

Item 12.22 Planning Application PA 2019/6489/1 - use and development of a childcare centre with associated landscaping, display of business of business identification signs, reduction in car parking, alteration of access to a road in a road zone (category 1), removal and variation of a sewer and drainage easement At 512 - 514 High Street and 160 Coburns Road, Melton

Appendix 2 Plans for the Proposal - dated 22 May 2019 and 6 June 2019

MELTON ELC

146 PLACES

512-514 HIGH STREET & 160 COBURNS ROAD, MELTON VIC 3337



VIEW FROM COBURNS ROAD

SHEET No.	TITLE
18035_DA-000	COVERPAGE
18035_DA-001	SITE CONTEXT
18035_DA-100	SITE PLAN
18035_DA-100	GROUND FLOOR PLAN
18035_DA-011	FIRST FLOOR PLAN
18035_DA-200	ELEVATIONS 1
18035_DA-201	ELEVATIONS 2
18035_DA-300	SECTIONS
18035_DA-400	ARTIST'S IMPRESSION 1
18035_DA-401	ARTIST'S IMPRESSION 2
18035_DA-900	COLOUR PALETTE
18035_DA-901...	SIGNAGE

DA ISSUE
and FOR DISTRIBUTION

22/05/2019

COVERPAGE

Project no: 18035
 DWG no./rev: 18035_DA-000-8
 Issue date: 22/05/2019
 Scale: NTS

MELTON ELC
 512-514 HIGH STREET & 160 COBURNS ROAD,
 MELTON VIC 3337
 FR. TOMMY HALE

Item 12.22 Planning Application PA 2019/6489/1 - use and development of a childcare centre with associated landscaping, display of business of business identification signs, reduction in car parking, alteration of access to a road in a road zone (category 1), removal and variation of a sewer and drainage easement At 512 - 514 High Street and 160 Coburns Road, Melton

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MELTON ELC
 512-514 HIGH STREET & 160 COBURNS ROAD,
 MELTON VIC 3337
 FR: TONY HALE

PROJECT NO: 19025
 DRAW NO.: 19025_DA-130.11
 ISSUE DATE: 22/05/2019
 SCALE: 1:200

GROUND FLOOR
 1:200

1

Item 12.22 Planning Application PA 2019/6489/1 - use and development of a childcare centre with associated landscaping, display of business of business identification signs, reduction in car parking, alteration of access to a road in a road zone (category 1), removal and variation of a sewer and drainage easement At 512 - 514 High Street and 160 Coburns Road, Melton

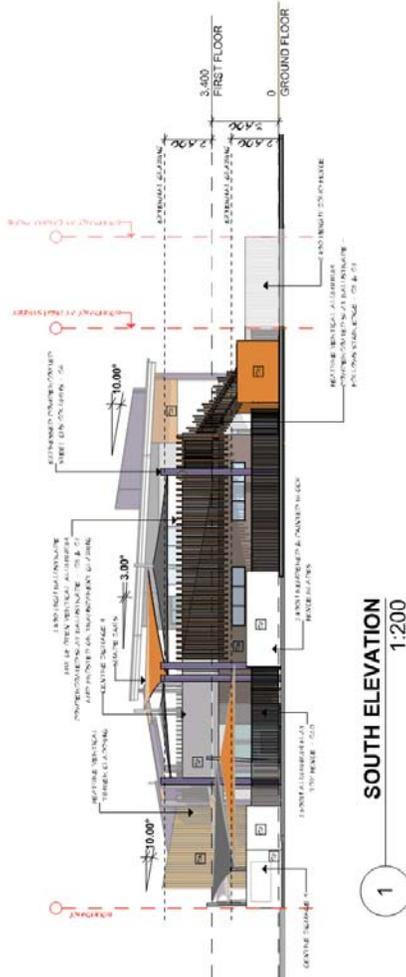
Appendix 2 Plans for the Proposal - dated 22 May 2019 and 6 June 2019



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REFER DA-900 FOR COLOUR PALETTE



