

ARCADIA

464 St Kilda Road, Melbourne Landscape Town Planning Report

April 2026

We respectfully acknowledge the Traditional Custodians of the lands where we live and work. We acknowledge their unique ability to care for Country and deep spiritual connection to it. We honour Elders past, present and emerging whose knowledge and wisdom has and will ensure the continuation of cultures and traditional practices.

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Introduction

Arcadia Landscape Architecture has been engaged by the Developer to prepare this Landscape Architectural Town Planning Report to support the Town Planning Application of the proposed residential development located at 464 St Kilda Road, Melbourne.

This Report presents the landscape architectural vision and design strategy for the development, which seeks to provide an inviting entrance experience for residents, laneways for permeability and a strongly vegetated interface to contribute to the green character of St Kilda Road.





ONE CONCEPT

Landscape Vision



Green Contribution to St Kilda Road

- / Contribute to the valued, green character of St Kilda through extensive canopy tree and ground cover planting



Sense of Address

- / Provide an attractive entrance landscape that creates a sense of address for pedestrians and visitors
- / Incorporation of amenity planting and water features to reference the surrounding parks, lakes and bay
- / Promote pedestrian accessibility through a shared space porte cochere treatments
- / Facilitate outdoor dining to provide activation to the frontage



Facilitate Connectivity

- / Provide pedestrian connectivity within the precinct through laneways connecting St Kilda Road and Queens Lane



Activate Laneways

- / Activate the laneways as an extension of residents courtyards with seating
- / Space for residents to meet, socialise and generate a sense of community

