

Date —
05 APRIL 2023

MT LOFTY GOLF RESORT

DEVELOPMENT APPLICATION

oxigen

● ADELAIDE CBD



MT LOFTY GOLF RESORT
30 min from the CBD

● Crafers

● Stirling

SOUTH EASTERN EXPRESSWAY



CHARACTER



The landscape design focuses on re-establishing the site's tree canopy and increasing the site's green credentials through the application of distinct landscape typologies.

Blackberries, gorse and other weed species are removed. The new native planting comprises species native to the Adelaide Hills region with an emphasis on wattles, bottlebrush and correa comprising yellow and red winter and early summer flowerings.

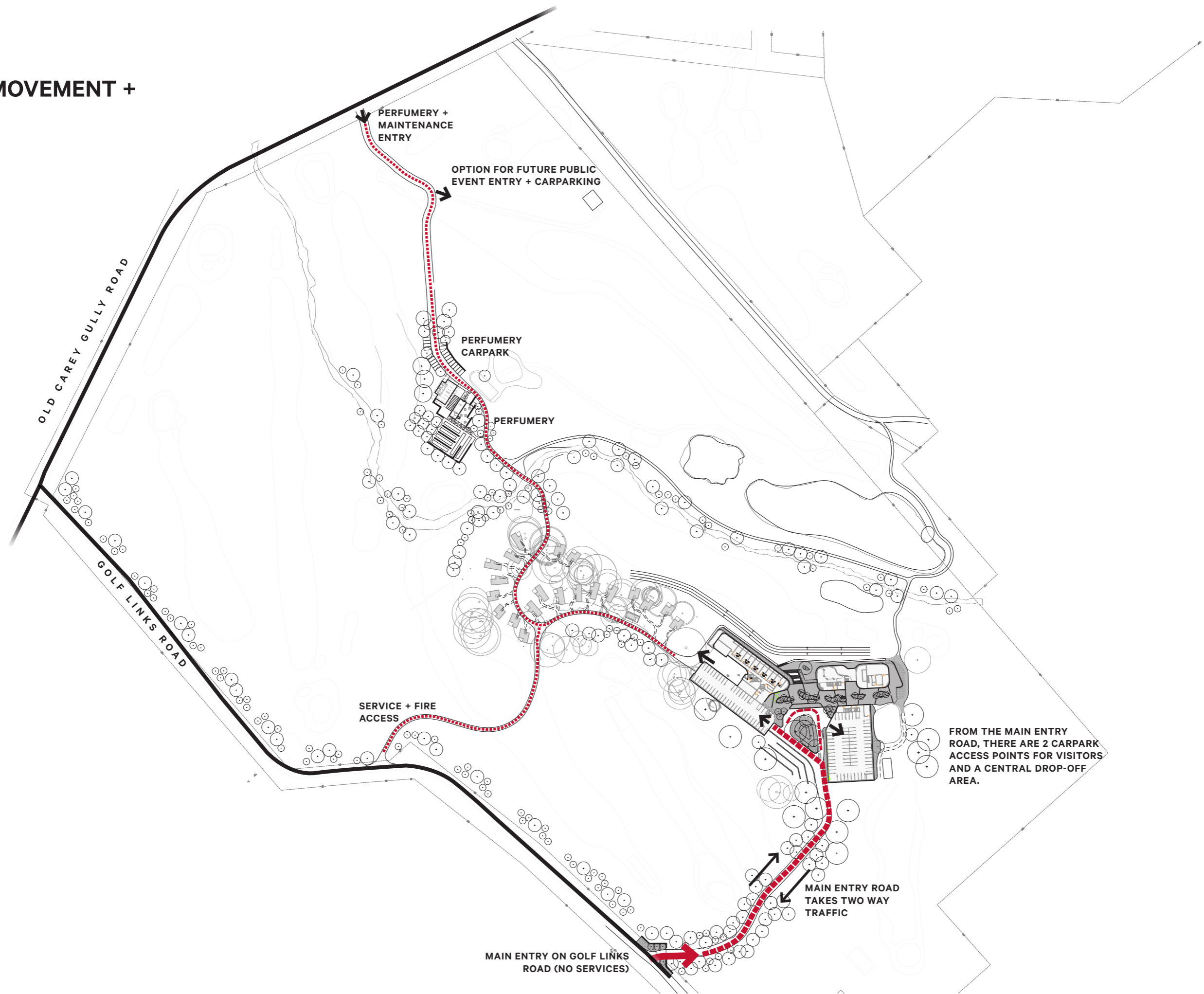
Whenever possible, the existing forest of Manna Gum and Stringybark are retained. Particular care is taken to preserve views to Mt George and to position the new built form so that it has minimal impact on views from the Heysen Trail.

