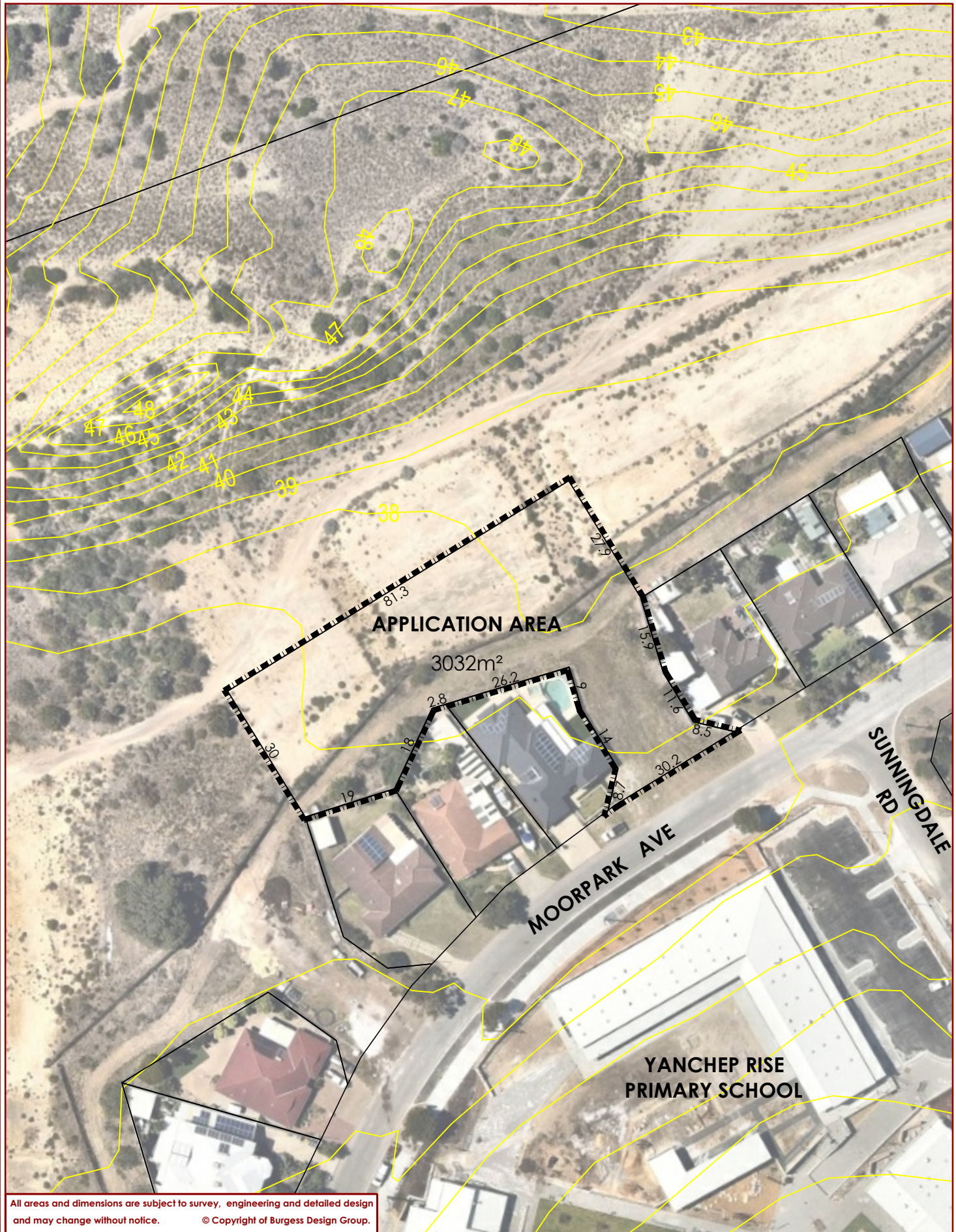


NORTH



**FIGURE 1: LOCATION PLAN  
PROPOSED CHILD CARE CENTRE  
LOT 9010 ARIANE VIEW, YANCHEP**





All areas and dimensions are subject to survey, engineering and detailed design and may change without notice. © Copyright of Burgess Design Group.



NORTH



SCALE 1:1000 (A4)