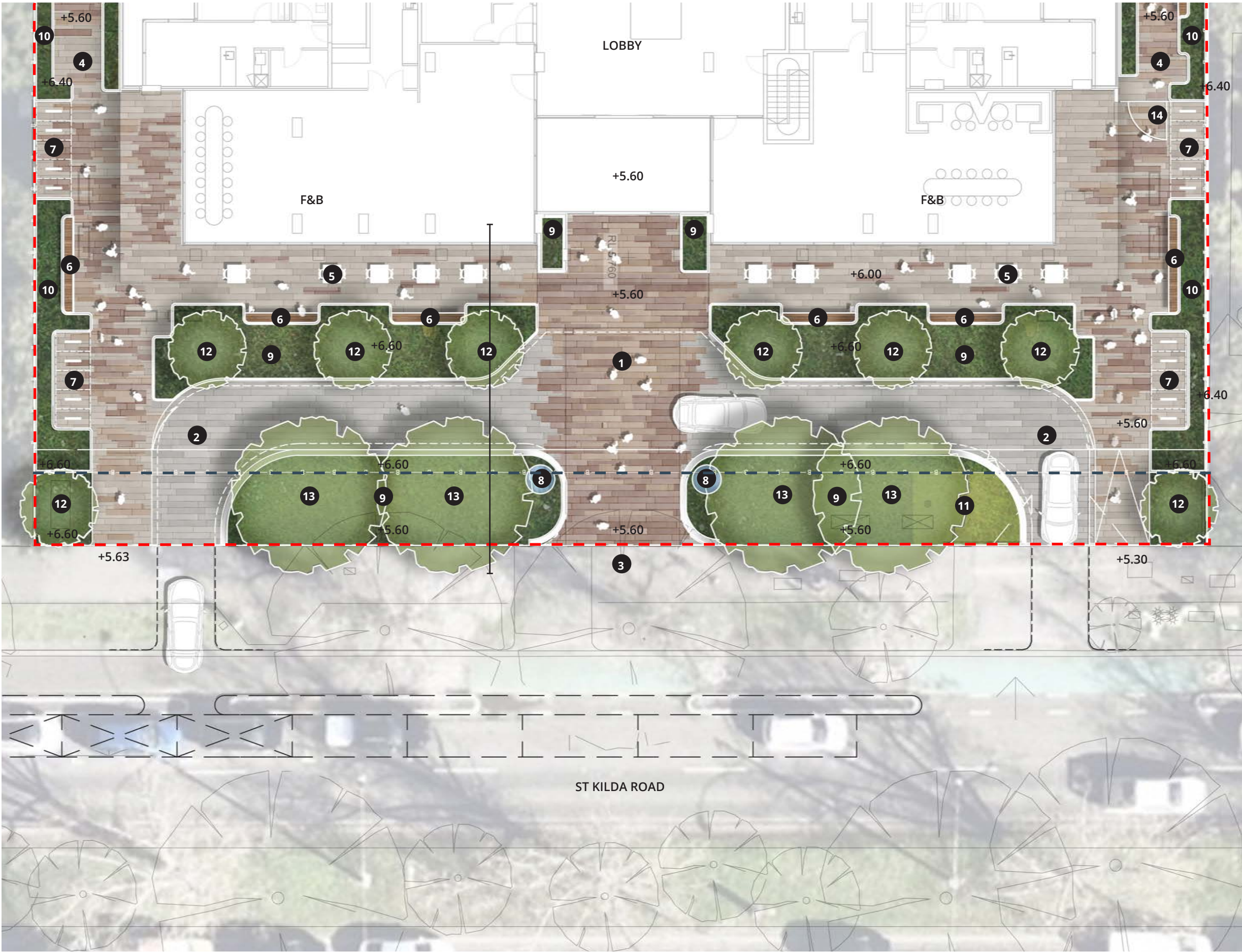
Ground Level
Landscape Plan

- KEY
- PROPERTY BOUNDARY
 - BASEMENT LINE (3.8M SETBACK)
 - ENTRANCE SPINE BETWEEN LOBBY AND ST KILDA ROAD
 - SHARED SPACE PORTE COCHERE
 - RAISED PLANTERS
 - WATER FEATURE
 - RAIN GARDEN
 - NORTHERN PEDESTRIAN LANEWAY (PRIVATE ACCESS)
 - SOUTHERN PEDESTRIAN LANEWAY (PUBLIC ACCESS)
 - QUEENS LANE INTERFACE
 - GATE



Porte Cochere
Landscape Plan

- KEY
- PROPERTY BOUNDARY
 - BASEMENT LINE (3.8M SETBACK)
 - ENTRANCE SPINE BETWEEN LOBBY AND ST KILDA ROAD
 - SHARED SPACE PORTE COCHERE
 - PUBLIC FOOTPATH
 - PEDESTRIAN LANEWAYS
 - OUTDOOR DINING
 - OUTDOOR SEATING
 - BICYCLE HOOPS (20 PROVIDED, 40 SPACES TOTAL)
 - WATER FEATURE TO ENTRANCE SPINE
 - 1.0M HIGH RAISED PLANTERS
 - 0.8M HIGH RAISED PLANTERS
 - RAIN GARDEN (15M2)
 - TYPE A TREES (8 NO. TOTAL)
 - TYPE B TREES (4 NO. TOTAL)
 - GATE



