



# Planning Your Garden

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# Introduction

Beautiful gardens mean aesthetic residential appeal and increased value to your property. This means that not only are you making an investment in your own property, but inspiring others as well.

By using the correct plants and improving existing soil conditions, your garden will evolve into a beautiful outdoor setting that will not only enhance your house, but also your lifestyle.

For this reason, seven simple steps are provided as a guide for you to follow at any time.

Enjoy your beautiful gardens and thank you for deciding to make it an important part of this unique natural habitat.

*Happy Gardening*

# Habitat Creation

The designs of our estates encompass the principles of environmental sustainability and ecological responsibility. Where possible, native flora and fauna are protected and existing habitat is enhanced through innovative design and re-vegetation techniques.

Did you know that the majority of native plants and animals occur on private land, not on national parks and reserves? For this reason, what you do on your own land is extremely important for nature conservation.

You can actively encourage native wildlife to live in your backyard by following a few simple principles.

The flowers of Grevilleas (*Grevillea* spp.), Banksias (*Banksia* spp.) and Bottle Brushes (*Callistemon* spp.) are prolific nectar producers. They attract Honeyeaters, Spinebills, Lorikeets, Friarbirds, Rosellas and some Possums. Tea-trees (*Melaleuca* spp.) and many Eucalypts will attract a large variety of animals.

Fruit and seed eating birds include Rosellas, Figbirds, Lorikeets, Currawongs, Orioles, Friarbirds, Honeyeaters, Kingfishers and Finches. Trees such as Bangalow Palms, Blueberry Ash and Lillypillies are suitable for small gardens. Butterflies and their larvae feed on *Aristolochia* vines, citrus, cassias (*Cassia* spp.) and wattles (*Acacia* spp.). The vulnerable Richmond Birdwing Butterfly depends on *Aristolochia praevenosa* as its only local food source.

# Encourage Nesting

Birds differ in their nesting preferences. Small species such as Wrens, Robins, Silvereyes and Wagtails seek protection in dense shrubs and small trees, sometimes with nests only a metre off the ground. Nesting materials can include moss, twigs, cobwebs and plant fibers. Swallows build mud nests on buildings and under bridges and Pardalotes nest in ground burrows.

Kookaburras, Dollar Birds, Lorikeets and many parrots nest in tree holes, or hollowed out termite nests in trees. In your yard, there may not be any hollow trees, but a nesting box fixed high in a tree will quickly attract occupants (and there may be competition from possums and smaller bat species).

# Seven Easy Steps to a Beautiful Garden

## *Step 1 - Design*

The first step is to draw a plan of your yard. This should show your house and surrounding features. It is beneficial to determine the direction of North on your block and include a North Point on your plan for reference. This will affect where plants are placed and where shade will fall. It also helps to identify the direction of prevailing winds, sunny morning spots in the garden, hot areas, shaded areas, direction of sunrise and sunset etc. For example you don't want to block the cooling summer breezes but you may want to screen out the hot western summer sun. It is also essential that you map out the location of all existing and future services within and adjacent to your block, for example power, drainage etc.

Do several designs and remember if it does not look right on paper it probably won't be right when built. There are many books available at local libraries which provide guidance on Australian garden design and gardening with local species.

Consider where you want tall trees for shade, shrubs, hedges for privacy and plants placed for aesthetics. Remember to visualise the impact a mature garden will have on your overall house appearance. Your front garden should be warm and inviting and not stark with little to please the eye. Decide how you would like your gardens to look, for example - organic garden forms, formal, angular shaped gardens or combinations.

Ensure you consider the long-term impact of large trees and their root systems on your house, pool, services and other structures like pergolas and retaining walls. Also consider your access requirements, bin locations, storage areas and clothes drying areas.

Now you can decide on the type of plants and form required.

This may include:

- Colour
- Texture
- Positioning of plants
- Garden features such as blade walls and architectural features.



A successful design is balanced and harmonious, neither so complex that it will seem fussy, nor so simple that it will be boring. Plants add beauty and so it's best to start simply - you can always add more feature planting later.

For the maximum impact plants should be grouped and layered. A "one of everything" approach tends to make the garden look spotty whereas plants placed in groups will deliver a better outcome of a space. Don't just plonk the plants in the ground. The tallest plants will be placed at the back and then they will be graduated in size to the smallest ones at the front. In an 'island bed' with lawn all the way around it, the tallest plants are placed in the centre and the smaller ones around them in graduated circles.

Natural bushland has several layers

- Grasses and ground cover forming the front layer
- Scrubs forming the under-storey layer
- Trees forming the canopy.

Observation

- Sometimes spreading the garden across the yard can make your home look bigger.
- Main focal points on your home should not be covered by plantings.
- Talk to your neighbours and observe what is growing and looking the best in the local area.
- Native plants still require maintenance but will generally require less care and water than exotics.

## *Step 2 - Native Soil Improvement*

The existing soil in your garden has been acidic in value, but this has been adjusted back to average acidity by the addition of agricultural lime.

This takes care of the ph value. To improve fertility, all soils will benefit from the addition of manures and composts.

## *Step 3 - Obtaining Plants for Maximum Performance*

Here is a big tip. Try to obtain locally grown plants from nurseries surrounding the local area. By doing this, you will witness quick, healthy growth, therefore attracting a wide range of natural bird species to your garden by your beautiful flowering trees and shrubs.



## *Step 4 - Planting your Garden*

Having prepared your soil with rich organic material, you are now ready to enjoy the fun of planting out. Try to avoid the hottest part of the day. This is less stressful for both you and the plants.

The big advantage with this estate is you can plant out over 12 months of the year.

Firstly, dig a hole slightly larger than the plant container, ensuring to add a little controlled release fertiliser in the base of the hole. Remember to promptly water after planting.

If your plants are located in an open and exposed position, simply use garden stakes to help support your plants until they become more mature and vigorous.

Remember to place the plant in the hole, then fill the hole with water before you backfill the hole around the plant. This way the plant will best get its all-important first drink.

## *Step 5 - Mulching & Watering Tips*

The key to obtaining a beautiful garden is mulching. A natural way to cover the soil and protect your plants is to mulch. There are several unique mulches to South East Queensland that provide an excellent covering over the soil (for example, Slash pine bark fines, Hoop pine bark fines)

These mulches are best applied to a depth of 100mm or greater, ensuring not to cover the stem of your plant.

Dramatic Benefits of Mulching:

- Elegance and style in your garden;
- Perfect moisture retention;
- Natural weed control;
- Rich, natural, organic material;
- Blanket protection for plants in both summer and winter.





## *Step 6 - When & How to Prune*

A big bonus for gardeners in this unique part of the world is that you can prune 12 months of the year preferably after flowering.

The other good news is that you need not have any spindly, leggy, shapeless plants in your garden.

This is easily avoided by regular light pruning of your new plants to encourage thicker, more vigorous growth later in life. This basic pruning will increase the health and vigour of all plants, together with increasing flowering and controlling shape.

Simply ensure you have a good pair of secateurs, hedging shears and pruning saw. Large scale pruning once your garden is established is best done after the greatest growth (later summer or autumn).

Easy to Follow Pointers:

- Prune back trees and shrubs no more than one third, ensuring to cut on a 45° angle;
- Remove all dead wood;
- Cut out any poor, thin growth;
- Cut to present or improve the general shapeliness of the specimen and to encourage growth where it is wanted.

## *Step 7 - Safely Protecting your Plants from Pests & Disease*

A simple and safe method of pest control is to use a combination of controls to protect your valued plants. Chemical spraying should be a last option. Use mother nature's devices such as birds, spiders, lady beetles, praying mantis, ants etc. to help remove unwanted pests.

Safe Cultural & Physical Control:

QM Properties is seen as proactive with the implementation of environmental strategies to enhance the flora and fauna in and around the estate. Part of the master plan is the inclusion of selected species of plants in all gardens, thereby attracting more native bird life to this unique area.

By maintaining healthy plants (through regular watering, fertilising, pruning etc.) a natural resistance to pest and disease is built up by your healthy plants. High pressure hosing off of smaller insects (such as aphids, thrips, mites, mealy bugs) is another safe and efficient method of quickly removing unwanted pests in your garden.

If you have to resort to chemicals, be sure to strictly follow the manufacture's instructions regarding personal safety and environmental issues.



# Selecting Local Plant Species

Residents are encouraged when planning a new garden or supplementing existing gardens, where desired, to utilising the following suggested species, most of which are known to be endemic to the South Eastern Queensland region or being species well suited to the climatic conditions.

Care should be taken to ensure that large trees or trees having a vigorous root system are not planted too close to building structures and under ground services.