SOUTH ELEVATION
1:200



WEST ELEVATION
1:200

DA ISSUE
22/05/2019

ELEVATIONS 1

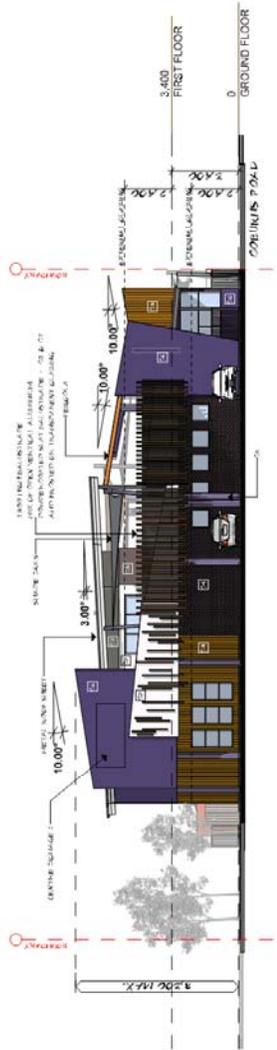
PROJECT NO: 18025
 DWG NO.: 18025_DA-200.4
 ISSUE DATE: 22/05/2019
 SCALE: 1:200

MELTON ELC
 512-514 HIGH STREET & 160 COBURNS ROAD,
 MELTON VIC 3537
 FR. TONY HALE

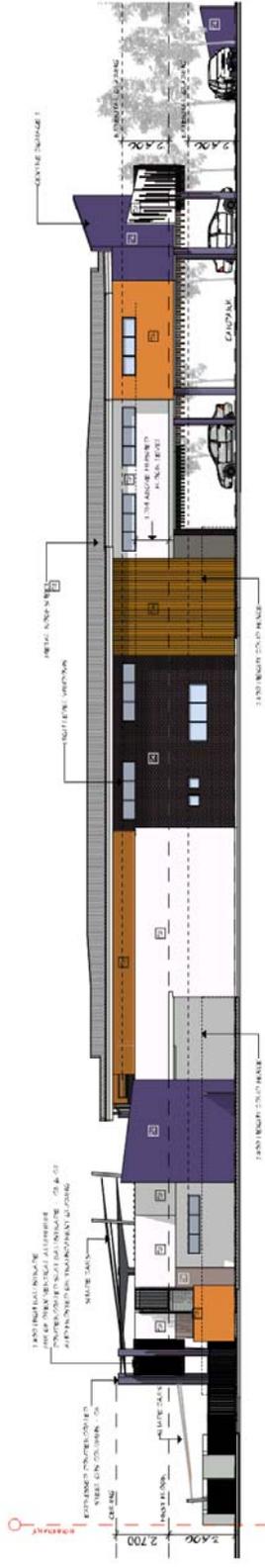
Item 12.22 Planning Application PA 2019/6489/1 - use and development of a childcare centre with associated landscaping, display of business of business identification signs, reduction in car parking, alteration of access to a road in a road zone (category 1), removal and variation of a sewer and drainage easement At 512 - 514 High Street and 160 Coburns Road, Melton

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REFEK DA-900 FOR COLOUR PALETTE



