

Memorandum – 45 Waimarie St, 819 Riddell Rd, St Heliers

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Prepared for: Sanctum Projects Limited

Site Location: 45 Waimarie St and 819 Riddell Road, St Heliers, Auckland

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This purpose of this memorandum is to propose a landscape strategy for 45 Waimarie Street and 819 Riddell Road, St Heliers.

1. The proposed development sits within the eastern aspect of the St Heliers suburb, 5 mins from St Heliers shopping/café centre and 20mins from Auckland CBD. It is zoned as Residential – Mixed housing suburban.

2. Landscape documentation will be prepared for the 58 Lot, residential development that will include the following:

- The overall plant selection is to reflect a subtropical approach. Planting palette will follow a similar pattern to the surrounding neighbourhood vegetation, with a mixture of palms, broad leaf and flowering shrubs. Where possible, natives will be used to enhance the local eco system (e.g, nikau, karaka or phormium).
- A mixture of low hedging and high-quality permeable fencing will be used to define front yards. Taller hedging, evergreen trees and high-quality impermeable fencing will be used for screening rear yard adjacent properties and boundaries.
- Fencing will be kept in line with the architectural approach in form and materiality.
- Communal and parking areas will have a mixture of low flowering shrubs and hardy ground covers.
- A variety of hardscape surface changes are to be used to break up the expanse of the main access driveway, delineate safe pedestrian access and provide visual amenity to communal areas.
- Where possible, decking will be used with complementary hardscape surfaces to enhance/maximise outdoor living.

- High quality fencing and amenity landscaping will be used to screen off communal and private lot bins storage areas.
3. There is a degree of level changes within the site, which require fencing on top of retaining walls. These are to adhere to height restrictions between lots and against site boundaries. Complementary planting such as climbers and hedging will be used to screen any expanse of wall and fencing or soften hard edges.
 4. A small centralised green/communal space is proposed within the development with a pedestrian connection to Waimarie street. This space ideally would become a gathering/ social space for a picnic or space for a BBQ, amongst amenity species.