## Keys to Symbols

- Denotes Endemic Species, which occur within Caboolture Shire.
- † Denotes Native Species, which occur naturally within Australia.
- Δ Denotes Exotic Species, which do not naturally occur in Australia

# General Trees/ Palms

Botanical Name		Common Name
<i>Acmena Smithii</i>	• †	Lilly Pilly
<i>Acronychia Imperforata</i>	• †	Fraser Island Apple
<i>Archontophoenix Cunninghamiana</i>	• †	Bangalow Palm/Piccabeen
<i>Backhousia Citriodora</i>	• †	Lemon Ironwood
<i>Banksia Integrifolia</i>	• †	Coastal Banksia
<i>Buckinghamia Celsissima</i>	†	Ivory Curl Flower
<i>Callistemon Salignus</i>	• †	Pink Tips
<i>Callistemon Viminalis</i>	• †	Weeping Red Bottlebrush
<i>Cupaniopsis Anacardioides</i>	• †	Tuckeroo / Cupania
<i>Delonix Regia</i>		Δ Poinciana
<i>Elaeocarpus Reticulatis</i>	• †	Blueberry Ash
<i>Crevillea Baileyana</i>	†	White Oak
<i>Harpullia Pendula</i>	• †	Tulip Wood
<i>Livistonia Australis</i>	• †	Cabbage Palm
<i>Lophostemon Confertus</i>	• †	Brush Box
<i>Melaleuca Quinquenervia</i>	• †	Paperbark Tea Tree
<i>Melaleuca Viridiflora</i>	†	Red Flowering Tea Tree
<i>Peltophorum Pterocarpum</i>	†	Yellow Poinciana
<i>Pittosporum Rhombifolium</i>	• †	Holly Wood
<i>Plumeria Rubra V Acutifolia</i>		Δ Frangipani
<i>Syzygium Luehannii</i>	• †	Lilly Pilly
<i>Tabebuia Chrysantha</i>		Δ Golden Trumpet Tree
<i>Tristaniopsis Laurina</i>	• †	Water Gum
<i>Wodyetia Bifurcata</i>	†	Foxtail Palm

# Small Trees & Large Shrubs

Botanical Name		Common Name
Abelia Grandiflora		Δ Abelia
Abelia Grandiflora Dwarf		Δ Dwarf Abelia
Acalypha Wilkesiana		Δ Fujian Fire Plant (various cultivars)
Acmena Hemilampra	• †	Satinash
Alectryon Coriaceus	• †	Beach Birds Eye
Alpinia Caerulea	• †	Native Ginger
Angophora Costata	• †	Smooth Barked Apple
Arytera Lautereriana	• †	Laurel
Austromyrtus Spp (suggested B. Lapetite, B. Camphorata, B. Virgata, . Mt Tozer)	• †	Baeckea
Banksia Ericifolia	• †	Heath Banksia
Banksia Oblongifolia	• †	Fern Leaved Banksia
Banksia Robur	• †	Swamp Banksia
Banksia Spinulosa	• †	Hairpin Banksia
Codiaeum Variegatum		Δ Croton (various cultivars)
Grevillea Spp (suggested G. Banksii, Coastal Glow, Honey Gem, Majestic Moonlight, Orange Marmalade, Pink Surprise, Sandra Gordon - Shrubs)	†	Grevillea
Leptospermum Spp	• †	Tea Tree
Callistemon Spp (suggested Anzac, Captain Cook, Candy Pink, Dawson River, Endeavour, Formosus, Pachyphyllus, Pink Champagne, Wildfire)	• †	Bottlebush

## *Small Trees & Large Shrubs (continued)*

Botanical Name		Common Name
Melaleuca Bracteata	• †	Black Tea Tree
Melaleuca Linarifolia	• †	Snow in Summer, Snowstorm
Melaleuca Nodosa	• †	
Melaleuca Sieberi	• †	
Metrosideros Queenslandicus	†	Queensland Golden Myrtle
Metrosideros Thompsonii		Δ New Zealand Christmas Bush
Michelia Figo		Δ Port Wine Mognolia
Murraya Paniculata		Δ Mock Orange
Myoporum Acuminatum	• †	Coastal Boobiialla
Plumbago Auriculata		Δ Plumbago
Ricinocarpus Pinifolius	• †	Wedding Bush
Syzygium Spp (suggested S. Australe, Corynanthum, Forte, Leuhmannii, Oleosum)	• †	Lilly Pilly
Westringea Fruiticosa	• †	Coastal Rosemary
Westringea Wynyabbie Gem	†	Coastal Rosemary
Xanthorrhoea Spp (suggested X. Johnsonii, Latifolia, Fulva)	• †	Grass Tree

# Small Shrubs, Vines & Groundcovers

Botanical Name		Common Name
Austromyrtus Dulcis	• †	Midyim Berry
Baeckea Virgata Miniature	†	Dwarf Baeckea
Callistemon Little John	†	Little John
Crinum Pedunculatum	• †	Spider Lily
Dietes Bicolour		Δ Wild Iris
Dietes Grandiflora		Δ Large Wild Iris
Gardenia Jasminoides Florida		Δ Gardenia Florida
Gardenia Jasminoides Magnifica		Δ Gardenia Magnifica
Grevillea Bronze Rambler	†	Bronze Rambler
Grevillea Forest Rambler	†	Forest Rambler
Grevillea Royal Mantle	†	Royal Mantle
Hardenbergia Violacea	• †	Native Sarsaparilla
Hibbertia Scandens	• †	Guinea Flower
Hymenocallis Speciosa		Δ Spider Lily
Ixora Spp		Δ Jungle Geranium
Lomandra Spp (suggested L. Longifolia, Hystrix)	• †	Mat Rush
Myoporum Ellipticum	†	Prostrate Boobiella
Nandina Domestica		Δ Sacred Bamboo
Nandina Domestica Nana		Δ Dwarf Sacred Bamboo
Scaevola Spp (suggested Aemula, Albida, Calendulaceae, Purple Clusters)	• †	Purple Fanfare
Sowerbaea Juncea	• †	Rush Lily
Stipa Verticillata	†	Slender Bamboo Grass



## *Small Shrubs, Vines & Groundcovers (continued)*

Botanical Name			Common Name
Tecomanthe Hillii	•	†	Fraser Island Creeper
Melaleuca 'Claret Tops'		†	Claret Tops
Pandorea Jasminoides	•	†	Jasmine Vine
Pandorea Jasminoides 'Lady Di'		†	Pink Jasmine
Phyllanthus Myrtifolius		Δ	Mousetail Plant
Themeda Triandra	•	†	Kangaroo Grass
Tibouchina Spp		Δ	Lasiandra
Trachelospermum Jasminoides		Δ	Star Jasmine
Trachelospermum Jasminoides Variegatum		Δ	Variegated Star Jasmine
Viola Hederacea	•	†	Native Violet

# Undesirable Species

Listed below are species, which are not acceptable for inclusion in the landscape designs. Those species marked with a cross (x) are highly invasive through vegetative reproduction and rampant growth habit).

Botanical Name		Common Name
Agave Spp		
Andredera Cordifolia	x	Madiera Vine
Arecastrum Romanzoffianum		Cocos Palm
Aristolochia Durior	x	
Arictolochia Elegans	x	Dutchman's Pipe
Aristolochia Macrophylla (Exotic species of Aristolochia is poisonous)	x	
Brassaia Actinophyllum		Umbrella Tree
Broyophyllum Spp	x	Mother of Millions
Callisia Frangrans		Purple Succulent
Canna Indica		
Cardiospermum Grandiflorum	x	Balloon Vine
Cassia Obtusifolia		Sicklepod
Celtis Sinesis		Chinese Elm
Cinnamomum Camphora		Camphor Laurel
Cortaderia Silloana		Pampas Grass
Eucalyptus Torelliana		Cadagi Gum
Euphorbia Cyathophora		Dwarf Poinsettia
Fraxinus Graffithi		Himalayan Ash
Gloriosa Superba Gloriosa	x	Glory Lily
Ipomoea Acuminata	x	
Ipomoea Cairica	x	Mile a Minute





Botanical Name		Common Name
Ipomoea Indica	x	Morning Glory
Koelreuteria Elegans		Golden Rain Tree
Lantana Camara		Lantana
Lantana Montevidensis		Creeping Lantana
Ligustrum Lucidum		Broad Leaf Privet
Ligustrum Sinense		Small Leaf Privet
Lonicera Japonica	x	Honeysuckle
Macfadyena Unguis-Cati	x	Cats Claw Creeper
Nephrolepis Cordifolia		Fishbone Fern
Ochna Serrulata		Ochna
Passiflora Suberosa	x	Corky Passion Vine
Pinus Spp		
Protasparagus Densiflorus	x	Asparagus Fern
Protasparagus Plumosus	x	Climbing Asparagus Fern
Sansevieria Trifasciata		Mother In Laws Tongue
Schefflera Actinophylla		Umbrella Tree
Schinus Molle		Pepper Tree
Schinus Terebinthifolia		Broad Leaf Pepper Tree
Senna Pendula		Easter Cassia
Spathodea Campanulata		African Tulip Tree
Thunbergia Alata	x	Black Eyed Susan
Tithonia Diversifolia		Japanese Sunflower
Tradescantia Albiflora	x	Wandering Jew
Wedelia Trilobata	x	Singapore Daisy