SITEWIDE

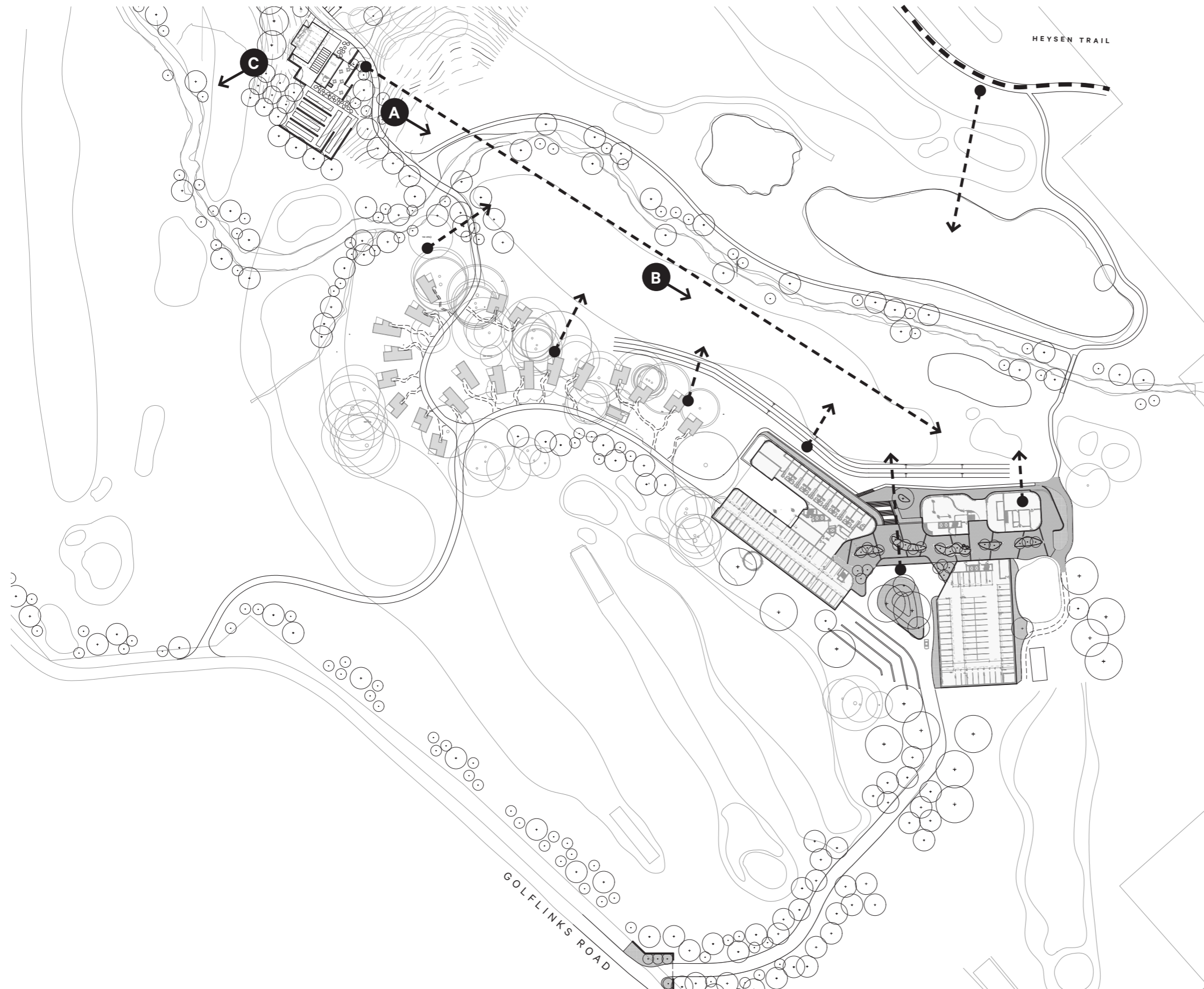
- 1 Main entry roadway
- 2 New Building
- 3 Pods
- 4 Perfumery
- 5 Heysen Trail
- 6 Boundary restoration
- 7 Creek restoration
- 8 Lake restoration
- 9 Perfumery carpark
- 10 Maintenance shed
- 11 Dam



