

South Brisbane Riverside

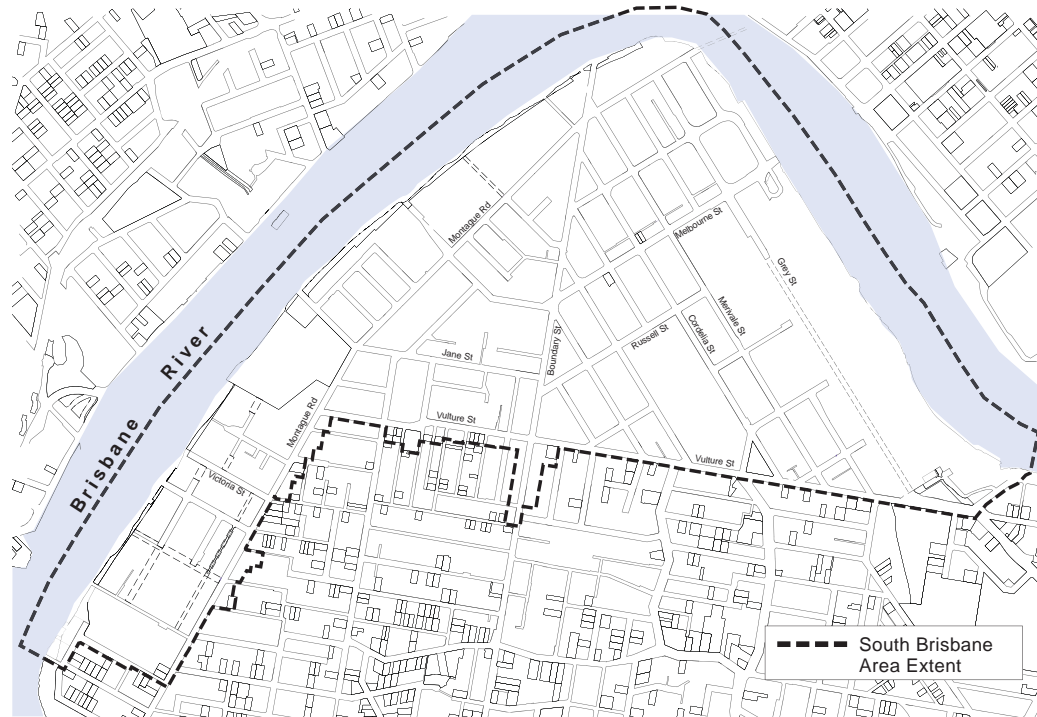
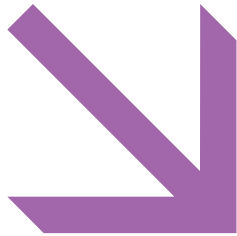


Figure 1 – South Brisbane Locality Extent

1.0 Site Overview

South Brisbane Riverside will be an eclectic inner city riverside community, supporting an established diverse and growing local population, situated within a key emerging employment locality and cultural district of international reputation. The community's creative focus and relaxed way of life will be reflected through high quality buildings and public realm, incorporating subtropical design excellence and innovation.

In specifying streetscape design for the precinct, this document anticipates the increased number and frequency of pedestrian users that will result from development.

2B. South Brisbane Riverside

2.0 Extent

All streetscape works occurring within the boundary shown, must comply with the character specified in this document. Areas outside this boundary may be developed in keeping with this character, at the discretion of the developer and subject to Council approval.

The extent of the South Brisbane Riverside area for the purposes of these locality guidelines is shown in Figure 1.

3.0 Streetscape Hierarchy

3.1 Streetscape Types overview

The Citywide Streetscape Hierarchy types have been applied to all streets within the South Brisbane Riverside area. Exceptions are detailed in Point 3.3 'Streetscape Type Exceptions'.

3.2 Standard Footway Elements and Materials

These locality guidelines for South Brisbane Riverside are to be read in conjunction with the following sections of Chapter 3 Streetscape Design of this manual.

- 3A Citywide Streetscape Hierarchy – for footways, corner land dedication and cross-block link typical layouts; and
- 3B Footway Elements and Materials – for footway upgrade standards, standard drawings and reference specifications.