Porte Cochere Landscape Section

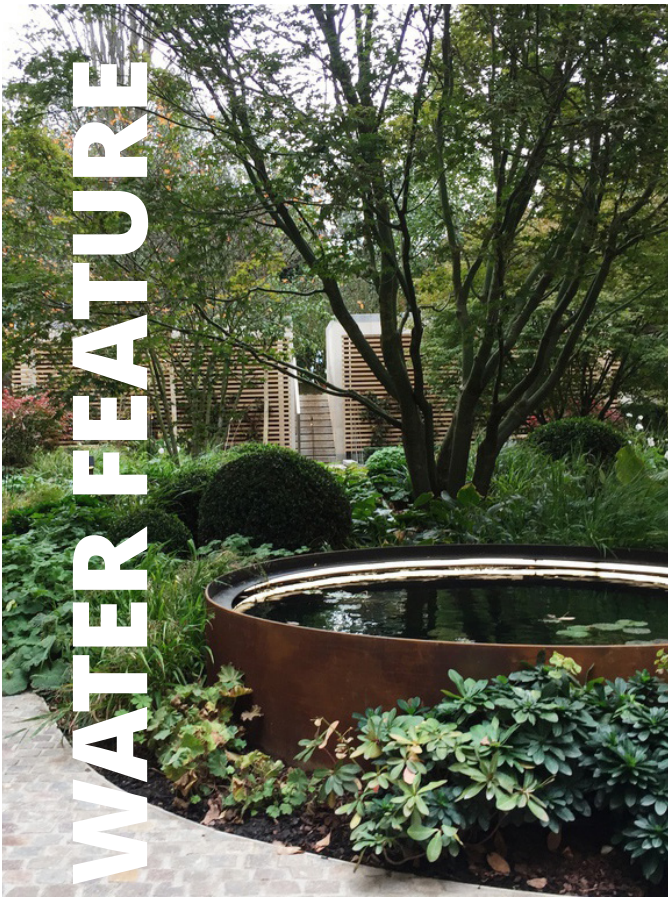


Building
 Entrance Pathway
3.05m
 Raised Planter
4.0m wide
 Pick Up / Drop Off Zone
3.6m wide
 Garden Bed on Grade
5.0m wide
Basement Set back 3.8m
 St Kilda Road
Footpath

- KEY

1 GARDEN BED ON GRADE
 2 1.0M HIGH RAISED PORTE COCHERE PLANTER
 3 PUBLIC FOOTPATH
 4 PEDESTRIAN PATH
 5 SHARED SPACE PORTE COCHERE
 6 TYPE A TREES (8 NO. TOTAL)
 7 TYPE B TREES (4 NO. TOTAL)

Porte Cochere & Entrance
Landscape Precedents



Laneway
Landscape Plan

- KEY
- PROPERTY BOUNDARY
 - PEDESTRIAN LANEWAY 2.0M WIDE
 - 0.8M HIGH PLANTER TO BOUNDARY
 - 0.8M HIGH PLANTER TO RESIDENT TERRACES
 - OUTDOOR SEATING
 - FEATURE PAVING TO RESIDENTIAL ENTRANCES
 - GATE



Laneway Landscape Section

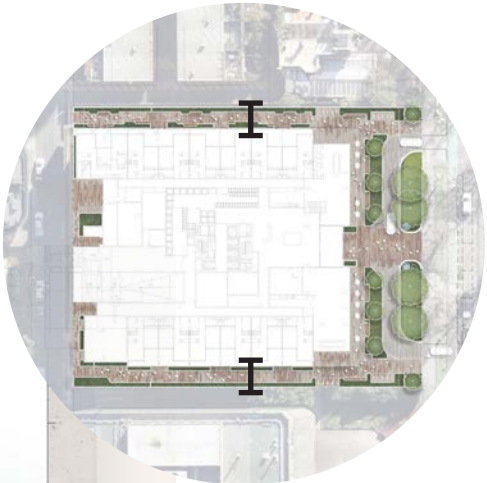


Northern Laneway Section



Southern Laneway Section

- KEY
- 1 PEDESTRIAN LANEWAY
 - 2 0.8M HIGH PLANTER TO BOUNDARY
 - 3 0.8M HIGH PLANTER TO RESIDENT TERRACES
 - 4 OUTDOOR SEATING
 - 5 1.0M HIGH PERMEABLE FENCE TO PRIVATE TERRACES
 - 6 1.0M HIGH SOLID FENCING TO PROPERTY BOUNDARY