**FIGURE 2: AERIAL PHOTOGRAPH  
PROPOSED CHILD CARE CENTRE  
LOT 9010 ARIANE VIEW, YANCHEP**



**LEGEND**

LOCAL SCHEME RESERVES

 PUBLIC USE: PRIMARY SCHOOL

LOCAL SCHEME ZONES

 RESIDENTIAL

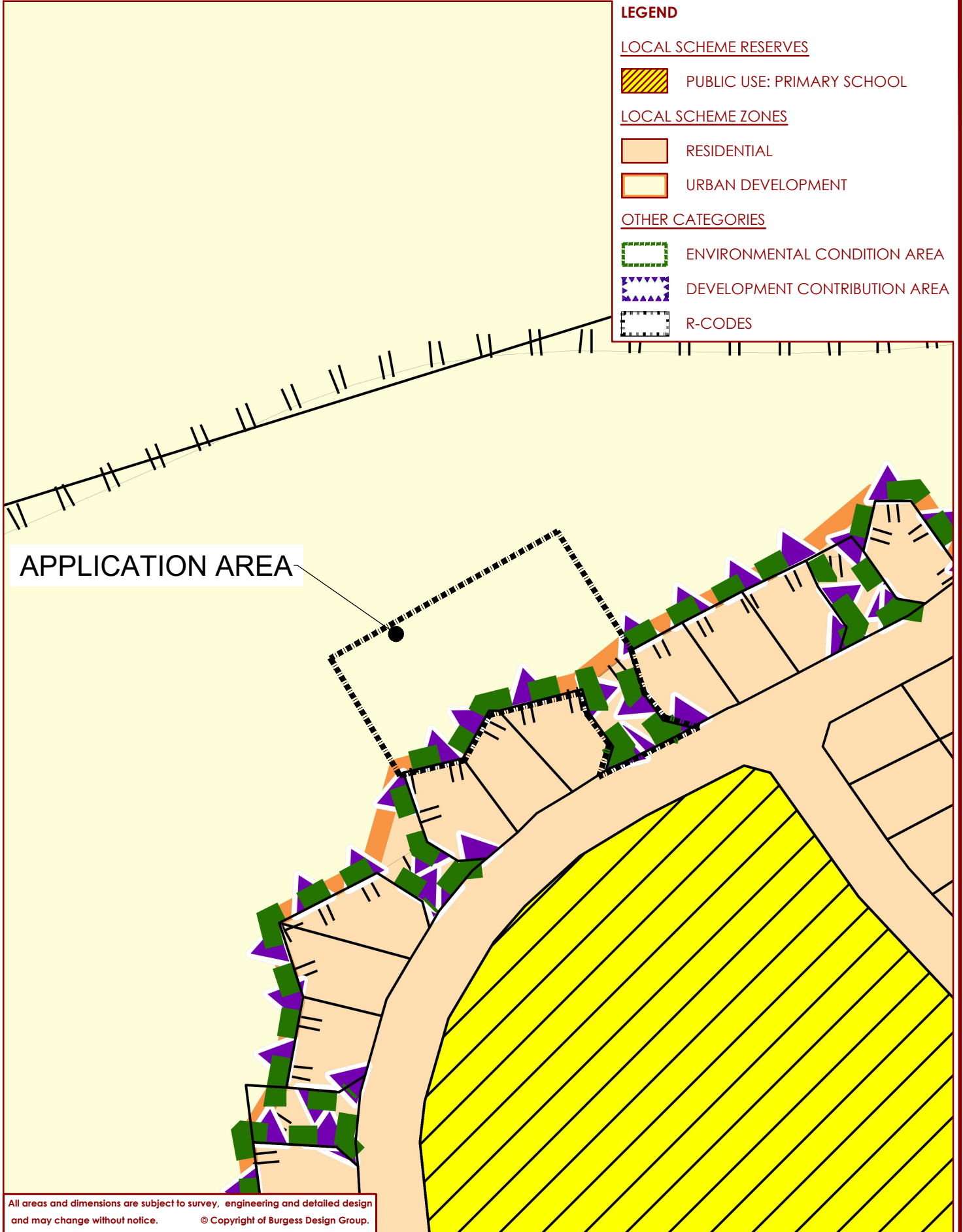
 URBAN DEVELOPMENT

OTHER CATEGORIES

 ENVIRONMENTAL CONDITION AREA

 DEVELOPMENT CONTRIBUTION AREA

 R-CODES

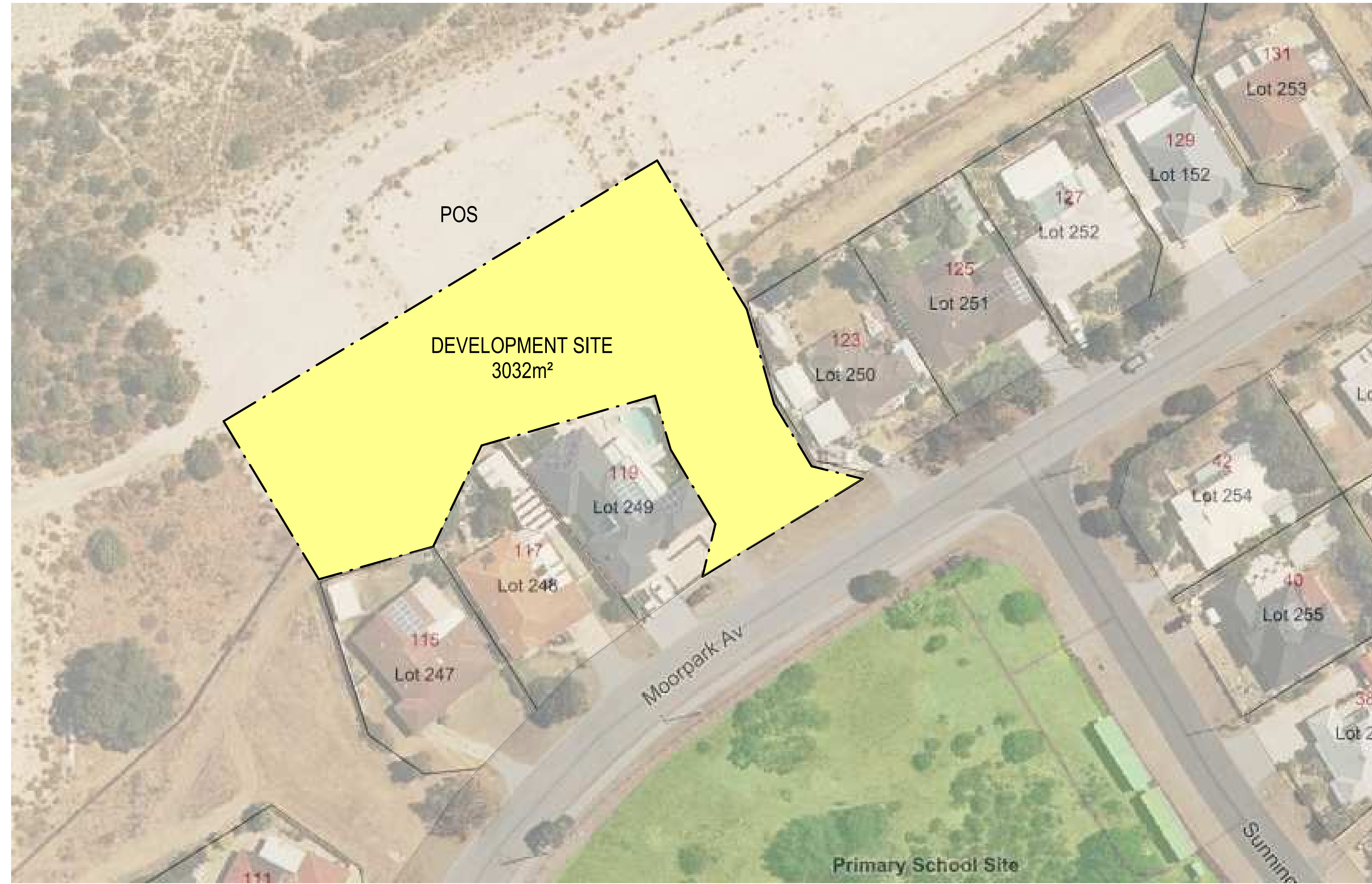


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**FIGURE 3: DISTRICT PLANNING SCHEME NO.3 MAP  
PROPOSED CHILD CARE CENTRE  
LOT 9010 ARIANE VIEW, YANCHEP**