1 NORTH ELEVATION 1:200



2 EAST ELEVATION 1:200

DA ISSUE 22/05/2019

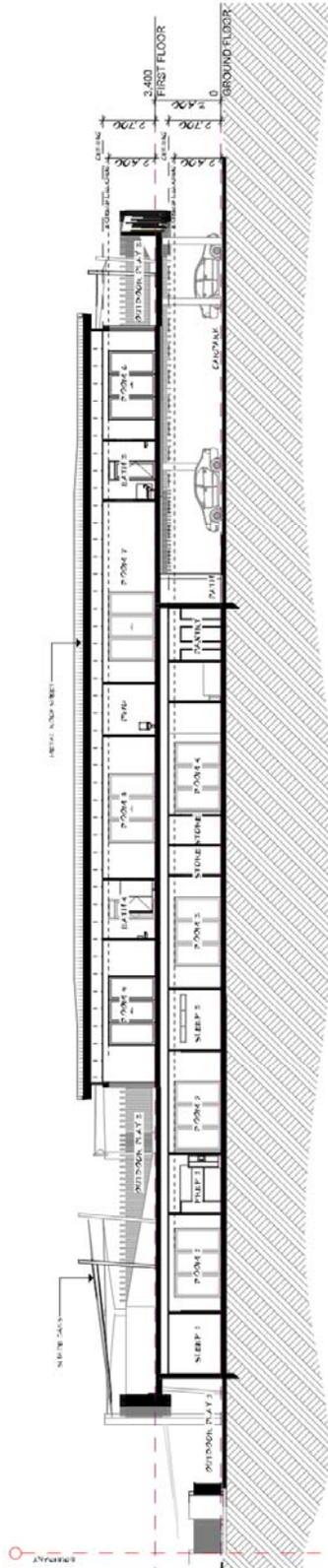
ELEVATIONS 2

PROJECT NO: 18025
 DWG NO.: 18025_DA-201.F
 ISSUE DATE: 22/05/2019
 SCALE: 1:200

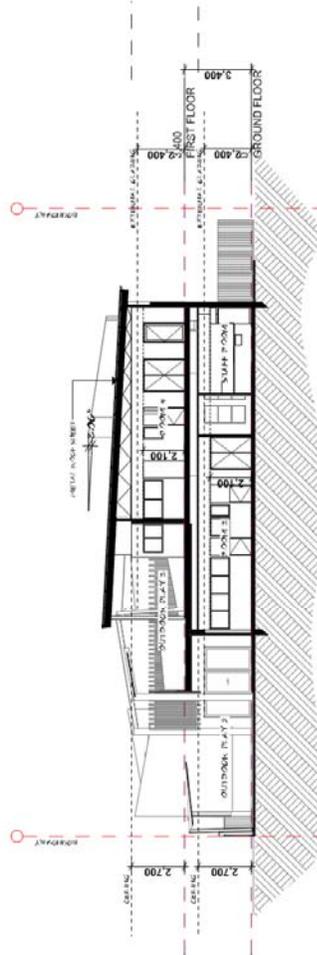
MELTON ELC
 512-514 HIGH STREET & 160 COBURNS ROAD,
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Appendix 2 Plans for the Proposal - dated 22 May 2019 and 6 June 2019



SECTION - A
1:200



SECTION - B
1:200

DA ISSUE
22/05/2019

SECTIONS

Project no: 19025
 Draw no.: 19025_DA-300.05
 Issue date: 22/05/2019
 Scale: 1:200

MELTON ELC
 512-514 HIGH STREET & 160 COBURNS ROAD,
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Appendix 2 Plans for the Proposal - dated 22 May 2019 and 6 June 2019



VIEW FROM HIGH STREET



VIEW FROM CATHIA DRIVE

DA ISSUE
NOT FOR CONSTRUCTION

22/05/2019

ARTIST'S IMPRESSION 1

Project no: 18035
 DWG no./rev: 18035_DA-400-E
 Issue date: 22/05/2019
 Scale: NTS

MELTON ELC
 512-514 HIGH STREET & 160 COBURN ROAD,
 MELTON VIC 3337
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VIEW FROM CAPRIIA DRIVE

DA ISSUE
and FOR DISTRIBUTION

22/05/2019

ARTIST'S IMPRESSION 2

Project no: 18035
 DWG no./rev: 18035_DA-401-E
 Issue date: 22/05/2019
 Scale: NTS

MELTON ELC
 512-514 HIGH STREET & 160 COBURNS ROAD,
 MELTON VIC 3237
 FR. TONY HALE

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Appendix 2 Plans for the Proposal - dated 22 May 2019 and 6 June 2019

