



Shoalhaven City Council



Marriott Park Master Plan - Report April 2021

localé consulting

ABN: 73 140 973 735

T 0419 700 401
A 36 Sunset Avenue Woolgoolga NSW 2456
P PO Box 53 Woolgoolga NSW 2456
E info@localeconsulting.com.au
W www.localeconsulting.com.au

Document Control

Job Number: 2019/510
Job Name: Marriott Park Master Plan
Client: Shoalhaven City Council
Job Contact: Ryan Schulter - Social Planner
Document Name: Master Plan Report

Version	Date	Author	Reviewer	Approved
1	21.11.19	Steve Thompson	Stuart Drury / Cinnamon Dunsford	Steve Thompson
2	06.04.21	Steve Thompson	Steve Thompson	Steve Thompson

Disclaimer:

Whilst care and diligence has been exercised in the preparation of this report, Locale Consulting Pty Ltd does not warrant the accuracy of the information contained within and accepts no liability for any loss or damage that may be suffered as a result of reliance on this information, whether or not there has been any error, omission or negligence on the part of Locale Consulting Pty Ltd, their employees or sub-contractors.

Contents

Executive Summary	1
1. Introduction	2
1.1 Purpose	2
1.2 Need for a Master Plan	2
1.3 Master Plan Development	3
2. Existing Situation	4
2.1 Location and Description	4
2.2 Brief History	5
2.3 Existing Site Conditions	6
2.4 Stakeholder Engagement	10
3. Master Plan Vision & Principles	12
3.1 Project Vision	12
3.2 Master Plan Principles	13
4. Master Plan Elements	14
4.1 New play space, picnic and southern entry	14
4.2 Community hall and gardens area	15
4.3 Pond and Surrounding Improvements	17
4.4 Werninck Cottage and streetscape areas	18
5. Implementation Plan	19
5.1 Recommended Staging	19

Executive Summary

This Report has been prepared to support the preparation of a master plan for Marriott Park, which is located in the south-eastern portion of the Nowra CBD. The park has a long history with the local community and its improvement will enable it to fulfil a new role for the growing resident and worker populations that frequent the area, as well as a stopover point for those travelling through the area.

The park has and will continue to be subject to changes in its use and importance as the nearby Nowra CBD grows. The changes in surrounding development also means that more and more people are using the park for both recreation and as a thoroughfare. This increasing role will continue to make the park an important area of urban open space within the context of the city. Over and above this growth, the park has now also been identified for the development of a Variety Livvi's Place playground - likely to result in even greater use into the foreseeable future.

At the present time the park contains a number of buildings and other structures in various stages of their lifecycle, inefficient and disconnected parking and vehicle access areas, as well as a notable lack of formalised paths. A seasonal influx of Corella birds also causes damage to the vegetation, infrastructure and is a major nuisance for surrounding properties. The core feature of the park is a man-made pond. This is in need of attention including the failing edges to the pond and overgrown / excessive vegetation around its perimeter which is affecting views and safety within the park itself.

The Princes Highway, which forms one of the park boundaries, is also an extremely busy thoroughfare, with the majority of traffic (including heavy vehicles) travelling through the town en-route to other destinations. Potential future widening of the highway is expected to impact the eastern side of the park, and this will need to be accounted for in to the future.

In response to the existing site constraints and future conditions, the master plan proposes the following key directions:

- Provision of a suite of new and accessible infrastructure facilities, including the Livvi's Place playground, but also associated parking improvements, pathways, picnic facilities and amenities that make for a comprehensive space
- Improvement of the pond area, including the provision of new edging, viewing platforms, water quality features and landscape works, aimed at re-establishing the pond as a central attractive feature of the space
- Reinvigoration of the central portion of the site by increasing use of the existing Girl Guides Hall, potentially including a small café, consolidating memorials to a new heritage style garden precinct, and better integrating this space with Kinghorne Street to the west
- Provision of park facilities on the northern side of the pond to integrate with Werninck Cottage, and to provide an accessible location for the increasing number of workers and visitors to the Nowra CBD

Overall, the project aims to identify opportunities to increase the use of the park, create a safe and welcoming atmosphere and to provide the necessary infrastructure to service the site into the future.

1. Introduction

1.1 Purpose

The purpose of the Marriott Park Master Plan (“**the master plan**”) is to prepare a blueprint for the future of the Marriott Park area (“**the park**”), ensuring that the community needs for the space are met and the management of the site can be approached in a positive and proactive way. The master plan ultimately seeks to assist the town to improve the connectivity of the space to the centre of Nowra whilst establishing attractive and useable facilities that meet future needs to service a variety of local users, those that are passing through the area, and with the introduction of an accessible playground, ensuring that the facility is inclusive for all.

The master plan builds on the work of Shoalhaven City Council (“**Council**”) in responding to the need for change to meet the opportunities of the area. Council has undertaken a number of consultation events and activities that have greatly informed the requirements of the master plan. Subsequent targeted consultation has also been undertaken with key user groups and related authorities, culminating in the master plan as presented in this document.

1.2 Need for a Master Plan

The need for the master plan has stemmed from the acknowledgement that the Nowra CBD is continuing to grow, with Marriott Park being located on the south-eastern portion of this area. As a consequence of growth in both the worker and general residential population of the area, the park is becoming an increasingly important area of urban open space within the context of the city.

The immediate context of the site has also changed in recent years. Previous low use, low density development such as car sales yards have been replaced with the high use and higher density development - including a McDonalds restaurant and Quest serviced apartment building that are now located on Plunket Street, being the park’s northern boundary. These developments have seen changes in the way that people move through the park and the destinations that they are seeking.

Marriott Park was originally established in 1946 and was known then as Hyam’s Park. It was later renamed Marriott Park in honour of Thomas Marriott, the first captain of Nowra Volunteer Fire Brigade. The park has a significant historical value to the township of Nowra, with several memorials and monuments having been established over time, albeit some of which have since been removed. Today, the park is particularly well used by parents accessing the playground areas, by people moving through the park to the adjoining CBD areas, and by workers in their lunchbreaks.

Over time, the area is expected to become a more popular parking location and access through and around the park will become more important. Combined with the selection of the site for an accessible play space initiative, the future of the site will see much greater use and need for infrastructure to support this growth.

1.3 Master Plan Development

The development of the master plan has been ongoing for some time, with Council initially seeking to better understand the current use of the park through observation and survey of use. Locale Consulting and Ayling & Drury Landscape Architecture were then engaged to review the existing situation, undertake preliminary consultation and develop the master plan. Since this time, the area has been identified as a preferred location for a new accessible playground, a site for which has been identified within the master plan drawings. This process is outlined in the flow-chart below.



Figure 1: Master Plan process flowchart

The development of the master plan therefore seeks to build on both existing and new information, stakeholder feedback and the needs of Council to prepare a basis for an ongoing implementation process.

The report is set out as follows:

- Section 2: provides an overview of the existing situation and site context
- Section 3: provides a brief overview of the consultation and engagement activities undertaken, and the key outcomes of note
- Section 4: provides an overview of the project vision and master plan principles that have been used to drive the design work
- Section 5: provides a discussion of the various elements of the master plan and how these can be brought together for implementation
- Section 6: provides a plan for implementation of the project

The final section provides a short review of the intent of the master plan and concluding statements.

2. Existing Situation

This section provides an overview of the existing site location and context and existing site attributes.