Footway upgrades are to include new surfacing, new or reinstated kerb and channel, driveways, pedestrian kerb crossings, tactile markers, roofwater drainage line connections, service pit lids, street trees, garden beds, furniture and pedestrian lighting – as applicable to the streetscape type. The scope, layout and detail of the footway upgrade is to be agreed on a site-by-site basis through the development approval process.

3.3 Streetscape Type Exceptions

3.3.1 Melbourne Street Boulevard

The Melbourne Street Boulevard treatment was established prior to the South Brisbane Riverside Neighbourhood Plan and applies to the length of Melbourne Street from Victoria Bridge up to its intersection with Boundary Street.

The character of Melbourne Street is expressed as a transitional link between the civic character of the City Centre and the local suburban character of inner-city West End. This strong linear connection acknowledges the experience of vehicular, pedestrian and public transport movement and will be emphasised through street tree planting - as listed in the Table 1 – and a unified boulevard design.

Paving materials for the Melbourne Street Boulevard do not comply with the Streetscape Hierarchy types and are as follows:

Exposed Aggregate Pavement:

To be used as the primary pavement material

Supplier: Hanson, Boral or approved equivalent

Colour: 'Honey Red'

Tactile Pavers:

Supplier: Concrete tactile paver by Chelmsstone, Urbanstone or approved equivalent

Colour: CCS 'Voodoo'

4.0 Public Art

4.1 Public Art Locations

Public artwork is required to be provided in the following locations within the South Brisbane Riverside area.

- Open spaces – Permanent and secure infrastructure for temporal public art installations, performance and display, including lighting, power and lockable storage facilities;
- Corridor link parks – Permanent public art installations; and
- Corner land dedications – Permanent public art installations.

The location of the public artwork proposed to be located within publicly accessible space is to be shown on plans submitted for approval.

4.2 South Brisbane Riverside Public Art Conceptual Framework

South Brisbane Riverside Public Art Strategy was prepared in 2010 by Creative Sight.

4.2.1 Public Art Strategy Overview

The South Brisbane Riverside is a unique place that directly faces the Brisbane CBD. It's proximity to the city has been paramount in shaping the area's identity, economy and culture as a thriving authentic, diverse and enterprising place.

The diversity of the area has informed the three key overarching curatorial themes, that aim to inspire site-specific responses in the design of public art on individual sites. It is intended to sit beneath and work within Brisbane City Council's overarching *Art in Public Places* Policy.

4.2.2 Public Art Curatorial Rationale

The public art curatorial rationale identifies three themes for South Brisbane Riverside - Refraction, Immersion and Flourish.

Refraction: Edge – Vibrancy – Juxtaposition.

Refraction highlights the dynamic movement between juxtaposing elements in the area and its relationship to the river and Brisbane CBD.

Immersion: Enfold – Experience – Discover.

Immersed within the streets, parks and architecture of the area are stories and markings of contemporary life and culture coupled with indigenous and migrant experiences and memories.

Flourish: Aspire – Adorn – Flow.

Flourish draws inspiration from the natural phenomena of the tidal area, that adorns this area with its lush green edge. The theme of flourish also references the flow of people from the city and surrounding areas into the neighbourhood.

4.3 Public Art - Developer Handbook - Percent for Art Contribution

Applicants required as a condition of development to contribute public artwork within publicly accessible space, are to consult the *Developer Handbook – Percentage for Art Contribution* (refer to Section 4C 'Public Art' of Chapter 4 'Technical Details' of this manual. Contact the Public Art Officer on 3403 8888.).

5.0 Planting

5.1 Street Trees

Table 1 sets out the approved street tree species for use on the various streets within the South Brisbane Riverside area. Streets have been assigned a number of approved species based on their designated streetscape type.

Each street has a minimum of two approved street tree species to encourage variety and diversity within the precinct. Where two or more street trees are required on the same development frontage, a mixture of the appropriate species as listed in Table 1 is required.

Feature Street Trees planted in natural ground at corner land dedications are to be planted with species listed in Table 1.

5.2 Garden beds


Garden beds are permitted in Subtropical Boulevards and City Streets, in accordance with the typical layouts for these streetscape types in Section 3A Citywide Streetscape Hierarchy of this manual. Species to be selected from Table 2.

For any development located in the Melbourne Street Boulevard extent, garden bed species is to be determined in consultation with the Development Assessment Landscape Architect, according to the Melbourne Street Boulevard Suburban Centre Improvement Project.