Rev.	Amendment	Date
1	ISSUE FOR DA	20/05/21



01	COVER SHEET	1
02	SURVEY	1
03	SITE PLAN	1
04	FLOOR PLAN	1
05	ROOF PLAN	1
06	ELEVATIONS	1
07	STREET ELEVATION & SECTIONS	1
08	3D VIEWS	1

**SUMMARY**

SITE AREA	3032m <sup>2</sup>
BUILDING AREA	820m <sup>2</sup>
NUMBER OF PLACES	100
OUTDOOR PLAY AREA	702m <sup>2</sup>
CARBAYS	32

**ROOM BREAKDOWN**

ROOM	AGE	PLACES	RATIO	STAFF
ACTIVITY 1	0-2	12	1:4	3
ACTIVITY 2	0-2	8	1:4	2
ACTIVITY 3	2-3	15	1:5	3
ACTIVITY 4	2-3	15	1:5	3
ACTIVITY 5	3+	20	1:10	2
ACTIVITY 6	3+	30	1:10	3
		<b>100</b>		<b>16</b>

# YANCHEP CHILD CARE CENTRE

MOORPARK AVENUE, YANCHEP WA 6035

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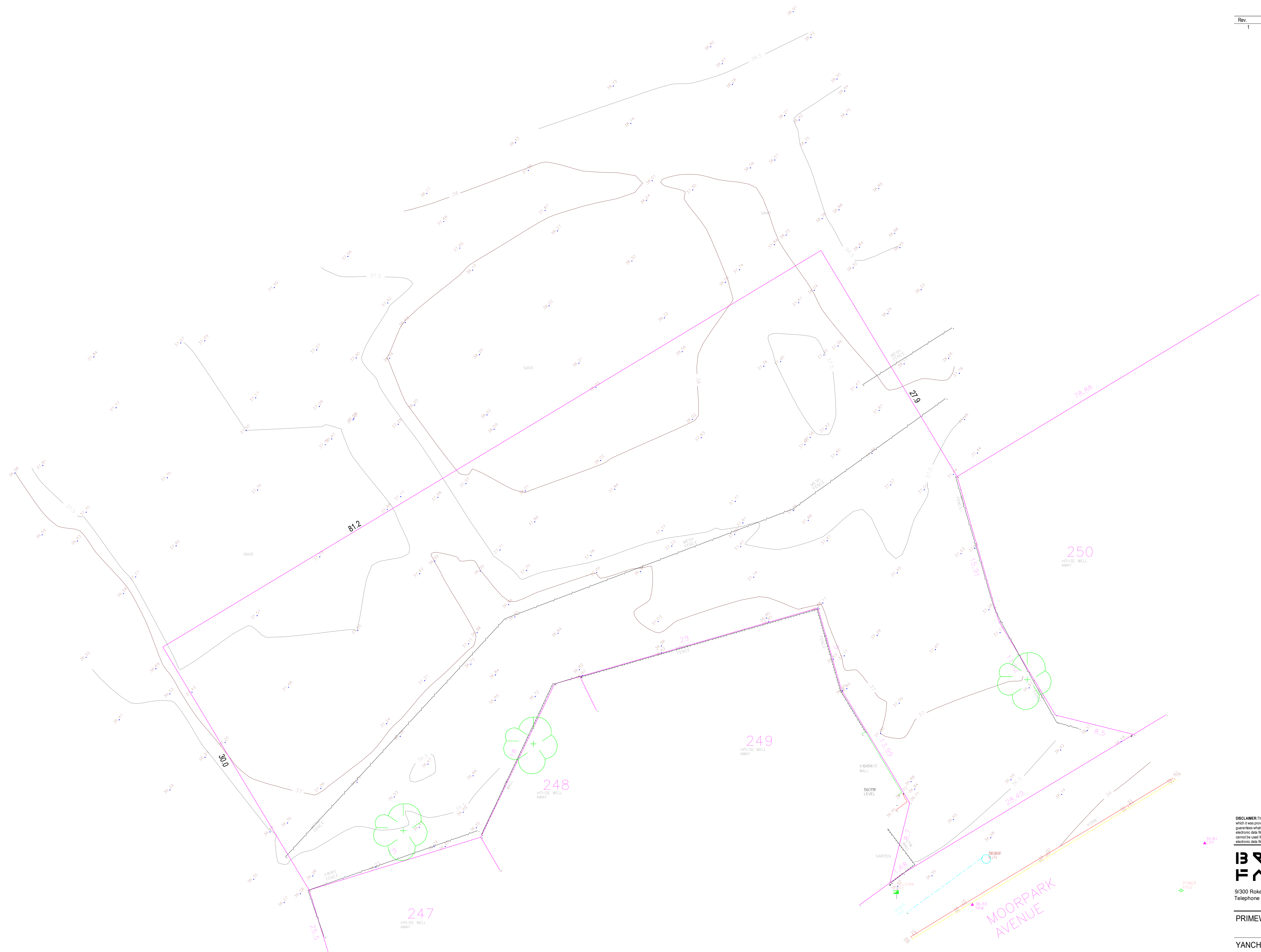
PRIMEWEST

YANCHEP CHILD CARE CENTRE

COVER SHEET

Scale As indicated  
Drawn BFG Checked MJ  
Date 20/05/21  
Job No. 2021030  
Dwg No. **3420 01** Rev: **1** A1 SHEET





