



# MARCONI CLUB ILU BOSSLEY PARK

SITE COMPATIBILITY CERTIFICATE  
JUNE 2019



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LANDSCAPE CONTEXT



regional context



local context



LANDSCAPE SURROUNDING LOCAL CONTEXT

It is important that the proposed site character responds to the surrounding local context.

The surrounding streets are mainly residential showing a mix of well established native street trees as well as new street trees along the Seniors development.

Turf verges are present with low maincured planting to the edges of property boundaries.



Established eucalypts along Restwell



Looking west down Restwell st towards the site. Established eucalypts are present which begin to develop a stong character for these streets



Street trees outside seniors development are young and not yet established. Generous grass verges present



Looking south along private driveway between proposed development and E2 conservation zone.



Low densty residential housing is present directly adjacent to the proposed development



LANDSCAPE HISTORY

origins

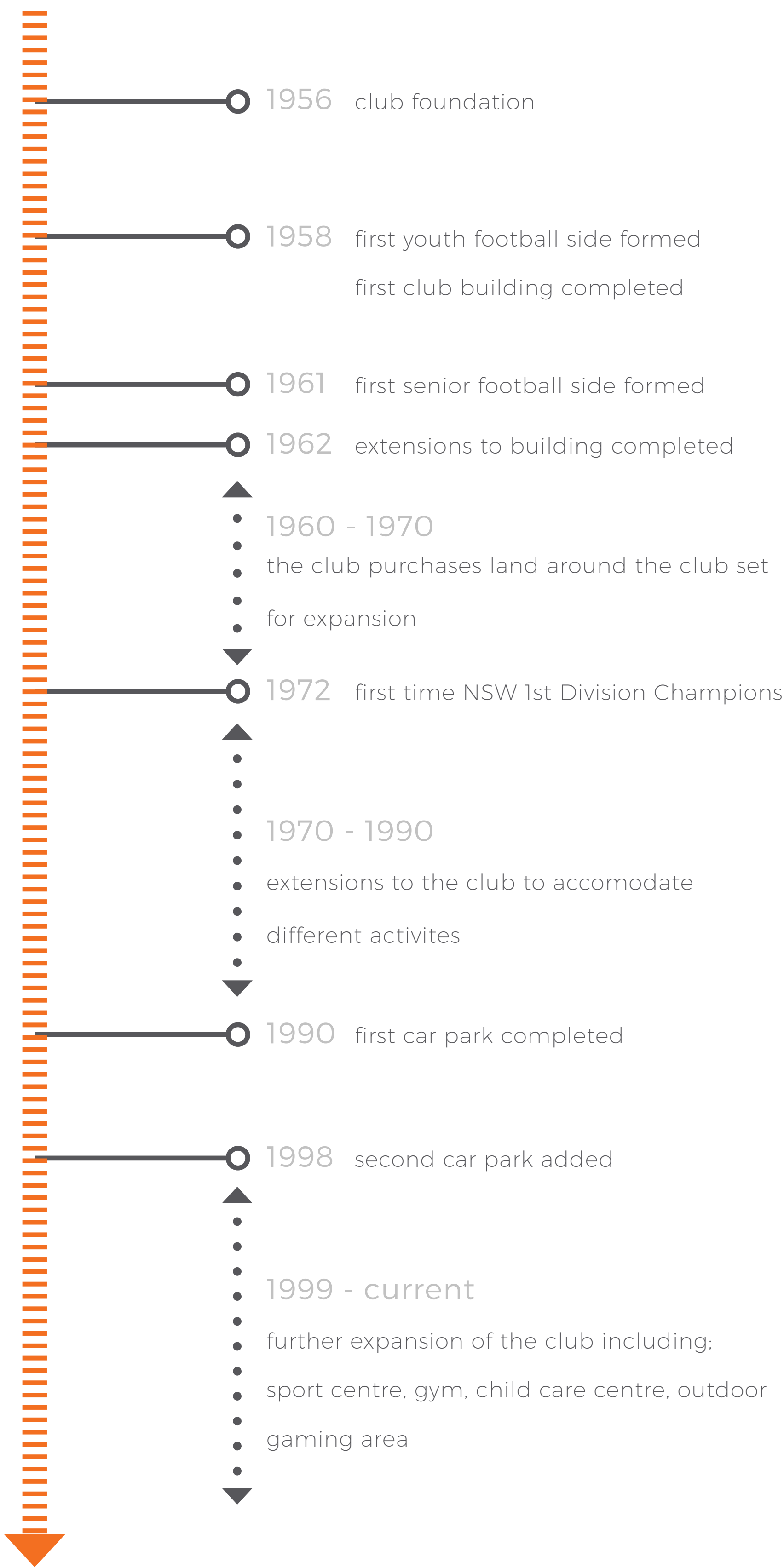
Post World War II there was a mass migration of Italians through the inner and outer cities of Sydney. Club Marconi formed as a hub for the Italian community in Fairfield as a social gathering place. It provided a facility which accommodated their festivities including bocce, dancing, feasting and football.