# APPENDIX

**QM**

**PROPERTIES**

# landscape materials & finishes

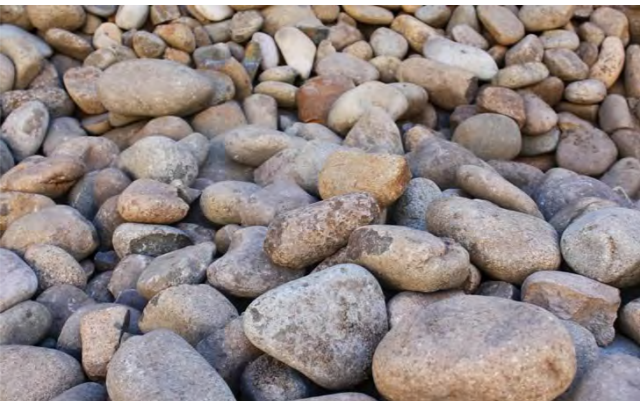
gravel varies



concrete paving stones



decorative gravel



large decorative gravel



concrete paving stones

concrete finishes



broomed finished concrete



coloured concrete



concrete with stamped pattern and aggregate



concrete with exposed aggregate

edge treatment



spade cut edge



concrete edge



timber edging

mulch types



cypress mulch



pine mulch



gravel mulch

turf varies

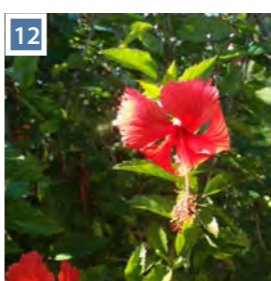
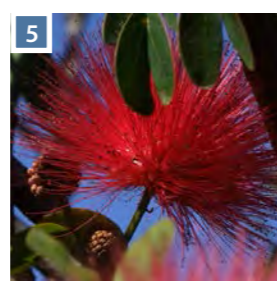
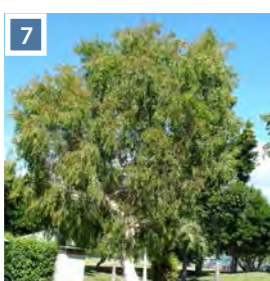
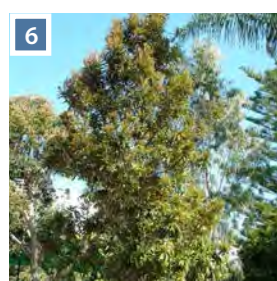
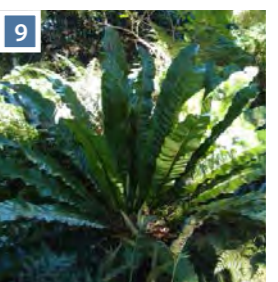
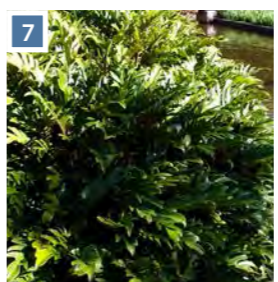
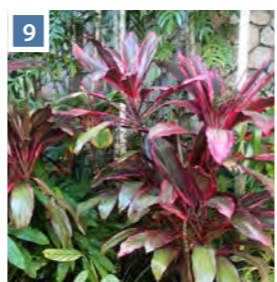
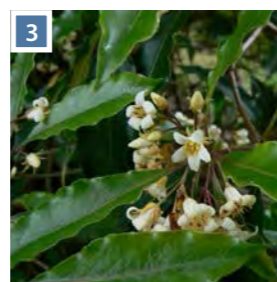
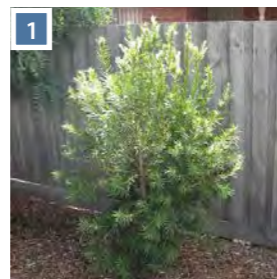
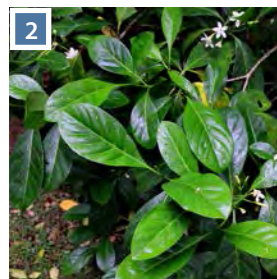
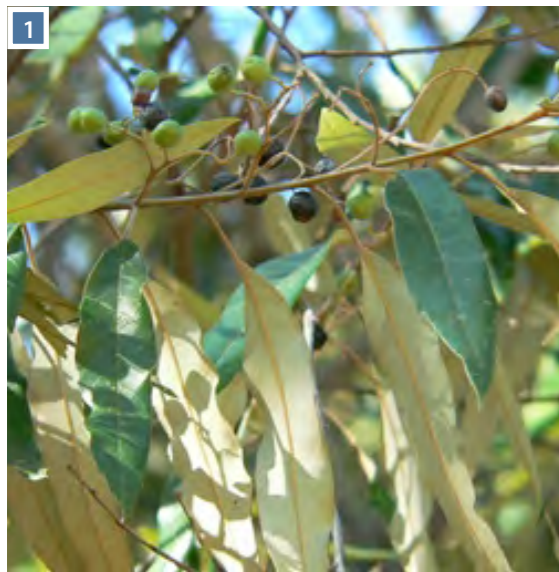


green couch grass



sir walter grass

# contemporary



## trees

1. ALPHITONA excelsa (Red Ash)
2. ATRACTOCARPUS fitzalani (Native Gardenia)
3. BACKHOUSIA citriodora (Lemon Myrtle)
4. ELAEOCARPUS reticulatus (Blueberry Ash)
5. ARCHONTOPHOENIX alexandrae
6. GREVILLEA baileyana (White Oak)
7. MELALEUCA leucadendra (Paperbark)

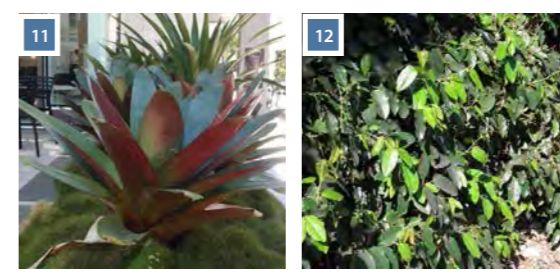
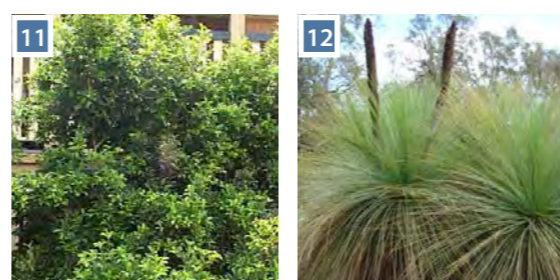
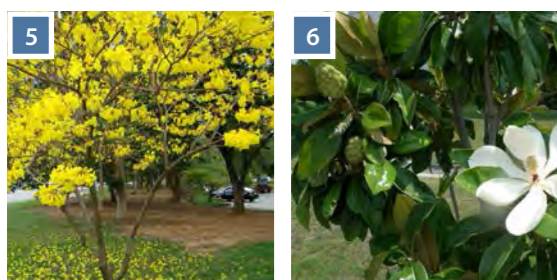
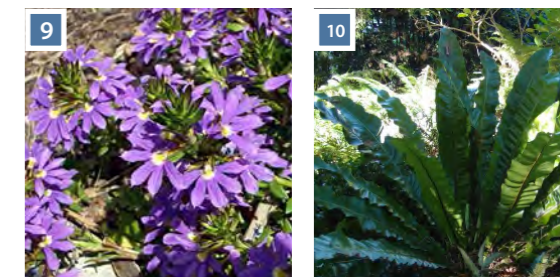
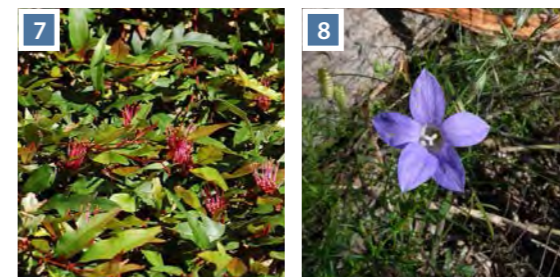
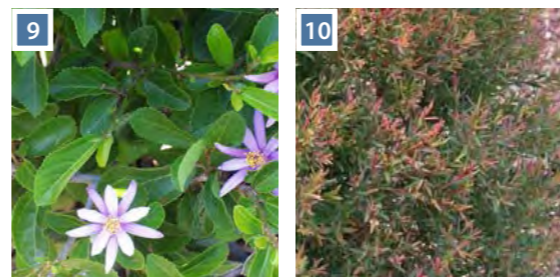
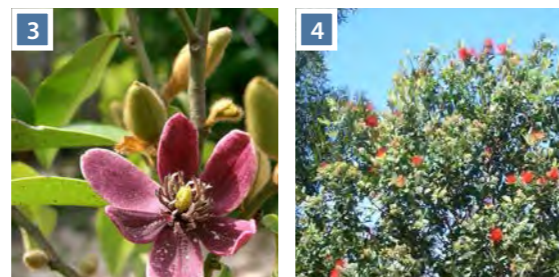
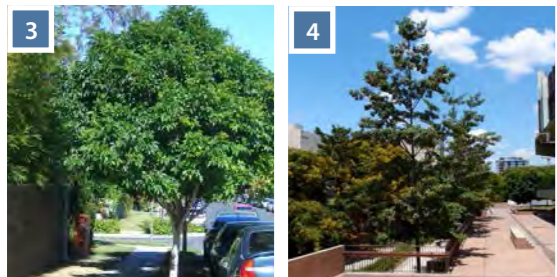
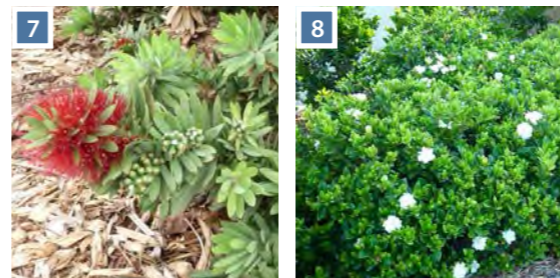
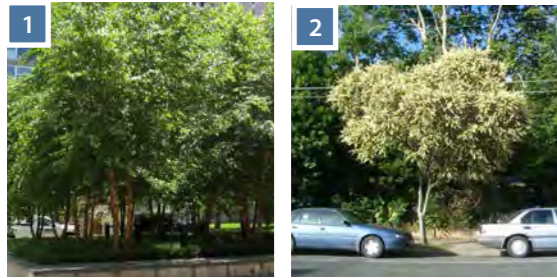
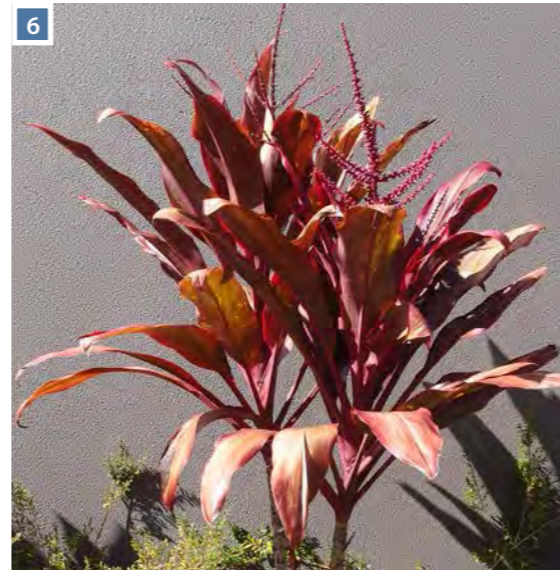
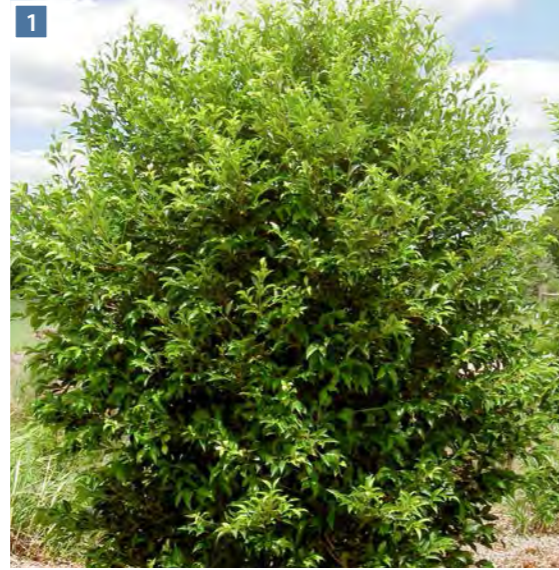
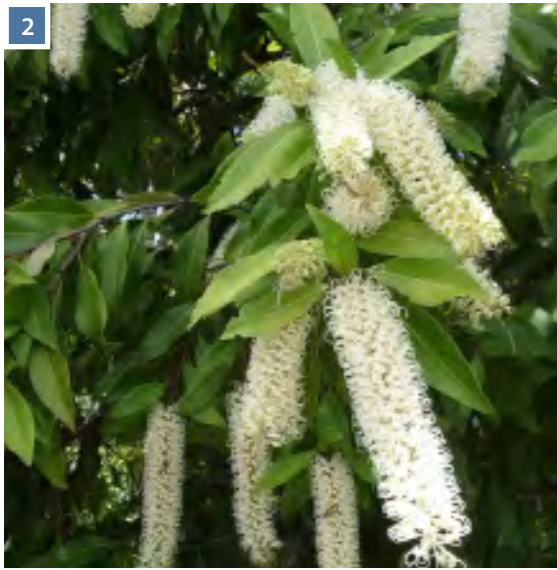
## shrubs