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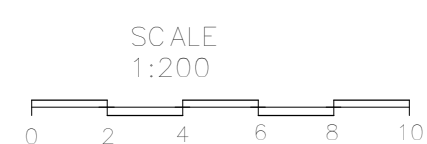
PRIMWEST

YANCHEP CHILD CARE CENTRE

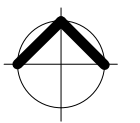
SURVEY

SURVEY PREPARED BY ROSS MCLOUGHLIN CONSULTING SURVEYOR

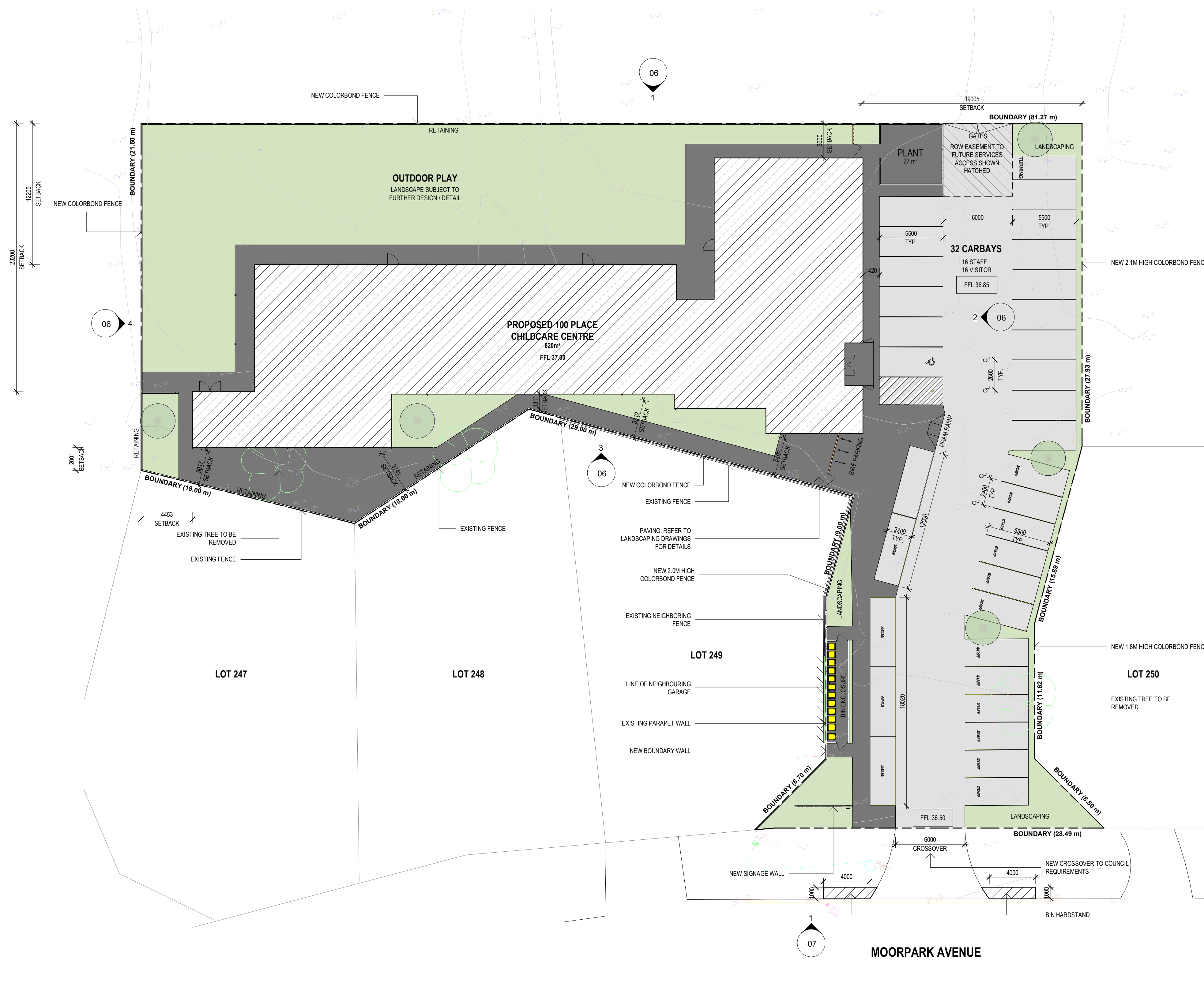
ROSS  
 MCLOUGHLIN  
 SURVEYOR UNIT 1, 9 MERCER  
 LANCELIN, 4 SALVAIRE  
 089528419 255  
 0981  
 rossmcc@inet.net.au