SITE VEHICLE MOVEMENT + ENTRIES



SITE KEY VIEWS







SITE
**MAIN BUILDING
 LOWER GROUND**



KEY ELEMENTS

- 1 Lawn terraces
- 2 Stairway to upper-ground floor
- 3 Sports bar spill-out space
- 4 Access path to upper ground floor.

LEGEND

-  Planting
-  Balcony deck
-  Balustrade planters
-  Feature tree

SITE
**MAIN BUILDING
 GROUND FLOOR**



- 1 Entry Meadow
- 2 Pick-up / Drop off bay
- 3 Pedestrian concourse with raised planters and seating.
- 4 Viewing + cafe deck
- 5 Lawn terraces
- 6 Putting green
- 7 1st Hole Tee

LEGEND

P1	Unit paving type A
P2	Unit paving type B
P3	Insitu concrete
W1	Stone wall
W2	GRC
W3	Raised planter wall
ST	Insitu steps
TS1	Terrace steps type 1
TS2	Terrace steps type 2
	Planting
	Balcony deck
	Balustrade planters
	New tree
	Existing tree

SITE MATERIALS

Material and elements play an important role in providing amenity and contributing to visual consistency throughout the key sites.

- Paving and hardscape elements are of enduring quality enable safe movement, are robust and low maintenance.
- Public outdoor spaces are integrated through consistent materials and detailing.
- Locally sourced materials are used where possible.
- Materials are selected for their durability and whole of life costing.



P1 + P2 Stone / Precast pavers

- High quality unit pavers
- Stepping stones (Pods)



P3 - Concrete

- Honed and gritblast non-slip insitu concrete paving
- Used for paths, plazas and thresholds



Hotmix Roads

- Sealed entry roads and carparks
- Kerbless / Flush Kerbs



Corten Steel

- Feature edging



W1 - Gabion Wall - Local Stone

- Large walls where long spans are required.



Compacted Sand / Gravel Paving

- Local compacted sand
- High quality unit pavers
- Used for pedestrianised areas (Pods)



