methods, such as horizontal soil boring.
  - No storage or dumping of tools, equipment or waste is to occur within the tree protection zone.

Where construction is approved within TPZ, fencing and mulch are to be placed up to, and along the line of, the approved proposal. Fencing may only be repositioned by an authorized person, and only during approved construction within the TPZ, and must be restored in accordance with the above requirements at all other times.

## Plant Schedule

CODE	BOTANIC NAME	COMMON NAME	SIZE (MATURITY)	RECOMMEND POT SIZE	QUANTITY
<b>TREES</b>					
Bm	<i>Banksia marginata</i>	Silver Banksia	2-12 x 2-6	150mm	1
Cc'S	<i>Corymbia citriodora</i> 'Scentous'	Dwarf Lemon Scented Gum	7 x 3	2m tall	1
Em	<i>Eucalyptus melliodora</i>	Yellow Box	10-15 x 8-10	2m tall	2
<b>GRASSES</b>					
Li'T	<i>Lomandra longifolia</i> 'Tanika'	Tanika Mat Rush	0.5 x 0.5	150mm	31
Pl	<i>Poa labillardierei</i>	Common Tussock-grass	1 x 1	150mm	19
<b>GROUNDCOVERS</b>					
Ca	<i>Chrysocephalum apiculatum</i>	Everlasting Buttons	Prostrate	Tubestock	5

## Plant Details



Bm - Silver Banksia  
(EVERGREEN)



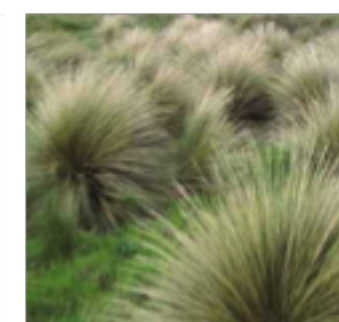
Cc'S - Dwarf Lemon  
(EVERGREEN)



Em - Yellow Gum  
(EVERGREEN)



Li'T - Lomandra Tanika  
(EVERGREEN)