Scale 1 : 200  
 Drawn BFG Checked MJ  
 Date 20/05/21  
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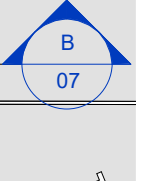
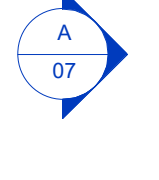
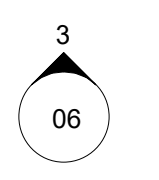
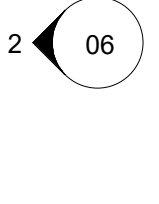
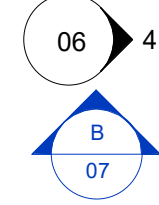
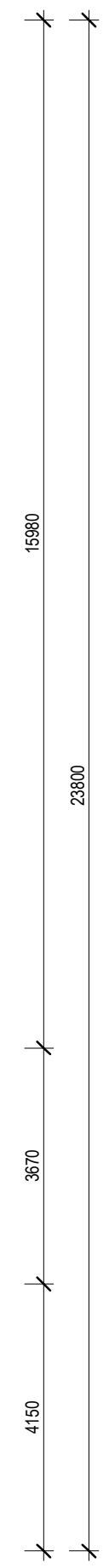
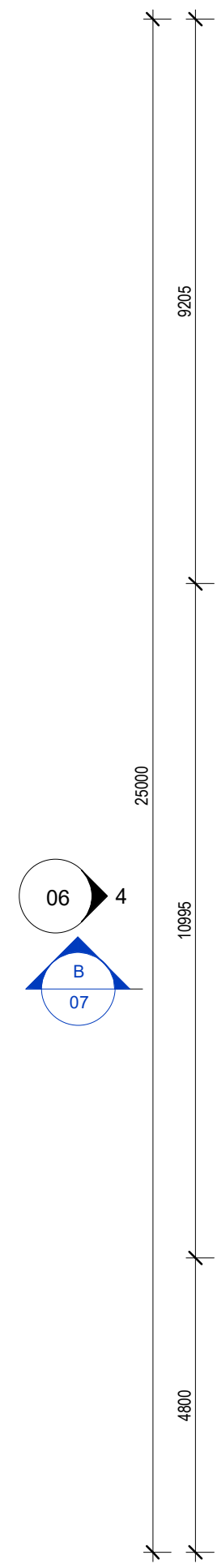
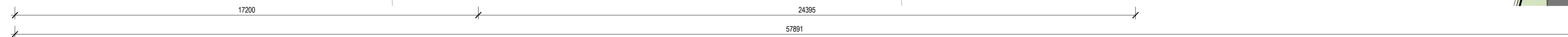
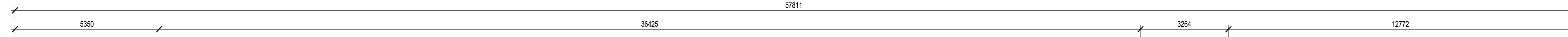
PRIMEWEST

YANCHEP CHILD CARE CENTRE

SITE PLAN

Scale 1 : 200  
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GROUND FLOOR

1: 100

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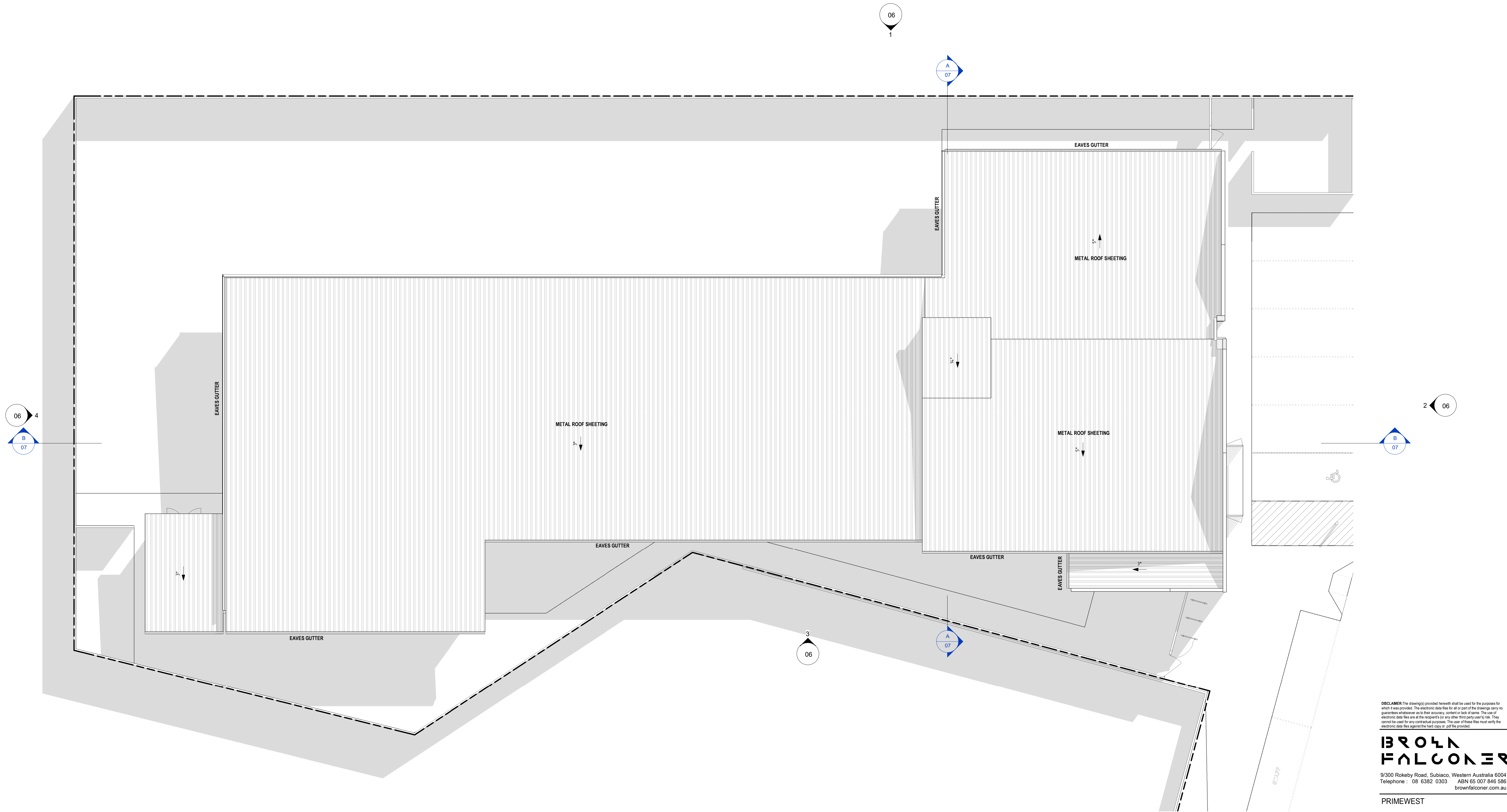
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YANCHEP CHILD CARE CENTRE

FLOOR PLAN

Scale 1: 100  
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 Date 20/05/21  
 Job No. 2021030  
 Dwg No. 3420 04 Rev: 1 A1 SHEET





