

Presbyterian Ladies' College Sports Aquatic and Fitness Centre

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LANDSCAPE DESIGN TOWN PLANNING | FEBRUARY 2022



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REPORT PREPARED BY
T.C.L

WITH
Warren & Mahoney

28 January 2021

Title	Date	By	Approved
Town Planning (Preliminary)	26.03.20	TCL	LD
Town Planning	05.06.20	TCL	LD
Town Planning - Updated Submission	08.09.21	TCL	LD
Town Planning - Updated Submission	28.01.22	TCL	LD

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1.0 INTRODUCTION

PLC is set within an evolving landscape with an exciting future, the Sports Aquatic and Fitness Centre (SAFC) landscape will be an exceptional learning landscape.

The development of this exciting project enables PLC to provide a high quality landscape.

This landscape will address the heritage of Hethersett house and connect the SAFC with the college landscape creating an aspirational learning environment connected to the entire community.

PLC is modern Melbourne, a school for today's girls with a rich heritage, a warm welcoming community and an exciting future.

By examining the past and present we can collectively imagine an inspiring, sustainable future built on the intrinsic qualities of the people, culture and place.

The landscape proposal includes a reconfigured driveway and entrance gate, entrance plaza to the SAFC, a student terrace and addresses the key interface to Burwood Highway.

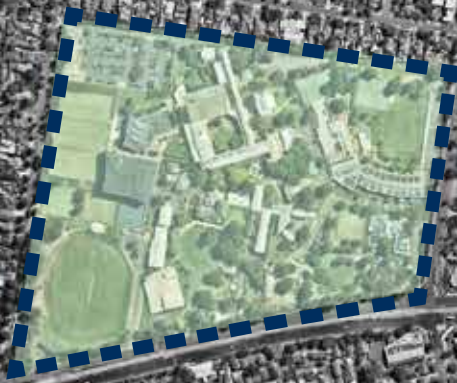
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WATTLE PARK

GARDINERS CREEK

BURWOOD HWY



2.0 BURWOOD GREEN STORY

Situated to the west of Gardiners Creek the proposed landscape will connect to the surrounding context and landscape

The site is situated along the northern side of Burwood Highway, that forms an important threshold moment on the passage from inner east Melbourne to the outer eastern suburbs. The site provides a stepping stone environmental function to its adjacent Gardiners Creek and Wattle Park.

The proposal recognises and is responsive to this strategic open space and urban context. The design considerations include topographic transitions, welcoming plazas, linking green elements and iconic threshold features.

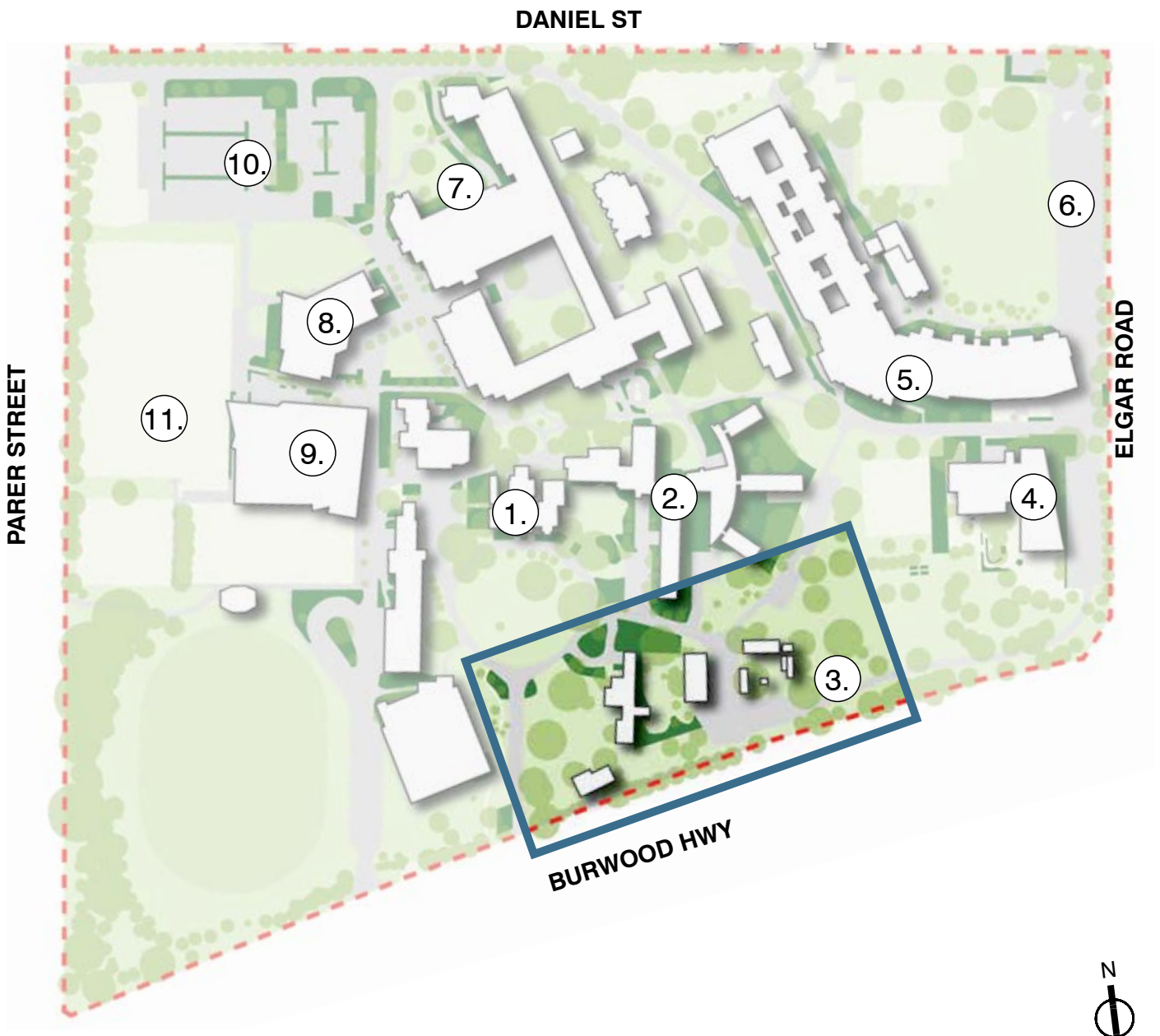
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2.1 CAMPUS CONTEXT

- 1. Hethersett House
- 2. Boarding House
- 3. Sports Aquatic and Fitness Centre
- 4. Early Learning Centre
- 5. Junior School
- 6. Junior School Drop off
- 7. Senior School
- 8. Learning Resource Centre
- 9. Performing Art Centre
- 10. Senior School Car park
- 11. Sports Complex

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3.0 DESIGN AMBITION

Identity

Acknowledgement of traditional owner values and custodianship of the land upon which PLC is sited. Respectful interfaces with Hethersett Building. Responding to the existing site qualities, including landform, aspect and views.



Welcoming

Provide an inviting and legible arrival experience through the site, with links that are generous, beautiful and engaging.



Activated

Deliver a vibrant, active, plaza supported by student spaces, trees and seating.



Innovative

Seamlessly integrate sustainable practices throughout the landscape and innovate through design in the creation of memorable learning spaces.