Local Stone

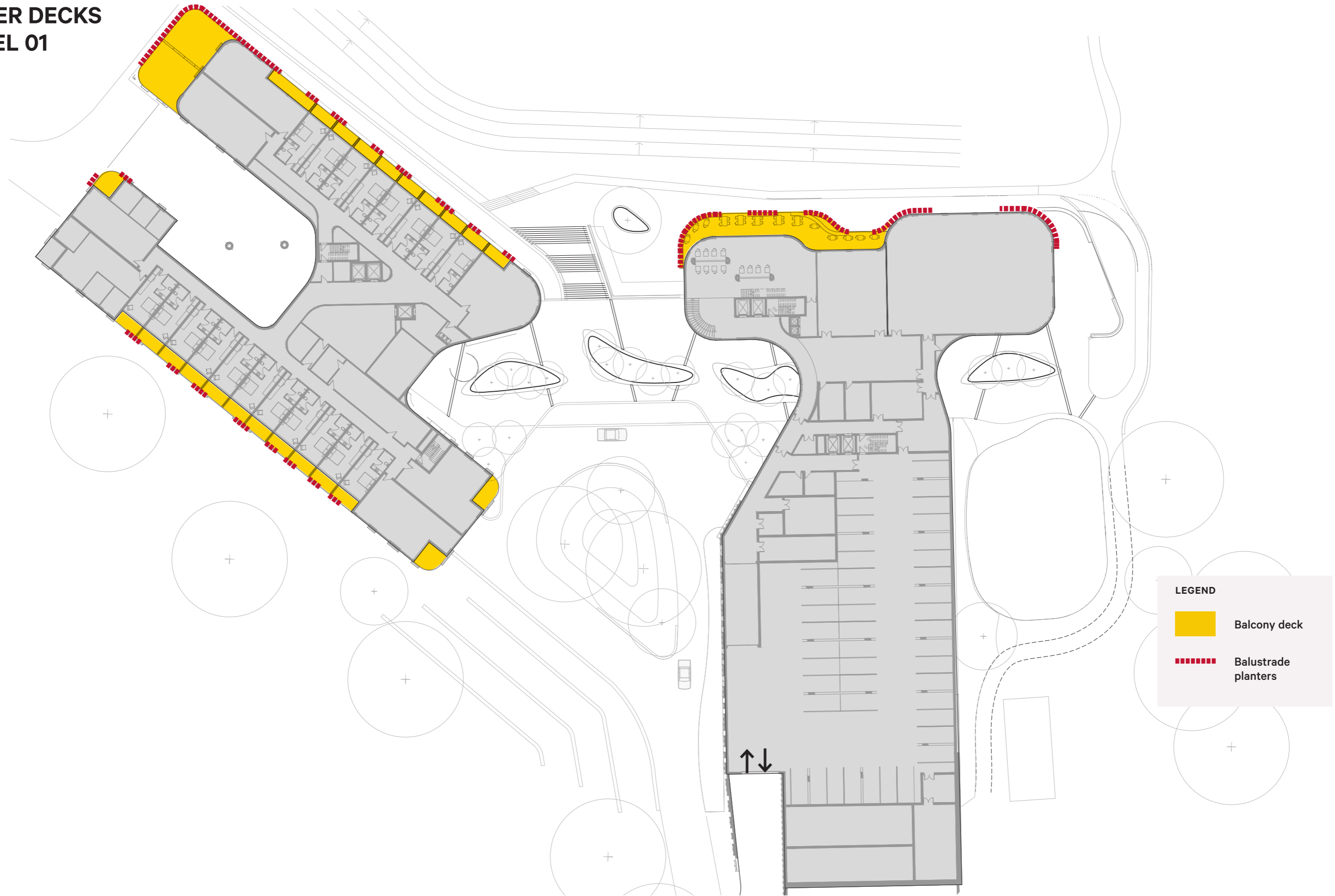
- Feature paving, walls, edging, steps, terraces



Timber

- Class 1 seasoned hardwood or thermally modified timber
- Natural grey finish
- Used for decks, trims and fences

SITE
MAIN BUILDING
UPPER DECKS
LEVEL 01







SITE
**MAIN BUILDING
 UPPER DECKS
 LEVEL 02**



- KEY ELEMENTS**
- 1 Rooftop terrace
 - 2 Rooftop sedum gardens
 - 3 Sloped landscape embankment with connection to lower level (Hole 01 tee-off)

LEGEND

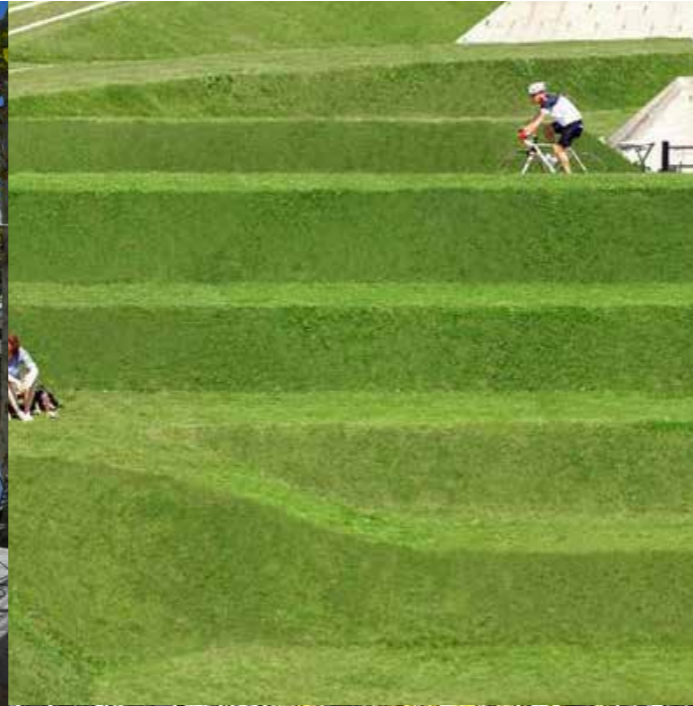
-  Planting
-  Balcony deck
-  Balustrade planters
-  Rooftop sedum garden