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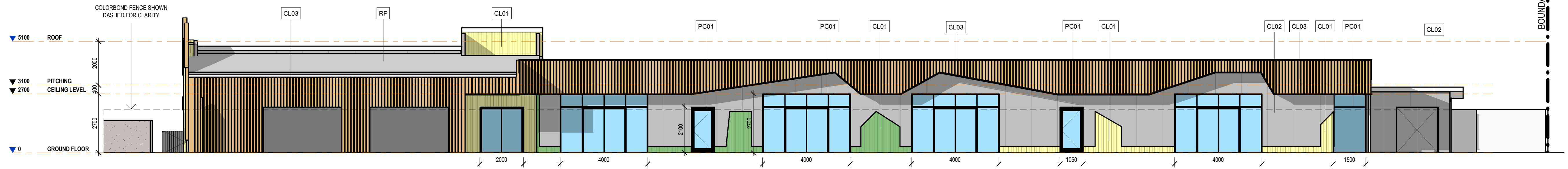
PRIMEWEST

YANCHEP CHILD CARE CENTRE

ROOF PLAN

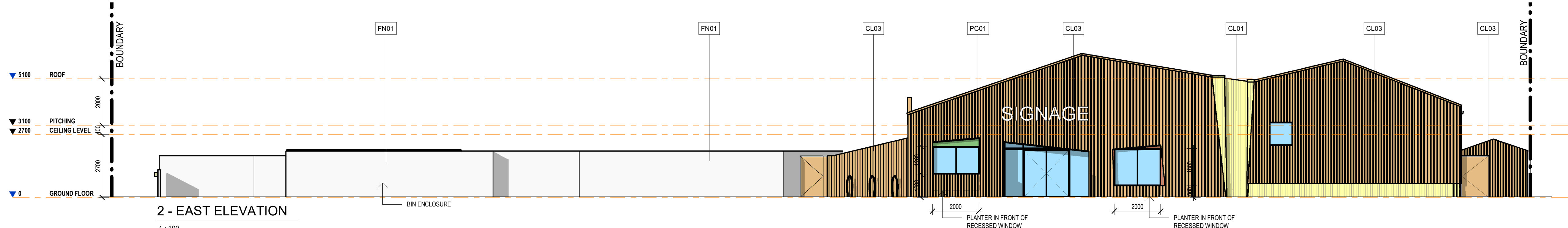
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 Drawn BFG Checked MJJ  
 Date 20/05/21  
 Job No. 2021030  
 Dwg No. **3420 05** Rev: **1** A1 SHEET