CHILD CARE CENTRE

EXTERNAL COLOUR PALETTE

colorbond surfmist roofing main walls **C1**

australian bricks blackberry feature walls **C4**

dulux white on white sunhoods **C2**

dulux carved pumpkin feature walls **C3**

dulux fudge main walls **C5**

dulux purple feather feature wall **C6**

colorbond windspray feature walls **C7**

inno wood tasmanian oak feature walls **C8**

dulux silver pearl powdercoat windows doors **C9**

dulux black powdercoat fencing **C10**

DA ISSUE
22/05/2019

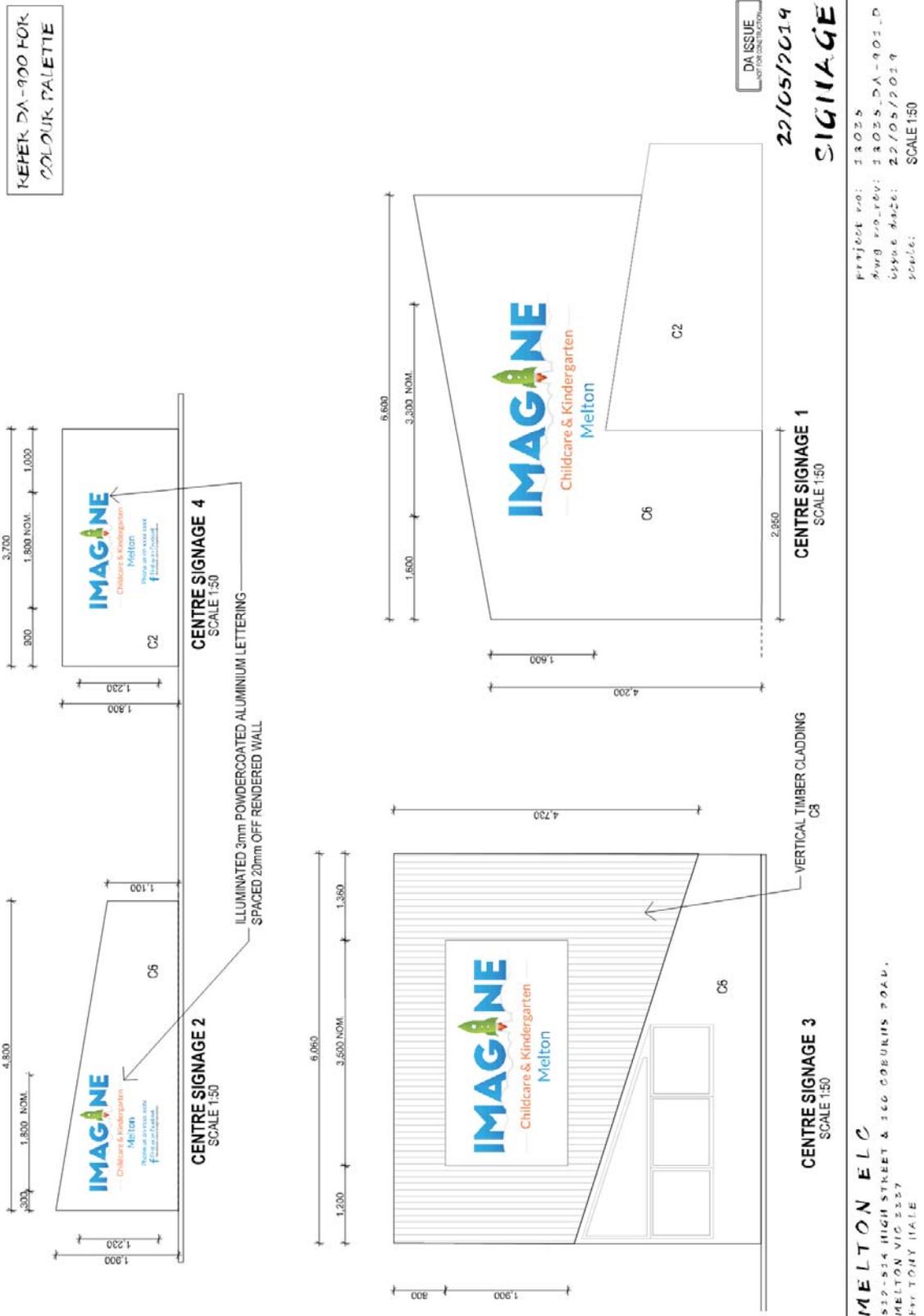
COLOUR PALETTE

Project no: 19025
 Draw no.: 19025_DA-900.05
 Issue date: 22/05/2019
 Scale:

MELTON ELC
 512-514 HIGH STREET & 160 COBURNS ROAD,
 MELTON VIC 3537
 FRANKIE HALE

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512 - 514 HIGH STREET & 160 COBURNS ROAD
MELTON - VICTORIA
3337

LANDSCAPE INTENT PLAN

PRELIMINARY



13 JUNE 2019



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Appendix 2 Plans for the Proposal - dated 22 May 2019 and 6 June 2019



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- 14- SHADE TO BE PLANTED UNDER THE BUILDING TO SOFTEN THE BUILT FORM AS PEDESTRIANS WALK ALONG PATH TOWARDS CENTRE ENTRY AREA.
- 15- VEGETATION OPPORTUNITIES TO BE RELEASED TO BE PLANTED TO MATCH EXISTING STREET TREES (TO BE RETAINED).