Enhance Boundary

Define boundaries to provide meaningful edges to the campus

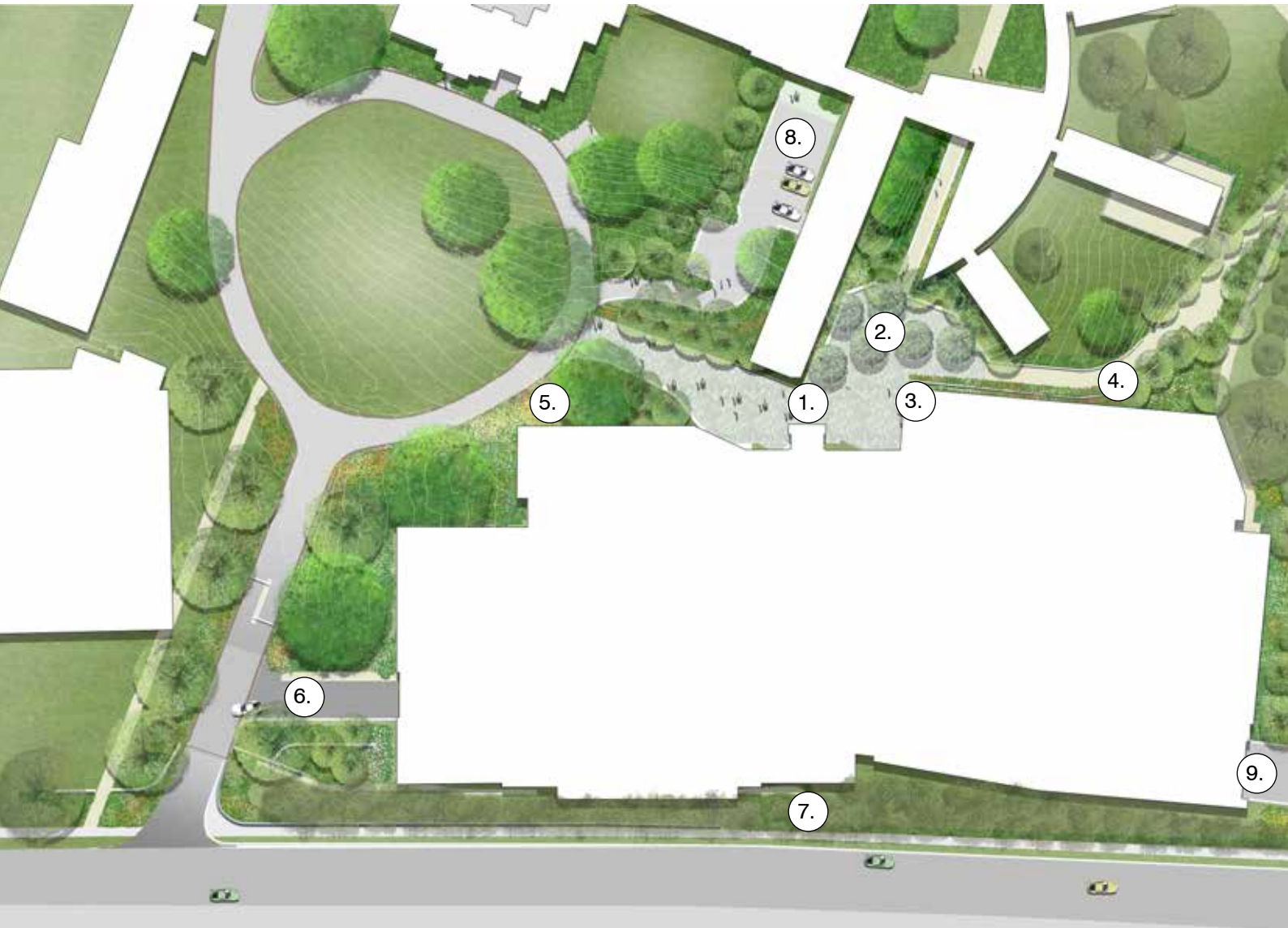


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4.0 PROPOSED LANDSCAPE

The proposed landscape can be defined by key elevations. The northern elevation is the student connection to the SAFC providing an student plaza. The Eastern elevation is functional with fire exits and a loading bay. The southern Burwood Hwy interface will become a planted

tree buffer with understory planting. The western entrance reconfigures the driveway and pedestrians entrance into the college.



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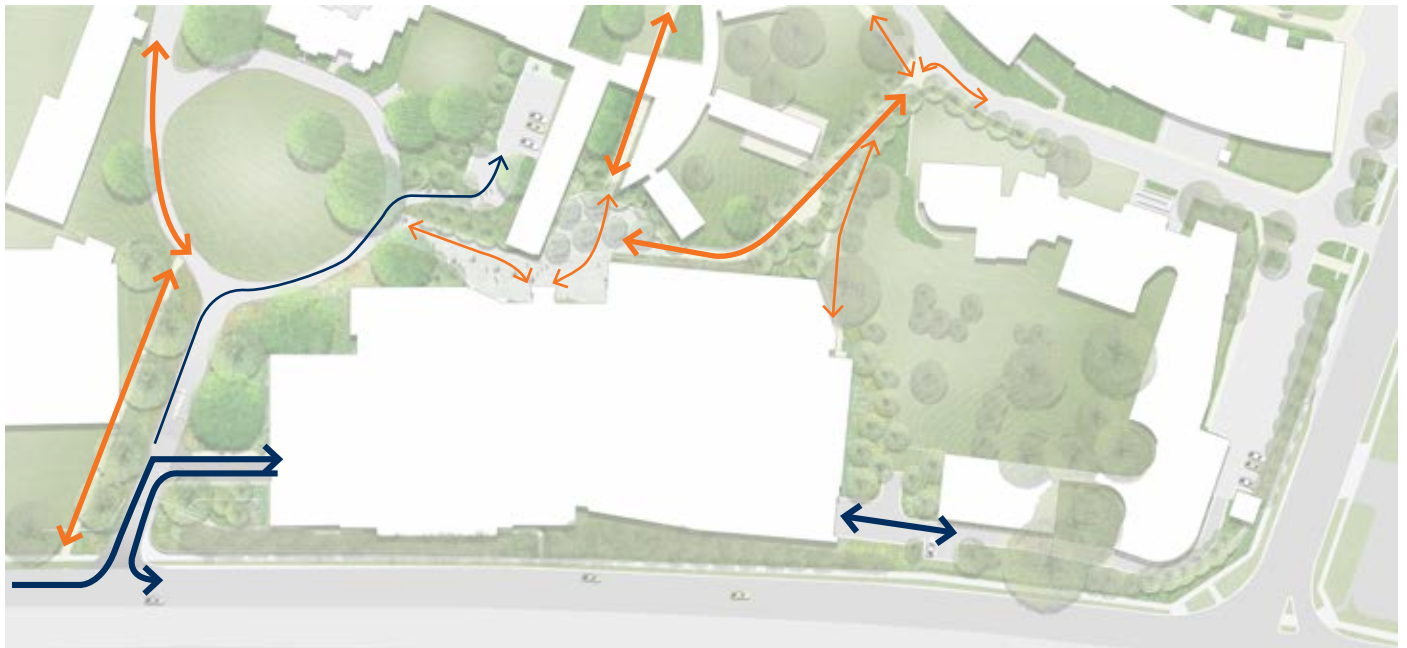
Key

1. Plaza
2. Tree planting and bench seating
3. View into building
4. Retaining Walls
5. Garden Bed Planting
6. Carpark Entry / Exit
7. Burwood Highway interface
8. Boarding House Carpark
9. Loading dock



