

Williamstown Swimming and Life Saving Club

Landscape Concept



Version C
13/09/2023

Context and Redevelopment Site Analysis Diagram



The Williamstown Swimming and Life Saving Club (WSLSC) is located at the Esplanade in Williamstown, with the Gloucester Reserve Car Park on the west, a promenade wrapping around the site on the south and east, and a shared user path and promenade running along the northern site boundary. The redevelopment plans include retaining the front portion of the existing hall and introducing a group of buildings to accommodate various club functions, including storage and retail opportunities. Several spaces for landscape opportunities are identified in the redevelopment plans:

- Transition spaces
These spaces are designed to facilitate pedestrian and vehicle access between and around the new buildings. Seating may be introduced where possible in these transition areas.
- Activity space for public access
The area on the eastern front of the redevelopment in front of the existing hall will be open for public access, providing a space for various activities.
- Activity / breakout space for Club members
The courtyard space between the existing hall, the change rooms, and the meeting room is designated as a space for Club member activities and functions.
- Entry nodes
Entry nodes leading to the kiosk and Club administration office are important spaces designed to create a welcoming statement for visitors and club members.

Most of the existing site vegetation will need to be removed due to the new building footprint and the required ground level increase by the water authority.

- Legend**
- Existing shared user path
 - Existing promenade along Williamstown beach
 - View to beach and sea
 - Wind directions
 - Proposed main site access point
 - Proposed vehicle access
 - Proposed transition space - vehicle
 - Proposed transition space - pedestrian
 - Proposed activity space - public
 - Proposed activity / breakout space - members
 - Proposed entry nodes

Landscape Concept Plan



The design concept for the Williamstown Swimming and Life Saving Club (WSLSC) revolves around integrating the building with its coastal surroundings. This approach is rooted in principles of environmental sustainability, aesthetics, and functionality. To achieve this, natural materials such as timber and rocks will be used to soften the built form, allowing it to blend harmoniously into the coastal landscape.

Recognising the club's vital role within the local community, the design also emphasises creating spaces that serve for the Club functions, and allow the flexibility for various activities. These spaces will ensure that the WSLSC not only caters to its members but also contributes positively to the broader community. In addition to its functional aspects, aesthetics play a crucial role in enhancing the visual appeal of the coastal area, making it a more attractive and inviting space for all.

Legend

- 00. Existing trees to be removed shown dashed in red. Tree no. shown to match Arboricultural Assessment & Report
- 01. Existing trees to be retained
- 02. Entry area to the Admin Office with feature trees and planting
- 03. Circulation space around Kiosk with screening planting
- 04. Entry area and outdoor dining space to Kiosk with seating terraces and feature planting
- 05. Public lawn with feature seating terraces to mitigate level difference
- 06. Rock steps to provide informal access from upper level to lawn
- 07. Vehicle access
- 08. Club operational corridor (Bump in/out / wash down)
- 09. Members activity space with an amphitheatre and a seating area. Screening planting to plant rooms.
- 10. Transition space outside of change rooms and equipment store with themed artwork scattered in the gap between existing Hall and the new building
- 11. Screening planting to western side of building
- 12. Screening planting to northern side of building with climbers on vertical cable trellis
- 13. Grated steps, refer Architectural drawings
- 14. Screening / buffer planting to the southern side of building
- P1. Timber decking
- P2. Feature concrete paving
- P3. Concrete paving
- P4. Paving to match existing adjacent paving.

Planting Palette

The Williamstown Swimming and Life Saving Club (WSLSC) site lies within the Victorian Volcanic Plain bioregion, Pre-1750 EVC: Coast Banksia Woodland / Coastal Dune Scrub Mosaic. This ecological habitat is usually dominated by a woodland of *Banksia integrifolia* over the understorey of a number of shrubs, herbs, sedges and scramblers.

Therefore, the planting scheme will adopt the EVC species and select native salt tolerant species in the design, and ‘repair’ the ecological fabric of the site. The design also tries to maximise the planting opportunities to have buildings enveloped in vegetation.

