

# bonbeach design guidelines



client:  
VicUrban

project team:  
hansen partnership



- 23 lot number
- attached - in (special built)
- semi-attached k, (special building)
- 1-54 detached lots
- building envelope
- setback envelope
- driveway location
- reserves
- not to scale

## project description:

**hansen** was engaged by VicUrban to prepare a set of design guidelines for developable parcels within the proposed Bonbeach residential subdivision. The controls were developed around tenets of sustainability and liveability according to the established VicUrban template.

Design guidelines set out a number of spatial and architectural parameters to be achieved including site layout, building height, architectural design, access and parking, landscape and fences and sustainability and environment.

This highly visual document allowed for a clear and easily interpretable document to be used by land owners through the development process. Understanding through imagery is an effective way to convey expectations for design outcomes. The illustration of the document used a number of mediums including sketching, existing photographic imagery and colour palette selection.



urban planning urban design landscape architecture

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