OBD
STUDIO

CORBETT HOUSE

Landscape Concept Design

19 Beechwood Lane, Tucker Beach Road
Lower Shot-over, Queenstown

ISSUE A 02.07.2026

Plans prepared by:
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+ LANDSCAPE ARCHITECTURE

Notes.
1. Not for construction purposes.
2. Refer to Yoke Architecture for Architectural Package
3. Concept Design only

Date. 03.09.2026
Scale. 1:300 @ A3
Sheet. 01 / 06
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Revision. R1

19 Beechwood Lane

Landscape Architecture Package

Concept Design Package

Planting
Planting combination of red tussock grasses, ornamental grasses, perennials, low shrubs. Larger native shrubs along the lower boundary. Planting to provide soft screening and increased privacy from neighbouring properties while maintaining a naturalistic character.
Stone chip or bark maintenance path benched into provide access to front of property.

Pool Area
Proposed 6.2m x 3.4m Compass drop-in pool with surrounding terrace finished in timber decking. Pool area to incorporate a frameless glass pool fence and vertical rail fence set amongst planting. Rail fence to slope down with ground level, starting from end of carcourt (413.100) through to end of fence line (412.80).

Lawn & House terrace
3x Steps down off the house to the lawn terrace. Schist crazy paving or natural stone tiles set flush with finished floor level.
Lawn terrace to sit approx. 500mm below house level.
Corten edging to lawn/garden edge with soft waves of red tussock and flowering amenity planting.
Existing bank regraded to batter up to lawn edge.

House terrace
Paving to extend beyond the covered outdoor area to strengthen the connection between the main terrace, lawn spaces, and wider landscape.
800mm high (from paving level) concrete wall with cantilevered seat.
Feature specimen tree such as Dogwood (Cornus kousa).
Steps down off terrace to bedroom wing lawn.
Lawn access behind wall to connect lawns for mowing/maintenance.

Feature garden
Low alpine planting incorporating ferns, feature rock and integrated lighting.

Eastern Lawn
Lawn terraces to extend around the eastern side of the house, transitioning naturally into the surrounding landform and existing ground levels. Open lawn areas provide flexible recreational space.
Edge planting to comprise Red tussocks, ornamental grasses, and medium-sized shrubs blending naturally into the boundary planting.

Cutting/ Growing Garden
Planting to feature a mix of flowering perennials, Roses, cutting flowers and evergreen structural planting. Small feature trees such as Dogwood (Cornus) or Flowering Cherry (Prunus) to provide seasonal colour and scale.

Mounded Planting
Gentle mounding approx 1.5m high.
Planting combination of red tussock grasses, ornamental grasses, perennials, low shrubs such as Hebes. Larger native shrubs along the lower boundary.



DRIVEWAY / CARCOURT
Driveway to be constructed from crushed schist aggregate with schist crazy paving bands integrated through the car court. Red tussock planting lines the driveway edges, transitioning into larger shrubs along the boundaries. Car court banks are to be mass planted with red tussocks, Hebes, and perennials to provide seasonal interest and texture.
Provision for firewood storage in steel frame built into the bank next to garage area.

Water reflection Pond
Approximately 300mm deep water trough with floating tiles raised above the water level, providing a connection to the service area. Feature rock positioned within the pond.
Irrigation line set up to top of bank to allow for water to cascade down rock-face into pond area.

Feature garden
Low fern planting with a Japanese maple or similar feature specimen tree, complemented by integrated lighting to create a focal point visible from the study and adjoining hallway.

Alpine Garden
Informal alpine-style planting.
Loose schist gravel and split stone integrated through planting.
Low-growing planting with 3x Himalayan birch or similar style tree to create vertical element to garden and to frame views.

Hot tub platform
'Stoked' hot tub set up on rock-outcrop cut into natural rock. Stacked stone rock to form step up to hot tub. Area to be further developed during earthworks subject to rock conditions encountered during excavation.