2.1 Location and Description

Nowra is located on the South Coast of NSW, 160 kilometres south of Sydney. Located on the southern bank of Shoalhaven River, the city is part of the broader urban area also incorporating Bomaderry on the River's northern side. Nowra is the largest of the urban centres within the City of Shoalhaven local government area (**LGA**). Marriott Park sits on the south-eastern fringe of the Nowra CBD and provides a transition from primarily business / commercial development to the north, to predominantly residential development to the south. The locality within the broader area is shown in Figure 2.

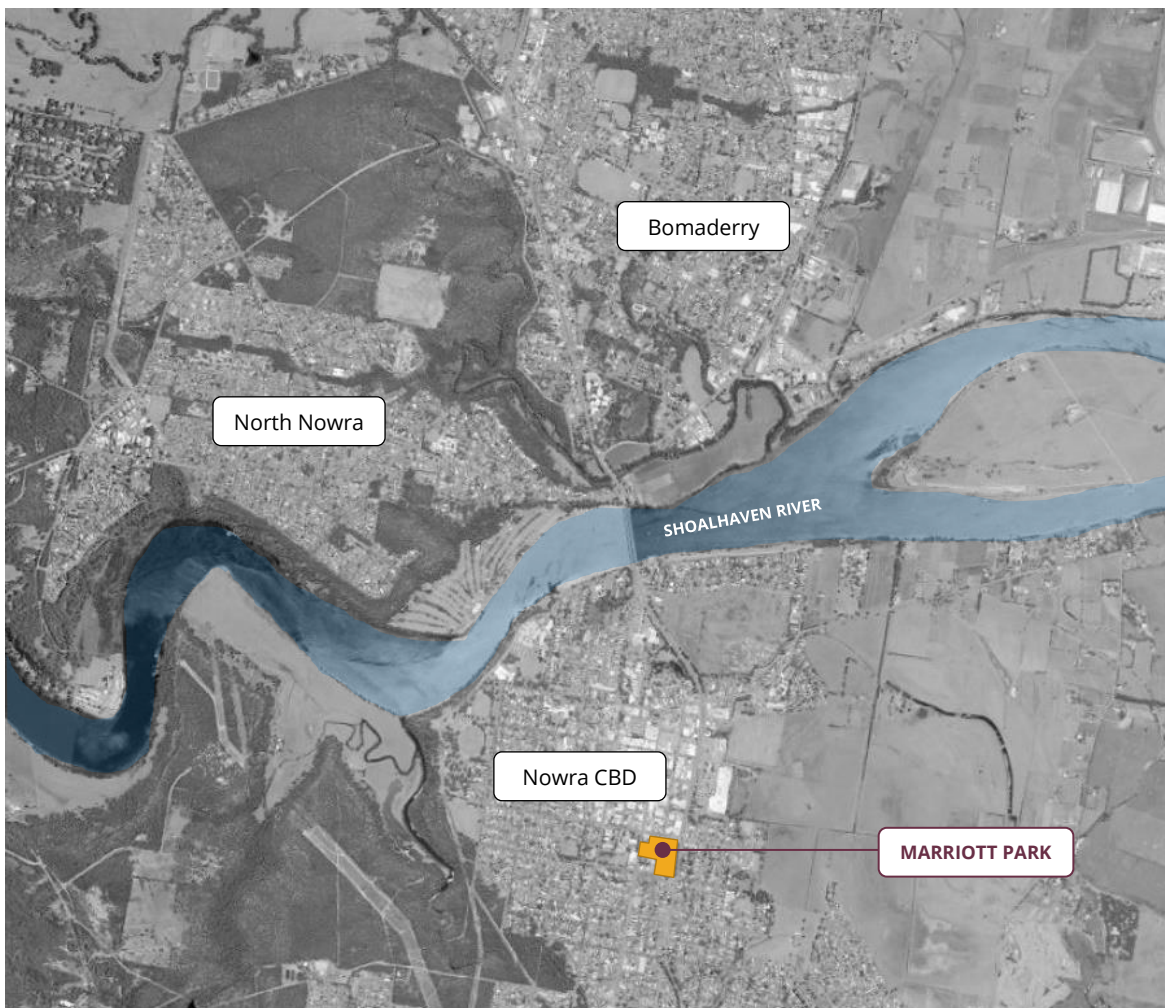


Figure 2: Project location in Nowra / Bomaderry urban context

The main south coast arterial road, the Princes Highway, bisects Nowra and forms the eastern boundary of the park. To the west of the park are a range of educational, community, institutional and visitor accommodation (motel) facilities. Some of these are within the same “block” as the park, which is otherwise bound by streets on its other sides - Princes Highway to the east, Plunkett Street to the north, Douglas Street to the south and

Kinghorne Street to the west. The park in the context of its immediate surrounds is shown in Figure 3.



Figure 3: Project area context

2.2 Brief History

Nowra Municipal Council purchased around 5 acres of land in 1937 that is home to the current Marriott Park, with a committee of local people being formed in 1946 to clear the previous 'swamp area' and create parklands set around an artificial lake¹. The area was originally known as Hyam's Park, named after the first landholder, but eventually became Marriott Park, honouring Thomas Marriott who was the first Captain of Nowra's Volunteer Fire Brigade and a respected local. The general layout of the park was designed by local artist, Leonard Long, and the original work on the park was carried out by volunteers.

In 1947 a series of tree plantings occurred, honouring the men of the district that had been killed in the Second World War. These are identified by the memorial rock and plaque located near the existing amenities building in the south east corner of the site. Also around the time, plans for a 'Girl Guides Club Room' were approved by Council and constructed by volunteers over the ensuing seven years, eventually being opened in 1953.

Werninck Cottage, located in the north-western corner of the site, was constructed in 1922, with Council purchasing the property in 1984 and following an upgrade in 1985, the site has since been used for craft and displays. In 2002, camellia gardens were relocated from Bomaderry, being planted along the highway as a buffer to the area.

¹ Historical comments generally based on "A BRIEF HISTORY OF MARRIOTT PARK, NOWRA" compiled by Robyn Florance Ass/Dip LAH (UNE)

2.3 Existing Site Conditions

2.3.1 General Features

Marriott Park's dominant feature is the large central waterbody that is fed from the west and south before combining through an underground stormwater outlet in the north-eastern corner. The Princes Highway on the eastern side of the park is also a significant feature. In particular the Highway creates noise, and whilst it is currently well screened with landscape and large trees that reduce its visual impacts, part of the park is subject to a road widening / resumption area (RMS) that may reduce this in the future (timing is however unknown).

The site is otherwise popular for its playground and relatively well used as a thoroughfare to and from the adjoining CBD. However, much of the existing infrastructure and previous landscape works are in need of renewal and improvement to match to the current and predicted long-term increase in future use - particularly with the increase in use expected from the provision of a substantive new inclusive playground facility. Notable, and as shown in the images at Figure 4, are the lack of formalised paths despite clear walking desire lines, failing edges to the pond, overgrown / excessive vegetation that cuts off views, lack of lighting and the disconnect between existing inefficient parking areas and the park area.

The park also features a range of furniture, several memorials and some bridges that traverse the drainage line, further details of which are provided in Section 2.3.3.



