

Attachment C1

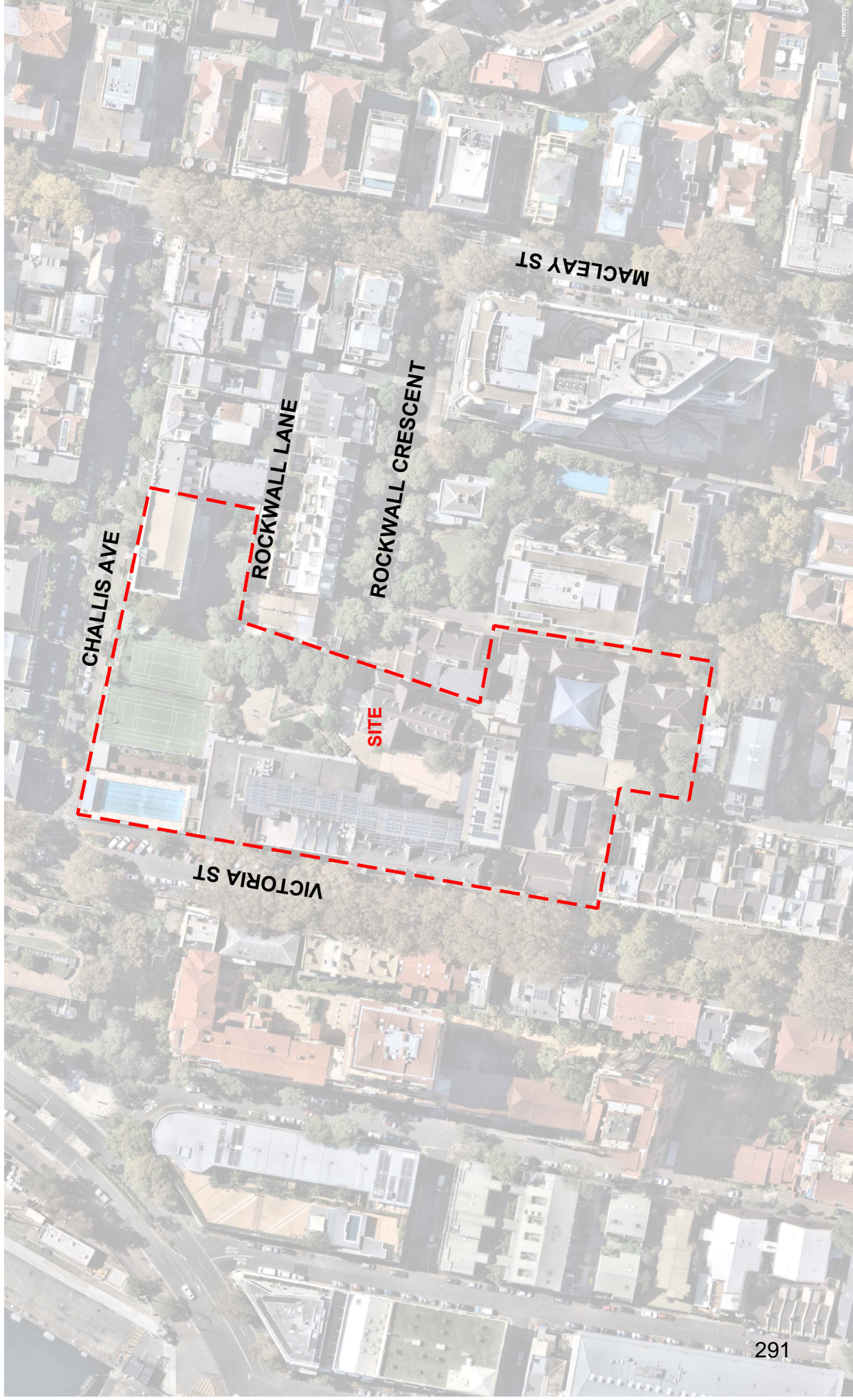
Landscape Plans

UMBACO LANDSCAPE ARCHITECTS

LANDSCAPE DA DOCUMENTATION

St Vincent's College, Potts Point

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LOCATION PLAN

A

INTRODUCTION

This report has been prepared to accompany a development application (DA) made to the City of Sydney for upgrades to the existing St Vincent's College, located at 1 Challis Avenue, Potts Point.