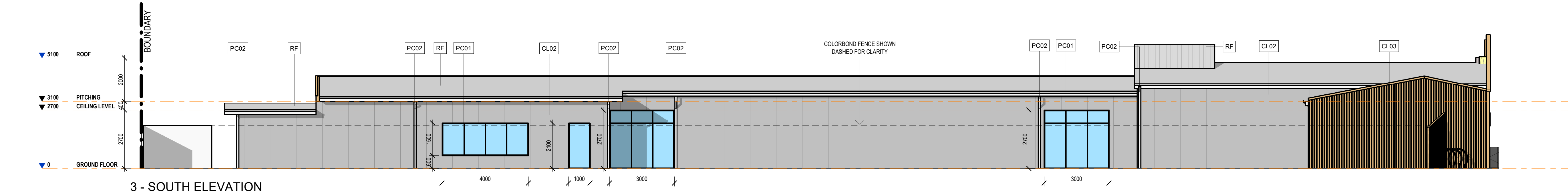
1 - NORTH ELEVATION

1:100



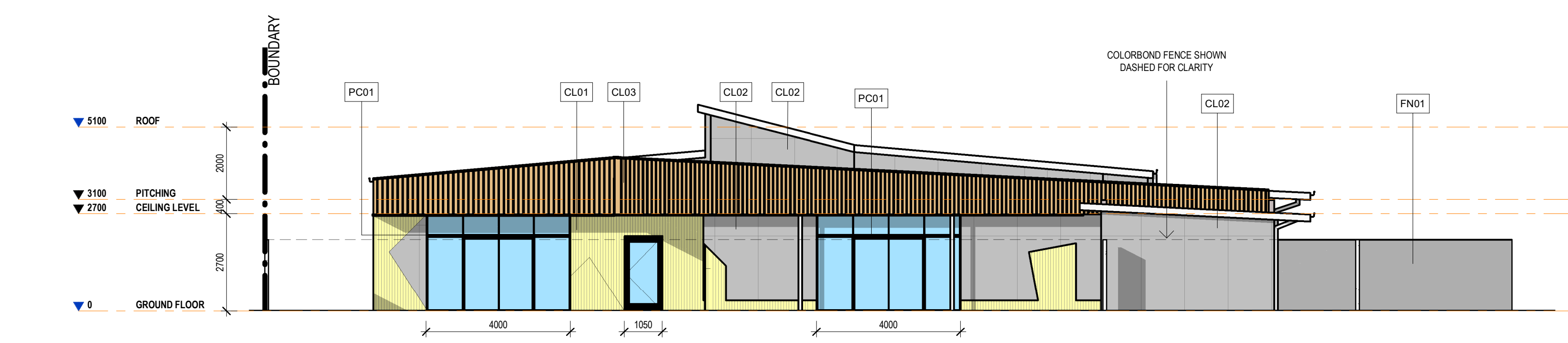
2 - EAST ELEVATION

1:100



3 - SOUTH ELEVATION

1:100



4 - WEST ELEVATION

1:100



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PRIMWEST

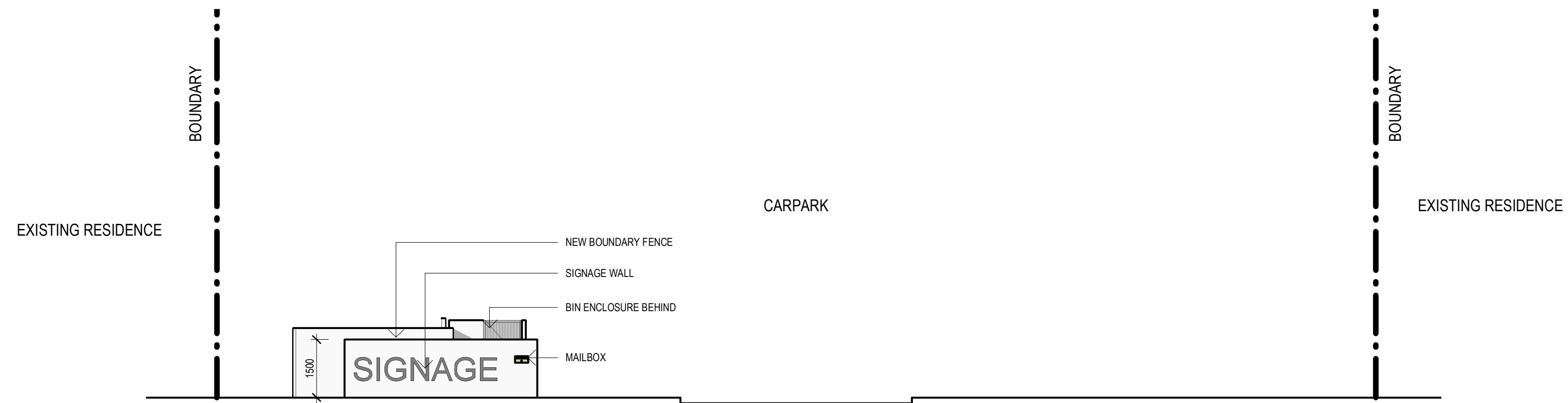
YANCHEP CHILD CARE CENTRE

ELEVATIONS

Scale As indicated  
 Drawn BFG Checked MJ  
 Date 20/05/21  
 Job No. 2021030  
 Dwg No. **3420 06** Rev: 1 A1 SHEET



Rev.	Amendment	Date
1	ISSUE FOR DA	20/05/21
2	SIGNAGE REVISED	06/07/21



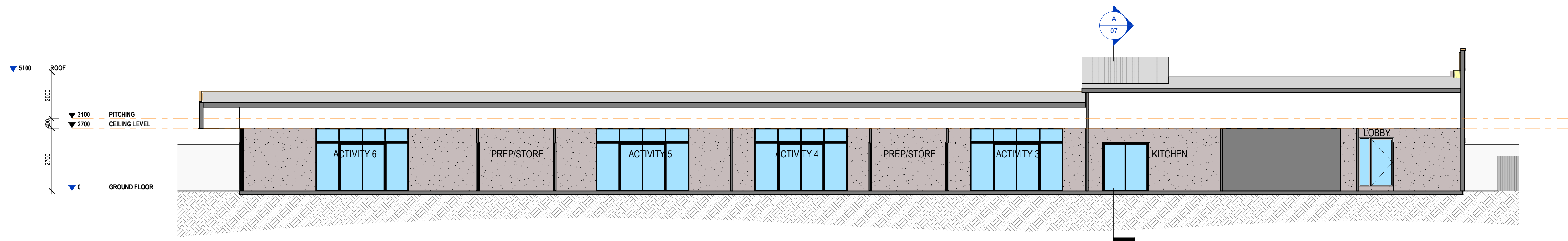
1 - STREET ELEVATION

1 : 100



A SECTION  
04

1 : 100



B SECTION  
04

1 : 100

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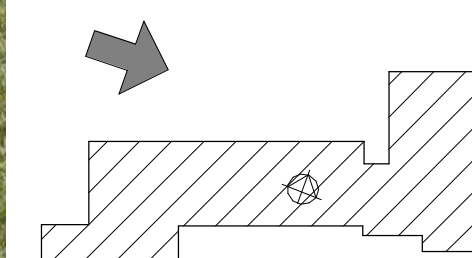
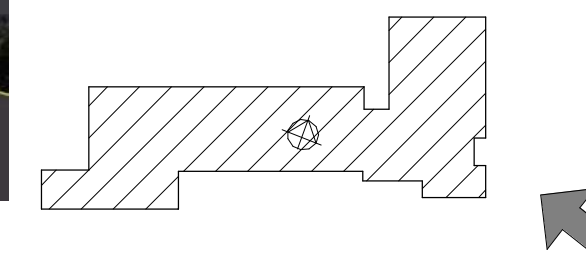
PRIMEWEST

YANCHEP CHILD CARE CENTRE

STREET ELEVATION & SECTIONS

Scale 1 : 100  
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Job No. 2021030  
Dwg No. 3420 07 Rev: 2 A1 SHEET