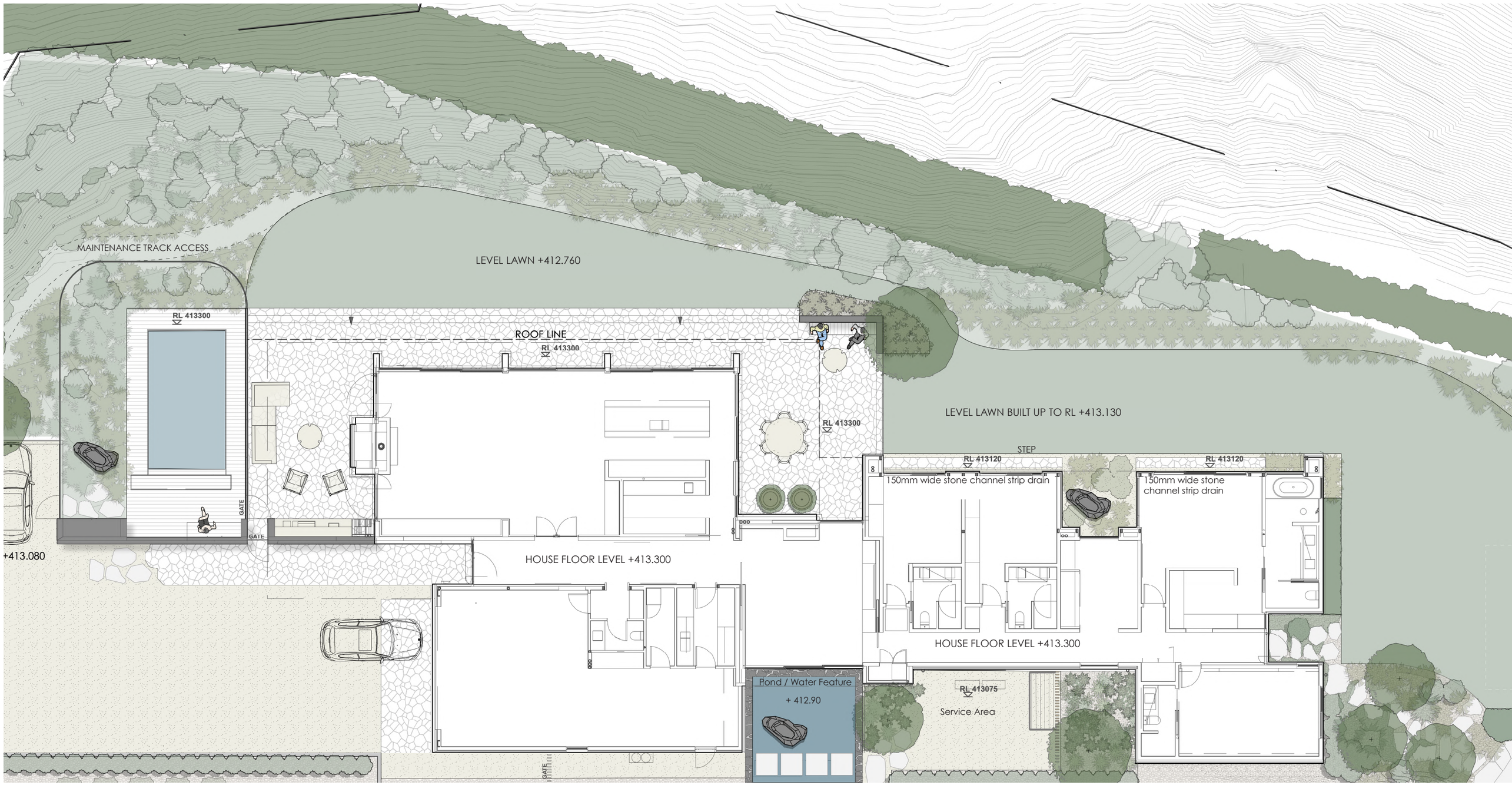
Potager Garden
Raised vegetable garden beds constructed from either 600mm high macrocarpa timber or rendered concrete block planters. Crushed schist aggregate paths throughout, with provision for a future glasshouse or garden shed. Subject to final levels, a garden path may provide a future connection to the upper terrace.

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Schist Crazy Paving



Loose schist aggregate stone

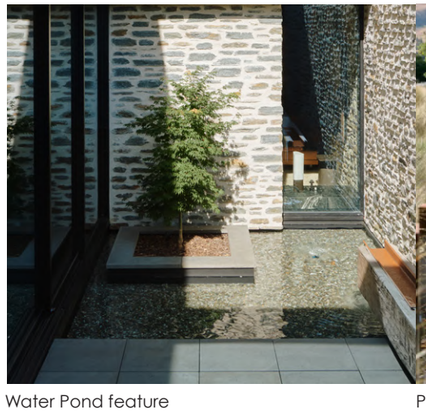


Pool area: soft textured planting to blend pool fencing & pool area. Timber deck surround