1. ACCESS ROAD AND CAR PARKING AREA IS INEFFICIENT AND DISCONNECTED FROM PLAYGROUND BY ADJOINING OPEN DRAIN
2. WALKING DESIRE LINE FROM BRIDGE IS WORN AWAY, WITH NO FORMAL PATHWAY AVAILABLE
3. EDGE OF POND FAILING IN VARIOUS LOCATIONS
4. VEGETATION AROUND LAKE AND DRAINAGE LINE IS OVERGROWN AND BLOCKS VIEWS

Figure 4: Existing Park condition photos

2.3.2 Slope, Elevation and Views

Consistent with the prevailing drainage patterns, the park's low points extend from mid-block areas of the southern and western boundaries to the pond and lower again through to main drainage outlet in the north-eastern corner. The eastern boundary has an increasing elevation to the south-east corner, where a large open grassed space has high quality views over the pond to Nowra and the surrounding mountain ridge line behind. With the eastern boundary becoming more elevated to the south east corner it also has the benefit of reducing the view impacts of the Highway.

Around the pond, views range from being relatively open to being more enclosed due to planting around the pond edges. This vegetation makes some areas feel more isolated, disconnected, and less safe than the more open areas. Longer distance views to the north-west are restricted by the planting when viewed from lower levels / pond area of the park.

Conversely, the vegetation along the eastern boundary comprises more recent understorey planting with large native trees creating an extensive canopy over this area. Unfortunately, some of this area is identified for future widening of the Princes Highway and some of these larger trees, fencing and existing south-east corner entry area are likely to be removed. A further constraint related to the area of the Pond and associated drainage lines which are identified as being within the Flood Planning Area which is the equivalent to the 1 in 100-year event plus freeboard.



1. PLANTING ALONG EASTERN BOUNDARY PROVIDING BARRIER FROM HIGHWAY - SOME TREES MAY BE REMOVED FOR WIDENING
2. VIEWS TO NORTH-WEST ACROSS POND TO NOWRA CBD BEHIND AND MOUNTAIN RANGE BEYOND
3. EXTENT OF FLOOD PLANNING AREA ACROSS PARK
4. MAIN DRAINAGE OUTLET EXPOSED IN NORTH-EASTERN CORNER OF SITE

Figure 5: Vegetation, views, flood area and drainage photos

2.3.3 Existing Buildings and Other Features

Three main buildings existing within the park boundaries. These are:

- Werninck Cottage: a heritage listed arts and crafts cottage with a frontage to Plunkett Street
- Girl Guide Hall: located centrally within the park and understood to be utilised by the group on a fortnightly basis, with other occasional users able to hire from Girl Guides
- Amenities / toilet building: located in the south-eastern corner and in relatively poor, though operational condition

The photos at Figure 6 show these facilities and their relationship with the adjoining open space.



1. GIRL GUIDE HALL WITH EXISTING LAWN FRONTAGE TO PARK
2. EXISTING AMENITY BLOCK ON HILL ABOVE SOUTH-EAST CORNER PICNIC AREA
3. REAR OF WERNINCK COTTAGE WITH OPPORTUNITY TO PROVIDE ACTIVATION TO REAR PARK AREA
4. FRONTAGE OF WERNINCK COTTAGE WITH PRESENTATION TO PLUNKETT STREET

Figure 6: Existing buildings within Marriott Park

With regular use and active participation, the Werninck Cottage facility is a well-known facility within the area. Its presence within the north-western corner of the park provides for regular use and passive surveillance of this area. Further incorporation of the facility within the setting of the park can assist in providing additional activation and presence and this is encouraged.

Conversely, the Girl Guide Hall building is centrally positioned within the park with no street frontage and with comparatively poor levels of passive surveillance provided either to or from

the facility. The building is serviced by a small number of parking spaces to the south-east, with adjoining grassed areas and plantings being present around the building. There are however no pathways or equal access ramps to the building that has a number of steps at the main front door.

Accessibility is similarly deficient to the existing amenities block, which is set amongst larger native trees in the south-eastern portion of the site. This area is an elevated position, with an internal gravel path leading to the building having a number of elevation changes / steps.

In the remainder of the park area are a number of other improvements including:

- A war memorial rock and inscription adjoining the amenities building in the south-east of the site
- Memorial plaques set within rocks in the north-east corner of the site and near the Girl Guide Hall
- Two larger gazebo style shelters with seating - one more substantial and enclosed than the other
- Other general improvements including timber picnic table sets, seats, barbecue, refuse bins and landscaping
- Popular playground facilities including swing set, slides and climbing wall, as well as individual pieces including spinning and springer equipment, all set within a surrounding concrete pathway
- Basic lighting of some park areas, including in the south eastern picnic area

Many of these features are highlighted in the site analysis plans in Appendix A.



1. / 2. EXISTING PLAYGROUND FACILITIES

3. / 4. EXISTING PICNIC AREA INCLUDING VARIOUS SEATING, TABLES AND SHELTERS

Figure 7: Existing playground and picnic areas

2.4 Stakeholder Engagement

Council commenced community engagement activities in 2018, undertaking user mapping of the park to better understand how it is used, as well as user surveys to understand user perceptions of the area. These early observational activities highlighted the popularity of the play facilities at the park, as well as the use of the site as a thoroughfare between residential areas to the south and the Nowra CBD in the north.

The community survey also highlighted concern over safety within the park, alongside the upkeep of the area and provision of modern facilities being barriers to the use of the area. The site is however popular for its playground and is recognised as being a central open space. Parking in and around the site is generally available, particularly on Douglas Street which adjoins the playground area. Being relatively central, access to the park is generally either by car and foot.

In 2019, additional targeted consultation was undertaken to further inform the master planning process. These included a series of meetings with internal Council staff (including Council's Aboriginal Community Development Officer), Marriott Park users, surrounding organisations and other associated with the locality. Consultation was undertaken via face to face meetings, email or telephone. Those consulted include:

- Nowra Public School
- Werninck Cottage
- Nowra Youth Centre
- Quest Apartments
- Parkhaven Motel
- Marriott Park Motel
- McDonalds
- Church of Jesus Christ of Latter Day Saints
- Salt Ministries
- Nowra Police

Three themes that have been relatively clear throughout the consultation process is that:

- There is an immediate and recurring issue with Corella birds, which are both noisy and destructive to the park infrastructure and surrounding areas
- There are generally concerns with safety, or perception of safety associated with the park, including drug use, anti-social behaviour and homelessness
- There is a need for improvements to the site, including pathways, the pond and its surrounds, the amenities building and the play areas / picnic infrastructure

During the master planning process, Marriott Park has also been identified as a preferred location for a Variety Livvi's Place playground. A Livvi's Place playground is an inclusive play space designed for children of all ages and abilities to play side by side.

Since the adoption of the Marriott Park Master Plan in July 2020, a Notice of Motion was submitted to Council in response to concerns raised by the adjacent Parkhaven Motel. Additional consultation was undertaken by Council with the Motel and others with respect to

the location of car parking, and the potential adverse impact of implementation of the Master Plan. Those consulted include:

- Parkhaven Motel
- Church of Latter-Day Saints
- Nowra Girl Guides
- 104 & 108B Douglas Street
- 97 Kinghorne Street (TLE Electrical)
- Variety – The Children’s Charity NSW/ACT
- Marriott Camellia Park Care Group

The consultation with the Parkhaven Motel identified three concerns:

- Light spill onto the Motel property and rooms which look onto the park
- Increased congregation in the area
- Increased anti-social behaviour.

Alternative parking arrangements off Plunkett Street were subsequently investigated, as well as expanding parking options along Douglas Street. Submissions received from others consulted supported the retention of the adopted car park location off Douglas Street.

