



Landscape Guidelines

Landscape design considerations



Landscape design considerations

Prior to commencing design, the following must be considered:

Existing conditions

An existing conditions plan should be informed by all relevant background documents (eg arboricultural, flora and fauna conservation, drainage/stormwater, cultural heritage, geotechnical reports etc) and developed to show the following:

- A location plan with surrounding area context (where it sits in the broader landscape)
- All existing or adjacent structures, furniture, paths and path connections, trees, garden beds, native vegetation, and areas of cultural significance
- Remnant trees, including their TPZ
- Easements, services, pits, drainage, and overhead powerlines
- Topography and grades
- Water bodies and creeks, including 1:10 and 1:100 flood levels
- Rocky outcrops, knolls, and any other features of the site

Design

The Concept design is to be informed by the existing conditions plan and background reports and should consider the following:

- Primary, secondary and shared path networks
- Playgrounds
- Seats and picnic tables
- Shelters and other structures
- Kickabouts
- Existing trees to be retained
- Proposed tree and garden bed plantings
- Retained rocky outcrops and knolls
- Drinking fountains, bins and cycle racks
- Retaining and feature walls
- Any proposed artwork or landscape sculptural elements

Detailed Design plans are to follow in-principle approval of Concept Plans, they should address all review comments provided, and be developed to show the following:

Open space

- Local parks must not be provided on encumbered land
- Public lighting to all entrance/exit points, to the open space, if this cannot be achieved via the street network lighting.
- DDA complaint footpath to access the facilities within and to the perimeter of the open space.
- Provision for minimum facilities including, but not limited to, a shelter; hard court ball court; bicycle parking; seating; drinking fountain with dog bowl, bins and play equipment.
- Off-leash dog facilities at one park per precinct
- Shade tree planting
- Grassed areas must be 1:4 or less, to accommodate OHS requirements for mowing. Include details of the grade on the plans.
- Maintenance access points to reserves are to be strategically located.
- Provide circuits around the perimeter of parks and waterway reserves
- Create accessible connections to all seating areas, shelters, play spaces, and existing paths both within and beyond the site
- Seating located every 250 metres, installed in an apron extension to paths
- Drinking fountains at local park shelters and at entry/exit points to waterway linear trails
- Bins are to be located close to the activity or high traffic areas, be no further than 20 metres from the road and be at least 3-5 metres away from barbeques and seating.
- Signage as appropriate
- Vehicle exclusion barriers (such as bollards, fencing)
- Bicycle racks near activity nodes along the path network and be located to not obstruct access

Trees

- Tree planting is desirable in all available locations, in accordance with Council's Urban Forest Strategy 2023
- All existing trees, and trees on properties neighbouring the site to be developed, are to be retained, unless formal approval for removal has been provided by the responsible authority
- Exotic tree species are to be a minimum of 50m from Waterway Reserves
- Exotic tree species are to be a minimum of 100m from Environment Reserves
- In residential streetscapes, trees are required at a minimum of 1 per lot frontage, and 2 per side of lot
- In industrial streetscapes, trees are required at a minimum of 2 per lot frontage, and 4 per side of lot
- Carparks are to have a minimum of 1 shade tree for every 5 car parks, in garden beds a minimum of 2m wide, distributed evenly across the site, to ensure maximum shade potential. Optimally, the space allowed for tree planting will be the same size as a single car park

Refer also to MSC Landscape Guidelines:

- Trees



Garden Beds

Garden beds are to be used to enhance activity nodes, highlight entrances or gateways, create focal points, provide a screen or create a barrier. Garden bed design considerations:

- Preserve desirable views and vistas through the landscape
- Avoid desire lines and shortcuts
- Enhance surveillance of open space
- Utilise passive irrigation of garden beds
- Screen undesirable views
- Garden beds are to be a maximum of 3m wide and a minimum of 500mm unless otherwise specified
- Garden beds must be 1:3 or less, to accommodate OHS requirements for maintenance. Details of the grade are to be detailed on the plans
- Avoid excess areas of garden beds
- Garden beds are not permitted in nature strips, including extending to the back of kerb, unless specified

Refer to MSC Landscape Guidelines:

- Road Reserves and Traffic Treatments for median and roundabout garden bed requirements
- Garden Beds and Edging

Plant Species Selection

Plant species are to meet the following criteria:

- Long-lived
- Drought tolerant
- Selected for their natural habit and size to fill the required space without relying on frequent pruning
- Vigorous and maintain vigour without annual division or frequent pruning
- Groundcover and shrub species are to be evergreen
- Retain basal foliage at maturity
- Adapted to the site soil conditions
- Able to regenerate well if pruned
- Perform well without the addition of regular fertiliser
- Self-supporting, densely growing with many growing points
- Have a uniform growth habit
- Non-weedy and non-fruiting varieties



Stock procurement

- Plants must be procured from a registered nursery and meet the following criteria:
- The plant species, cultivar, and pot size as specified on the design planting schedule. Where a selected species cannot be sourced, a suitable alternative is to be submitted to Landscape Planning for approval
- Indigenous species are to be sourced from a nursery specialising in plants indigenous to the local area. It is recommended that indigenous plants are contract grown, well in advance, to secure the required stock
- All tree stock for landscape use must comply with AS 2303:2018
- Advanced Trees are to be nominated in 45L pots. Larger stock will not be accepted
- For each tree species, Council's Tree Stock Audit is to be filled out and completed by a qualified arborist or horticulturist and submitted to Council for approval
- All plant stock is to be correctly labelled when delivered



Contact Council:

For further information, please visit

www.mitchellshire.vic.gov.au

or contact Mitchell Shire Council's Landscape Planning Department on 5734 6200.

References

Melbourne Water Maintenance Agreements

Mitchell Open Space Strategy

Mitchell Shire Council – Landscape Guidelines

Mitchell Shire Council - Landscape Subdivision Documents & Checklists

Mitchell Shire Council - Standard Landscape Drawings

Mitchell Shire Council - Recommend species lists