1. CALLISTEMON viminalis (Weeping Bottlebrush)
2. EVODIELLA muelleri (Little Eudia)
3. PITTOSPORUM undulatum (Sweet Pittosporum)
4. RHAPIS excelsa (Lady Finger Palm)
5. SYZYGIUM wilsonii (Powderpuff Lilly Pilly)
6. XANTHOSTEMON chrysanthus (Golden Penda)
7. ALOCASIA brisbanensis
8. ALPINIA caerulea (Native Ginger)
9. CORDYLINE rubra (Red Fruited Palm Lily)
10. CYATHEA cooperi (Scaly Tree Fern)
11. HELICONIA sp
12. HIBISCUS sp

## groundcovers and grasses

1. ALPINIA sp (Native Ginger)
2. CORDYLINE sp
3. CRINUM pedunculatum
4. CURCULIGO recurvata (Palm Grass)
5. DIANELLA caerulea (Blue Flax)
6. HYMENOCALLIS littoralis (Spider Lily)
7. PHILODENDRON "Xanadu" (Xanadu)
8. SPATHIPHYLLUM spp (Peace Lilly)
9. ASPENIUM spp (Crows Nest Fern)
10. BROMELIAD spp

# formal



## trees

1. *BETULA nigra* (Tropical Birch)
2. *BUCKINGHAMIA celsissima* (ivory curl)
3. *CUPANIOPSIS anacardioides* (Tuckeroo)
4. *ELAEOCARPUS reticulatus* (Blueberry Ash)
5. *TABEBUIA chrysanthus* (Yellow Tabebuia)
6. *MAGNOLIA grandiflora* (Magnolia)

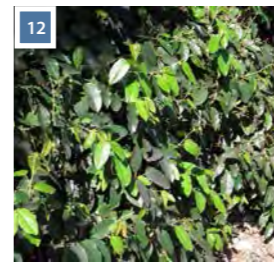
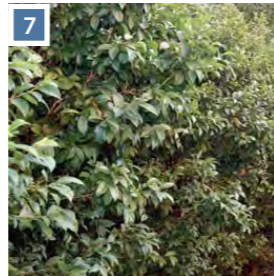
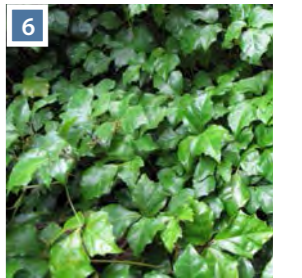
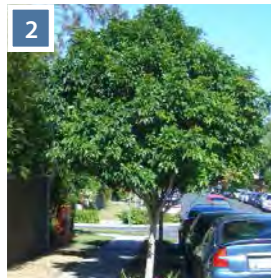
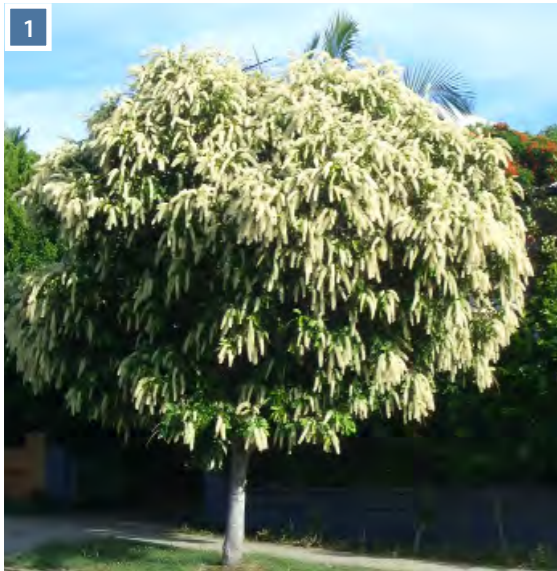
## shrubs

1. *ACMENA smithii* (Lilly Pilly)
2. *DORYANTHES excelsa* (Gynea Lilly)
3. *MICHELIA figo* (Port Wine Magnolia)
4. *METROSIDEROS excelsia* (NZ Xmas Tree)
5. *WESTRINGIA fruticosa* (Coastal Rosemary)
6. *CORDYLINA fruticosa* (Red Leafed Cordyline)
7. *CALLISTEMON* "Little John" (Little John)
8. *GARDENIA magnifica* (Gardenia)
9. *GREWIA occidentalis* (Law Star Flower)
10. *MELALEUCA* (Claret Tops)
11. *SYZYGIVM* "Tiny Trev" (Lilly Pilly)
12. *XANTHORRHOEA* spp. (Grass Tree)

## groundcovers and grasses

1. *DIANELLA caerulea* (Blue Flax)
2. *DIETES grandiflora* (Wild Iris)
3. *HYMENOCALLIS littoralis* (Spider Lily)
4. *LOMANDRA longifolia* (Matrush)
5. *CHRYSOCEPHALUM apiculatum* (Yellow Buttons)
6. *GARDENIA radicans* (Creeping Gardenia)
7. *GREVILLEA Royal Mantle* (Groundcover Grevillea)
8. *WAHLENBERGIA stricta* (Australian Bluebell)
9. *SCAEVOLA aemula* (Fan flower)
10. *ASPENIUM* spp (Crows Nest Fern)
11. *BROMELIAD* spp
12. *CISSUS antarctica* (Native Grape)

# native australian



## trees

1. BUCKINGHAMIA celsissima (ivory curl)
2. CUPANIOPSIS anacardioides (Tuckeroo)
3. CALLISTEMON salignus (Bottlebrush)
4. TRISTANIOPSIS laurina (Water Gum)
5. MELALEUCA quinquenervia (Broad-leaved Paperbark)