SITE
MAIN BUILDING

FLEXIBLE OUTDOOR SEATING SPACES



LAWN TERRACES



ROOFTOP GREENING



MOUNDED FEATURE PLANTERS

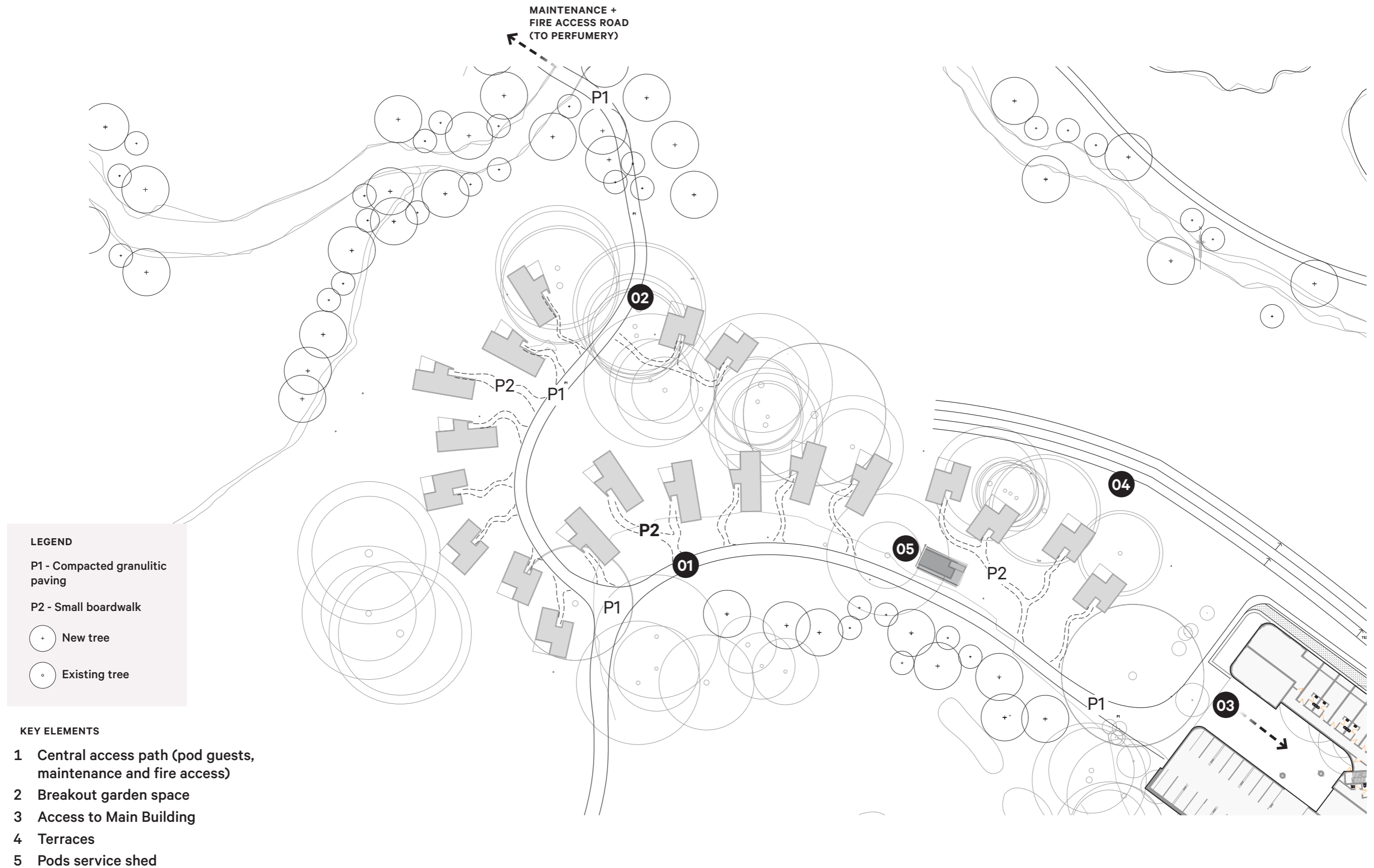


UPPER LEVEL DECKS + BALCONIES

MEADOW PLANTING

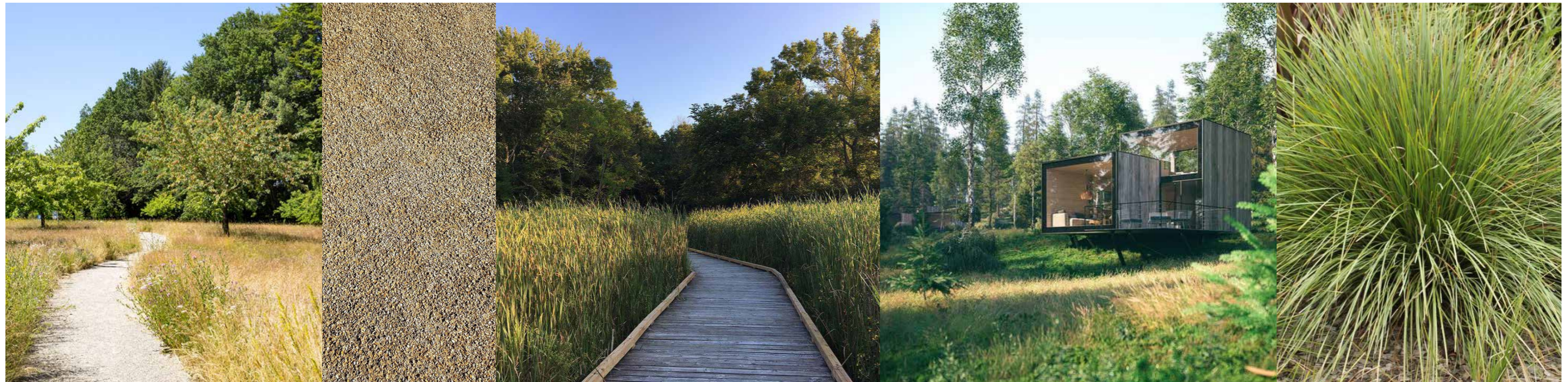
ORNAMENTAL TREES

SITE PODS



SITE
PODS

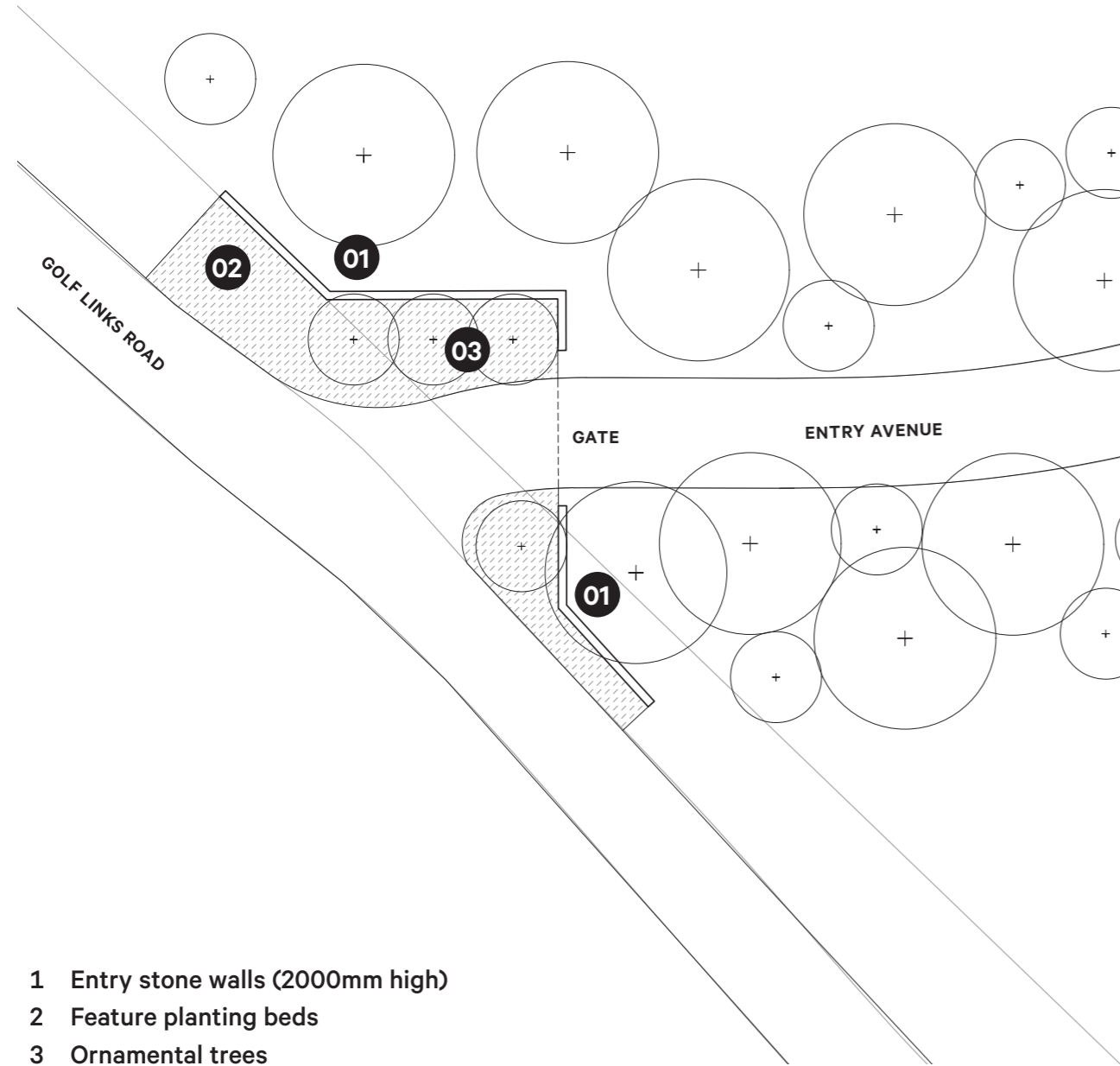
P2 - SMALL BOARDWALK



P1 - COMPACTED GRANULITIC PAVING

LOW LEVEL NATIVE GRASSES

SITE
MAIN ENTRY



- 1 Entry stone walls (2000mm high)
- 2 Feature planting beds
- 3 Ornamental trees

STONE ENTRY WALL



SIGNAGE AND ACCESS GATE



TREE LINED AVENUE



RE-INSTATED UNDERSTOREY PLANTING

SITE EXISTING BUILT FORM

- 1 Outdoor dining space with extension to existing building.
- 2 Perfumery gardens
- 3 Tree orchard
- 4 Arbour

PRECEDENTS



SITE