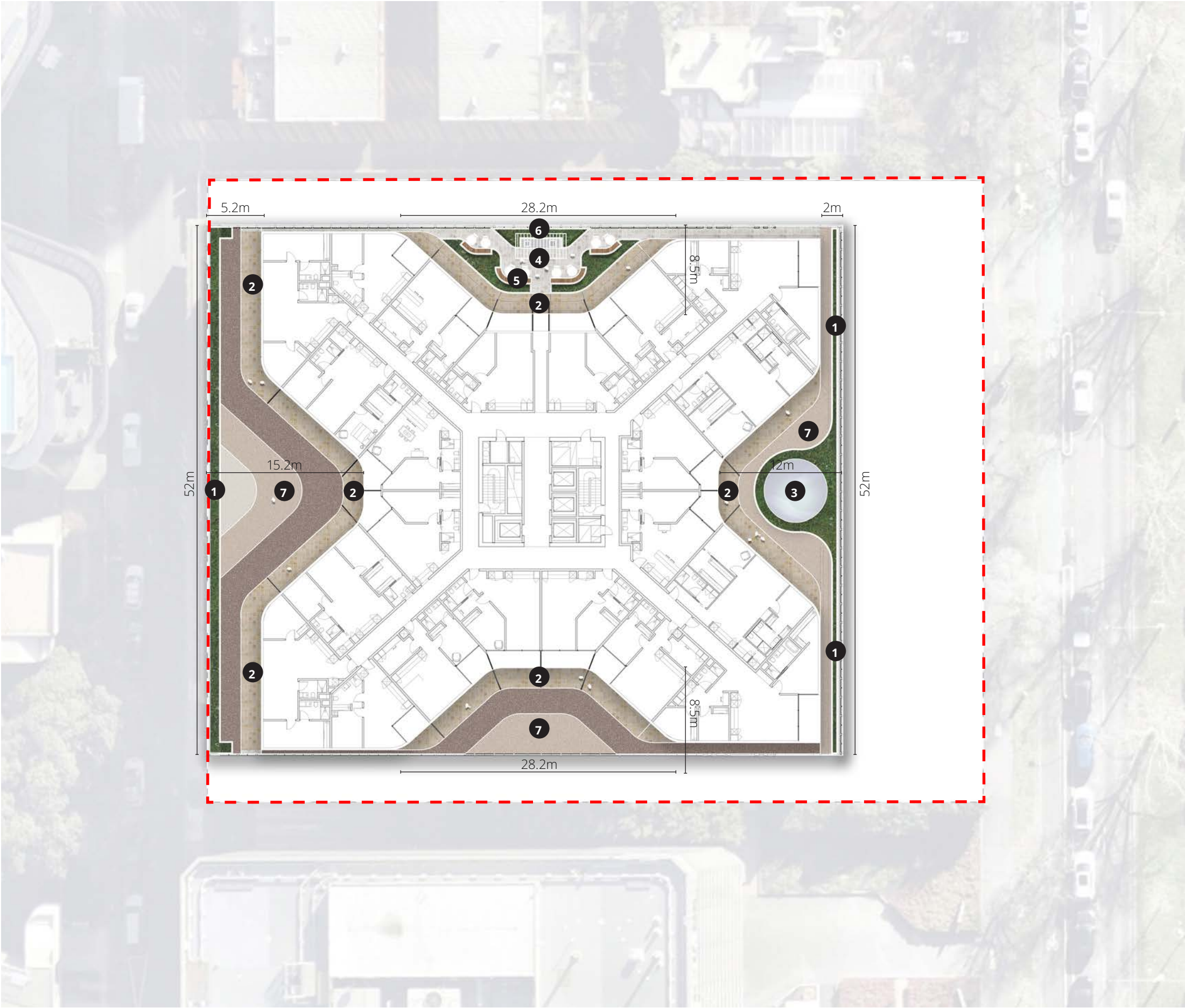


Laneway Landscape Precedents



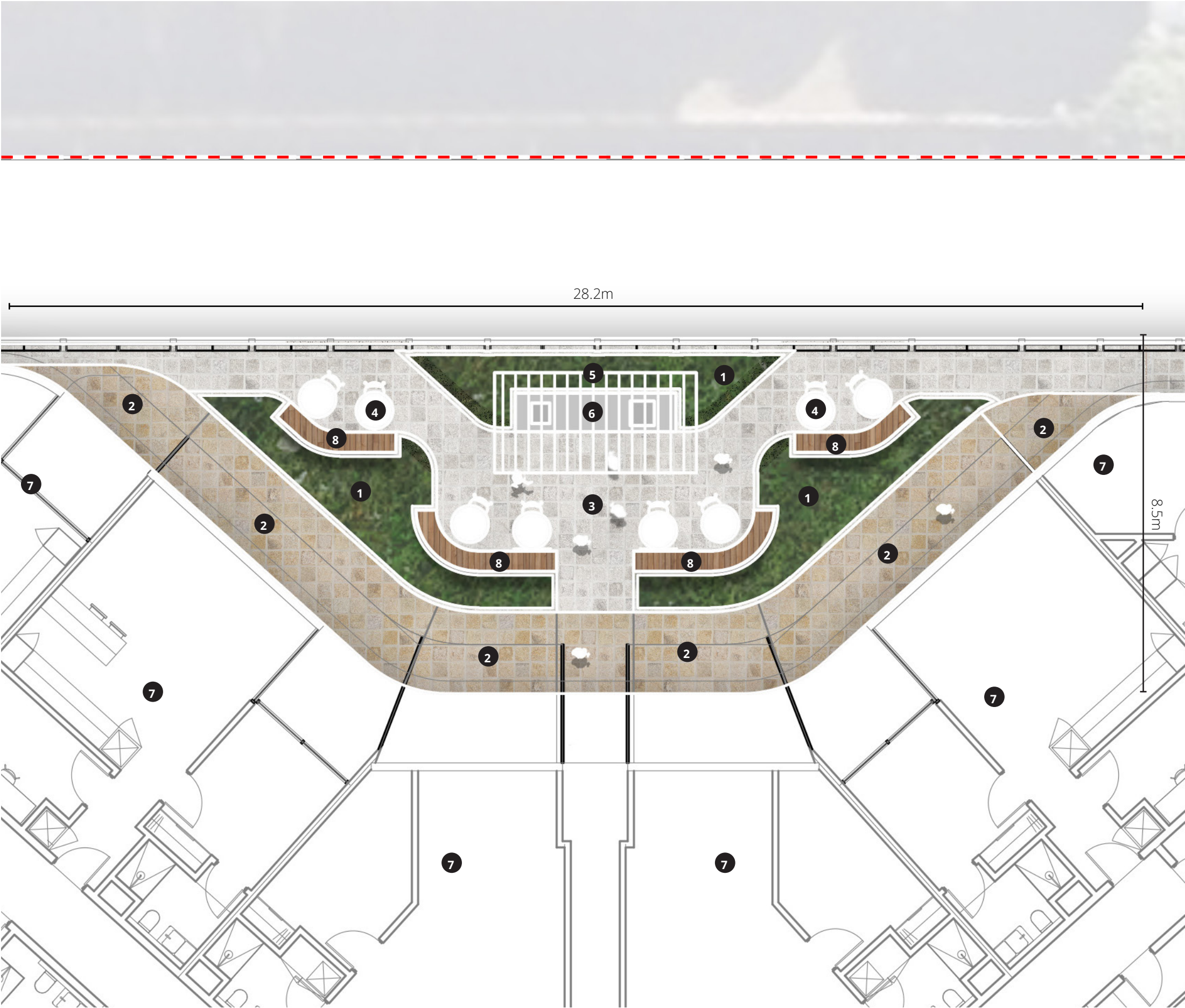
Level 3
Landscape Plan

- KEY
- PROPERTY BOUNDARY
 - 1 RAISED PERIMETER PLANTERS
 - 2 OUTDOOR PRIVATE RESIDENT TERRACES
 - 3 GLASS OCULUS TO POOL IN LEVEL BELOW
 - 4 COMMUNAL OUTDOOR TERRACE
 - 5 INTEGRATED SEATING
 - 6 RAISED PLANTERS
 - 7 GRAPHIC ROOF BALLAST TREATMENT TO PODIUM



Level 3
Outdoor Communal Terrace

- KEY
- PROPERTY BOUNDARY
 - 1 RAISED PLANTERS
 - 2 OUTDOOR PRIVATE RESIDENT TERRACES
 - 3 PAVING
 - 4 FLEXIBLE FURNITURE
 - 5 PERGOLA
 - 6 BARBECUE
 - 7 APARTMENTS
 - 8 INTEGRATED SEATING