- 16- BACK OF PHONE ACCESS PATH / AREA WITH GATHERERS IN SCREENING VEGETATION TOWARDS TREE EAST.
- 17- PROPOSED STREET TREES (MELIA) APPROACH TO MATCH EXISTING TREES IN NEIGHBOURHOOD.

- 10- COBURNS ROAD VEHICLE ACCESS POINT ENTRY ONLY. CROSS OVER AS PER LOCAL COUNCIL SPECIFICATIONS.
- 11- FEATHER PLANTING AREA BEHIND ENTRY SIGNAGE. LOW VISIBILITY AND BREAK UP OF THE CURB LINE.
- 12- COBURNS ROAD VEHICLE ACCESS POINT ENTRY ONLY. CROSS OVER AS PER LOCAL COUNCIL SPECIFICATIONS.
- 13- MAINTAINED AT MAX. 30mm BIGHT FOR MAINTENANCE VISIBILITY. SEPARATION OF DIMENS BETWEEN ADJACENT DRIVE LINES.

- 5- SYNTHETIC TURF OPEN PLAY RECREATIONAL AREA WITH SHADE SAIL ABOVE.
- 6- SEPARATING FENCE LINE TO BE OBSERVED BY PLANTING TITLER.
- 7- SAND PIT 400-500mm DEEP WITH TIMBER SIA AT AND ROLLED SYNTHETIC TURF LANDING BEHIND AND SHADE SAIL ABOVE.
- 8- SYNTHETIC TURF OPEN PLAY AREA WITH OVER HEAD SHADE SAILS.
- 9- OPEN SPACE PLAY AREA WITH SYNTHETIC TURF SURFACE FINISH FOR ADULT PURPOSES ACTIVITY.

- 1- SECRET GARDEN PATH TO HAVE SANDSTONE ROUGH CUT PAVEMENT THROUGH THE LOW SHRUBS WITH OVER HEAD TREE CONNECTING TIMBER DECK PERFORMANCE STAGE AND
- 2- RAISED TIMBER DECK PERFORMANCE STAGE WITH RUBEN BUTTER VEGETATION BACK DROP FOR VISUAL BOUNDARIES AND VEGETATION RAISED GARDEN BEDS.
- 4- REAL GRASS OPEN SPACE WITH INFORMAL PAVED PATH LEADING TO SMALLER TILL PILES.