EXISTING BUILT FORM

EXISTING



SITE
BRIDGE CROSSINGS +
WATERWAYS

- 1 Restoration to creek beds with revegetation along creek beds, with designated cross-overs for walkers and golf buggies.
- 2 Existing lakes improved with planting to embankments and small lookout deck integrated along connection to the Heysen Trail.
- 3 Stormwater basin for water quality improvement



VIEW A



VIEW B



SITE
**BRIDGE CROSSINGS +
WATERWAYS**

EXISTING



SITE PLANT + TREE PALETTE

SPECIES LOCAL TO ADELAIDE HILLS

- Eucalyptus viminalis (Manna Gum)
- Eucalyptus obliqua (Stringybark)
- Eucalyptus oblonga
- Acacia acinacea
- Acacia myrtifolia
- Acacia pycnantha
- Acacia retinoides
- Allocasuarina muelleriana
- Austrostipa nodosa
- Backhousia citriodora
- Billardiera cymosa
- Bulbine bulbosa

- Bursaria spinosa
- Callistemon rugulosus
- Callistemon sieberi
- Clematis decipiens
- Convolvulus angustissimus ssp. Angustissimus
- Cyperus vainatus
- Dianells longifolia var. grandis
- Doconaea viscosa ssp. Spathulata
- Eurcalyptus fasciculosa
- Eurcalyptus obliqua
- Eucalyptus viminalis
- Gahnia sieberiana

- Goodenia geniculata
- Grevillea lavandulacea
- Hardenbergia violacea
- Helichrysum scorpioides
- Juncus kraussii
- Kendnedia prostrata
- Kunzea pomifera
- Lomandra densiflora
- Scaevola albida
- Olearia ramulosa
- Xanthorrhoea semiplana

FEATURE TREES

- Araucaria bidwillii
- Araucaria cunninghamii
- Betula nigra
- Lagerstroemia natchez
- Liquidamber styraciflua
- Quercus robur
- Quercus coccinea
- Wollemia nobilis



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