The outcome was reported back to Council in February 2021, and it was resolved to amend the Master Plan as follows:

- Removing at least 7 spaces from the southern end of the car park
- Increasing on street parking along Douglas Street
- Identifying lighting as being mounted on bollards
- Including additional planting along the Parkhaven Motel boundary.

These amendments have been made to the Master Plan contained within this report.

3. Master Plan Vision & Principles

Within the context of the existing situation as outlined in the previous Section, the following project vision and principles have been developed to inform the design process and to ensure that the project continues to address core community needs as it progresses through detailed design and implementation.

3.1 Project Vision

To reinvigorate Marriott Park to become an equitable, accessible and integral part of Nowra, providing high quality open space and play opportunities that take advantage of its existing natural assets, provides a basis for family orientated gatherings, and establishes public spaces that deliver memorable experiences for those that visit the area.



3.2 Master Plan Principles

The following principles have been developed to guide the master planning process and its subsequent delivery:

- i. Increase the accessibility of the space, with the inclusion of a shared pathway element around the pond, that connects park features and adjoining footpath network
- ii. Create a more open and visually connected space through a reduction in mid-storey planting and visual barriers that block views through the site
- iii. Rationalise the variety of infrastructure to establish a clear palette of materials, colours and plant species that create a stronger sense of place and increased functionality and range of activities
- iv. Increase the attractiveness of Marriott Park as a destination by introducing new public toilets and higher quality play facilities that act as an “attractor” for those passing through or stopping in the area
- v. Ensure that the existing community building is best meeting the broader needs of the community, including the Girl Guides, but also others as a central facility to meet the needs of park users
- vi. Promote the park as a place to engage in Nowra’s heritage / history with improved integration of existing heritage elements including Werninck Cottage, Guide Hall, memorial gardens and new interpretive information, as well as linkages / promotion of the nearby Nowra Museum
- vii. Create open spaces and associated infrastructure that enables the flexible use of the park for a range of primarily community-based activities
- viii. Improve interaction between park users and the pond through viewing opportunities, safe edges and healthy water quality conditions
- ix. Provide an attractive street level interface with high levels of permeability to increase safety, passive surveillance and access

The overarching project vision and master plan principles seek to respond to community needs and the likely significant increase in use of the site into the future. How these are established within the context of the future master plan are further described in the following section.

4. Master Plan Elements

This section provides a review of the proposed master plan (see plans at Appendix B). This is done through the identification of the various elements of the design and how these interact with the current and future aims. It is noted that the images provided within this section are character images only and not the “finished product” being suggested for this project. Artist impression perspectives are also used to provide an indication of how the project will look upon implementation.

There are four core parts of the master plan that are identified as follows:

- New play space, picnic, access and car parking area
- Community hall and gardens area
- Pond and surrounding area improvements
- Werninck Cottage and streetscape areas

Each of these core elements of the plan are further discussed in the following sub-sections.

4.1 New play space, picnic and southern entry

The proposed play space area (refer Plan 05 at Appendix B) would be focused on an enlarged footprint generally incorporating the space from the existing playground to the existing amenities block. The key changes to the existing situation would include:

- Existing access and on-site parking would be substantially upgraded, including the covering of the existing open stormwater drain / culvert that dislocates the existing parking area and playground. A total of approx. 16 parking spaces would be created, replacing approx. 10 under the current configuration, but remaining orientated to the northern end of the area to minimise impacts on the adjoining Motel.
- On-street parallel parking would also be replaced with angled parking, approx. 18 spaces, creating additional formalised spaces along Douglas Street with direct park access via accessible pathways
- The enclosure of the existing drain would enable the creation of an entry forecourt style area, including a new accessible amenity building to replace the existing facility. The area would retain some larger shade trees, with seating and accessible pathways.
- Provision of integrated accessible play space (subject to future concept design) and picnic shelter areas, including seating, tables, BBQs and integrated landscape features. This would include a variety of accessible play features, with adjoining tables that integrate between the formal play area, and the informal open space.



The area would be connected to the broader park via a new 2.5m wide shared pathway that would encircle the existing pond area. The pathway would join the various elements, as well as including an exercise equipment area / fitness station, encouraging park use for early morning walks and exercise activities.

A formal pedestrian access point into the park would be provided via new external pathways on Douglas Street. Landscape works would dominate the eastern boundary, screening the highway and creating an attractive backdrop to the park area. Signature sandstone wall and park signage would be provided at the south-eastern corner, effectively advertising the park to highway users.

Within this space a series of large format shelters would provide substantial shade and picnic facilities, enabling both larger and smaller group gatherings. In the south-eastern corner of the site adjoining the pond, a turfed picnic area would be retained, taking advantage of large existing trees which provides an attractive natural setting. New platform style seating would be included in this area. The existing picnic gazebo would also be retained however with walls removed to improve passive surveillance of the area.

The eastern edge of the park (the Highway verge), is flagged for future highway expansion which should be considered in terms of future noise, visual and access impacts. Allowance has been made for new plantings along this edge within the potential realigned Park boundary to create a softening of the highway in relation to the park.

Provision of new play equipment is seen as important to the positioning of Marriott Park as a distinct attraction. A high-quality play area is a key element to families coming to the location and staying for a longer period to enjoy the broader space. Provision of new higher quality play equipment, in accordance with Livvi's Place concept plans (to be prepared separately), would be implemented as soon as possible. As such the play space identified in the master plan is subject to ongoing concept and detailed design processes.

Lighting in the vicinity of the Parkhaven Motel would be low level bollard style lighting, aimed at minimising light spill into the Motel site. Additional planting would also be provided adjoining this area to provide additional screening.



4.2 Community hall and gardens area

To the north-west of the new play space area, the shared pathway would lead to the existing Girl Guide building and its surrounds which would again be significantly improved under the master plan (refer Plan 04 at Appendix B).

This area would firstly be improved through the removal of the redundant vehicle turning circle, which currently enable cars and roads to dominant the space and dislocate the park the southern and western portions of the park. Instead, the southern car park would have a simplified three point turn bay. This would continue to provide high levels of vehicle accessibility into the park without the parking areas dominating the open spaces. These improvements would also be aimed at increasing the accessibility and use of the playground area and Guide Hall.

The existing Girl Guide building would be re-imagined under the new arrangements, continuing to be used by this group, but also being much more regularly used by a wider variety of community organisations. The facility could also be used as a small café or similar facility, with a forecourt to the north for outdoor seating, and a more formalised / heritage style garden arrangement incorporating and celebrating the various on-site memorials - including the WWII memorial and aspects of the camellia gardens. A new access ramp could be provided to the building, with the new accessible amenities in the play space area being easily available as a public use facility.



In the central area created by the shape of the pond, the open parkland area of central lawn would be generally retained and shaped to further overlook the water. The existing gazebo would be directly connected to the path network and be simplified to better connect with its surrounds and have improved passive surveillance to enable the space to be safely used for events and functions.



A key direction for the area is to create both an engaging and a highly visible space, encouraging people to interact with memorials and historical information that would be centralised in this area. At present, a number of memorials are located around the park, but often in isolation and without an effective setting or legible context.

The mid-block park entrance on Kinghorne Street is emphasised in the master plan drawing in pedestrians and taking advantage of the views over the smaller pond cascades and wider park area - creating better safety and interest. The area would include a viewing platform, seating and heritage interpretive information, whilst also covering the unattractive stormwater inlet. Path ways would then connect to the north and south of the watercourse, with stepping stones provided across to encourage interaction with the water.