Level 3
Landscape Precedents



Planting Landscape Planting Palette

Porte Cochere & Entrance



Level 3



Northern Laneway



Southern Laneway



Planting

Landscape Planting Schedule

CODE	BOTANIC NAME	COMMON NAME	MATURE SIZE (h x w) (m)	PROPOSED POT SIZE	DENSITY
TREES					
CmL	<i>Corymbia maculata</i> 'ST1' Lowanna	Compact spotted gum	10 x 8	200L	As Shown
Er	<i>Elaeocarpus reticulatus</i>	Blueberry-Ash Tree	10 x 5	200L	As Shown
SHRUBS & ACCENTS					
AsM	<i>Acmena smithii</i> 'Minor'	Dwarf Lilly Pilly	3 x 1.5	45L	As Shown
AcM	<i>Acacia cognata</i> 'Mini Cog'	River Wattle	1 x 1	140mm	4m/2
AsB	<i>Adenanthos sericeus</i> 'Baby Woolly Bush'	Baby Woolly Bush	1 x 1	140mm	4m/2
Aa	<i>Ajuga australis</i>	Austral Bugle	0.3 x 0.6	140mm	4m/2
Ab	<i>Alocasia brisbanensis</i>	Elephant Ears	2 x 2	140mm	4m/2
Ac	<i>Arthropodium cirratum</i>	New Zealand Rock Lily	1 x 1	140mm	4m/2
AdM	<i>Asparagus densiflorus</i> 'Meyersii'	Foxtail Fern	1 x 1	140mm	4m/2
Ae	<i>Aspidistra elatior</i>	Cast Iron Plant	0.5 x 0.5	140mm	4m/2
BsB	<i>Banksia spinulosa</i> 'Birthday Candles'	Dwarf Hairpin Banksia	0.6 x 1	140mm	4m/2
Cs	<i>Chrysocephalum semipapposum</i>	Clustered Everlasting	0.5 x spreading	140mm	4m/2
Ca	<i>Correa alba</i>	White Correa	1 x 1	140mm	4m/2
CrD	<i>Correa reflexa</i> 'Dwarf'	Native Fuchsia	1 x 1	140mm	4m/2
EnS	<i>Eremophila nivea</i> 'Spring Mist'	Emu Bush	1.5 x 1.5	140mm	4m/2
Fj	<i>Fatsia japonica</i>	Paperplant	2 x 1	140mm	4m/2
Go	<i>Goodenia ovata</i>	Hop Goodenia	1 x 0.8	140mm	4m/2
LhW	<i>Leptospermum hybrida</i> 'White Wave'	Tea Tree	0.5 x 1.2	140mm	4m/2
LsD	<i>Leucadendron salignum</i> 'Devils Blush'	Conebush	1 x 1	140mm	4m/2
Lr	<i>Ligularia reniformis</i>	Tractor Seat	1 x 1	140mm	4m/2
PX	<i>Philodendron</i> 'Xanadu'	Xanadu	1 x 1	140mm	4m/2
Pa	<i>Plectranthus argentatus</i>	Silver Spur Flower	1 x 1	140mm	4m/2
Pg	<i>Pycnosorus globosus</i>	Billy Buttons	0.8 x 0.5	140mm	4m/2
Vp	<i>Veronica perfoliata</i>	Diggers Speedwell	0.9 x 1.5	140mm	4m/2
Wfj	<i>Westringia fruticosa</i> 'Jervis Gem'	Native Rosemary	0.9 x 1.5	140mm	4m/2
WfM	<i>Westringia fruticosa</i> 'Mundi'	Native Rosemary	0.5 x 1.5	140mm	4m/2
GRASSES, STRAPPY & RUSHES					
AhE	<i>Anigozanthos</i> 'Everlasting Mega Gold KP03'	Kangaroo Paw	0.6 x 0.6	140mm	6m/2
AhB	<i>Anigozanthos</i> 'Bush Ballad'	Kangaroo Paw	1 x 1	140mm	6m/2
Ac	<i>Arthropodium cirratum</i>	Renga Lily	0.8 x 0.8	140mm	6m/2
Dr	<i>Dianella revoluta</i>	Blue Flax Lily	0.7 x 0.7	140mm	6m/2
DtT	<i>Dianella tasmanica</i> 'Tas Red'	Tas Red	0.6 x 0.6	140mm	6m/2
DU	<i>Dianella</i> 'Utopia'	Flax Lily	0.5 x 0.5	140mm	6m/2
DtT	<i>Dietes</i> 'Tiny Dancer'	Tiny Dancer Wild Iris	0.3 x 0.3	140mm	6m/2
LIT	<i>Liriope muscari</i> 'Amethyst'	Lily Turf	0.25 x 0.25	140mm	6m/2
LcS	<i>Lomandra concertifolia</i> 'Seascape'	Mat Rush	0.6 x 0.6	140mm	6m/2
LmR	<i>Lomandra longifolia</i> 'Tanika'	Mat Rush	0.6 x 0.6	140mm	6m/2