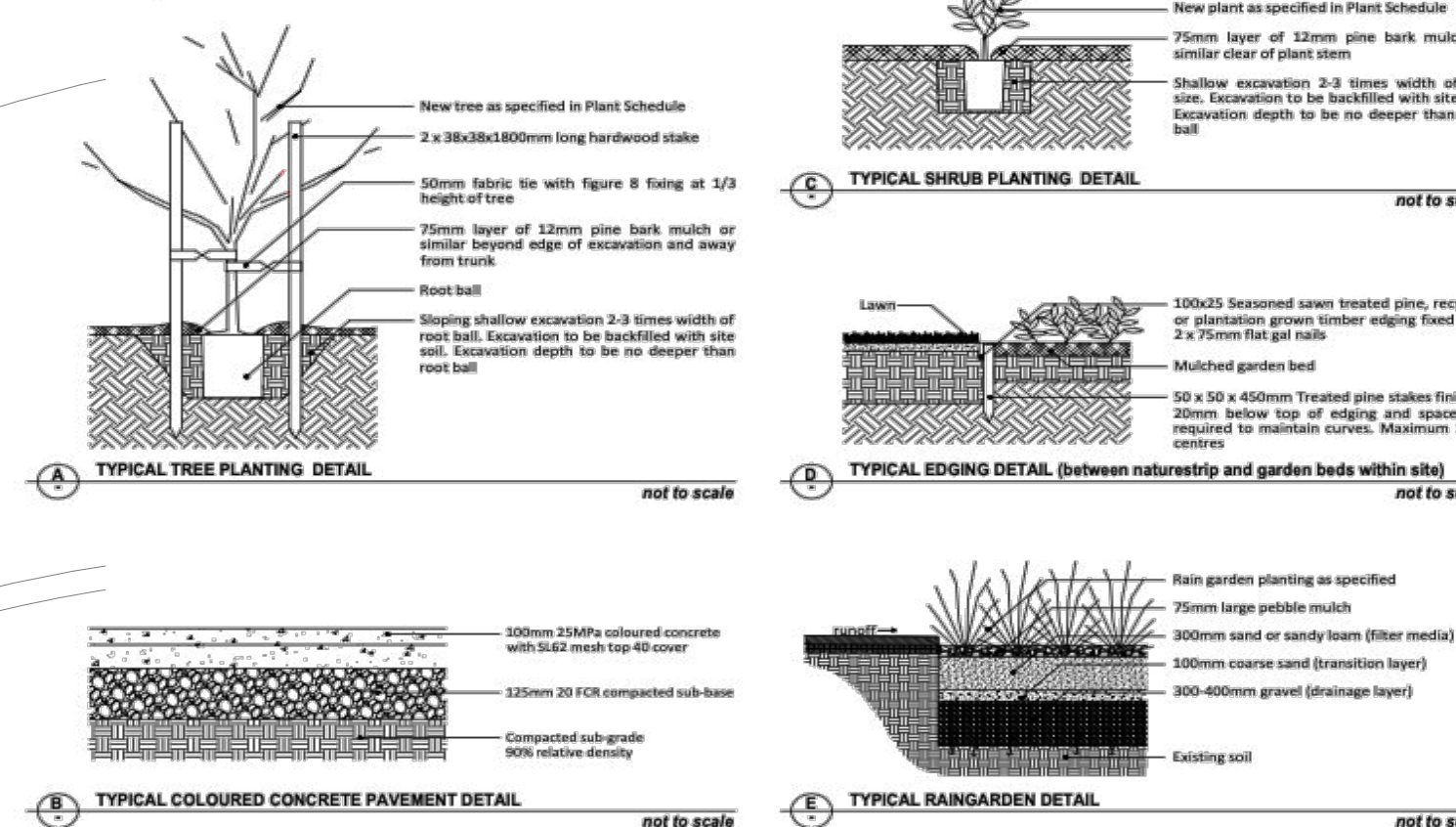


Pl - Tussock Grass  
(EVERGREEN)

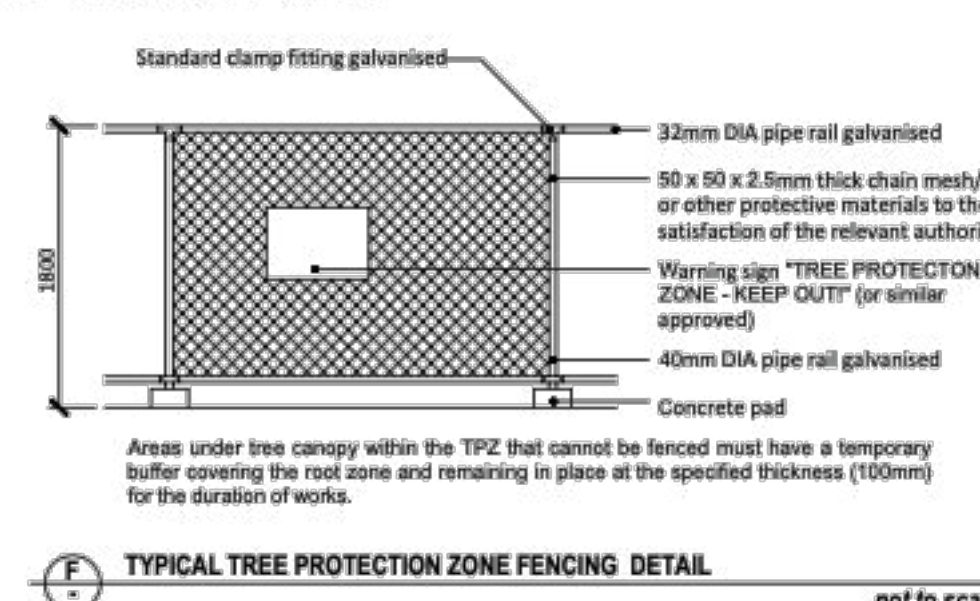


Ca - Everlasting Buttons

## Landscape Details



## Tree Protection Detail



OWNER'S NAME		TENDER	
DATE	DATE	DATE	DATE
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TENDER 99		TENDER 100	

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PROJECT: NEW WAREHOUSE  
ADDRESS: 40 PLATINUM COURT THRU GOONA NSW 2640  
LANDSCAPE