New park signage and sandstone entry walls would again be a feature on the western entry to create legibility, consistency and uniformity across the space.

4.3 Pond and Surrounding Improvements

To the north and east of the pond would be largely open space areas that see the continuation of the looped shared path as a central connecting feature. On the northern / Plunkett Street frontage, a number of large format shelters would again be provided, encouraging both CBD workers and those visiting the adjoining McDonalds restaurant to interact with the public space.

New park signage and sandstone entry walls would again feature around Werninck Cottage, and at the intersection of Plunkett Street and the Princes Highway. Between the two formalised entry points would be new understorey planting established to accentuate the existing avenue of memorial trees. This would also act to reduce or soften the impact of the busy Plunkett Street / Highway intersection, rationalise park entry, and provide greater sense of space within the park.



Immediately within the north-eastern entry, and aligning with the visual sight lines of the Plunkett Street / Highway intersection, would be another viewing platform over the pond. This will provide good passive surveillance into the park, as well as providing an interaction point with the water and again covering the stormwater outlet in this location. The platform is symmetrically aligned with other park elements and would also include historical / interpretive information.



On the waterfront, a number of improvements would also be undertaken. Across the entire pond frontage a new retaining wall edge is required and these are envisaged to be in the form of 'sandstone logs' that would be shaped to suit, providing both a formal and more informal edge where appropriate (e.g. where landscape is used as a biofilter of overland flows before entering the pond for example). This same sandstone material would also be used for seating and entry walls, creating uniformity across the site. Small retaining / seating walls being used would also assist in the height transition. Examples of this form of treatment are shown in the adjoining character images.



A minor loop path would run along the central inner curve of the Pond with a major loop around the wider Pond area, encompassing the picnic and seating areas of open lawn located on the northern and southern ends of the Pond as well as the central lawn events area around the retaining gazebo. The extent of pathways and hard pavement would again be examined at the detailed design stage, with a view to inclusion of smaller low maintenance garden areas which would also soften these areas.

Clear desire / view lines would be created to and around the pond area, drawing visitors to the water - the main asset of the site. This would be supported by vegetation management and thinning of the mid-storey to open up and frame views. The whole area would also be

significantly softened and connected with the natural landscape by using local native understorey planting and strategically placed native tree species.

The stormwater inlet from Kinghorne Street feeds into a series of smaller ponds before entering the larger area. The water quality of this larger area would be improved through both the existing cascades that provide aeration, but also the provision of two fountains within the larger pond area. Between these, riparian planting and bioretention elements, water quality is expected to be maintained, whilst the noise created by the fountains will soften the traffic noise that otherwise dominates the background.

Where the cascades and pond inlet meet the larger pond, the existing wooden footbridge would be replaced with a new accessible timber structure. This would elevate its appeal and importance in line with its increased usage as a key north - south linkage across part as part of the shared path network.



4.4 Werninck Cottage and streetscape areas

A number of improvements would also be undertaken in the area of the existing heritage listed Werninck Cottage - being in the north-western portions of the site (refer Plan 06 at Appendix B). The Cottage's location is adjacent to the Nowra Youth Centre with its main frontage to Plunkett Street.

However, the Cottage is within the park boundaries and there are opportunities for this space to better integrate with the park through a small dedicated space where small events and activities or stalls could be undertaken. This would have the benefit of increasing the use and passive surveillance of the park, as well as providing the Cottage with the addition of functional outdoor space.

To highlight the Cottage's presence as part of the park, small entry walls would be established on Plunkett Street to match the park's entry features. Surrounds of the Cottage would be terraced to ensure that the external space is able to be effectively used. This could also potentially incorporate further heritage information as part of the wider park's historical significance.

The streetscape along Plunkett Street, Douglas Street and Kinghorne Street would be improved to increase the visual appearance and pedestrian amenity of the area, and in doing so, improve overall connectivity of the park to the broader Nowra area. This process includes providing perimeter footpaths at least along the length of Plunkett Street and Kinghorne Street, as well as along the main park frontage area of Douglas Street (noting that this is a main parking spot for those accessing the park).



5. Implementation Plan

Implementation of the master plan is expected to be undertaken either as a single project, or subject to funding availability, delivered as a comprehensive process. This section provides an indication of the proposed staging of the project if required, its costs and what the next phases of implementation will require.

5.1 Recommended Staging

Overall, the project has been divided into three potential stages as follows:

- Stage 1: Playground, amenities, car parking, loop path and pond works to include:
 - Provision of a new accessible playground in conjunction with a Variety Livvi's Place project
 - Cover of the existing drain and provision of new car parking arrangements in the south-western corner of the site, both on and off-street
 - New accessible amenities to service the new playground facilities
 - Provision of improved picnic facilities including large format shelters as part of the southern picnic area
 - Initial shared pathway loop and connections to Plunkett and Kinghorne Street
 - Selective pruning and removal of existing vegetation to improve passive surveillance
- Stage 2: Pond and general park improvements
 - Improvements to the pond including water quality initiatives (water fountains), sandstone edging and associated planting
 - Provision of north eastern viewing platform and treatment of adjoining stormwater culvert
 - Upgrade of gazebo, lawn surrounds and additional pathway along pond edge
 - Provision of new picnic facilities including large format shelters as part of the northern picnic area upgrade
 - Streetscape treatment along Plunkett Street
 - Upgrade of southern picnic lawns including fitness equipment installation and upgrade of existing picnic facilities
- Stage 3: Community Hall, gardens, gathering space and associated areas
 - Provision of works to and around the Community Hall to increase usability, including potential for integration or addition of small café space
 - Provision of a formalised memorial / heritage garden area incorporating small outdoor café seating or gathering area
 - Provision of pathways and access arrangements from Kinghorne Street (including viewing platform) to enliven the area and increase passive surveillance
 - Improvements to landscape and water interactions in the south-western area
 - Work around and incorporating Werninck Cottage
- Stage 4: Princes Highway frontage
 - Landscape treatment along eastern boundary in response to future widening of highway as and when required

Implementation of Stage 1 in conjunction with the implementation of the Variety Livvi's Place playground is considered to be the minimum requirements to enable the increased use of the space whilst remaining functional and able to meet the needs of users (e.g. accessible parking and toilet facilities).

Stages 2 and 3 should be pursued in parallel or as separate project stages according to available funding. Stage 4 is only likely to be required as and when the widening of the Princes Highway occurs. A plan of the proposed stages is provided in Appendix B.

5.1.1 Estimated Project Costs

Details of project costs have been broken down in the following table according to the major elements of the design (all figures rounded).

Table 1: Master plan cost estimation summaries (2019)

Project Element	Costs
Playground and fitness station	\$650,000
Car parking (including stormwater piping)	\$320,000
Access paths and viewing areas	\$570,000
Picnic shelters, furniture, BBQs, landscape and lighting	\$820,000
Amenities and upgrades to other buildings	\$620,000
Pond and stormwater improvements	\$190,000
Preliminaries (incl. design costs, demolition, investigations, earthworks etc.)	\$630,000
Project management	\$230,000
Contingencies (20%)	\$810,000
Total	\$4,840,000

In terms of project staging, these costs could be apportioned to approximately \$2.85 million for the first stage, \$1.08 million for the second and \$790,000 for stage 3. Stage 4 would be subject to the progression of the Princes Highway widening at a nominal cost of \$120,000. Naturally, there are likely to be additional costs associated with project staging, as well as escalation costs for elements that are not undertaken in the near future.