GREEN SYNTHESIS DESIGN
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Oceania 4127, Australia
E: info@gsdesign.com.au
P: 08 9476 6666
Policies 44/19/2018 C.1. Roadside Queensland 4217



512 - 514 HIGH STREET & 160 COBURNS ROAD
LANDSCAPE INTENT PLAN - GROUND FLOOR

North
13 JUNE 2019
020818 L-MEL-1-IP-011D
SCALE APPROX 1:200 @ A2

Item 12.22 Planning Application PA 2019/6489/1 - use and development of a childcare centre with associated landscaping, display of business of business identification signs, reduction in car parking, alteration of access to a road in a road zone (category 1), removal and variation of a sewer and drainage easement At 512 - 514 High Street and 160 Coburns Road, Melton

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RECOMMENDED PLANT SPECIES:

- Correa glabra - Ivory lantern
- Dianella caerulea - Dianella
- Hymenocallis littoralis - Spider lilly
- Liriope muscari - Evergreen giant
- Liriope variegata - Striped waite
- Lomandra confertifolia - Craiger jack
- Lomandra longifolia - Matt rush
- Hardenbergia violacea - Happy wanderer
- Raphirolepis indica - Cosmic white
- Syzygium resiliente - Lilly pilly
- Westringia fruticosa - Grey box



Correa glabra



Dianella caerulea



Hymenocallis littoralis



Liriope muscari



Liriope variegata



Lomandra confertifolia rubiginosa



Lomandra longifolia



Hardenbergia violacea



Raphirolepis indica



Syzygium resiliente



Westringia fruticosa



GREEN SYNTHESIS DESIGN

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512 - 514 HIGH STREET & 160 COBURNS ROAD

SHRUB PLANTING PALETTE

5 JUNE 2019

020818

L-MEL-LIP-03B

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RECOMMENDED PLANT SPECIES:

- Banksia integrifolia - Coastal banksia
- Callistemon citrinus - Bottle brush
- Cupaniopsis anacardioides - Tuckeroo tree
- Lophostemon confertus - Bottlebrush
- Melia azedarach - China berry
- Olea europaea -



Banksia integrifolia



Callistemon citrinus



Cupaniopsis anacardioides



Lophostemon confertus



Melia azedarach



Olea europaea



GREEN SYNTHESIS DESIGN

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PostBox 8470 G.C.M.C., Bayside Queensland 4217

512 - 514 HIGH STREET & 160 COBURNS ROAD

TREE PALETTE

11 JUNE 2019
020818 L-MEL-LIP-04C

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PLAN OF VARIATION & REMOVAL OF EASEMENT		EDITION 1		
Location of Land Parish: DJERRIWARRH Township: MELTON Section: - Crown Allotment: 58 (PART) Crown Portion: 16 (PART) Title References C/T VOL 09251 FOL 793 Last Plan Reference: CP 105348 Postal Address: 514 HIGH STREET (at time of subdivision) MELTON 3337 MGA Co-ordinates: E: 285 600 Zone 55 (of approx centre of land in plan) N: 5 826 510 GDA 94				
Easement Information				
LEGEND: Appurtenant Easement E - Encumbering Easement R - Encumbering Easement (Road)				
Easement Reference	Purpose	Width (Metres)	Origin	Land Benefited/In Favour Of
BL	Drainage	1.83	LP 56005	Lots on LP 56005
Notations				
Purpose of this plan <ul style="list-style-type: none"> - Removal of the purpose 'sewerage' from easement BL shown in CP 105348. - Variation of the location of easement BL shown within CP 105348 as shown on this plan. Grounds for removal: <ul style="list-style-type: none"> - Planning permit no. 				
 Smith Land Surveyors Pty Ltd Office - 102a Fyans Street, South Geelong, Vic. 3220 P (03) 5222 1234 F (03) 5223 3141 E survey@smiths.com.au W www.smithlandsurveyors.com.au ABN 72 142 046 954		SURVEYORS FILE REF: 2018-05748EP LICENCED SURVEYOR Glenn Graham Smith VERSION: 1		ORIGINAL SHEET SIZE: A3 SHEET 1 OF 2

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