4.1 CIRCULATION




PEDESTRIAN CIRCULATION



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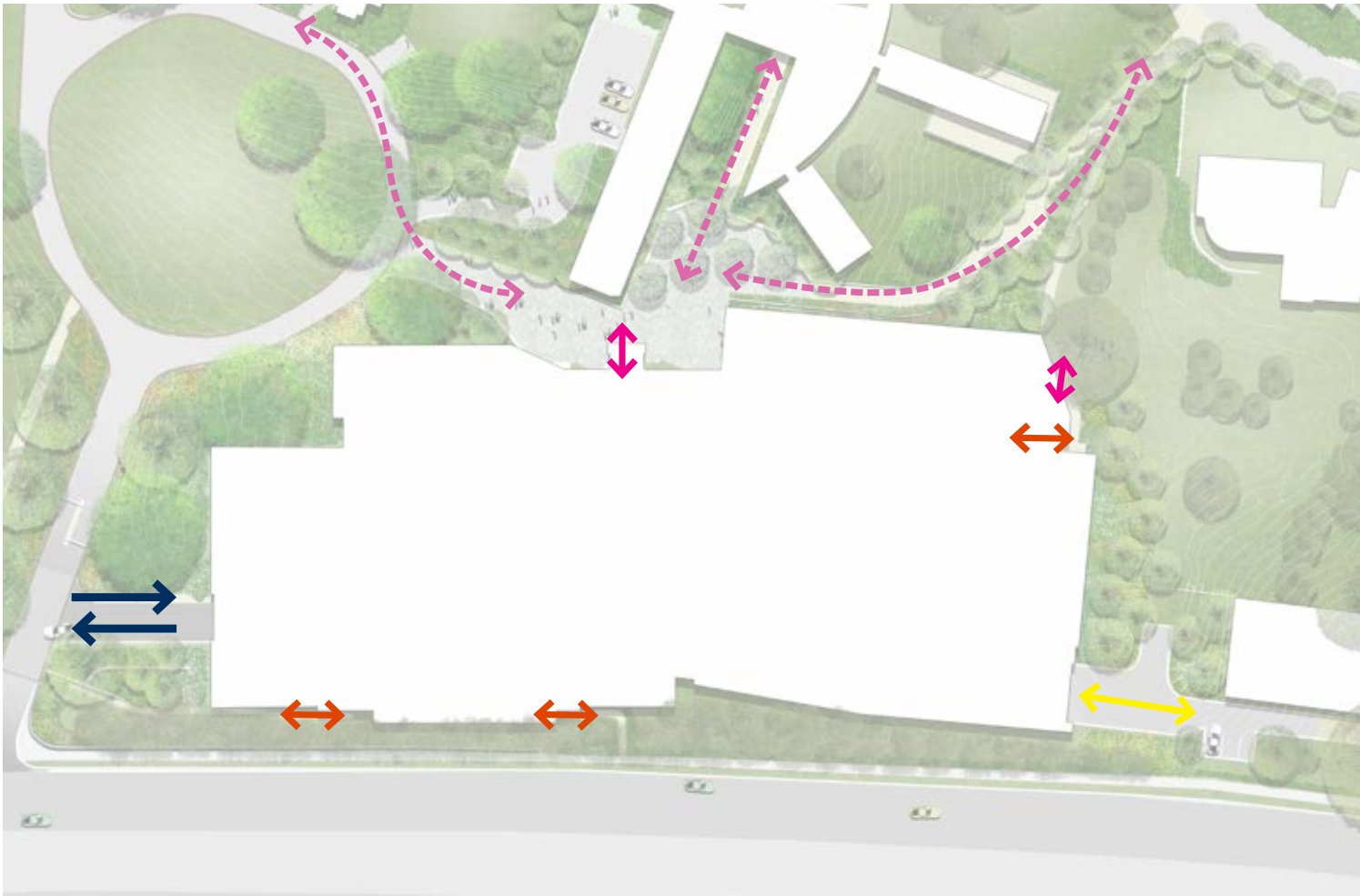
The primary student movement are from the northern campus buildings including Junior School, Senior School and the Boarding House. The main vehicle access is through Gate 2 on Burwood Highway. Vehicles enter and exit from the western car park entrance and exit. Service and staff member vehicles are able to drive to the boarding house. Vehicle access on Elgar road are via Gate 3A and 3B.

Key






-  Primary Student Movement
-  Secondary Student Movement
-  Vehicle Movement

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BUILDING ACCESS



The main pedestrian entrances are located on the northern building facade. Vehicle access is via the west basement car park ramp. The loading bay is located at the eastern facade. Three fire escape access are located at the east and south of the building.

-  Key building access
-  Student Access Paths of travel
-  Car Access Points
-  Emergency Exits
-  Loading Bay

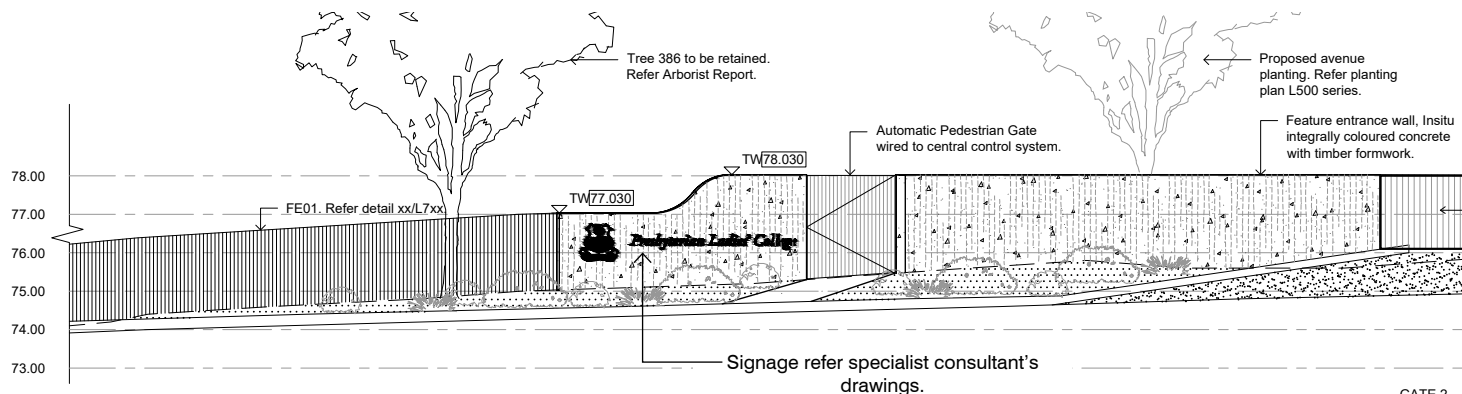
4.2 BURWOOD HWY GATE

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GATE 2 ENTRANCE

Sleeved into the landscape, the car park entry will merge with the driveway towards Hethersett House, and provide a gateway into the building. Minimising the opening and impact on the arrival experience of the school.

The car park exit will provide clear view lines to the foot path and road, with feature walls gesturing to the car park under the building. Merged with a consistent landscape approach to the Burwood Highway interface the car park entry's and exits will be as unobtrusive as possible.



03 | GATE 2 ENTRANCE SIGNAGE

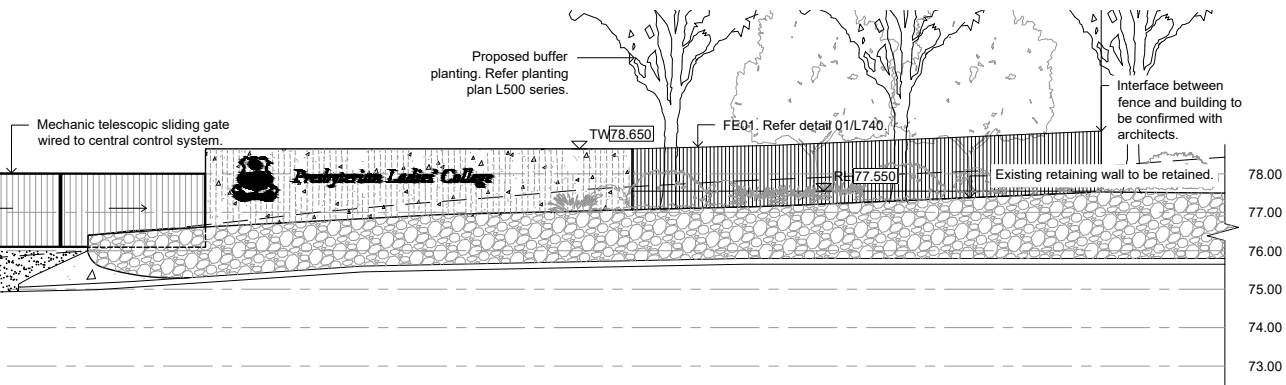
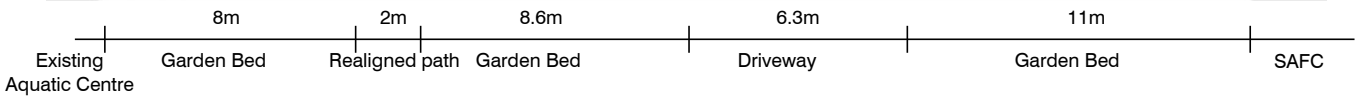
Elevation

GATE 2

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Signage shown indicative refer specialist consultant's drawings.



Scale 1:100

5.0 TREE DIAGRAMS

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TREE TYPES

The tree inventory assess the trees based on species type Indigenous, Native or Exotic.