The club is named after Italin scientist Guglielmo Marconi, he was famous for successfully switching Sydney Town Hall’s lights from Europe via wireless transmission. It is believed to be that Marconi connected the two countries closer than they ever had been before.

photos through the years



timeline



today

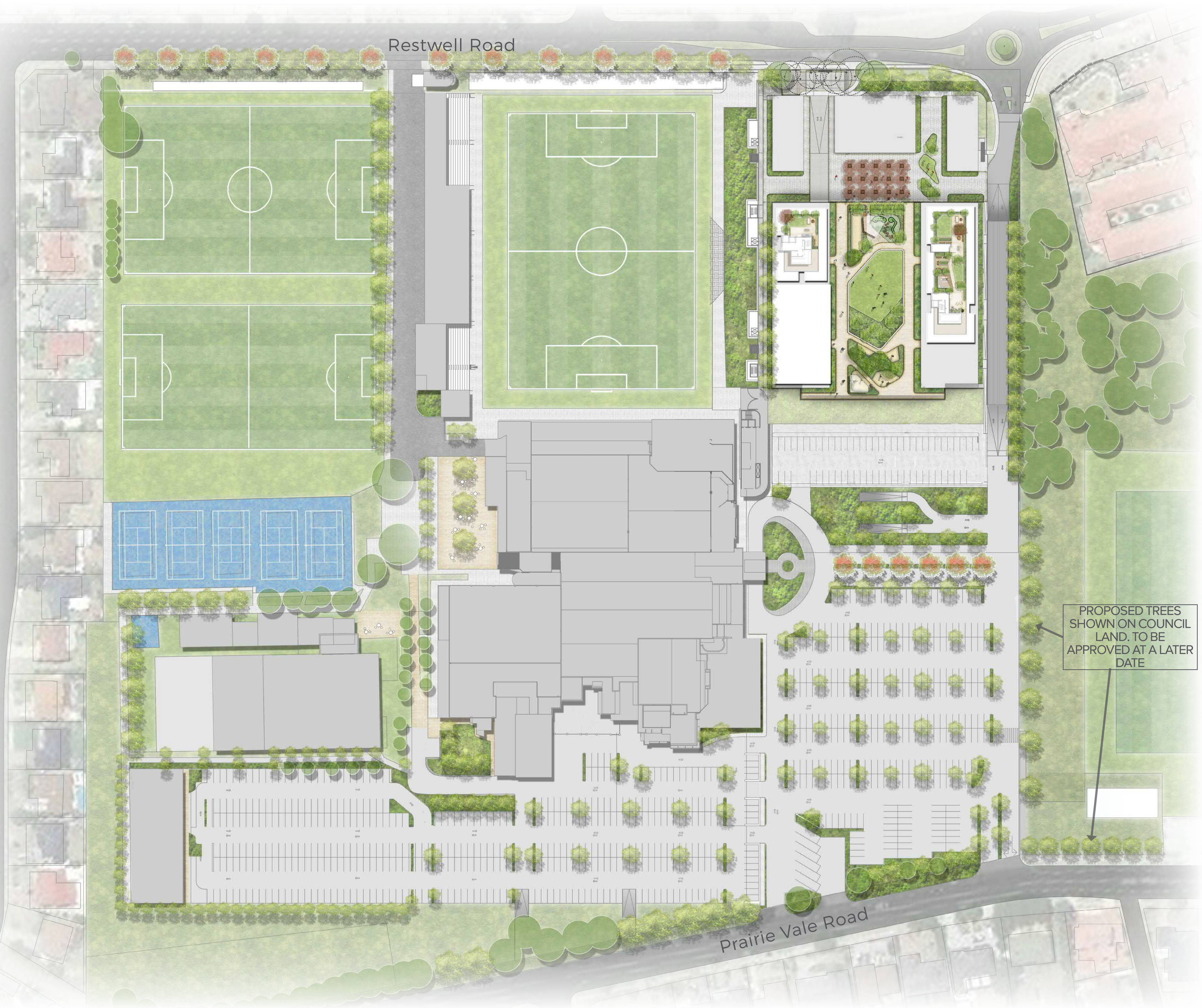
The club has seen a shift in diversity from the early days. It now has numerous activities and facilities that accommodate to a range of cultures and nationalities. These activities have been included in the expansion of the club including tennis courts, gym, sport centre, child care centre and outdoor gaming area.