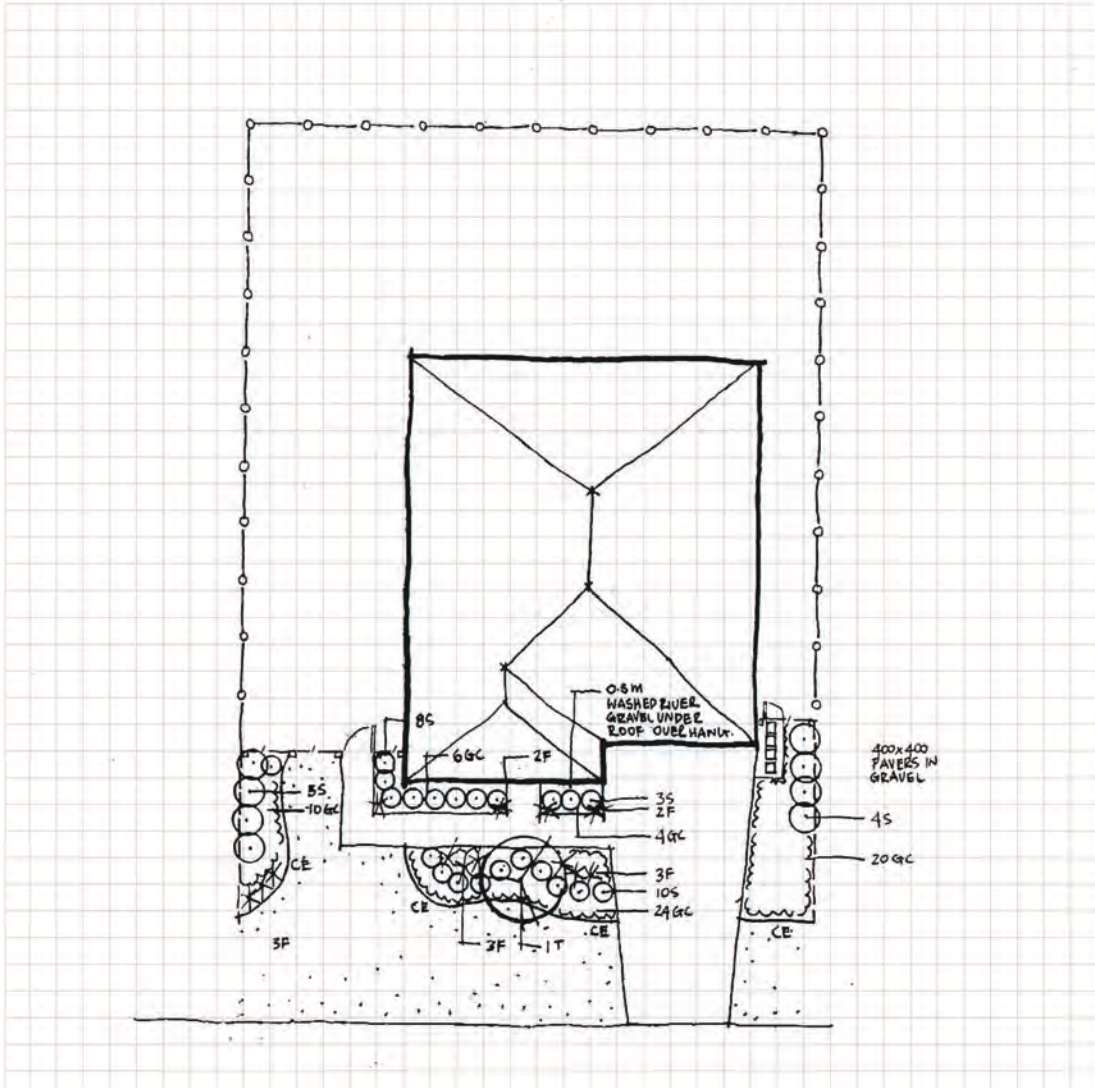
## shrubs

1. ACACIA fimbriata (Brisbane Wattle)
2. CALLISTEMON viminalis (Weeping Bottlebrush)
3. GREVILLEA Fire Sprite (Grevillea)
4. GREVILLEA Honey Gem (Grevillea)
5. JACKSONIA scoparia (Dogwood)
6. LEPTOSPERMUM polygalifolium (Wild May)
7. SYZYGIVM australe (Scrub Cherry)
1. BANKSIA robur (wamp Banksia)
2. GREVILLEA Robyn Gordon (Robyn Gordon)
3. LEPTOSPERMUM Cardwell (Cardwell Tea Tree)
4. MELALEUCA Claret Tops (Claret Tops)
5. SYZYGIVM australe Elite (Scrub Cherry)

## groundcovers and grasses

1. AUSTROMYRTUS dulcis (Midyim Berry)
2. LOMANDRA longifolia (Matrush)
3. MELALEUCA thymifolia (Feather Honey Myrtle)
4. CRINUM pedunculatum (River Lilly)
5. THEMEDA australis (Kangaroo Grass)
6. CISSUS rhombifolia (Grape Ivy)
7. CHRYSOCEPHALUM apiculatum (Yellow Buttons)
8. GREVILLEA Royal Mantle (Groundcover Grevillea)
9. HARDENBERGIA violacea (Native Sarsaparilla)
10. HIBBERTIA scandens (Guinea Flower)
11. MYOPORUM parvifolium (Creeping Boobialla)
12. SCAEVOLA aemula (Fan flower)

# QM Properties - Landscape Plans for Lot 6.



Landscape Plan (1x1m grid)

### LEGEND

- PROPOSED TREES
- PROPOSED FEATURE PLANTINGS
- PROPOSED SHRUB PLANTINGS
- PROPOSED GROUNDCOVER PLANTING AREA
- PROPOSED WASHED GRAVEL - Under roof overhang 10mm-25mmØ
- 400x400 PAVER On A24 bidm and washed gravel 10mm-25mmØ
- PROPOSED PLANTING EDGING: Flush Concrete Edge- Kwik Kerb
- PROPOSED PLANTING EDGING: Flush Timber Edge
- PROPOSED TURFED AREA: A Grade Couch or Sir Walter
- HARDSTAND: Concrete paved driveway and path areas
- INDICATIVE TIMBER PALING FENCE: Refer to Fencing details

QM PROPERTIES- ESTATE COVENANTS- LANDSCAPE PLAN									
PLANT SCHEDULE									
CODE	SPECIES	COMMON NAME	POT SIZE	TOTAL NO	HEIGHT MIN.	SPEED MIN.	CALIPER MIN	STAKING	
<b>TREES (T)</b>									
S42TU	S424GLUM leubhannii	Liberty	45L	1	1800mm	800mm	40mm	YES	
			45L		1800mm	800mm	40mm	YES	
			45L		1800mm	800mm	40mm	YES	
<b>FEATURE (F)</b>									
D02POL	DORANTHES palmeri	Spice Lily	300mm	6	1000mm	600mm	30mm		
L02FRO	LOBELINE rubicosa	Fireform	300mm	4	1000mm	600mm	30mm		
C02RUB	LOBELINE rubra	Red-veined Palm Lily	300mm	3	1000mm	600mm	30mm		
<b>SHRUBS (S)</b>									
A1PZER	ALPINA zumbat	Vanegated ginger	200mm	4	600mm	400mm	25mm		
M02CT	MELALEUCA claret tops	Claret Tops	200mm	11	600mm	400mm	25mm		
S42TI	S424GLUM tiny tree	Tiny Tree Lilly Pilly	200mm	10	600mm	400mm	25mm		
			200mm		600mm	400mm	25mm		
			200mm		600mm	400mm	25mm		
<b>GROUND COVERS (GC)</b>									
L02EGL	LIRIOPE muscari	Evergreen Grammt	140mm	24	300mm	250mm			
L02SW	LIRIOPE striata white	Striped White	140mm	10	300mm	250mm			
D01XAN	DYLODENDRON canad	Canada	140mm	24	300mm	250mm			
			140mm		300mm	250mm			
			140mm		300mm	250mm			

Plant Schedule

Property Owner's (Applicant) Details:  
 Name/s: JOHN SNOW  
 Postal Address: 191 SANDSTONE ROAD, CHELINA.  
 Phone: 07 3379 7521  
 Email: J.Snow@gmail.com  
 Signed: J.Snow Date: 13.08.2013

Landscape Works to be carried out by:  
 Owner: J. Snow  
 Builder: Timms Constructions  
 Landscape Contractor: Scape Designs  
 Other:

Property Details: Landscape Plan: Lot 6 Stage B  
 Estate: COOMERA WOODS.

amendments:  
 Version: 01 Date: 08/2013 Drawn: J.S. Approved: D.R.  
 02 Date: 08/2013 Revised: J.S. Approved: D.R.