Water Pond feature

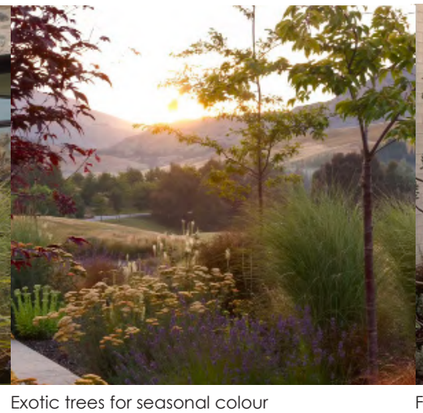


Pathways through planting



House planting incorporating flowering perennials, ornamental grasses and native planting.





Exotic trees for seasonal colour



Feature gardens incorporating schist stepper stones.

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19 Beechwood Lane

Landscape Architecture Package

Design Character & Material Palette

HOUSE AREA PLANTING


Acaena inermis


Anemanthele lessoniana/ Wind grass


Astelia nervosa


Carex buchananii


Chionochloa rubra


Calamagrostis x acutiflora ‘Karl Foerster’


Blechnum discolor


Gaura White Sparkle


Hebe Emerald Green / Toparia

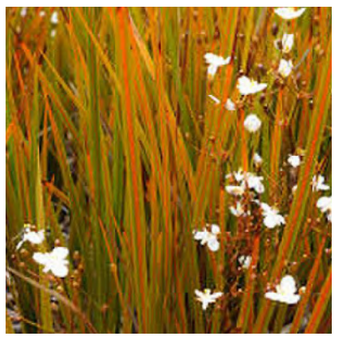

Heuchera ‘Plum Pudding’


Hydrangea ‘Schneeball’


Hydrangea arborescens ‘Annabelle’

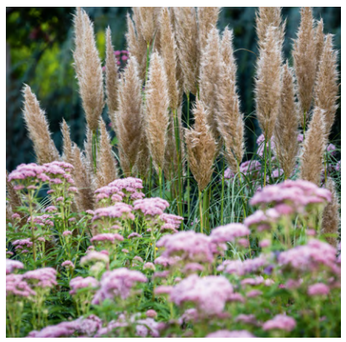

Hydrangea paniculata ‘Limelight’


Lavandula x intermedia Grosso


Libertia ixiodes ‘Cranwelliae


Libertia grandiflora and formosa


Sedum ‘Autumn Joy’


Sedum Autumn Joy with Calamagrostis x acutiflora ‘Karl Foerster’


Prunus lusitanica hedging


Verbena bonariensis (Purpletop Vervain)


Viburnum davidii

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Landscape Architecture Package
Plant Palette – House

NATIVE BOUNDARY PLANTING


Astelia Silver Spear


Cortaderia richardii - Toetoe


Chionochloa flavicans


Coprosma lobster


Hebe cupressoides


Griselinia littoralis


Leptospermum scoparium / Manuka


Muehlenbeckia astonii


Phormium ‘Emerald Green’


Phormium cookianum


Pittosporum tenuifolium


Pittosporum Stephens Island


Plagianthus regius / Ribbonwood

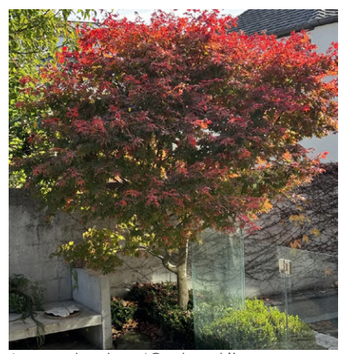

Pseudopanax crassifolius

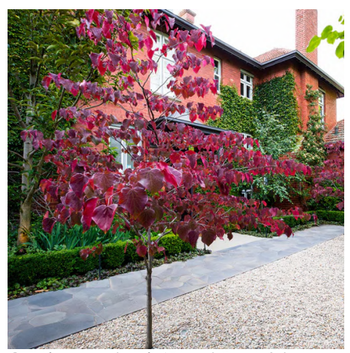
SPECIMEN TREE


Betula ‘Silver Dazzler’ with underplanting of tussocks.






Acer palmatum ‘Osakazuki’


Cercis canadensis ‘Forest Pansy’ | Eastern Redbud


Cornus kousa / Dogwood


Prunus serrulata ‘Shimidsu Sakura’

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Plant Palette – Banks and wider Landscape

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