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Street	Tree Species
Ambleside St	<i>Melaleuca quinquenervia</i> <i>Harpullia pendula</i> <i>Waterhousia floribunda</i>
Amersham St	<i>Melaleuca quinquenervia</i> <i>Harpullia pendula</i> <i>Waterhousia floribunda</i>
Anthony St	<i>Melaleuca quinquenervia</i>
Army St	No planting required
Bailey St	<i>Flindersia australis</i> <i>Melaleuca quinquenervia</i> <i>Harpullia pendula</i>
Bank St	<i>Tabebuia argentea</i> <i>Tabebuia rosea</i>
Beesley St	<i>Agathis robusta</i> <i>Delonix regia</i> <i>Flindersia australis</i> <i>Pongamia pinnata</i>
Besant St	<i>Cupaniopsis anacardioides</i> <i>Schotia brachypetala</i>
Bond St	<i>Buckinghamia celsissima</i> <i>Cupaniopsis anacardioides</i>
Boundary Street - between Granville St and Vulture St	<i>Buckinghamia celsissima</i> <i>Melaleuca quinquenervia</i> <i>Delonix regia</i>
Boundary Street - between Vulture St and Melbourne St	<i>Waterhousia floribunda</i> <i>Peltophorum pterocarpum</i> <i>Cupaniopsis anacardioides</i>
Boundary Street - between Melbourne St and Montague Rd	<i>Peltophorum pterocarpum</i> <i>Melaleuca quinquenervia</i> <i>Delonix regia</i> <i>Tabebuia argentea</i>
<i>Boundary St corners</i>	
<i>Boundary St/Russell St corner</i>	<i>Ficus microcarpa</i> var. <i>Hillii</i>
<i>Boundary St/Edmonstone St corner</i>	
<i>Boundary St/Manning St corner</i>	
<i>Boundary St/Cordelia St corner</i>	
<i>Boundary St/Merivale St corner</i>	
Bouquet St	<i>Melaleuca quinquenervia</i> <i>Harpullia pendula</i> <i>Elaeocarpus eumundi</i>
Brereton St	<i>Peltophorum pterocarpum</i> <i>Harpullia pendula</i>

 Corner land dedications - feature street trees

 Table 1 – Street Trees

Street	Tree Species
Browning St	<i>Pongamia pinnata</i> <i>Peltophorum pterocarpum</i>
Buchanan St	<i>Melaleuca quinquenervia</i> <i>Cupaniopsis anacardioides</i> <i>Delonix regia</i>
Cambridge St	<i>Buckinghamia celsissima</i> <i>Xanthostemon chrysanthus</i>
Cameron St	<i>Melaleuca quinquenervia</i> <i>Cupaniopsis anacardioides</i>
Colchester St	<i>Peltophorum pterocarpum</i> <i>Elaeocarpus eumundi</i>
Cordelia St	<i>Agathis robusta</i> <i>Elaeocarpus eumundi</i> <i>Waterhousia floribunda</i> <i>Melaleuca quinquenervia</i> <i>Harpullia pendula</i>
Donkin St	<i>Xanthostemon chrysanthus</i> <i>Flindersia schottiana</i> <i>Melaleuca quinquenervia</i>
Duncan St	<i>Melaleuca quinquenervia</i> <i>Flindersia australis</i> <i>Xanthostemon chrysanthus</i>
Edmondstone St	<i>Flindersia schottiana</i> <i>Buckinghamia celsissima</i> <i>Grevillea baileyana</i> <i>Schotia brachypetala</i>
Ernest St	<i>Peltophorum pterocarpum</i> <i>Cupaniopsis anacardioides</i> <i>Elaeocarpus eumundi</i>
Exeter St	<i>Buckinghamia celsissima</i> <i>Lophostemon confertus</i>
Extension of Rogers St	<i>Melaleuca quinquenervia</i> <i>Xanthostemon chrysanthus</i> <i>Agathis robusta</i>
Ferry Rd	<i>Harpullia pendula</i> <i>Xanthostemon chrysanthus</i> <i>Melaleuca quinquenervia</i> <i>Grevillea robusta</i>
Filmer St	<i>Pongamia pinnata</i> <i>Waterhousia floribunda</i> <i>Flindersia australis</i>
Fish Lane	No planting required
Forbes St	<i>Pongamia pinnata</i> <i>Brachychiton acerifolius</i>
Glenelg St	<i>Michelia champaca</i> <i>Cupaniopsis anacardioides</i>