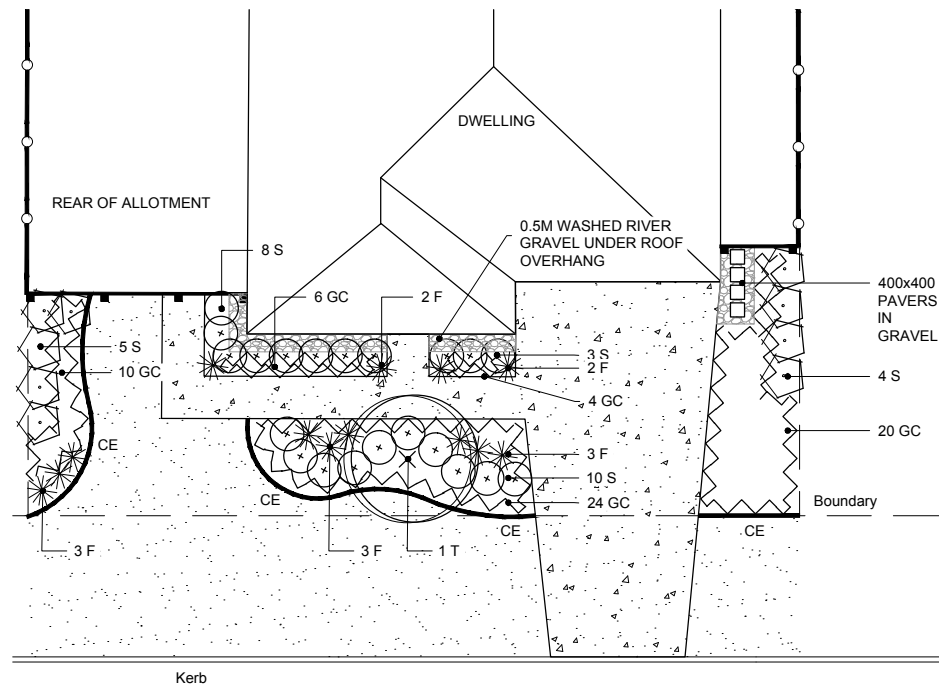
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Contact  
 QM Properties  
 covenants@qm.com.au  
 (07) 3874 0058  
 www.qm.com.au

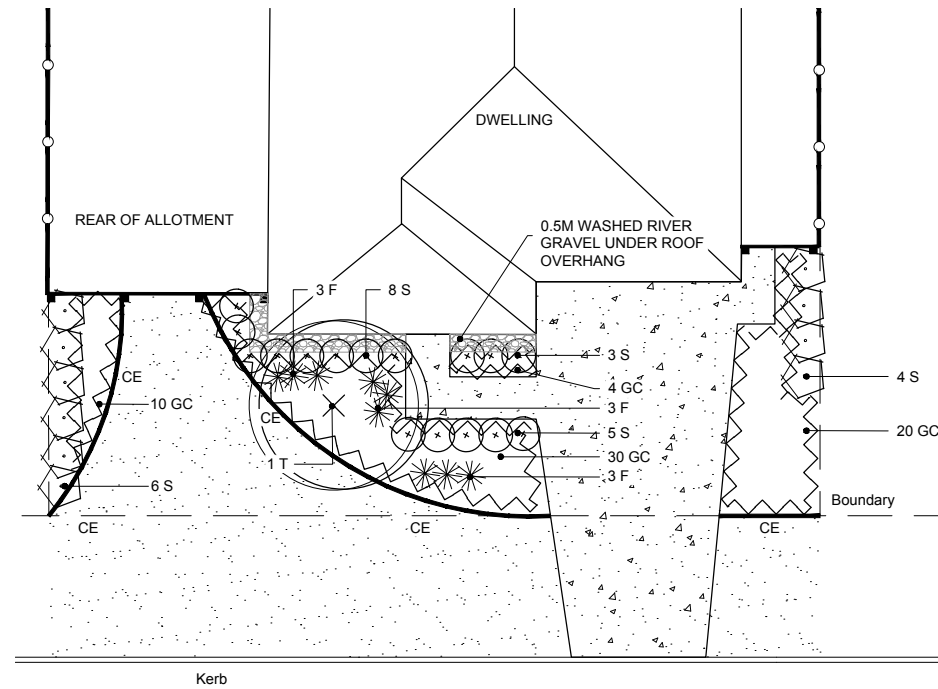
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**QM**  
**PROPERTIES**  
 Dwg No. LOT 6 LP

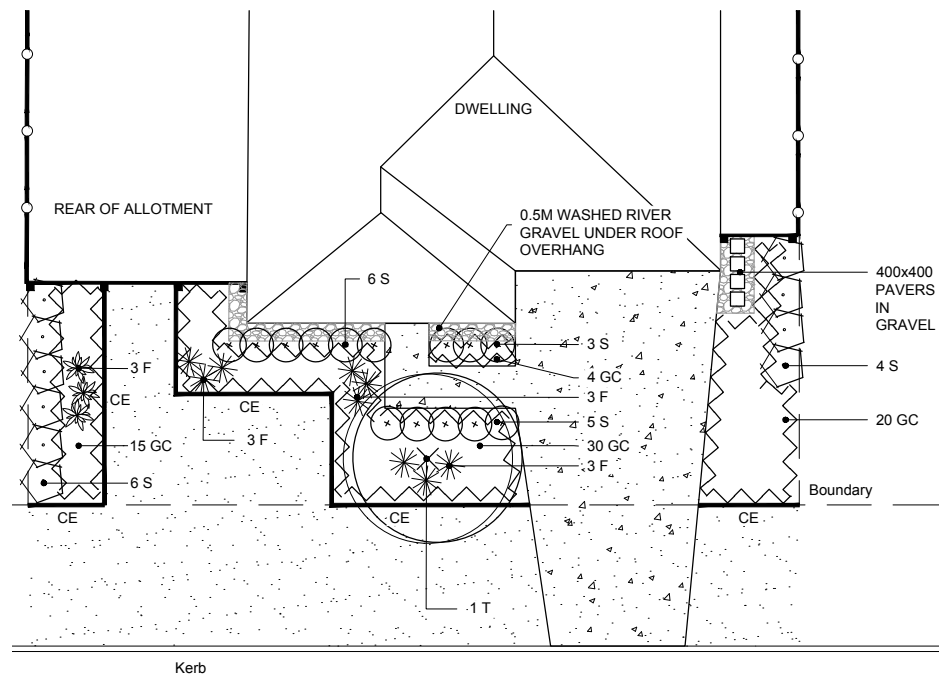
# QM Properties - Landscape Plans Examples - Standard Lot



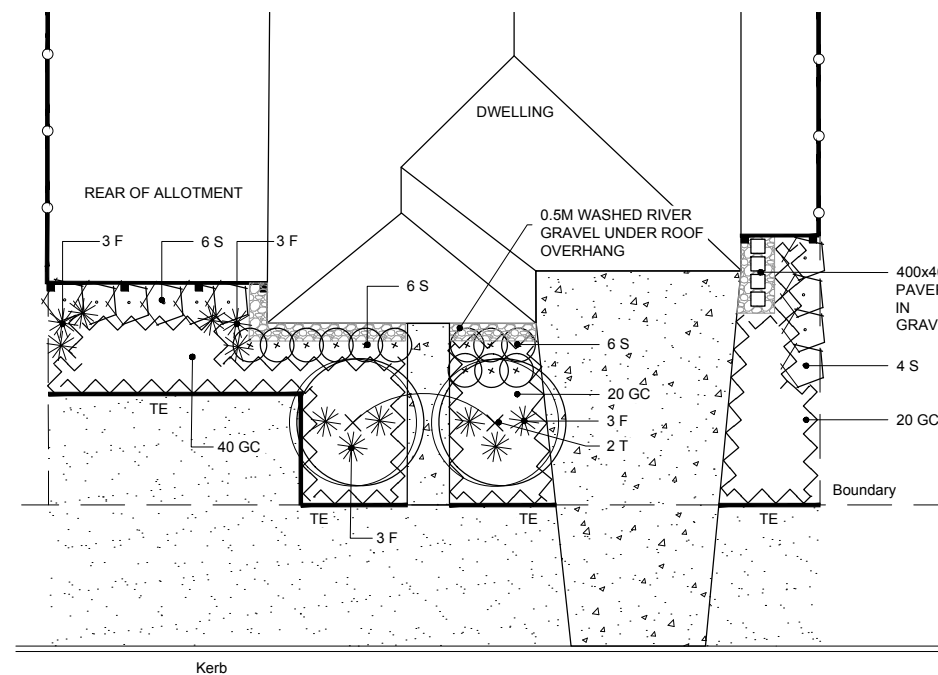
Landscape Plan Example 1



Landscape Plan Example 2



Landscape Plan Example 3



Landscape Plan Example 4

**LEGEND**

- T - PROPOSED TREES
- F - PROPOSED FEATURE PLANTINGS
- S - PROPOSED SHRUB PLANTINGS
- GC - PROPOSED GROUND COVER PLANTING AREA:
- PROPOSED WASHED GRAVEL - Under roof overhang, 10mm-25mmØ
- 400x400 PAVER On A24 bidim and washed gravel 10mm-25mmØ
- CE - PROPOSED PLANTING EDGING: Flush Concrete Edge- Kwik Kerb.
- TE - PROPOSED PLANTING EDGING: Flush Timber Edge
- PROPOSED TURFED AREA: A Grade Couch or Sir Waller
- HARDSTAND: Concrete/ paved driveway and path areas
- INDICATIVE TIMBER PALING FENCE: Refer to Fencing details

amendments:			
Issue	Date	Details	Approved
A	20/03/13	Client Comments	

Date 20-03-13  
 Scale 1:100

Plan of  
 Landscape Plan Examples - Standard Lots

Drawn by: RM  
 Date 20-03-13  
 Project QM Properties Covenants  
 Client QM Properties