Williamstown Swimming and Life Saving Club Plant Schedule

SYM	BOTANICAL NAME	COMMON NAME	D/E N/Ex*	HEIGHT X WIDTH AT MATURITY
TREES				
Al	<i>Allocasuarina littoralis</i>	Black Sheoak	E/N	5-12m x 2-6m
Bi	<i>Banksia integrifolia</i>	Coast Banksia	E/N	10.0 x 5.0m
Bs	<i>Banksia serrata</i>	Old man Banksia	E/N	10 x 5m
CeN	<i>Corymbia eximia</i> 'Nana'	Bloodwood	E/N	10 x 7m
EuP	<i>Eucalyptus viminalis</i> Pryoriana	Manna Gum	E/N	10-25 x 4-10m
UNDERSTOREY PLANTING				
BiS	<i>Banksia integrifolia</i> 'Sentinel'	Coastal Banksia	E/N	2.5mx1m
Bl	<i>Billardiera longiflora</i>	Purple Appleberry	E/N	Up to 1.2m
Ca	<i>Clematis aristata</i>	Old Man's Beard	E/N	Up to 15m
Cg	<i>Correa glabra</i>	Rock Correa	E/N	1.5 x 2.0m
Cgl	<i>Carpobrotus glaucescens</i>	Pigface	E/N	0.2 x 2.0m
Cm	<i>Clematis microphylla</i>	Small-leaved Clematis	E/N	0.5-2m x 5x10m
Cmi	<i>Clematis microphylla</i>	Small-leaved Clematis	E/N	Up to 3m high
Cr	<i>Correa reflexa</i>	Common Correa	E/N	1 x 1 m
CsG	<i>Callistemon salignus</i> 'Great Balls of Fire'	Dwarf Bottlebrush	E/N	1.5 x 1.75m
DcS	<i>Darwinia citriodora</i> 'Seaspray'	Darwinia	E/N	0.5-1 x 0.5-1m
Dg	<i>Dietes grandiflora</i>	Wild Iris	E/Ex	0.7 x 0.7m
Dr	<i>Dichondra repens</i>	Kidney Weed	E/N	0.1 x 1m
Lb	<i>Leucophyta brownii</i>	Cushion Bush	E/N	1-1.2 x 1-1.2m
LI	<i>Leptospermum laevigatum</i>	Coastal Tea Tree	E/N	4 x 3m
LIN	<i>Lomandra longifolia</i> 'Nyalla'	Nyalla Mat-rush	E/N	0.8-0.9 x 0.8-0.9m
LIT	<i>Lomandra longifolia</i> 'Tanika'	Tanika Mat-rush	E/N	0.6 x 0.6m
Lp	<i>Leucopogon parviflorus</i>	Coast bearded heath	E/N	3 x 2m
Pp	<i>Pandorea pandorana</i>	Wonga Vine	E/N	3-6 x 3-8m
RA	<i>Rhagodia Aussie</i> Flat Bush™	Saltbush	E/N	0.4 x 1m
RcC	<i>Rhagodia candolleana</i> ssp. <i>Candolleana</i>	Seaberry Saltbush	E/N	1 x 1.5-2m
Rs	<i>Rhagodia spinescens</i>	Hedge Saltbush	E/N	0.6 x1.5m
Vh	<i>Viola hederacea</i>	Native Violet	E/N	0.1-0.2 x 0.3-1m

*D/E = Deciduous/Evergreen, N/Ex = Native/Exotic



Eucalyptus viminalis Pryoriana



Banksia integrifolia



Rhagodia candolleana ssp. *Candolleana*



Pandorea pandorana



Lomandra longifolia 'Tanika'



Viola hederacea

Precedent Images

Transition space - pedestrian

Trees and garden beds with seating edges will be introduced along these corridors where possible. There is an opportunity to turn the corridor between the existing hall and the new building into a galary space by introducing planting with vertical artwork themed with aboriginal culture or elements related to sea.



Planting and seating to building edge

Activity space - public

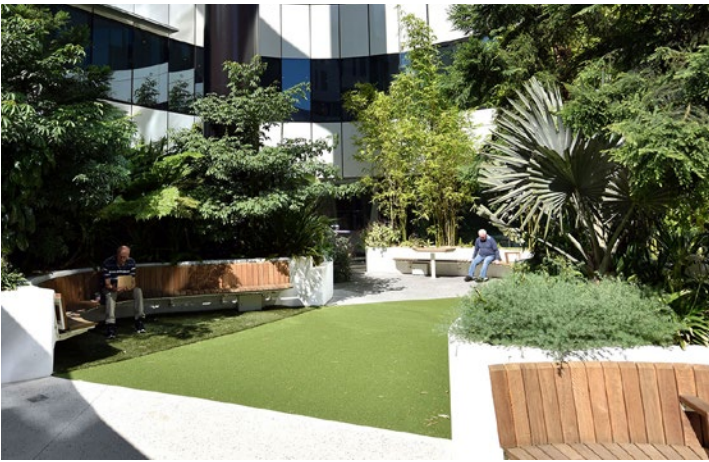
The area in front of the existing hall will be an open lawn for public access, providing a space for various activities. The level difference between the proposed footpath to the existing Hall and proposed first aid will be mitigated by a linear seat wall to the perimeter.