aerial photographs





LANDSCAPE CONCEPT MASTERPLAN



INCREASED VEGETATION



WSUD



URBAN HEAT ISLAND



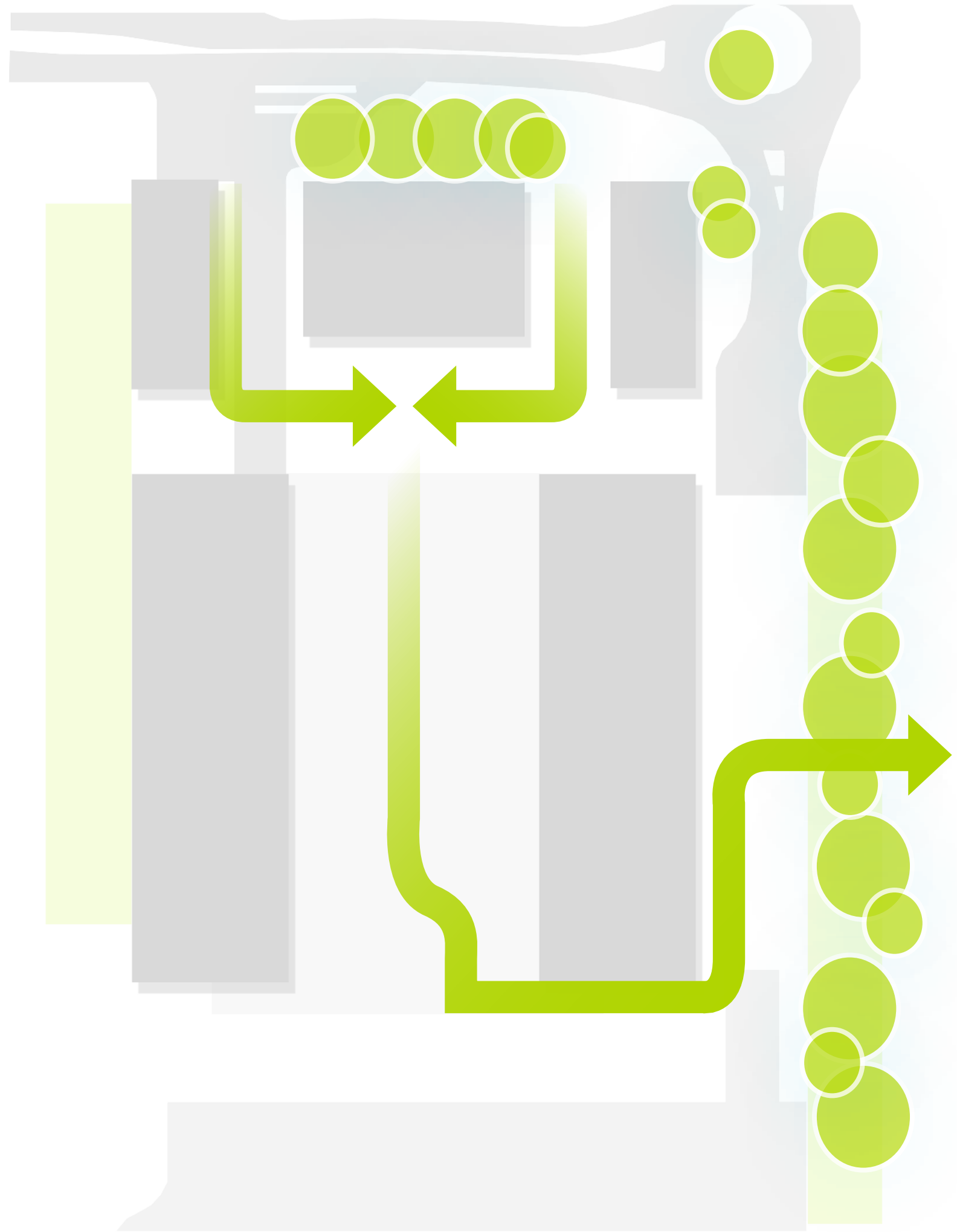


LANDSCAPE ILU CONTEXT

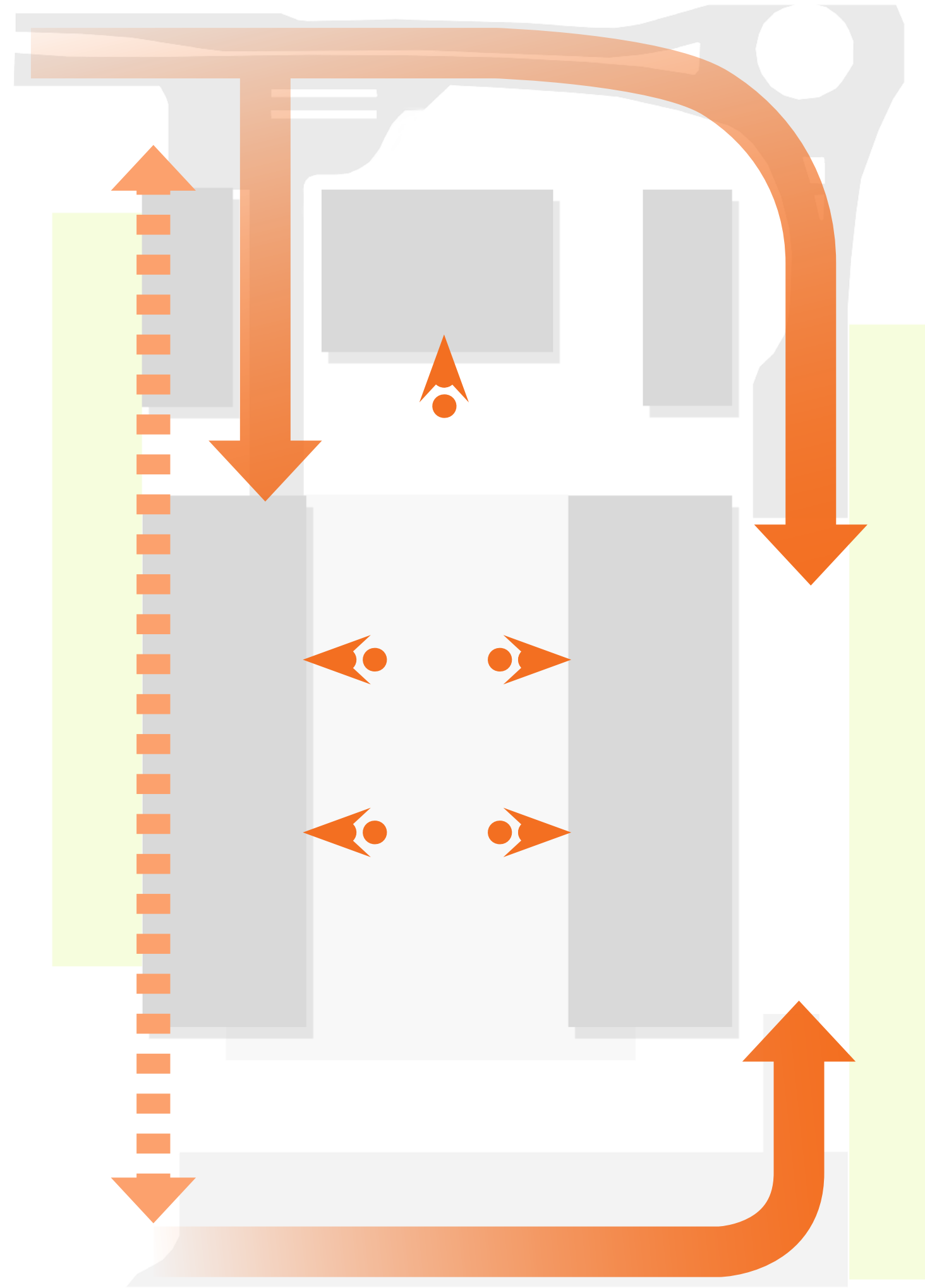




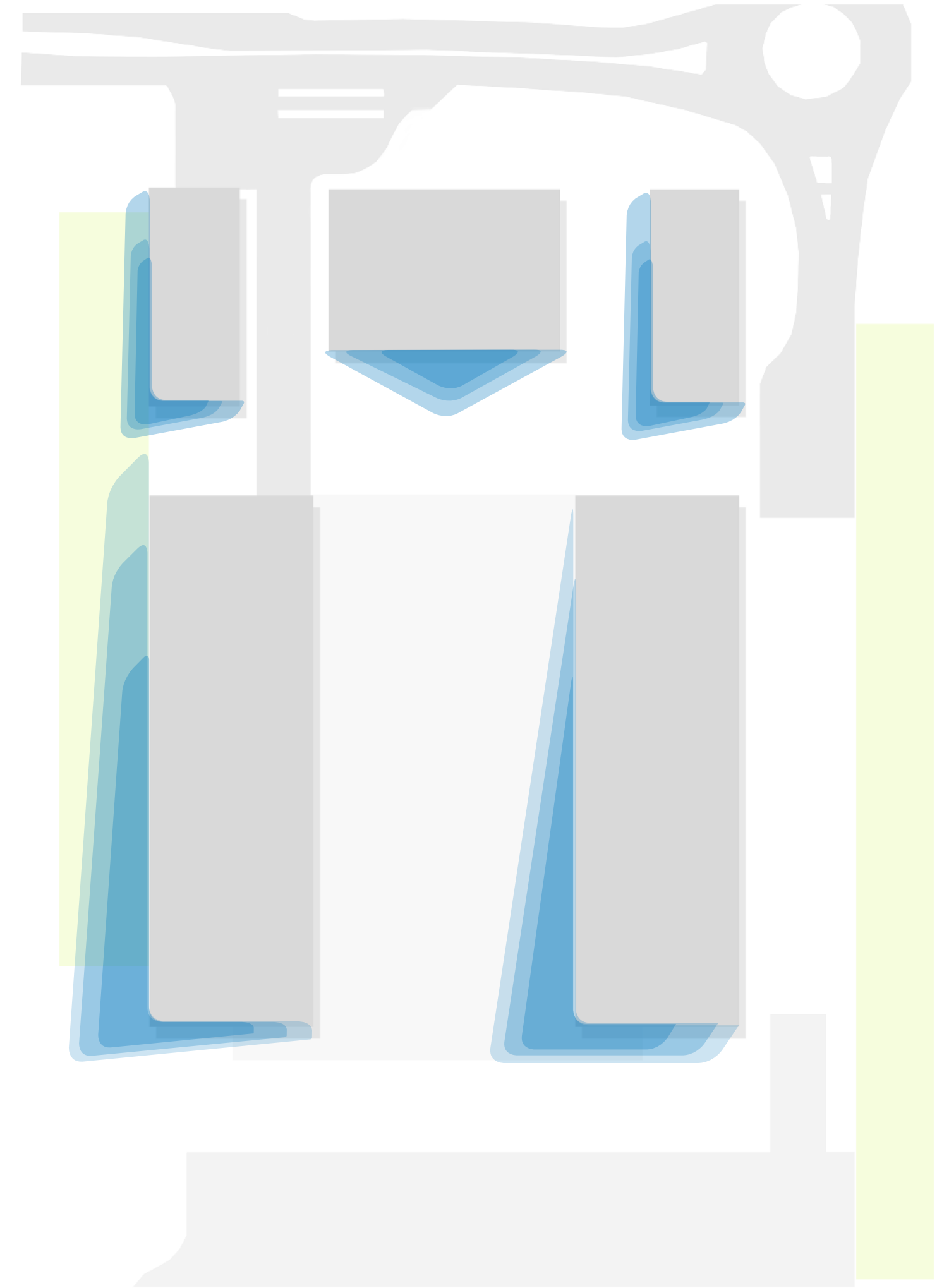
LANDSCAPE SITE ANALYSIS



**existing vegetation**  
The site is located in a parkland setting. Existing trees are dotted around the perimeter of the site particularly to the adjacent street edge.  