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YANCHEP CHILD CARE CENTRE

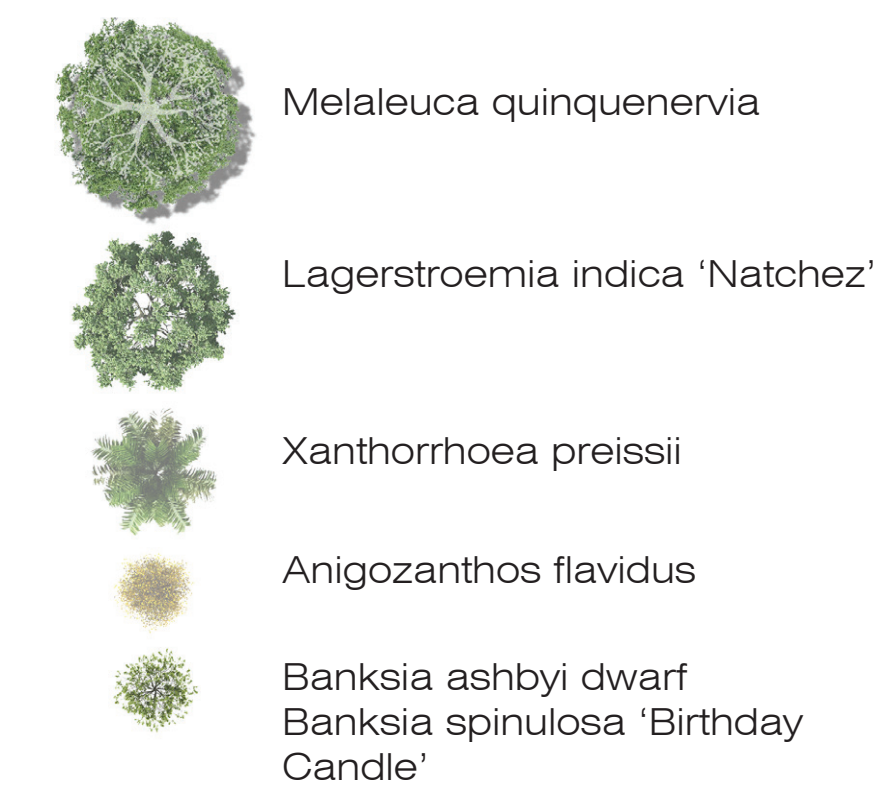
3D VIEWS

Scale As indicated  
Drawn BFG Checked MJ  
Date 20/05/21  
Job No. 2021030  
Dwg No. **3420 08** Rev: **1** A1 SHEET





LEGEND



Code	Preliminary Species Selection	Size	Per M/2
<b>Tree planting</b>			
LI	Lagerstroemia indica 'Natchez'	200Lt	As Shown
MQ	Melaleuca quinquenervia	200Lt	As Shown
<b>Feature planting</b>			
Af	Anigozanthos flavidus	130mm	As Shown
Ba	Banksia ashbyi dwarf	130mm	As Shown
Bs	Banksia spinulosa 'Birthday Candles'	130mm	As Shown
Xp	Xanthorrhoea preissii	130mm	As Shown
<b>Shrub planting</b>			
<b>MIX 1</b>			
Ac	Adenanthos cuneatus	130mm	4
Gc	Grevillea crithmifolia	130mm	4
Mp	Myoporum parvifolium	130mm	4
<b>MIX 2</b>			
Eg	Eremophila glabra blue horizon	130mm	4
Lb	Leucophyta brownii 'silver nugget'	130mm	4
Wm	Westringia fruticosa 'mundi'	130mm	4
<b>MIX 3</b>			
Dr	Dianella revoluta	130mm	4
Ll	Lomandra longifolia 'lime tuff'	130mm	4

LANDSCAPE PERFORMANCE SPECIFICATION

**General:**  
 All landscape works are to comply with council requirements, local planning policies and specifications.  
 All landscape works are to comply with current Australian standards.  
 Landscape contractor to supply and install anything required as per the landscape drawings. Landscape contractor to notify the Project Manager and Landscape Architect prior to undertaking any work required to deviate from the landscape drawings. Should the landscape contractor not undertake any of the work required as stipulated within the landscape drawings or specification the PM and LA reserve the right to access and have the LC remove and reinstall works at the contractors cost to the satisfaction of the PM and LA.

**Soil Preparation:**  
 Existing soil in all softscape areas to be treated with soil wetting agent.  
 Topsoil to be free of:  
 Weeds, seeds and tree roots, clay lumps, rocks over 25mm, rubbish, sticks and any material toxic to plants/ any other foreign material.  
 Topsoil shall be free of contaminants and suitable for the establishment of the specified plant species.

**Soil conditioner:**  
 Soil conditioner shall be eclipse organic soil conditioner or approved equivalent. The LC shall supply and cultivate 50mm of soil conditioner to a depth of 300mm within all planting areas.

**Mulch:**  
 Mulch to be eclipse aquamor mulch or approved similar unless otherwise stated applied to all garden beds and planters at a depth of 75mm.

**Irrigation:**  
 Irrigation is to be supplied and installed as per the irrigation consultants drawings and specifications.  
 LC to allow for any installation of conduits / prelays required as per the irrigation consultants drawings.  
 Generally shrubs to be irrigated via netafim subsurface irrigation and trees to be irrigated via bubblers.

ALL DIMENSIONS SHOWN ARE INDICATIVE TO BE CONFIRMED ON SITE. CONTRACTORS MUST VERIFY ALL DIMENSIONS ON SITE BEFORE COMMENCING AND WORK ON SITE OR MAKING ANY SHOP DRAWINGS WHICH MUST BE SUBMITTED AND APPROVED BEFORE MANUFACTURE. WRITTEN DIMENSIONS TO TAKE PRECEDENCE OVER SCALE. DO NOT SCALE FROM THIS DRAWING. ANY VARIATION FROM THE DRAWING IS REQUIRED TO BE COMMUNICATED TO THE SUPERINTENDENT & LANDSCAPE ARCHITECT IN WRITING PRIOR TO CONSTRUCTION. FAILURE TO DO SO COULD RESULT IN ANY UNDERTAKEN WORKS BEING REMOVED AND REPLACED AT THE CONTRACTORS COST. CONTRACTOR SHALL UNDERTAKE A DIAL BEFORE YOU DIG AND INFORM ALL STAFF AND SUB CONTRACTORS OF SERVICE LOCATION PRIOR TO COMMENCING ON SITE. FAILURE TO DO ANY OF THE ABOVE STATED SHALL NOT LIMIT THE CONTRACTORS LIABILITY. THIS DRAWING REMAINS THE PROPERTY OF ALIGN LANDSCAPE ARCHITECTURE PTY LTD AND SHALL NOT BE COPIED OR SHARED WITHOUT PRIOR WRITTEN AUTHORISATION.

REV	DATE	BY	ISSUE
A	13.05.2021	ST	ISSUE FOR DEVELOPMENT APPROVAL
B	19.05.2021	ST	ISSUE FOR DEVELOPMENT APPROVAL

PRELIMINARY SPECIES SELECTION



PROJECT	YANCHEP CHILDCARE		
ADDRESS	121 MOORPARK AVENUE		
DRAWING	LANDSCAPE PLAN		
CLIENT	PRIMEWEST		
DESIGNED BY	ST	REVISION	
DRAWN BY	ST	PROJECT NUMBER	214
APPROVED BY	JD	DRAWING NUMBER	LA-01
SCALE	1:200 @ A1		

**B I**