Seating terraces as retaining edge for level difference

Activity / breakout space - members

The member's courtyard sitting among buildings will provide a seating area with feature plants to promote social interaction. An amphitheatre will be introduced in the courtyard for member's activities.



A seating node within buildings with seating and planting

Entry nodes

Entry nodes will have a welcoming setting with natural shade, feature plants and seating terraces.



Entry space with planting and feature trees



Artwork integrated with planting



Seating with planting behind to edge of public lawn



Amphitheatre terraces with timber top



Stairs integrated with seating terraces with timber top



Artwork integrated with planting



Timber terraces integrated with rock

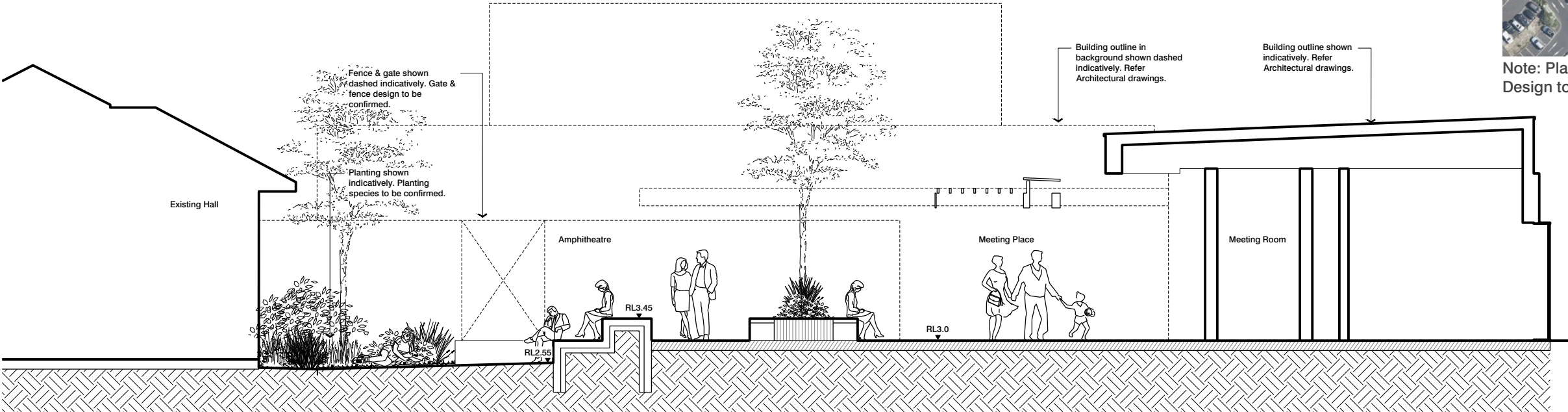


Planting under grating steps

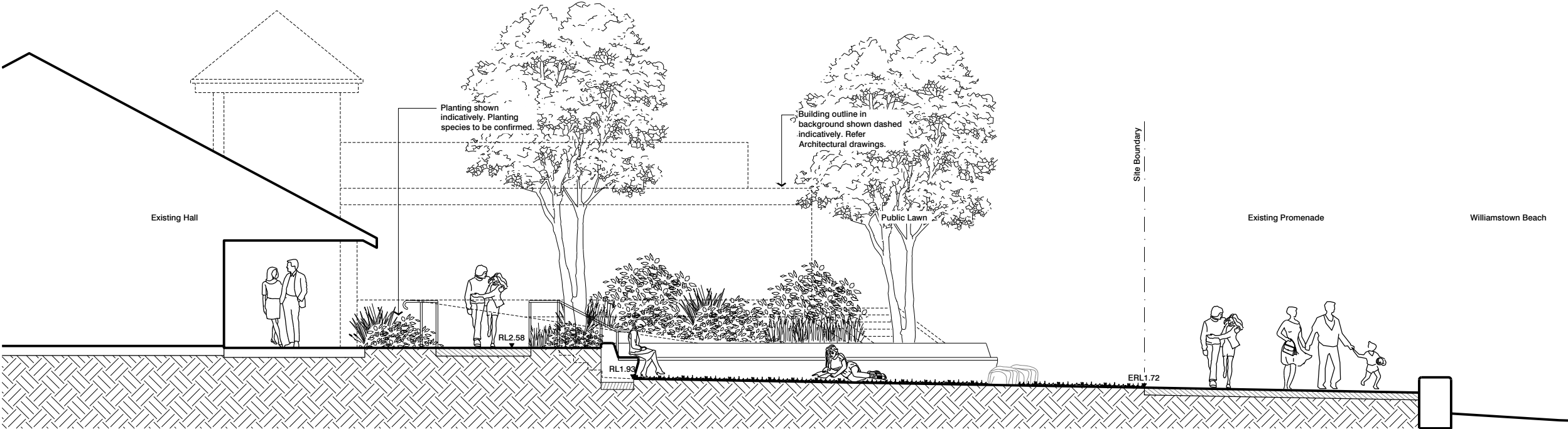


Timber elements integrated into seating wall

Landscape Sections 01



01 Section 01
1:50 @ A1 / 1:100 @ A3

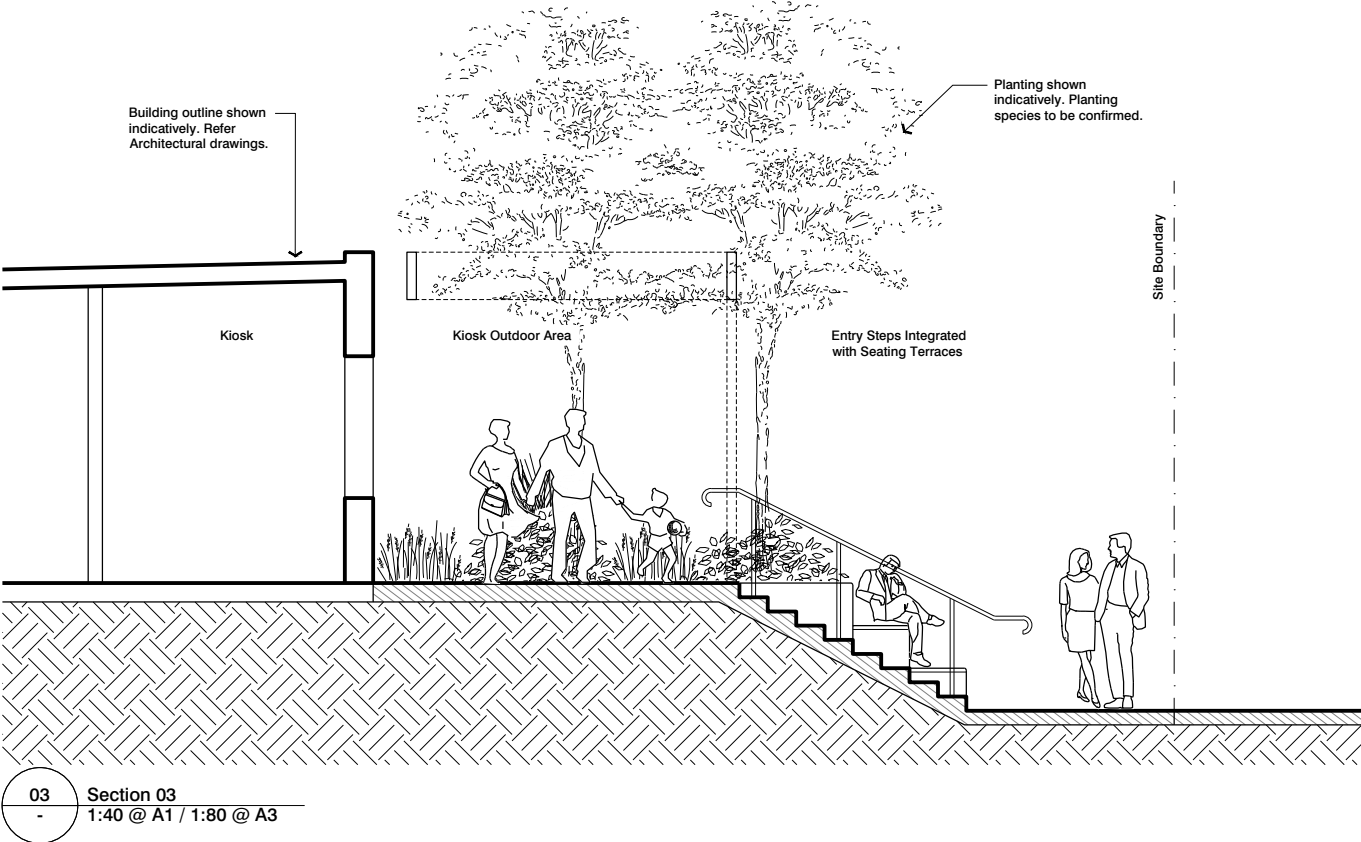


02 Section 02
1:50 @ A1 / 1:100 @ A3



Note: Planting shown indicatively. Planting Design to be confirmed.

Landscape Sections 02



Note: Planting shown indicatively. Planting Design to be confirmed.