Key







-  Building footprint
-  Road
-  Grassed area
-  Indigenous Tree
-  Native Tree
-  Exotic Tree



PREVIOUS PLAN

This diagram captures the likely impact on the trees of the previous proposed building and illustrates the trees within or adjacent to the proposed building footprint that will require offsets as determined by the council.

Key

-  Building footprint
-  Indigenous Tree
-  Native Tree
-  Exotic Tree
-  Trees to be retained
-  Trees to be removed









TREE REMOVAL PLAN

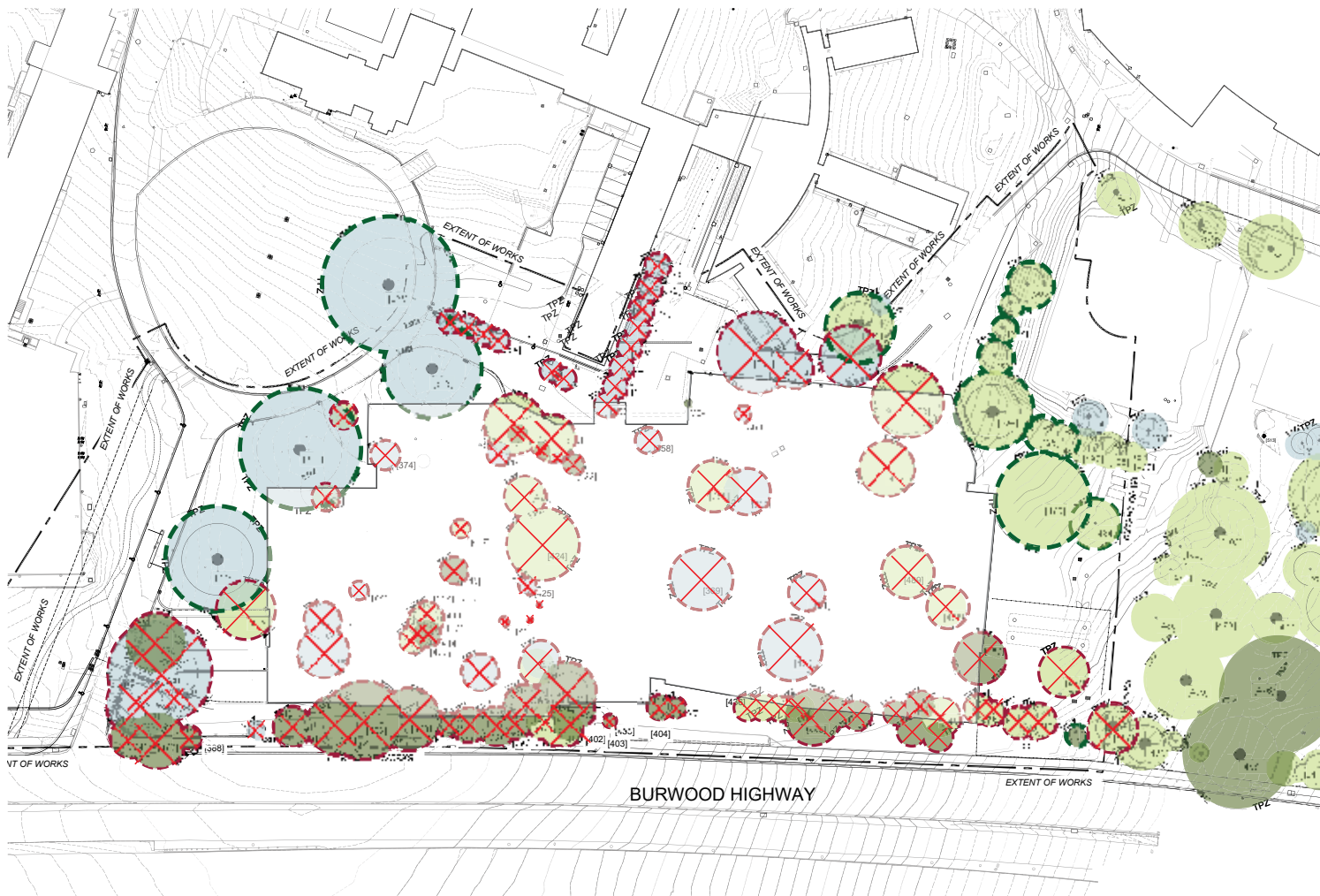
This diagram captures the proposed tree removal based on the current proposed building.

Total No. of tree to be removed: 115
 This number includes
 Indigenous trees: 36
 Native trees: 45
 Exotic trees: 34

Key

-  Building footprint
-  Indigenous Tree
-  Native Tree
-  Exotic Tree
-  Trees to be retained
-  Trees to be removed

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5.0 TREE DIAGRAMS

NEW TREES PROPOSED

The design proposes a mixture of indigenous tree plantings, native and exotic trees linking to the EVC and heritage of the site.

Total No. of tree planted: 105
 This number includes
 Indigenous trees: 44
 Native trees: 43
 Exotic trees: 18

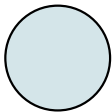
Key



Tree Mix 1
Casuarina glauca and
Allocasuarina littoralis
 Swamp Sheoak and Black Sheoak



Tree Mix 2
Eucalyptus polyanthemos and
Eucalyptus leucoxyton
 Red Box and Red Flowering Gum

