

LEGEND

- Subject Site
- Residential
- Aged Care/Retirement Village (proposed)
- Drainage Reserve (encumbered)
- Public Open Space (unencumbered)
- Indicative Playspace
- Existing Drainage Line
- Indicative WSUD Asset
- Unmade Road Reserve
- Pedestrian Connection
- Canopy Tree
- 4m wide Defendable Space buffer
- Maintenance Access Track
- Dewatering Area



NOTE:
 Playspace to be developed with input from Council Recreation Planning.
 Street tree planting to comprise canopy tree species with consideration to the suitability of each species for the nature strip width.
 Contours shown to be modified as required to achieve desirable road gradients.
 Bena Road interface treatment as detailed on the Draft Subdivision Layout Plan sections
 A four metre (4m) wide strip of the northern boundary of the public open space reserve must be designed in such a way that it meets defendable space requirements of Clause 53.02 Table 6 of the SGSC Planning Scheme.
 WSUD Assets in accordance with SWMP by Afflux Consulting.

DRAFT Landscape Plan

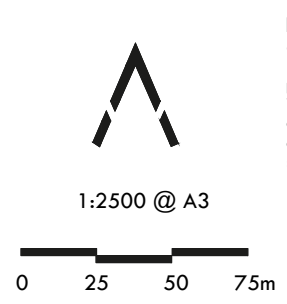
99 Bena Rd, Korumburra

ref: WC202316
 date: 4 Apr 2024
 rev: 3
 drawn: HW

drawing no. L00
 sheet no. 1 of 1

PRELIMINARY PLANS
FOR DISCUSSION

REV	DESCRIPTION	DATE	INIT
1	For Discussion	Jan 24	HW
2	Amended connector road	Feb 24	HW
3	Revised layout	Apr 24	HW



LANDSCAPE & URBAN DESIGN
 abn: 22 634 500 351

please note:
 This plan is based on preliminary information only and may be subject to change as a result of formal Council/Authority advice, detailed site investigations and confirmation by survey.