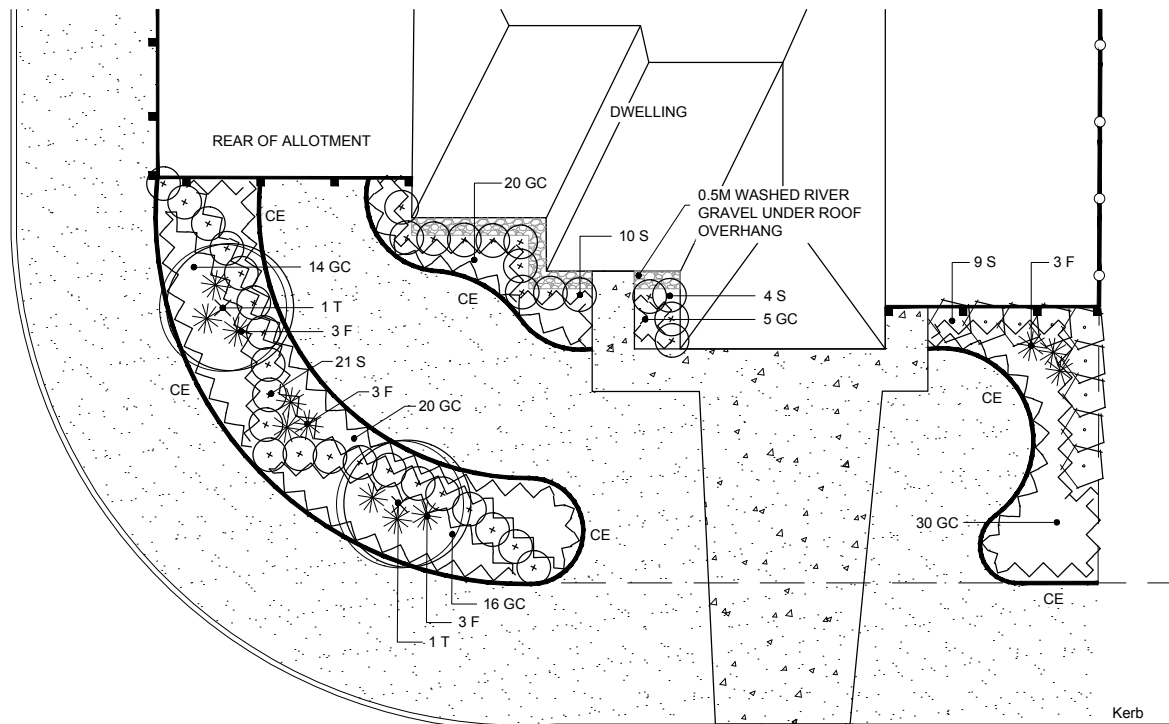


QM Properties

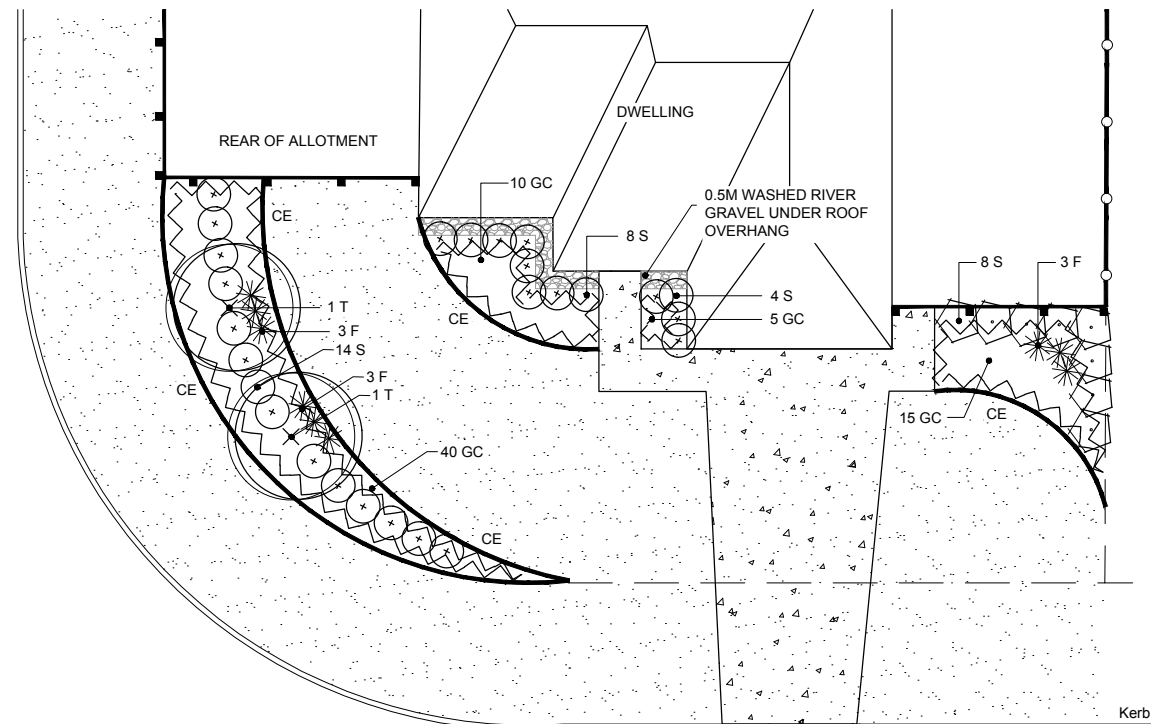
Dwg No. LP 01 A



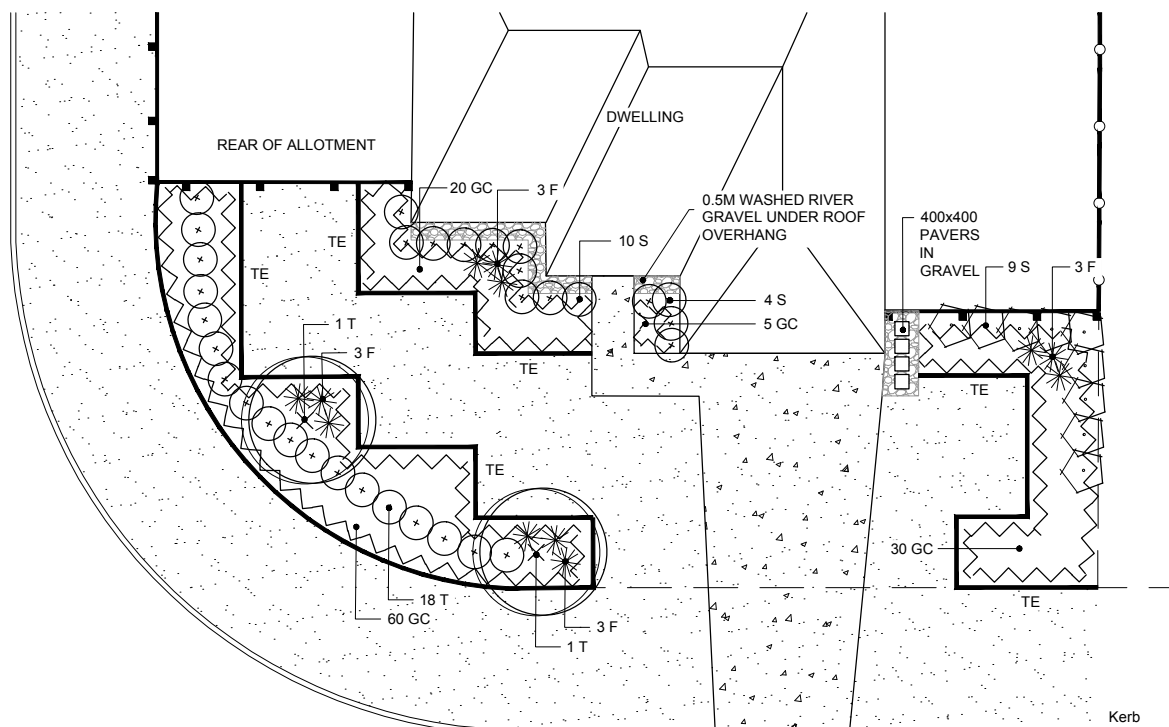
# QM Properties - Landscape Plans Examples - Corner Lot