The proposed development includes construction of a new multi-purpose hall/sports facility and enclosed pool building, a new three-storey teaching building connecting to the existing Garcia building, a new school entrance from Challis Ave, alterations to the existing Garcia, Vincentia, boarding house and Mary Alkenhead buildings, tree removal, landscaping and augmentation of services to support the development. The extent of the proposed works across the site is shown SK 02

No change to the existing student or teacher population is proposed as part of the DA. For a more detailed description of the site and the proposal, please refer to the Statement of Environmental Effects prepared by Ethos Urban.

Umbaco Landscape Architects have been engaged as part of a collaborative design team to create a new contemporary facility that will expand St Vincent's College resources, enhance wellbeing of students and staff, and create a sustainable landscape that will provide a comfortable microclimate for future generations.

Careful consideration of the architectural proposals together with consultation with the college staff and consultant team have contributed to the best landscape solutions. The plant selections have been made according to various microclimatic conditions on the site and within the proposed development. Locally native species were used where applicable, and City of Sydney suitable tree species were selected from Tree Master Plan, Part B "Tree Species Selection":

The overall design aims for an environmentally and socially sustainable landscape aligned with the College curriculum and their operations, significantly adding to the overall wellbeing and education experience. Equally importantly, the landscape will improve the visual aspect of the public domain of the neighbourhood.

The primary components of the landscape strategy include:

- o Streetscape
- o Reflection garden
- o Grotto garden
- o Rooftop Terrace

STREETSCAPE

There are two important street frontages: Challis Avenue and Rockwall Lane.

92 Challis Avenue

All existing street trees on Challis Avenue frontage, including 4 Brush Box trees and 6 Evergreen Magnolias, will be retained and protected. There are three trees within the College's front entry that will need to be removed: a young Brush Box (*Lophostemon confertus*), Frangipani (*Plumeria sp*) and Sweet Gum (*Liquidambar styraciflua*)

The new landscape will be facilitated within the boundary of the College, in between the proposed feature sandstone wall and the new building. The levels in this space vary and will relate to internal access to the building, from where the landscape can be appreciated. The plantings will be formed from low shrubs and native grasses and seven Water gums (*Tristaniopsis laurina* 'Luscious'). Existing plantings in front of Garcia will be retained and rejuvenated with species sympathetic to existing gardens.

Rockwall Lane

There are number of small to medium size trees on Rockwall Lane frontage. Seven will be removed to allow for the new extension to Garcia building.

New plantings and three Blueberry Ash trees (*Elaeocarpus reticulatus*) will be placed along the south-east boundary with the Hotel Challis. The frontage to Rockwall Lane will be embellished with *Camelia japonica* Pink Gold hedging along the fence adding groundcovers behind such as the Tractor Plant, native ferns and Oyster Plant. Appropriate shade tolerant species were selected for this space to provide leafy outlook from the ground floor windows and to offer a green façade when viewed from the street.

REFLECTION GARDEN

The 'Reflection Garden' will form part of the view from Rockwall Lane. It will also provide green canopy when viewed from surrounding residences and from the rooftop gardens. Four Olive trees with the central circular reflection pond will represent a symbol in recognition of Catholic faith. The garden will be able to be viewed and accessed directly from the entry foyer of Garcia building. The focus of this garden will be the beginning of the 'Walk of Faith'. New steps will connect the garden through to the existing 'Middle courtyard'. Additional new low plantings will be complimentary to the new covered walkway along the southern perimeter of rooftop.