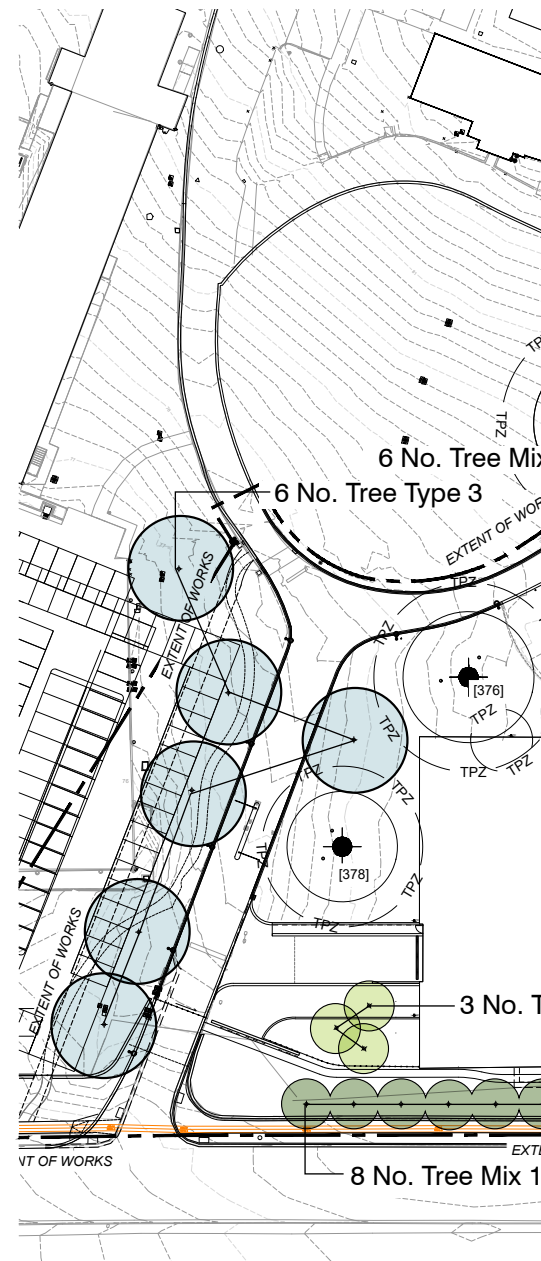


Tree Type 3
Ulmus parvifolia
 Elm Tree



Tree Type 4
Lagerstroemia indica 'Tuscarora'
 Crape Myrtle cultivar

*indicative tree palette to be finalised during design development

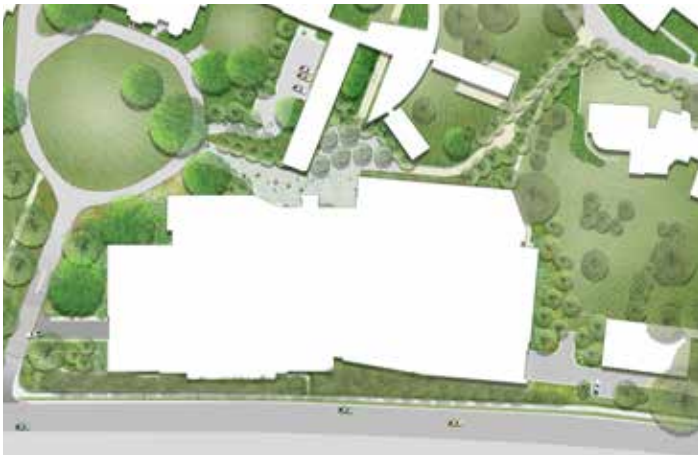


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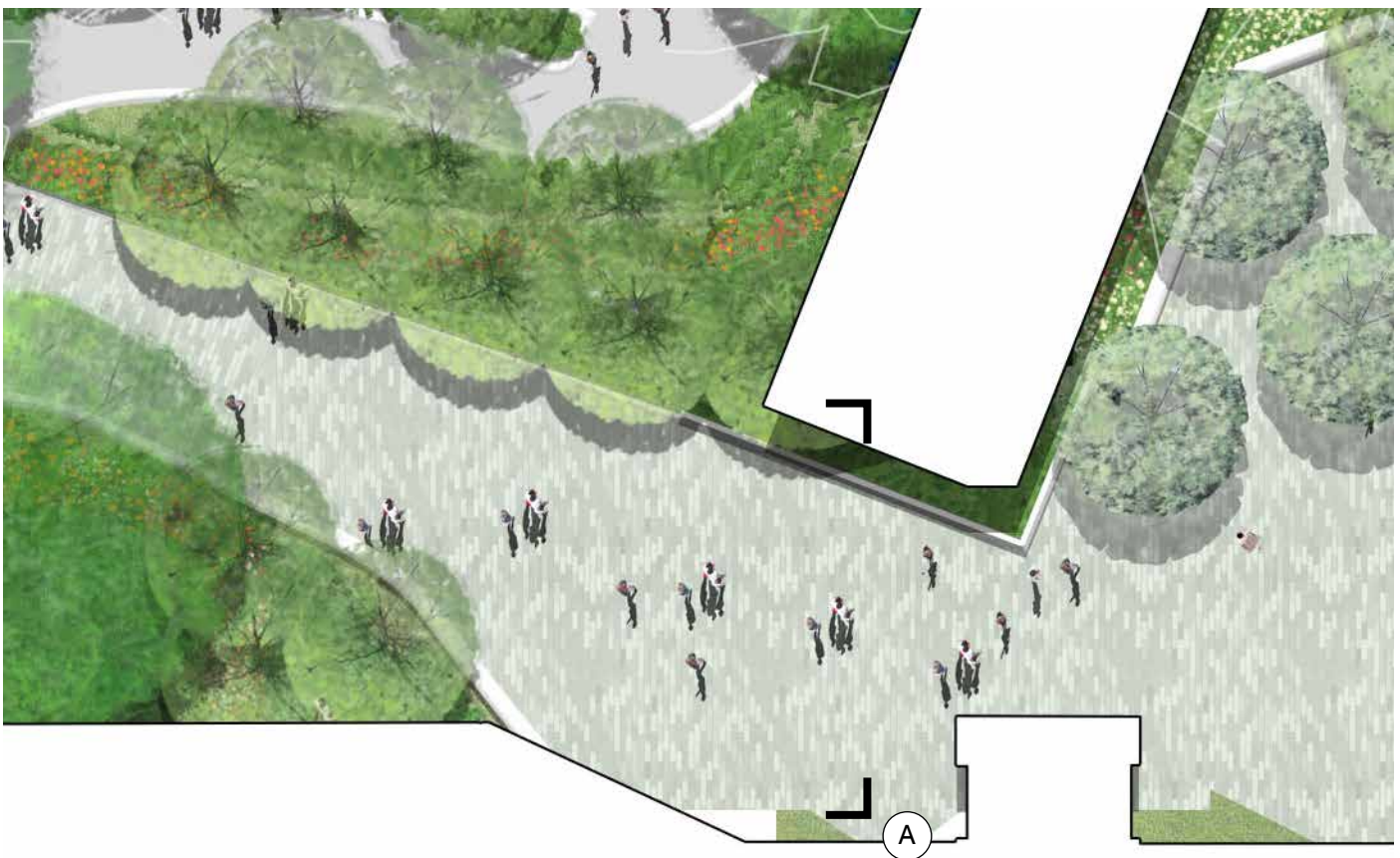


6.0 PLAZA



The plaza will provide a large flexible use space within a field of trees. Providing shade, habitat and seasonal change the trees will over time grow to provide scale to the proposed building.

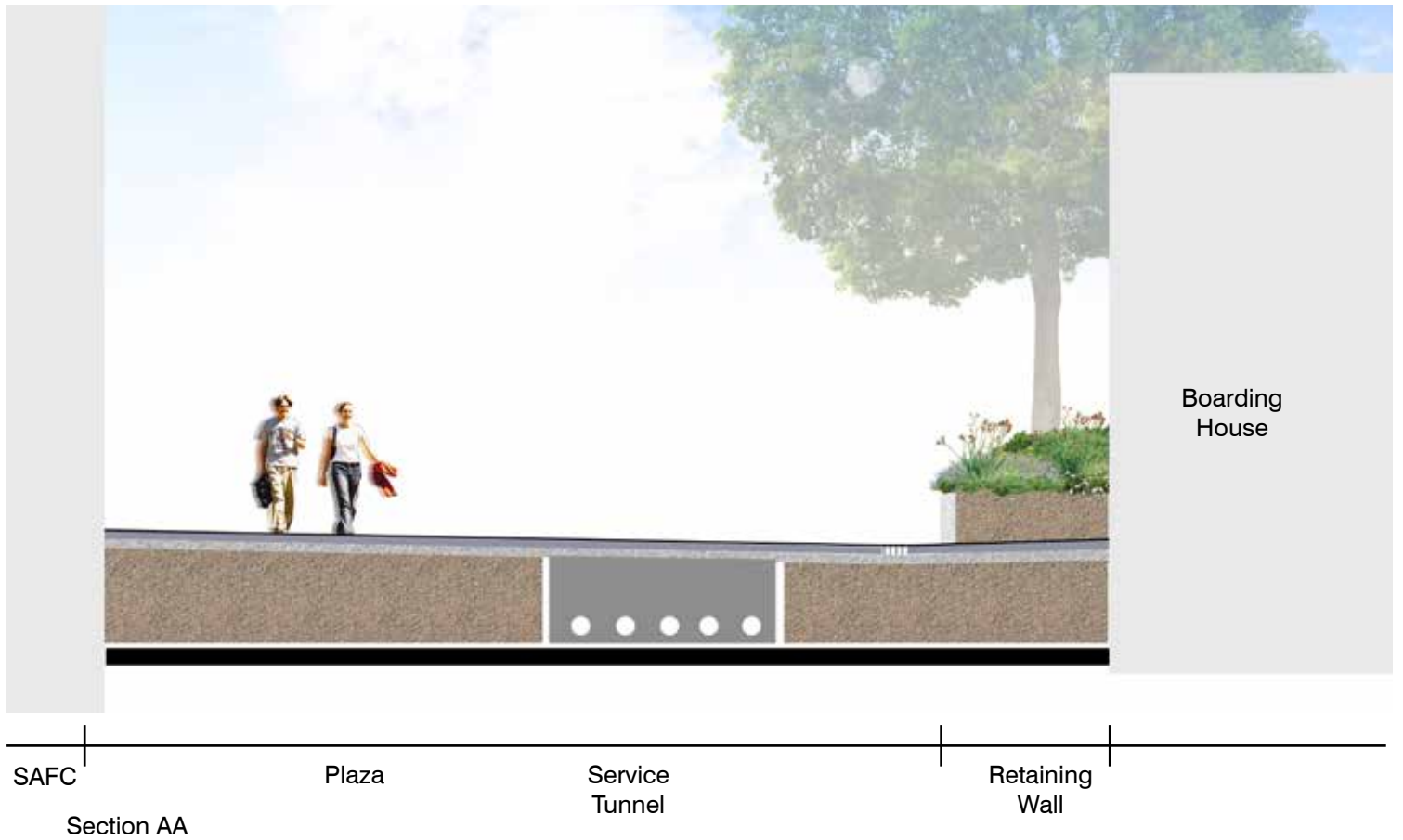
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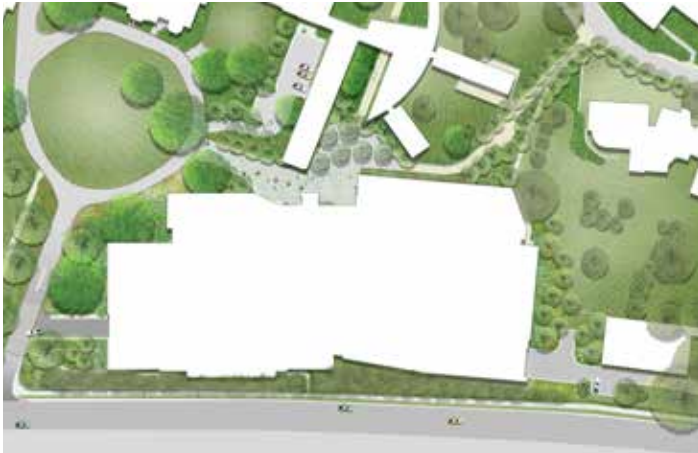
Detailed integrating with seating elements, permeable surfaces and lighting will play a role within the plaza design to ensure this space creates a unique space within the campus.