An E2 Environmental Conservation Zone exists adjacent to the east of the site. The existing site currently does not reference the dense tree canopy of the zone.



**connections and entry points**  
There are limited paths and connections made for pedestrians across the site. The existing pedestrian network stems from the carpark, as opposed to the surrounding streets. There are no notable connections made to Marconi Park or the SWIAA.



**site conditions**  
The site is relatively open and as a result is exposed to the sun and natural elements. The gradient of the site slopes to the east.





COMMUNITY

Incorporating social zones that cater for small and large groups



HEALTH

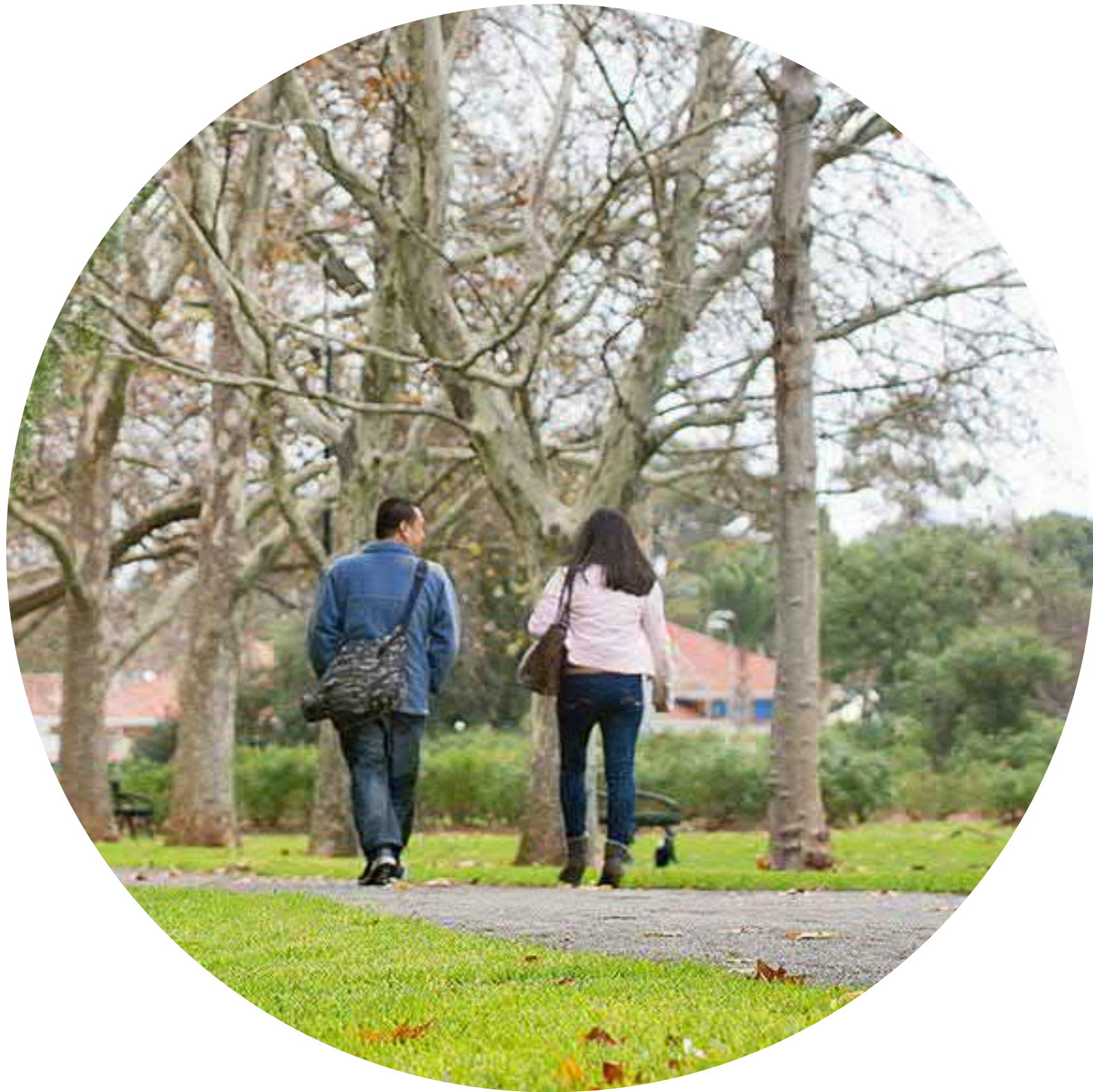
Providing functional areas for physical exercise, social gathering and interactions and responsive to mental health needs