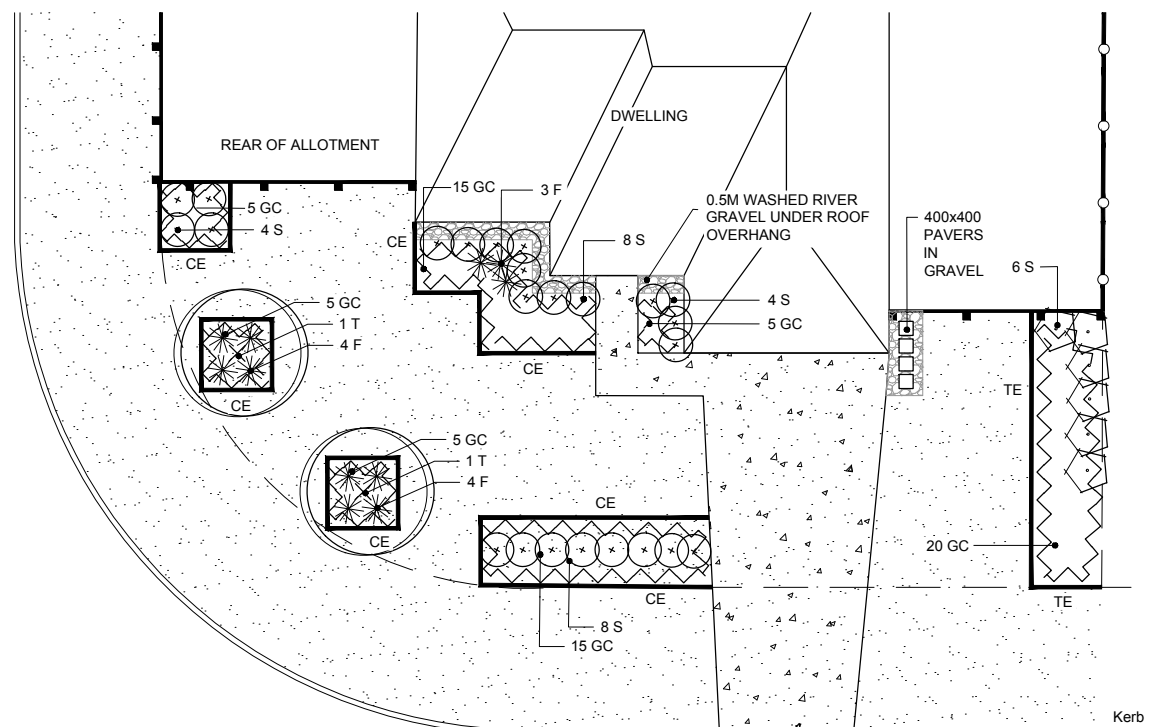
**Landscape Plan Example 1**



**Landscape Plan Example 2**



**Landscape Plan Example 3**



**Landscape Plan Example 4**

- LEGEND**
- T - PROPOSED TREES
  - F - PROPOSED FEATURE PLANTINGS
  - S - PROPOSED SHRUB PLANTINGS
  - GC - PROPOSED GROUND COVER PLANTING AREA:
  - PROPOSED WASHED GRAVEL - Under roof overhang, 10mm-25mmØ
  - 400x400 PAVER On A24 bidim and washed gravel 10mm-25mmØ
  - CE - PROPOSED PLANTING EDGING: Flush Concrete Edge- Kwik Kerb.
  - TE - PROPOSED PLANTING EDGING: Flush Timber Edge
  - PROPOSED TURFED AREA: A Grade Couch or Sir Walter
  - HARDSTAND: Concrete/ paved driveway and path areas
  - INDICATIVE TIMBER PALING FENCE: Refer to Fencing details

amendments:			
Issue	Date	Details	Approved
A	20/03/13	Client Comments	

Date 20-03-13  
 Scale 1:100

Plan of  
 Landscape Plan Examples - Corner Lots

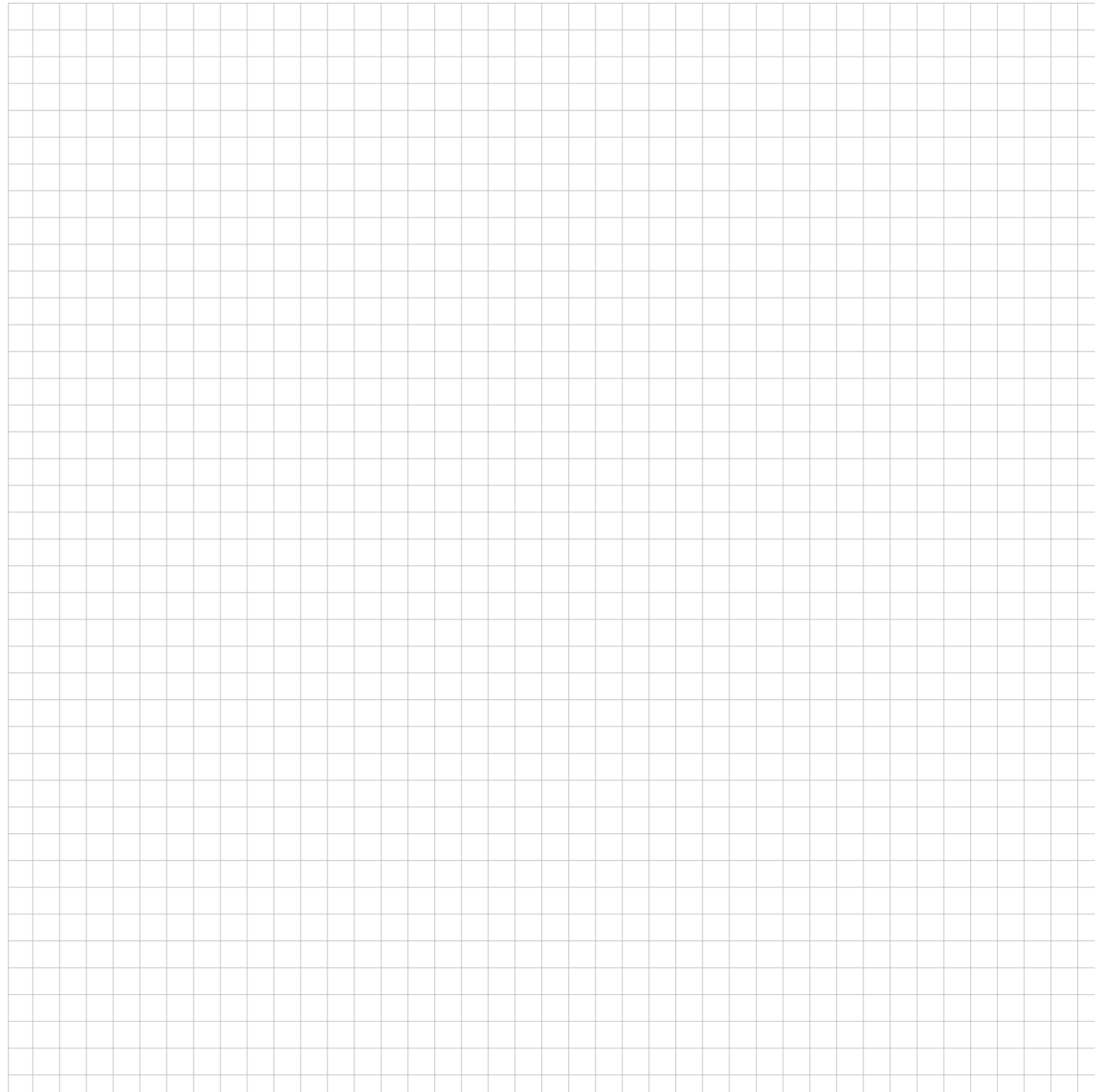
Drawn by: RM  
 Date 20-03-13  
 Project QM Properties Covenants  
 Client QM Properties



**QM Properties**












Dwg No. LP 02 A

# QM Properties - Landscape Plans for Lot \_\_\_\_\_



**Landscape Plan (1x1m grid)**

## LEGEND

-  PROPOSED TREES
-  PROPOSED FEATURE PLANTINGS
-  PROPOSED SHRUB PLANTINGS
-  PROPOSED GROUNDCOVER PLANTING AREA:
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QM PROPERTIES- ESTATE COVENANTS- LANDSCAPE PLAN								
PLANT SCHEDULE								
CODE	SPECIES	COMMON NAME	POT SIZE	TOTAL NO	HEIGHT MIN.	SPEED MIN.	CALIPER MIN	STAKING
<b>TREES (T)</b>								
			45L		1800mm	800mm	40mm	YES
			45L		1800mm	800mm	40mm	YES
			45L		1800mm	800mm	40mm	YES
<b>FEATURE (F)</b>								
			300mm		1000mm	600mm	30mm	
			300mm		1000mm	600mm	30mm	
			300mm		1000mm	600mm	30mm	
<b>SHRUBS (S)</b>								
			200mm		600mm	400mm	25mm	
			200mm		600mm	400mm	25mm	
			200mm		600mm	400mm	25mm	
			200mm		600mm	400mm	25mm	
			200mm		600mm	400mm	25mm	
<b>GROUND COVERS (GC)</b>								
			140mm		300mm	250mm		
			140mm		300mm	250mm		
			140mm		300mm	250mm		
			140mm		300mm	250mm		
			140mm		300mm	250mm		

**Plant Schedule**

Property Owner's (Applicant) Details:  
 Name/s: \_\_\_\_\_  
 Postal Address: \_\_\_\_\_  
 Phone: \_\_\_\_\_  
 Email: \_\_\_\_\_  
 Signed: \_\_\_\_\_ Date: \_\_\_\_\_

Landscape Works to be carried out by:  
 Owner: \_\_\_\_\_  
 Builder: \_\_\_\_\_  
 Landscape Contractor: \_\_\_\_\_  
 Other: \_\_\_\_\_

Property Details: Landscape Plan: Lot \_\_\_\_ Stage \_\_\_\_  
 Estate: \_\_\_\_\_

amendments:

Version	Date	Comments	Approved
V1	Sept 2012	Covenant Plans	D.R.
V2	Aug 2013	Revised Notes/ Layout	D.R.

scale: 1:100 @ A3  
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Dwg No. LOT \_\_\_\_ LP