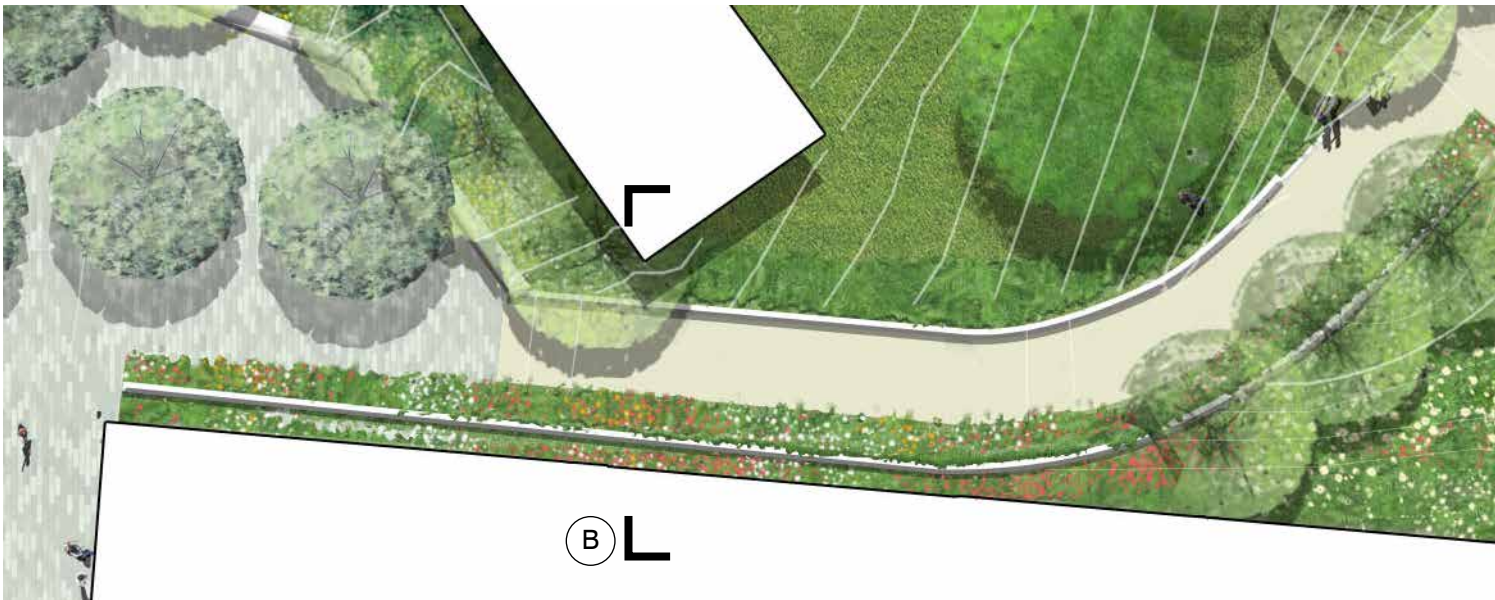
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6.1 TERRACE



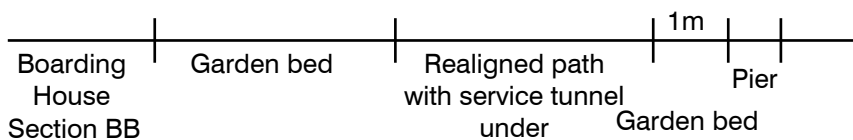
The terrace integrates with a generous promenade with lined with garden beds. Planting to the edge of the path will help soften the building interface.



(B) L



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6.2 STUDENT ORIENTATED SPACES



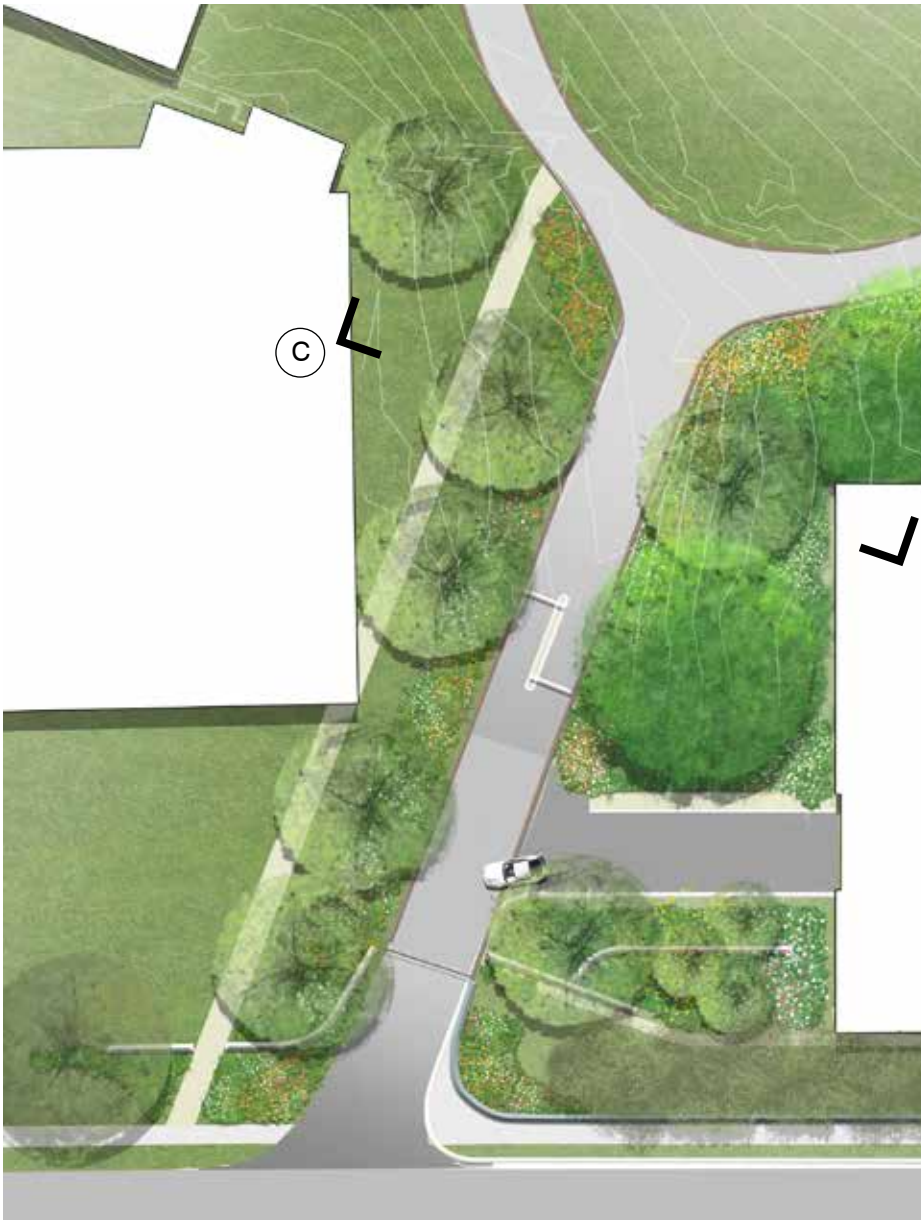
Key students spaces will be on the north side of the building, including gathering spaces in the upper plaza, a rock climbing activity wall, lower terraces, decking spaces and informal flexible use spaces.