GROTTO GARDEN

The existing Grotto will be retained and protected. Two small trees (Frangipani T46 and Banksia T50) as well as Brush Box (T11) will be removed to accommodate new stairs. All existing mature Brush Box trees in the Middle courtyard will be retained and protected, and their root zones will not be altered. New plantings around Grotto will play tribute to history that Grotto represents. A number of heritage species combined with some feature plants will form part of 'meditation garden' around the Grotto. Appropriate stone artwork will complement the heritage interpretation. For more details on the heritage concept refer to SK 08.

ROOFTOP TERRACE

The proposed rooftop area provides additional educational spaces as well as an opportunity for passive and active recreation for students, staff, and College stakeholders. The outdoor multipurpose court with artificial turf surfacing will provide for much needed sport activity. This court will be fenced with a 5m high tennis court fence.

A large section on the north-west end of the rooftop will provide group seating either for outdoor classroom activity or for individual enjoyment of the roof garden environment. The pergola with climbers will provide shade during lunch breaks or for team gathering during sport sessions.

The entire perimeter of the roof top will be landscaped with a selection of robust, reliable sun and wind tolerant species, both locally native and feature shrubs. Small trees such as Magnolia Little Gem (*Magnolia grandiflora* 'Little Gem'), Dwarf Apple Gum (*Angophora hispida*) and Frangipani (*Plumeria acutifolia*), will be planted to southern side of the roof. A wide selection of similarly robust shrubs and groundcovers will be planted in perimeter planters. The garden will provide an opportunity for students and staff to enjoy the sun and city views while engaging with each other, creating much needed social connections and enhanced wellbeing.

Planter depth will be maintained to a min of 600 mm for shrubs and 900mm for trees (each tree will have minimum 9m³ of soil - refer to SK 05) on the rooftop. Substantial drainage layers will be installed in the planters to provide optimal drainage conditions. Soil will be conditioned to improve the water and nutrient holding capacity and structure of soil in this exposed environment. Automatic irrigation system will be installed to all garden beds considering their actual water demand characteristics. Combining this process with appropriate native and low water demand species will significantly reduce amount of watering required through-out the year. Balustrade will be located along the roof perimeter, on the edge. This will allow for easy maintenance access at all times.

All gardens will be irrigated and will be well cared for by College maintenance staff on a regular basis. In total some 22 new trees will be added, 6 to the roof top retreat and 15 to on ground locations. This will replace 18 trees removed from the site.

The proposed landscape scheme encourages indoor-outdoor relationships, adding to the overall wellbeing of students and staff and improving the education experience. The landscape layers will improve the visual aspect of the proposed architecture in the public domain.