5.1.2 Next Steps

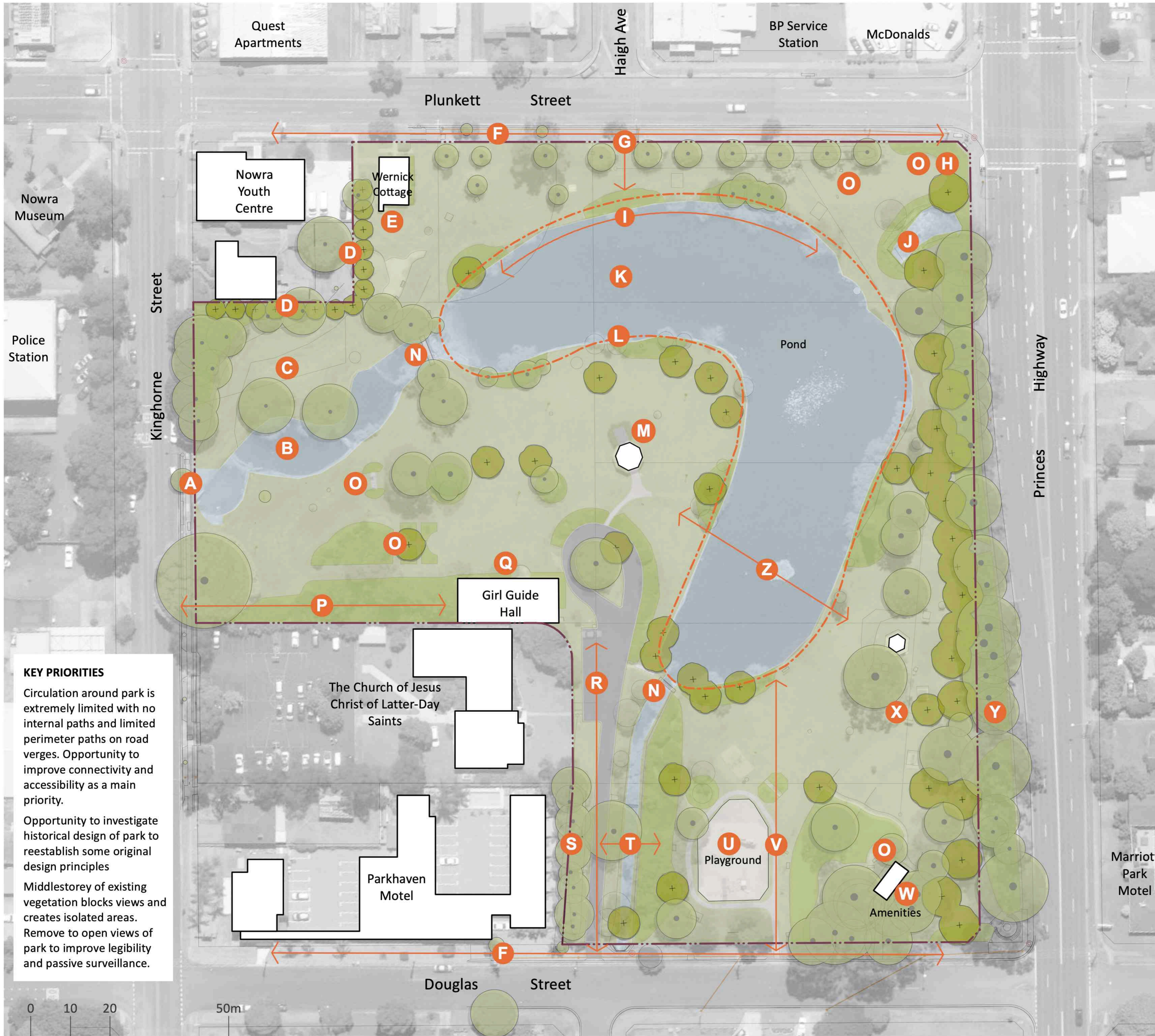
Following the public exhibition and final approval of the master plan by Council, the following phases of implementation or "implementation strategy" would be recommended:

- Phase 1: Obtain necessary approvals, including planning consents or planning assessments, including undertaking detailed engineering assessment of pond edge and stormwater requirements
- Phase 2: Undertake any necessary detailed studies that have not otherwise been completed in the first phase to enable detailed design to commence (e.g. geotechnical / survey)
- Phase 3: Undertake detailed design / engineering and develop construction level plans ready for implementation - be shovel ready

- Phase 4: Construct stages or individual elements of the project as funding becomes available (see note below).

This implementation strategy does not include the implications of processes involved in sourcing the necessary funds to implement the project. Whilst it is understood that Council has some funding available to initiate implementation of the project in conjunction with the Variety Livvi's Place project, other funds would also be needed to sufficiently meet the expected costs - with the available Council's funds potentially being used to leverage additional grant funding where possible. As such, it is noted and accepted that the above implementation strategy may need to be progressed in a more ad-hoc way to meet the needs of funding opportunities.

Appendix A – Analysis and Schematic Plans



KEY PRIORITIES

Circulation around park is extremely limited with no internal paths and limited perimeter paths on road verges. Opportunity to improve connectivity and accessibility as a main priority.

Opportunity to investigate historical design of park to reestablish some original design principles

Middlestorey of existing vegetation blocks views and creates isolated areas. Remove to open views of park to improve legibility and passive surveillance.

Legend

- SITE BOUNDARY
- EXISTING STRUCTURES
- EXISTING TREES
- BITUMEN PAVEMENT
- CONCRETE PAVEMENT
- TURF
- GARDEN BEDS
- POND & OPEN DRAINS