Om	<i>Orthrosanthus multiflorus</i>	Morning Iris	1 x 1	140mm	6m/2
PaC	<i>Pennisetum alopecuroides</i> 'Cream Lea'	Cream Lea	0.8 x 0.8	140mm	6m/2
FERNS					
Ad	<i>Adiantum aethiopicum</i>	Maidenhair Fern	0.45 x 0.6	140mm	6m/2
Aa	<i>Asplenium australasicum</i>	Birds Nest Fern	1.5 x 1.5	140mm	6m/2
Bw	<i>Blechnum wattsii</i>	Hard Water Fern	1 x 1	140mm	6m/2
Gm	<i>Gleichenia microphylla</i>	Coral Fern	2 x spreading	140mm	6m/2
Pp	<i>Pteris parkeri</i>	Silver Ribbon Fern	0.4 x 0.5	140mm	6m/2
Mp	<i>Microsorium pustulatum</i>	Kangaroo Fern	0.5 x 0.5	140mm	6m/2
GROUNDCOVERS & CLIMBERS					
AcM	<i>Acacia cognata</i> 'Mini Cog'	River Wattle	0.9 x 1.5	140mm	6m/2
Cr	<i>Carpobrotus rossii</i>	Native Pigface	0.15 x 1	140mm	6m/2
Ca	<i>Casuarina glauca</i>	Cousin It	0.15 x 1	140mm	6m/2
CeL	<i>Crowea exalata</i> 'Low Dome'	Waxflower	0.4 x 0.7	140mm	6m/2
DrE	<i>Dichondra repens</i> 'Emerald Falls'	Emerald Falls Kidney Weed	0.3 x 0.5	140mm	6m/2
DaS	<i>Dichondra repens</i> 'Silver Falls'	Silver Falls Kidney Weed	0.3 x 0.5	140mm	6m/2
EgK	<i>Eremophila glabra</i> 'Kalbarri carpet'	Tar Bush	0.3 x 1	140mm	6m/2
GoG	<i>Goodenia ovata</i> 'Gold Cover'	Gold Cover	0.2 x 0.5	140mm	6m/2
HvH	<i>Hardenbergia violacea</i> 'Happy Wanderer'	Purple Happy Wanderer	2m x spreading	140mm	6m/2
Mp	<i>Myoporum parvifolium</i> (broad leaf form) *	Creeping Boobialla	0.15 x 3	140mm	6m/2
RoP	<i>Rosmarinus officinalis</i> 'Prostrata'	Prostrate Rosemary	0.6 x 2	140mm	6m/2
Ss	<i>Senecio serpens</i>	Blue Chalk Sticks	0.5 x 0.3	140mm	6m/2
Ta	<i>Trachelospermum asiaticum</i>	Asiatic Jasmine	0.5 x spreading	140mm	6m/2
Vh	<i>Viola hederacea</i>	Native Violet	0.1 x spreading	140mm	6m/2

Ground Level
Canopy Coverage Plan

The sites area is as follows:
4,653m2

Table D2 of the Better Apartment Design Standards states that for site areas greater than 2,500m2, canopy coverage should comprise of 350m2 plus 20% of site area above 2,500m2, which equates to:
780m2

The following total area of canopy coverage provided, noting this is based on anticipated mature tree spread:
301m², 6.47% of site area

In addition, the development should include at least two Type B trees or one Type C tree.

The trees proposed within the site boundary are as follows:

Tree quantity provided:
8no Type A Trees
4no. Type B Trees

This achieves requirement of providing min 2no Type B tree.

KEY

-  **PROPERTY BOUNDARY**
-  **TYPE A TREE (MIN 4M CANOPY)**
-  **TYPE B TREE (MIN 8M CANOPY)**



Ground Level
Deep Soil Plan

The sites area is as follows:
4,653m2

Table D2 of the Better Apartment Design Standards states that for site areas greater than 2,500m2, deep soil should comprise of 15% of site area, which equates to:
698m2

The following total area of deep soil is provided:
150m², 3.2% of site area

- KEY
- PROPERTY BOUNDARY
 - BASEMENT LINE (3.8M SETBACK)
 - DEEP SOIL



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