These spaces will complement the function of th building and allow for a variety of uses.

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6.3 AVENUE ENTRY



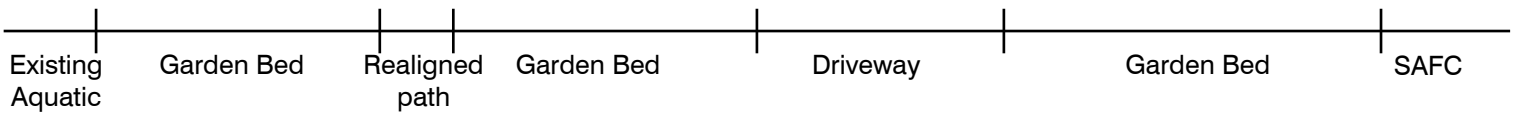
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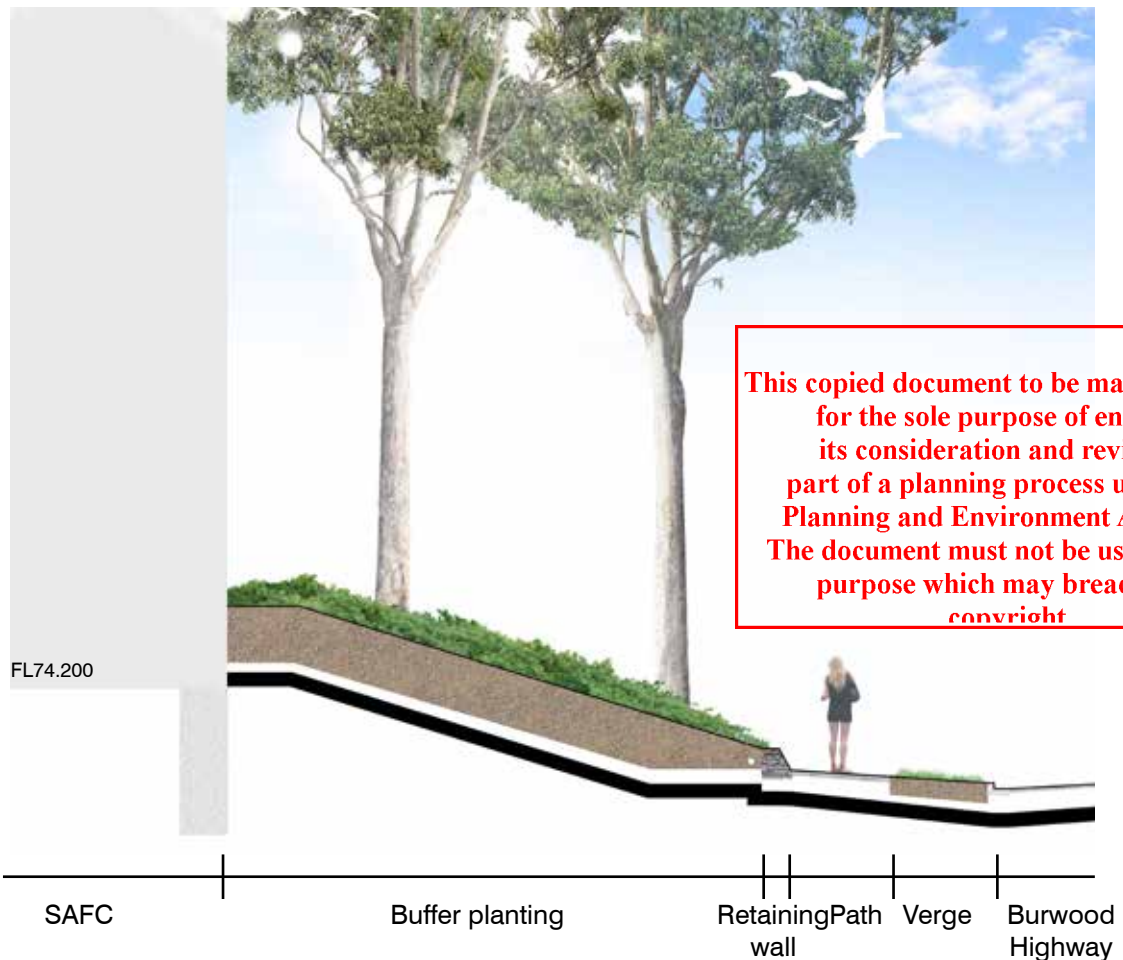
Section CC

6.4 BURWOOD ROAD INTERFACE

The Burwood Road interface will become an iconic interface for the campus, with a unified wall and raking gardens becoming a consistence base to the new building.

Sufficient uncompacted soil volume will be incorporated into the cross section to ensure long term survival and success for the selected species.

The species will be selected to become part of the native vegetation buffer to the campus.





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7.0 MATERIALS

The preliminary furniture and materials palette will be based around PLC Landscape Material Guidelines with feature paving and custom seating in key locations around the site.

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MATERIALS PALETTE



Stone



Cobbles



Lawn



Concrete Paving



Trench Grate



Infill Pit



Stair Nosing



Tactiles



Bin



Organic Mulch



Inorganic Mulch

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Concrete Edge Seat



Concrete Edge



Timber Deck

7.1 PLANTING PALETTE

Preliminary planting palette includes native and indigenous plants to be expanded further during design development.

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Key Groundcovers	
Species	Common Name
<i>Dianella</i> 'Cassa Blue'	Native Flax
<i>Banksia spinulosa</i> 'Golden Candles'	Golden Candlesticks
<i>Brachyscome</i> 'Break o Day'	Native Daisy
<i>Calothamnus quadrifidus</i> Prostrate	One-sided Bottlebrush
<i>Myoporum parvifolium</i> 'v leaf form'	Creeping Boobialla
<i>Westringia fruticosa</i> 'Flat n' Fruity'	Coastal Rosemary
<i>Lomandra longifolia</i> 'Sungold'	Mat Rush
<i>Lomandra confertifolia</i> 'Little Con'	Mat Rush
<i>Lomandra confertifolia</i> 'Wingarra'	Mat Rush