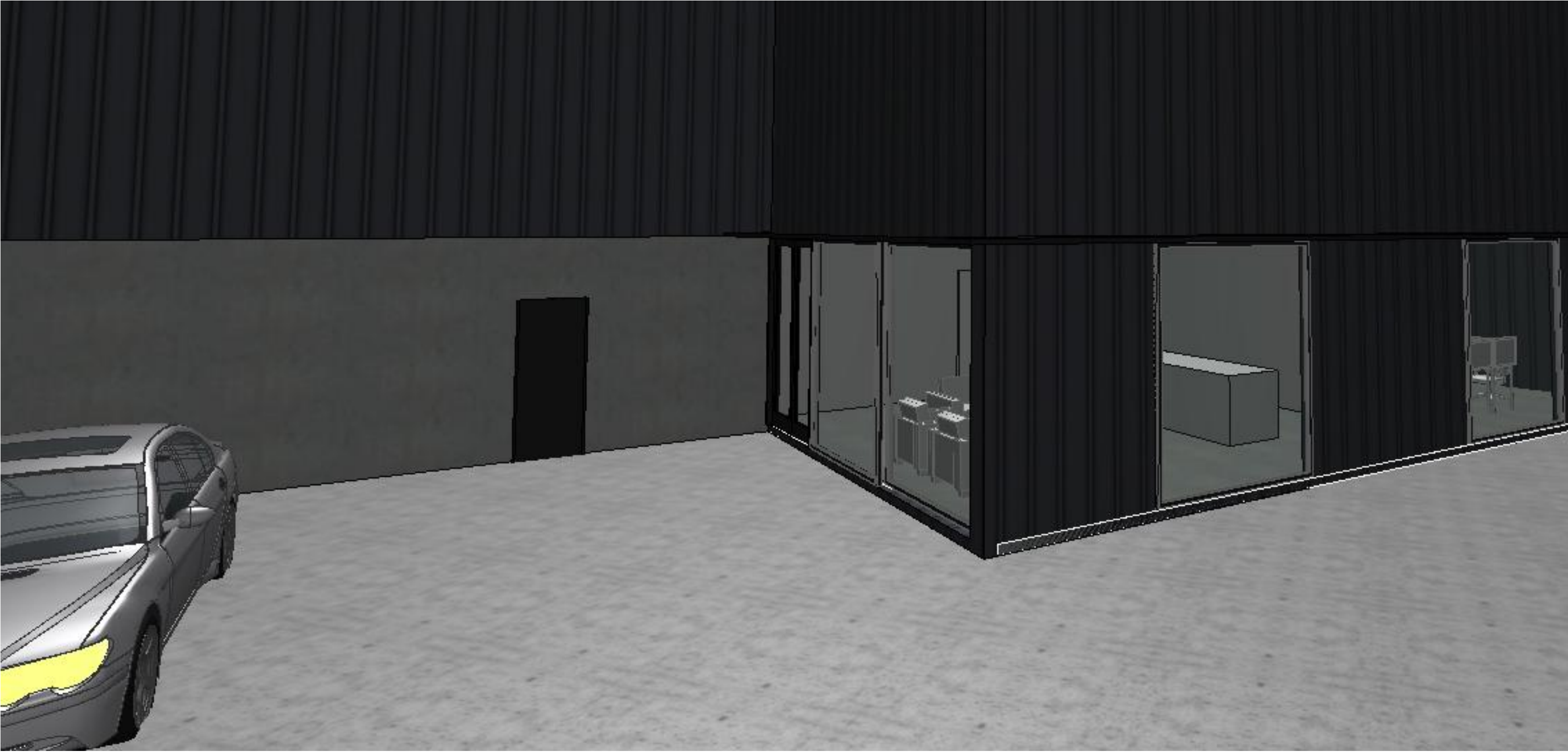
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CHECKED: TD02  
SCALE: 1:100@A1

PROJECT NO: 2420  
DATE: 10th JAN 2024  
JAN 2024  
DWG NO: 501



SHOWROOM PERSPECTIVE  
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INTERNAL PERSPECTIVE  
1:315.78



FRONT PERSPECTIVE  
1:200







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