Notes

- A** VIEWPOINT: Possible platform off Kinghorne St footpath overlooking pond and park.
- B** EXISTING PONDS AT STORMWATER INLET: Opportunity to improve water quality with GPT at inlet and improve cascades between each pond for aeration, and introduce riparian planting and possible bioretention elements.
- C** MASS PLANTING: Provide mass planting to sides of western end of pond.
- D** SCREEN PLANTING: Provide screen around boundary of adjacent *Salt Ministry* premises.
- E** WERNICK COTTAGE & SURROUNDS: Provide a flat terrace area for external cottage use (stalls, events etc). Potential to include more significant heritage information and higher cottage landscaping, gravel pavement to give more definition and prominence to the site.
- F** PERIMETER FOOTPATHS TO CONNECT PARK WITH SURROUNDS: Provide footpaths along length of Plunkett & Douglas St (paths on other edges of site to also be considered).
- G** POTENTIAL PARK ENTRY: Key gateway connection to town centre with potential view corridor up Haigh Ave. Grades also amenable for accessibility to edge of pond.
- H** HWY INTERSECTION LANDMARK: Possible location for park landmark that is visible to intersection traffic.
- I** WATERSIDE PICNIC FACILITIES: Potential to have large format shelters on landing over pond as an improved picnic facility on the northern side of the park to encourage use from McDonalds patrons and a lunch destination for town centre workers.
- J** SECURE STORMWATER OUTLET: Investigate piping and covering existing open channel as a safety measure.
- K** POSSIBLE WATER FEATURE: Potential fountain or sculpture that provides aeration to pond and is visible from Haigh Ave and the Highway intersection.
- L** LOOP PATH: Opportunity to significantly improve park circulation with a loop path around the pond. Path would provide access to all park elements along with being a fitness and interpretive feature in its own right.
- M** EXISTING GAZEBO & CENTRAL LAWN: Tired and underutilised focal point of park due to poor connectivity and perceived anti-social activity. Opportunity to better integrate flat central lawn and readapt or remove gazebo.
- N** EXISTING BRIDGES: Existing timber bridges not connected to a path network or flat topography and in poor condition. Investigate replacement / alternative pedestrian routes.
- O** MEMORIAL PLAQUES, GARDENS & STRUCTURES: Investigate consolidation, readaptation, upgrade, or future use of memorial park elements (x5).
- P** POTENTIAL CAR PARK: Investigate opportunity to provide a new car park off Kinghorne St to access park and Girl Guide Hall.
- Q** EXISTING GIRL GUIDE HALL: Investigate existing building use and potential to increase future hall activity (eg: community groups, cafe). Potential hub and focal point of park.
- R** EXISTING DRIVEWAY: Current configuration (and associated planting) dislocates east and western sides of park. Investigate removal of turning circle and reduction of driveway length whilst also increasing on-site parking opportunities.
- S** PARKHAVEN MOTEL UNITS: Ensure privacy and security is maintained between units and park driveway.
- T** OPEN STORMWATER CULVERT: Investigate covering to allow accessibility from driveway and parking to playground area.
- U** PLAYGROUND: Improve to regionally significant playground. Potential to expand to the east with play elements utilising the tired terraced area. Also provide adequate seating and shade as part of upgrade.
- V** SOUTHERN PARK ENTRY: Popular entry point. Potential to upgrade as main south entry. Avoids grades and future highway widening at Douglas St intersection to east.
- W** EXISTING AMENITY BUILDING: Aged amenity in a poor location for accessibility and passive surveillance. Investigate alternative location when replaced.
- X** EXISTING PICNIC AREA: Popular picnic area with northern aspect and foreground pond views and mountain ridge in background. Investigate retention and better access with playground and pond.
- Y** HIGHWAY VERGE: Eastern edge of park flagged for future highway expansion. Consider noise, visual, and access impacts.
- Z** ORIGINAL BRIDGE: Location of bridge in original park concept.



CIRCULATION, KEY BUILDINGS & STRUCTURES

- PEDESTRIAN ENTRY POINTS
Including signage
- FEATURE VIEWPOINTS
Lookout structures with significant vantage point over park and ponds.
- NEW AMENITY BUILDING
Potential location adjoining playground.
- ACCESSIBLE LOOP PATHS
Minor and major loop paths
- GIRL GUIDE HALL
Focal point of park. Potential expanded use for community groups.
- Potential small scale function use and park cafe with outdoor alfresco area linked to heritage zone.
- WAYFINDING LANDMARKS
Addressing highway corners and possible water feature aligned with view corridor down Haigh Ave.

VEHICLE ACCESS

- Existing internal driveway replaced with new off street car parks off Kinghorne St & Douglas St, providing direct access to Girl Guide Hall and Playground. Eastern edge of site also accommodating future highway expansion.
- VEHICLE ENTRY POINTS

HISTORICAL ELEMENTS

- 1. Upgraded surrounds of Werninck Cottage for external interpretation and outdoor events.
- 2. Existing memorial gardens around Girl Guide Hall consolidated as one heritage/memorial garden precinct, with existing elements along with new interpretive information.

POND AND STORMWATER

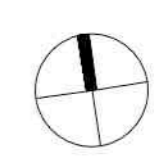
- WATER BODY
Improved water quality and stormwater connections. Includes GPT's, biofilter planting, and underground piped connections.
- REDEFINED POND EDGE
Stabilised pond edge. Sandstone, riparian planting, and regrading.
- NEW OR EXISTING UNDERGROUND DRAINAGE
- PLAY AND EXERCISE
- PLAYGROUND
Upgraded and expanded all abilities playground.
- NATURE TRAIL
Potential informal nature play including riparian planting and steppers across pond.
- FITNESS STATION
Possible fitness equipment station adjoining loop path.

OPEN SPACE

- PICNIC & SEATING AREAS
Shelters, BBQ, furniture etc within or adjoining open lawn areas.
- CENTRAL LAWN EVENTS
Central lawn area suitable for holding community events or hired for functions (eg: garden weddings). Gazebo to be decluttered and improved.

VEGETATION

- SIGNIFICANT PLANTING
Defining use areas and existing vegetation. Screening highway and adjoining properties. Stabilising and controlling access of steep grades.
- POTENTIAL PERIMETER FENCING OR WALLS
Providing greater definition to park spaces.