RECREATION

Creating an invitation for members of this small community to stay, visit and relax with the additional use of passive recreational areas





COMMUNITY

Promote pedestrian access and connections between the new development and existing adjoining developments to create a well connected community



ENVIRONMENT

Provide a generous landscape buffer to the eastern edge of the development consisting of endemic species which reflect the character of the surrounding native vegetation communities

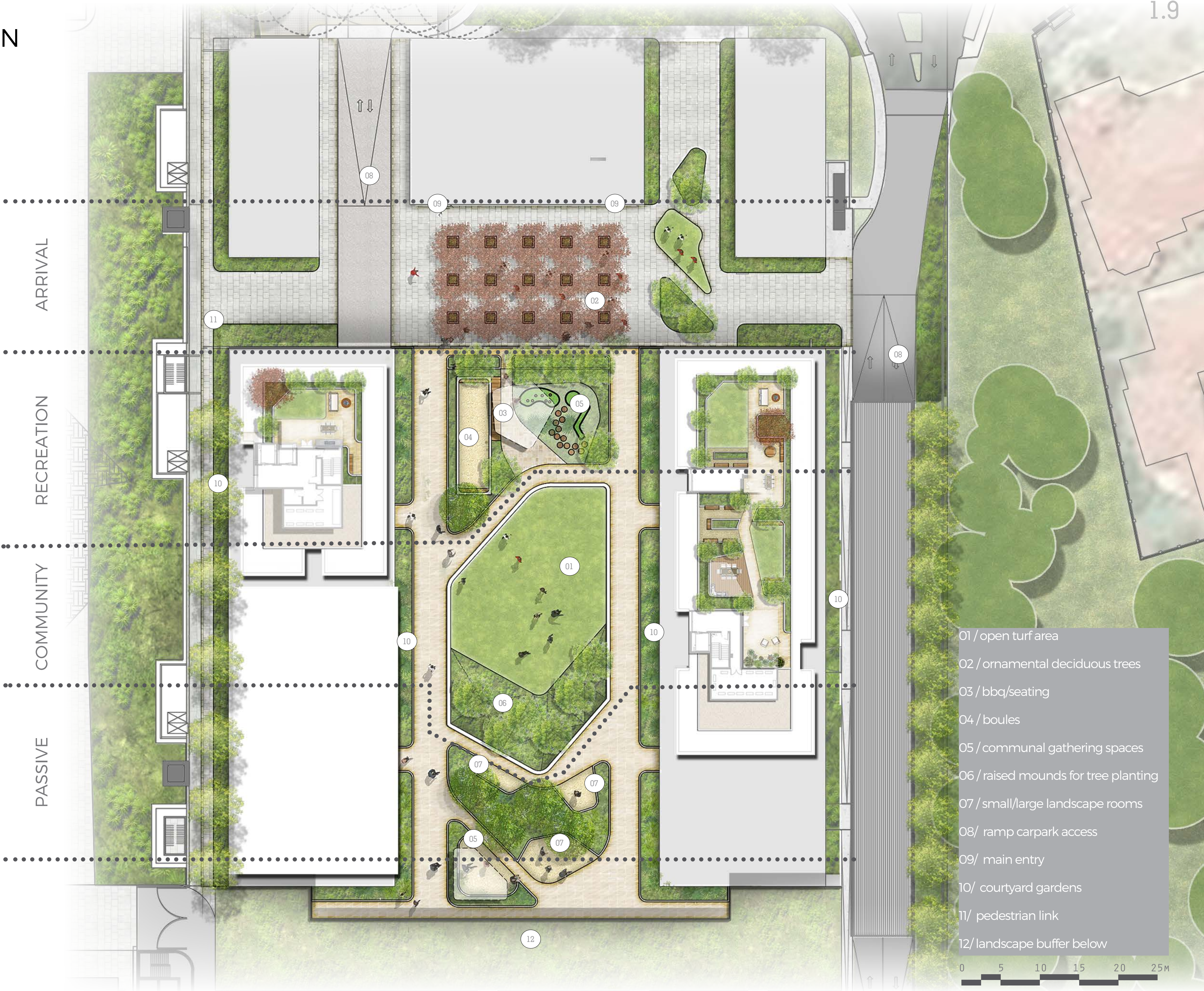


CONNECTIONS

Create strong visual connections between areas of the proposed development and the adjoining landscape in order to better connect residents with the surrounding landscape systems



