PARKS, BEACHES - FROM WORKING CLASS OUTSKIRT TO DESIRED COASTAL SUBURB
DIVERSE ARCHITECTURE: VICTORIAN MANSIONS, EDWARDIAN COTTAGES AND INTERWAR APARTMENTS
City of Port Phillip
Advertised Plan 14 of 48

Site Opportunities
- Solar
- Views Out
- Existing Trees and Access
- Areas of High Sensitivity

Site Opportunities
- 451 St Kilda Street
- Project Name: 451 St Kilda Street
- Project Number: 11571
- Drawing Number: TP203
- Revision: A
- Date: 09/05/2017

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SETBACK FROM BOUNDARY TO ALLOW FOR PLANTING ZONES

LIGHT/LANDSCAPE PUSHED THROUGH TO CENTRAL CORRIDOR

MASSING BROKEN DOWN INTO TWO

UPPER LEVEL SET BACK TO ALLOW FOR PLANTER BOXES AND ARTICULATION

City of Port Phillip
Advertised Plan 15 of 48

SETBACK FROM BOUNDARY TO ALLOW FOR PLANTING ZONES

LIGHT/LANDSCAPE PUSHED THROUGH TO CENTRAL CORRIDOR

MASSING BROKEN DOWN INTO TWO

UPPER LEVEL SET BACK TO ALLOW FOR PLANTER BOXES AND ARTICULATION
AMENDMENTS IN RESPONSE TO COUNCILS RFI'S AND PRELIMINARY ISSUES DATED 11/04/2017

09/05/17

1. **3 STOREY MASSING WITH ROOFTOP TERRACES**
   - **UPPER LEVEL SET BACK TO ALLOW FOR PLANTER BOXES AND ARTICULATION**
   - **MASSING BROKEN DOWN INTO TWO**
   - **HORIZONTAL ELEMENTS TO BREAK UP FACADE**
City of Port Phillip Advertised Plan 18 of 48

Art deco Influence

Climbing plants

Private front entries

Planter boxes

Design Detail - Sketches

09/05/17

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AMENDMENTS IN RESPONSE OF COUNCILS RFI'S AND PRELIMINARY ISSUES DATED 11/04/2017

09/05/17

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City of Port Phillip
Advertised Plan 19 of 48

- Fluted concrete
- Natural dark concrete
- Timber batten fence
- Curved glass
- Timber finish
- Natural concrete
City of Port Phillip Advertised Plan 20 of 48

ST KILDA STREET

GROUND FLOOR PLAN

Storage Allocation: Refer to TP907-509 Internal Storage Allocation