CHALLIS AVENUE FRONTAGE TREATMENT

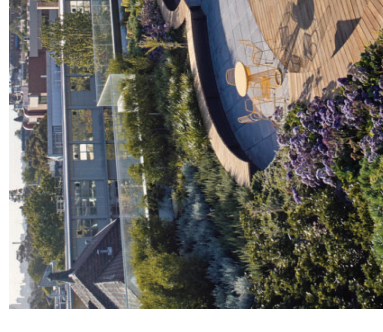


ROCKWALL LANE FRONTAGE TREATMENT

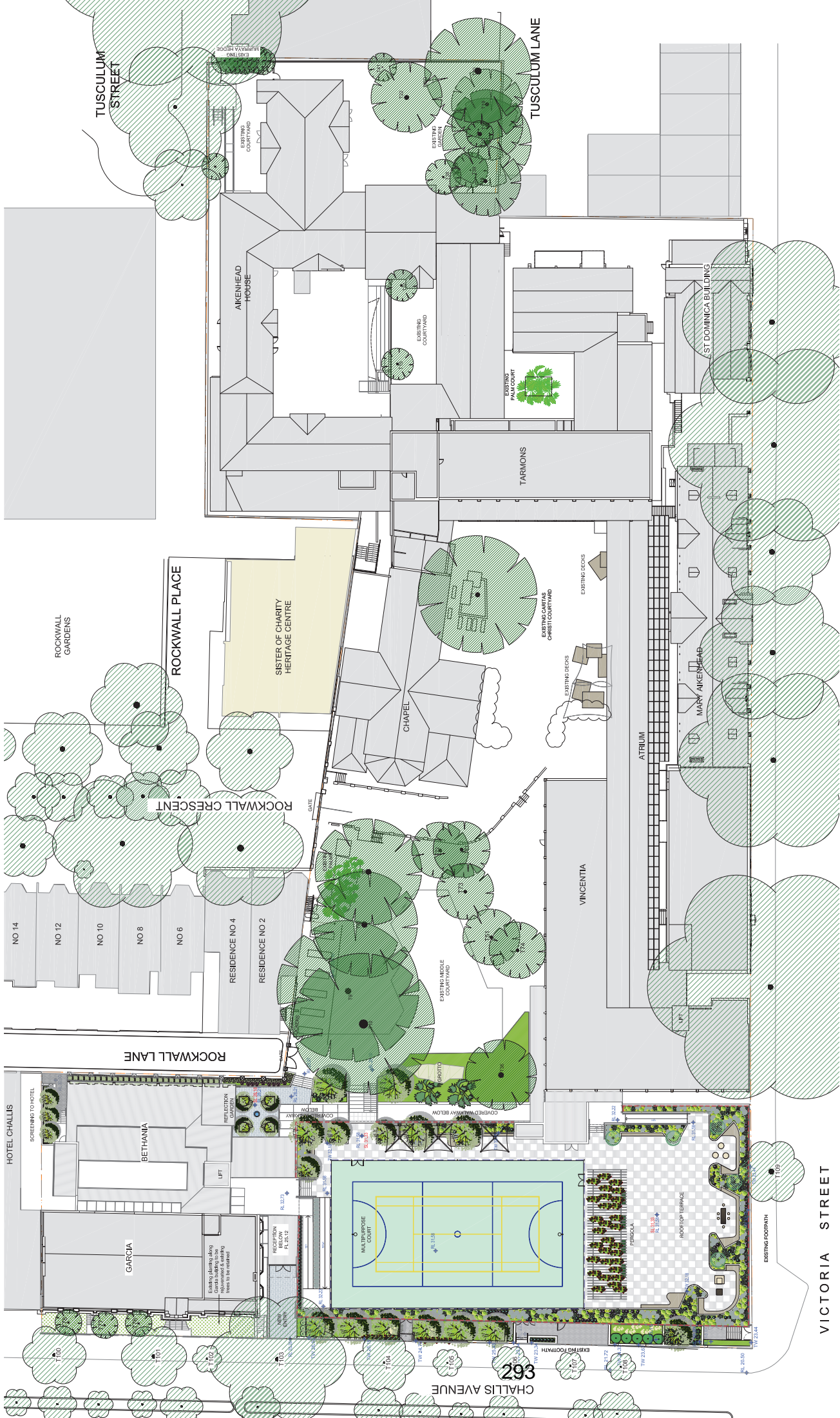


REFLECTION GARDEN

GROTTO



ROOFTOP RETREAT



- LEGEND**
- EXISTING TREES TO BE RETAINED AND PROTECTED
 - EXISTING STREET TREES
 - PLANTING SPECIES & PLANS
 - PLANT SPECIES REFER TO SMOOTH
 - SHADE TOLERANT SHRUBS
 - OTHER SHADY AREAS
 - CLIMBERS OVER PERGOLA & WALL ON CHALLIS AVENUE
 - SUN AND WIND EXPOSURE
 - TOLERANT SHRUBS
 - NEW PLANTING
 - RESTORED EXISTING ASPH
 - NEW PAVINGS
 - CENTRAL TYP TO SPORT
 - TIMBER DECKING
 - UMBRELLA
 - MOVABLE FURNITURE
 - THROUGH ROOF TOP TO BALUSTRADE
 - TO PERIMETER OF THE
 - PVC COURT FENCING 6m HIGH

SCALE 1:250 @ A1
1:500 @ A3

0 1 5m 10m 20m