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Street	Tree Species
Grey St	<i>Cupaniopsis anacardioides</i> <i>Agathis robusta</i> <i>Ficus platypoda</i>
<i>Grey St/Melbourne St corner</i>	<i>Ficus microcarpa</i> var. <i>Hillii</i>
Greet St	<i>Pongamia pinnata</i> <i>Flindersia australis</i>
Hardgrave Rd	<i>Lophostemon confertus</i> <i>Cupaniopsis anacardioides</i> <i>Syzygium luehmannii</i>
Hill End Tce	<i>Delonix regia</i> <i>Jacaranda mimosifolia</i> <i>Pongamia pinnata</i>
Hockings St	<i>Flindersia brayleyana</i> <i>Harpullia pendula</i> <i>Waterhousia floribunda</i>
Hope St	<i>Agathis robusta</i> <i>Livistona australis</i> <i>Syzygium luehmannii</i> <i>Cupaniopsis anacardioides</i>
Horan St	<i>Flindersia australis</i> <i>Pongamia pinnata</i> <i>Waterhousia floribunda</i>
Jane St	<i>Tabebuia argentea</i> <i>Peltophorum pterocarpum</i> <i>Pongamia pinnata</i> <i>Melaleuca quinquenervia</i>
Jane St - Davies Park edge	<i>Melaleuca quinquenervia</i> <i>Pongamia pinnata</i> <i>Tabebuia argentea</i> <i>Lophostemon confertus</i>
Kurilpa St	<i>Buckinghamia celsissima</i> <i>Harpullia pendula</i> <i>Waterhousia floribunda</i> <i>Flindersia australis</i>
Little Jane St	No planting required
Manning St	<i>Harpullia pendula</i> <i>Cupaniopsis anacardioides</i> <i>Melaleuca quinquenervia</i>
Melbourne St	<i>Waterhousea floribunda</i> <i>Livistona australis</i> <i>Agathis robusta</i> <i>Flindersia brayleyana</i> <i>Cupaniopsis anacardioides</i> <i>Syzygium jambos</i> <i>Harpullia pendula</i>

Corner land dedications - feature street trees



Table 1 Continued – Street Trees

Street	Tree Species
Merivale St	<i>Waterhousia floribunda</i> <i>Araucaria cunninghamii</i> <i>Cupaniopsis anacardioides</i> <i>Elaeocarpus eumundi</i> <i>Ficus benjamina</i>
<i>Merivale St/Russel St corners</i>	<i>Ficus microcarpa</i> var. <i>Hillii</i>
Mollison St	<i>Waterhousia floribunda</i> <i>Flindersia brayleyana</i> <i>Cupaniopsis anacardioides</i> <i>Buckinghamia celsissima</i>
Montague Rd	
<i>Between Jane St and Grey St</i>	<i>Araucaria cunninghamii</i> <i>Harpullia pendula</i> <i>Melaleuca quinquenervia</i> <i>Cupaniopsis anacardioides</i> <i>Elaeocarpus eumundi</i>
<i>Between Forbes St and Jane St</i>	<i>Araucaria cunninghamii</i> <i>Harpullia pendula</i> <i>Melaleuca quinquenervia</i> <i>Cupaniopsis anacardioides</i> <i>Pongamia pinnata</i>
<i>Montague Rd corners</i>	
<i>Montague Rd/Victoria St</i>	<i>Araucaria cunninghamii</i> <i>Delonix regia</i>
<i>Montague Rd/Vulture St</i>	<i>Ficus microcarpa</i> var. <i>Hillii</i> <i>Syzygium francisii</i> <i>Hymenosporum flavum</i> (planted in groups)
<i>Montague Rd/Jane St</i>	<i>Ficus obliqua</i>
<i>Montague Rd/Mollison St</i>	<i>Backhousia citriodora</i> <i>Flindersia bennettiana</i> <i>Flindersia brayleyana</i> <i>Grevillea robusta</i>
<i>Montague Rd/Bereton St</i>	
Musgrave St	<i>Peltophorum pterocarpum</i>
Norfolk St	<i>Schotia brachypetala</i> <i>Melaleuca quinquenervia</i>
Nott St	<i>Waterhousia floribunda</i> <i>Flindersia australis</i>
O'Connell St	<i>Cupaniopsis anacardioides</i> <i>Flindersia brayleyana</i> <i>Tabebuia argentea</i>
Oxford St	<i>Delonix regia</i> <i>Pongamia pinnata</i>
Paris St	<i>Waterhousia floribunda</i> <i>Xanthostemon chrysanthus</i>
Peel St	<i>Harpullia pendula</i> <i>Delonix regia</i> <i>Agathis robusta</i> <i>Elaeocarpus eumundi</i>