LANDSCAPE ILU CONCEPT PLAN





## LANDSCAPE DESIGN ILU CONCEPT ROOF TERRACE PLAN

open turf area



intimate seating



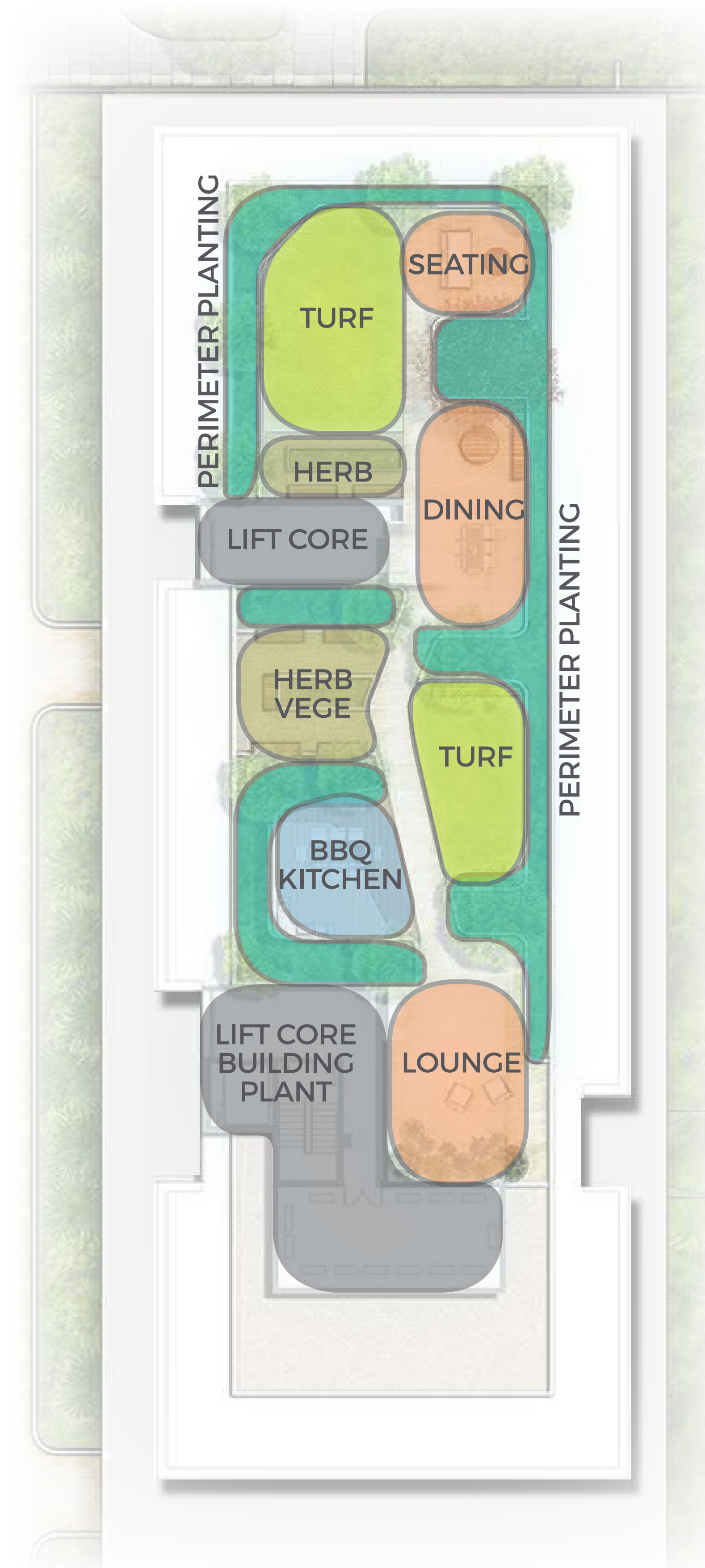
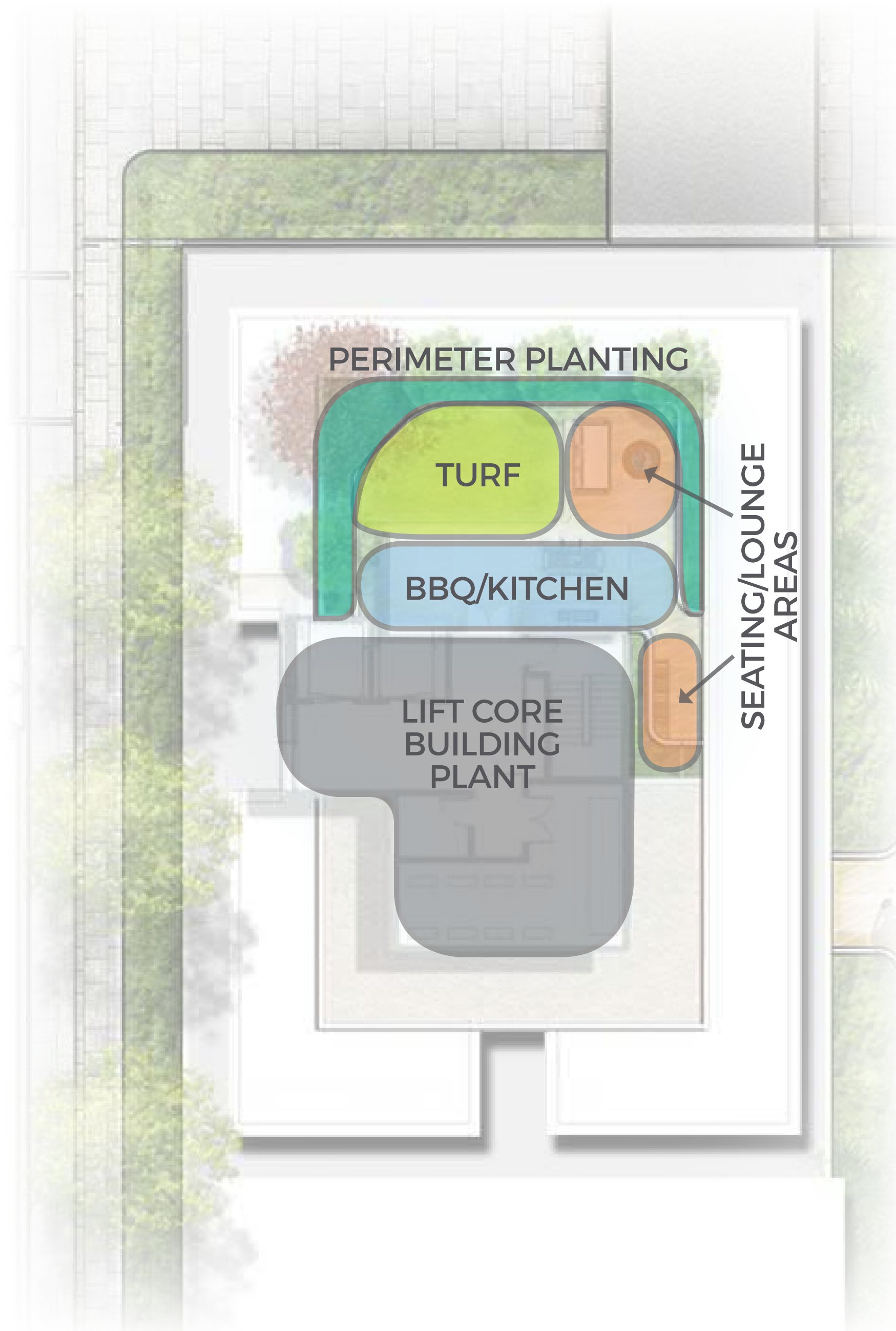
bbq/kitchen zone



perimeter planting



herb and veg



SCALE 1:125 @ A1



# LANDSCAPE DESIGN NATIVE BUFFER TO E2 ZONE

## BUFFER PLANTING

A generous area of buffer planting is to be installed along the eastern edge of the development, adjacent to an existing E2 conservation zone.

The landscape approach towards this buffer planting will be heavily influenced by the native endemic species already present within the Conservation zone and others that are native to the area. The entire planting palette for the proposed development will be focused around this principle, ensuring the site responds to the surrounding environmental character.



*Corymbia maculata*



*Acacia implexa*



*Hardenbergia violacea*



*Eucalyptus tereticornis*



*Busaria spinosa*



*Indigofera australis*