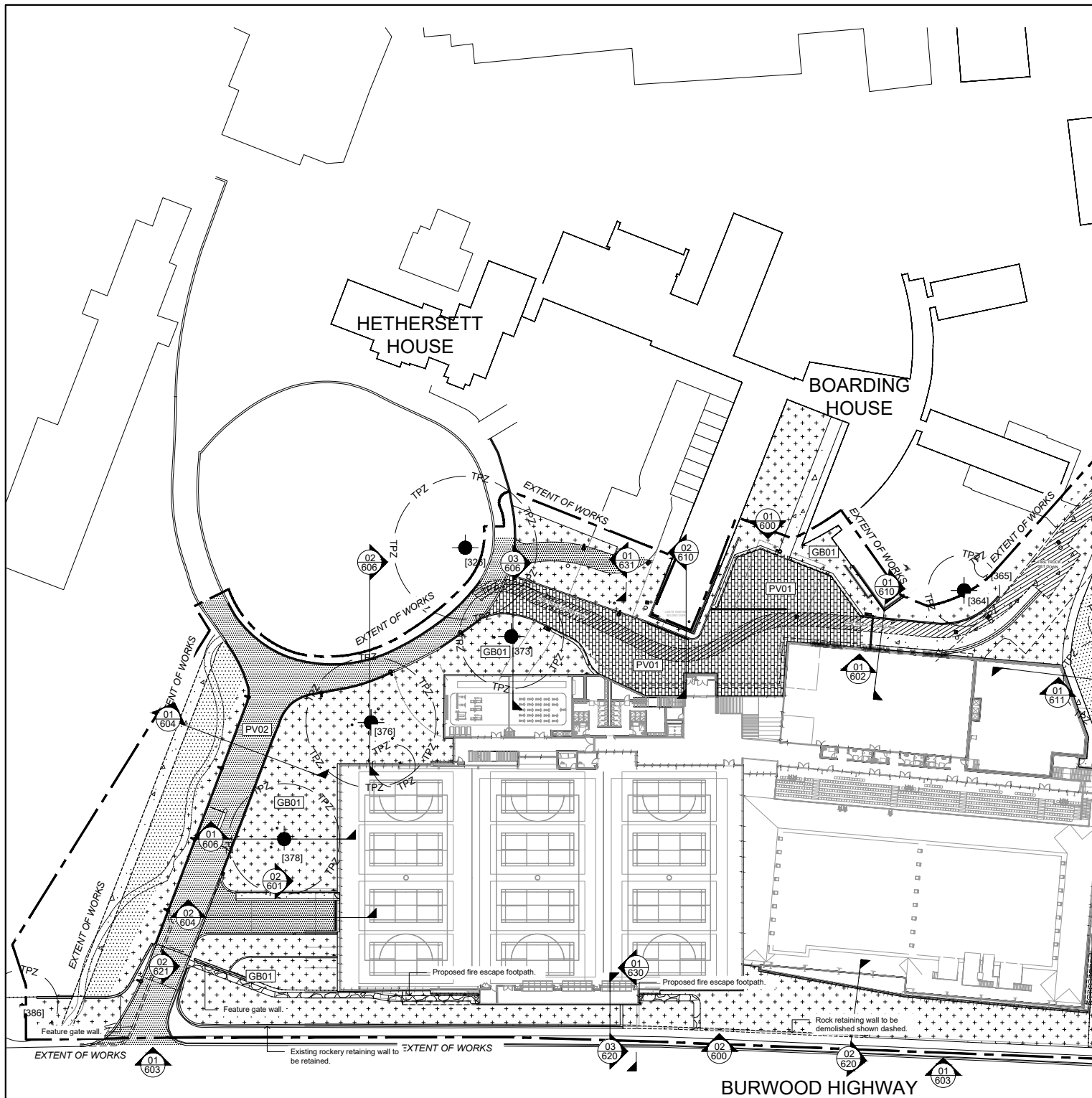


Key Trees	
Species	Common Name
<i>Acacia dealbata</i>	Silver Wattle
<i>Acacia implexa</i>	Lightwood
<i>Acacia melanoxylon</i>	Blackwood
<i>Acacia pycnantha</i>	Golden Wattle
<i>Allocasuarina verticillata</i>	Black Sheoak
<i>Eucalyptus goniocalyx</i>	Long-leafed Box
<i>Eucalyptus macrorhyncha</i>	Red Stringybark
<i>Eucalyptus melliodora</i>	Yellow Box
<i>Eucalyptus polyanthemos</i>	Red Box
<i>Eucalyptus obliqua</i>	Messmate
<i>Quercus robur</i>	English Oak



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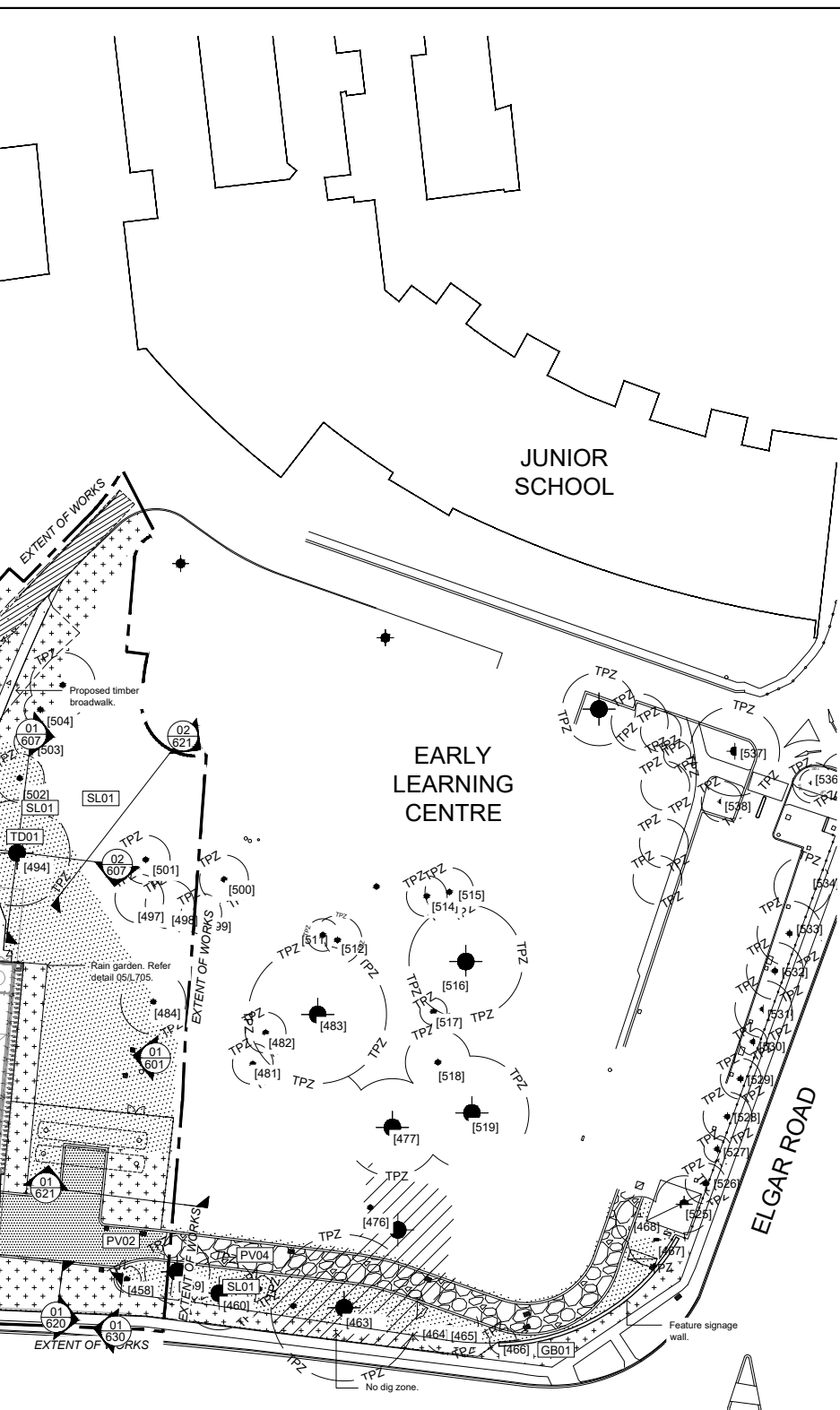




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01	30.06.21	DESIGN DEVELOPMENT ISSUED FOR COSTING	NL	LD	LH
Rev:	Date	Revision Details	By:	Chk:	App:

Consultant File Reference: M1919
PLC SPORTS AQUATIC AND FITNESS
 Presbyterian Ladies' College 141 BURWOOD
T.C.L.
 TAYLOR, COLLITY, LETHLEAN

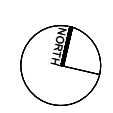


LEGEND

	Extent of Works
	PV01
	PV02
	PV03
	PV04
	PV05
	TD01 Timber Deck
	SL01 Lawn
	GB01 Garden Bed
	No Dig Zone
	Existing Tree
	Proposed Tree
[718]	Tree Number. Refer Arborist Report.
	TPZ - Tree Protection Zone
	SRZ - Structural Root Zone
	Existing Road Alignment
	1m Contour
	0.2m Contour
	Proposed Services
	Brick Spoon Drain

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SS CENTRE
HWY, BURWOOD 3125



Designed by	TCL
Drawn by	NL
Checked by	LD
Approved by	LD
Date	05.06.20

Status:
ISSUED FOR COSTING
 ISSUED FOR INFORMATION

Drawing:	OVERALL SURFACES
Sheet:	SHEET 1 OF 1
Purpose:	SURFACES

Date:	30.06.21
Scale:	1:500@A1
Drawing No.	L300
Rev.	01

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