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Street	Tree Species
Peel St corners	
Peel St/Hope St	<i>Ficus microcarpa</i> var. <i>Hillii</i> <i>Syzygium francisii</i> <i>Alloxylon flammeum</i> (planted in groups) <i>Backhousia citriodora</i>
Peel St/Cordelia St	<i>Ficus obliqua</i> <i>Flindersia bennettiana</i> <i>Flindersia brayleyana</i> <i>Grevillea robusta</i>
Pidgeon Cl	<i>Waterhousia floribunda</i> <i>Pongamia pinnata</i> <i>Flindersia australis</i>
Princhester St	<i>Xanthostemon chrysanthus</i> <i>Lophostemon confertus</i>
Russell St	<i>Pongamia pinnata</i> <i>Grevillea baileyana</i> <i>Melaleuca quinquenervia</i> <i>Ficus platypoda</i>
Russell St corners	
Russell St/Cordelia St	<i>Ficus microcarpa</i> var. <i>Hillii</i> <i>Syzygium francisii</i> <i>Alloxylon flammeum</i> (planted in groups) <i>Backhousia citriodora</i>
Russell St/Manning St	<i>Ficus obliqua</i>
Russell St/Edmonstone St	<i>Flindersia bennettiana</i> <i>Flindersia brayleyana</i> <i>Grevillea robusta</i>
Scott St	<i>Delonix regia</i> <i>Waterhousia floribunda</i>
Skelton Lne	no planting required
Skinner St	<i>Pongamia pinnata</i> <i>Peltophorum pterocarpum</i>
Thomas St	<i>Delonix regia</i> <i>Waterhousia floribunda</i>
Tondara Ln	No planting required
Tribune St	<i>Elaeocarpus eumundi</i> <i>Cupaniopsis anacardioides</i>
Turin St	<i>Xanthostemon chrysanthus</i> <i>Lophostemon confertus</i>
Victoria St	<i>Pongamia pinnata</i> <i>Melaleuca quinquenervia</i> <i>Flindersia schottiana</i>
Vulture St	
Between Montague Rd and Boundary St	<i>Lophostemon confertus</i> <i>Buckinghamia celsissima</i> <i>Cupaniopsis anacardioides</i> <i>Melaleuca quinquenervia</i>

Table 1 Continued – Street Trees

Street	Tree Species
Between Boundary St and Grey St	<i>Cupaniopsis anacardioides</i> <i>Harpullia pendula</i> <i>Melaleuca quinquenervia</i> <i>Flindersia australis</i>
Vulture St corners	
Vulture St/Edmonstone St	<i>Ficus microcarpa</i> var. <i>Hillii</i> <i>Syzygium francisii</i> <i>Alloxylon flammeum</i> (planted in groups) <i>Backhousia citriodora</i>
Vulture St/Grey St	<i>Ficus obliqua</i> <i>Flindersia bennettiana</i> <i>Flindersia brayleyana</i> <i>Grevillea robusta</i>
Wilson St	<i>Cupaniopsis anacardioides</i> <i>Waterhousia floribunda</i>
Wolfe St	<i>Pongamia pinnata</i> <i>Flindersia australis</i>

Corner land dedications - feature street trees



Table 1 Continued – Street Trees

Shrub and Groundcover Species
<i>Dianella</i> spp.
<i>Dietes bicolour</i>
<i>Liriope</i> 'Evergreen Giant'
<i>Liriope</i> 'Stripey White'
<i>Myoporum ellipticum</i>
<i>Themeda</i> 'Mingo'
<i>Trachelospermum</i> spp.



Table 2 – Shrubs and groundcover species