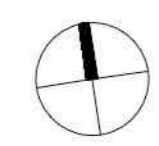


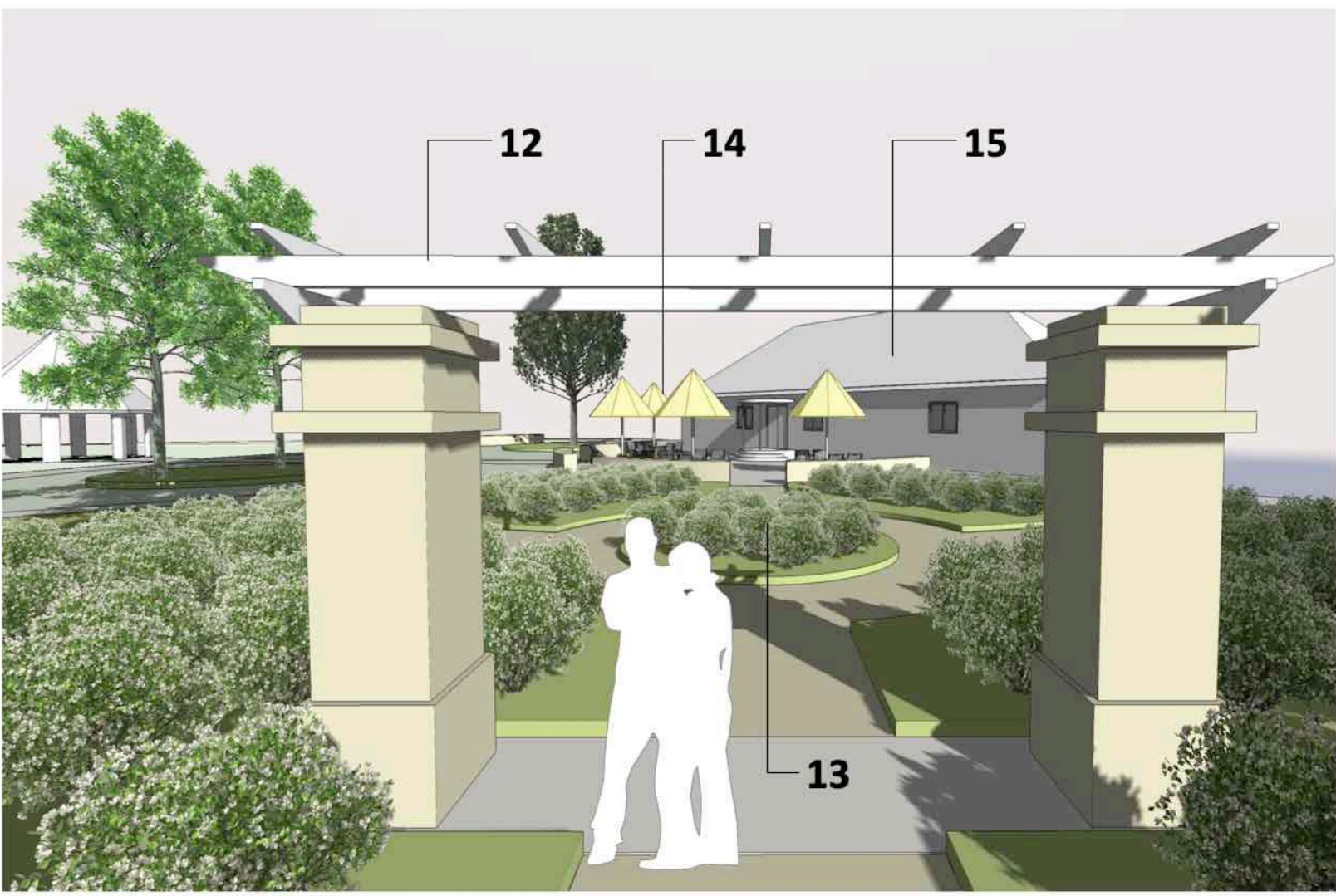
Appendix B – Master Plan Drawings



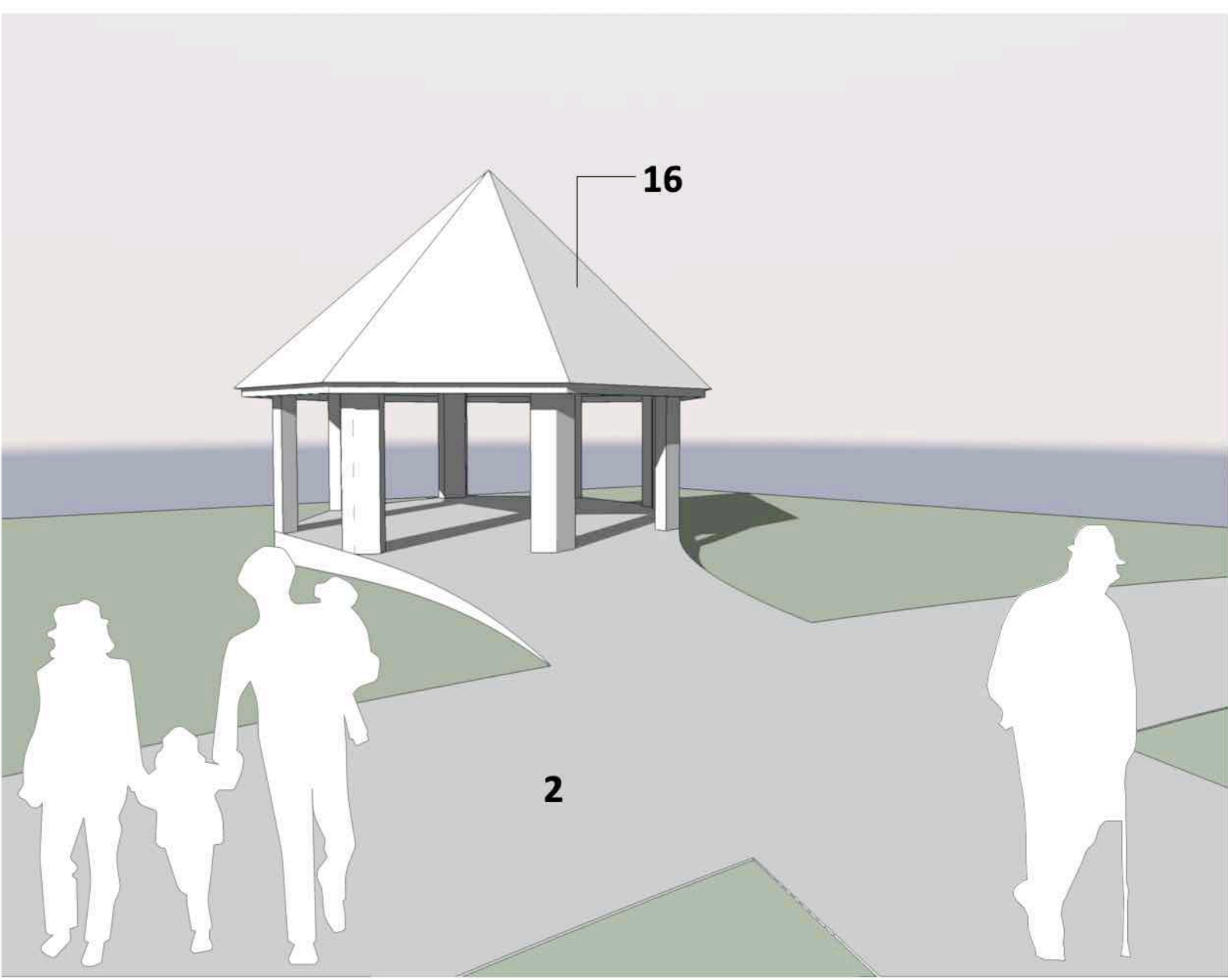
NOTES

- A** WERNINCK COTTAGE AREA: Entry upgraded with verge footpath, stone wall, and heritage signage. Plunkett St maintenance vehicle access retained. Screen planting to western boundary. Plant beds and retaining wall to semi-enclose southern space for small outdoor events and gatherings.
- B** NORTHERN PICNIC LAWN: Sloping lawn defined by new loop path and boundary planting under existing memorial tree avenue. Existing furniture replaced with new large format shelters and furniture.
- C** CORNER ENTRY WALLS: Sandstone wall statements at eastern corners presenting to highway. Replaces existing entries and includes park sign.
- D** OPEN STORMWATER CULVERT: Open culvert replaced with underground pipe, or security fenced with heavy boundary planting.
- E** EASTERN VIEWING PLATFORM: Accessible timber platform covering existing stormwater infrastructure. Includes furniture and heritage interpretive info.
- F** ACCESSIBLE LOOP SHARED PATH: 2.5m wide concrete path. Existing footbridge replaced with new timber structure.
- G** WESTERN POND AREA: Screen planting to northern property. New accessible entry path through existing trees. Native riparian planting around pond edge with new rip rap steppers across pond to assist water aeration and provide nature play element.
- H** WESTERN VIEWING PLATFORM: Timber platform covering stormwater infrastructure (including new GPT). Includes furniture and heritage information.
- I** DOUGLAS ST PARKING: New on-street angle parking adjoining playground to Engineers detail. (18 spaces)
- J** MEMORIAL / HERITAGE GARDEN: Existing, relocated and new plants, memorials, furniture, and interpretive information.
- K** COMMUNITY HALL: Improved as focal point for broader community and function use. New associated semi-circle path and wall arrangement links gazebo, and defines memorial garden, central gathering and alfresco area.
- L** GAZEBO: Improved accessibility. Walls, arbour, and paths removed to connect to surrounding lawn. Mural replaced with contemporary colour. Potential use for events and functions.
- M** CENTRAL SEATING AREA: New sandstone wall with bench seating wrapping around edge of pond. New shade trees and low level planting behind.
- N** POND: New sandstone edge to perimeter. Middlestorey vegetation (0.5 to 2.5m height) of all existing vegetation removed to improve sight lines. Fountain located at each end for occasional feature use and assisting aeration.
- O** EASTERN BOUNDARY: Existing trees to be supplemented with new Eucalypts and native understory planting to ensure buffer is maintained if Highway width is increased in the future.
- P** SOUTHERN PICNIC LAWN: Sloping lawn defined by new loop path and boundary planting. Existing picnic gazebo retained with walls removed for improved passive surveillance. Other picnic facilities removed.
- Q** NEW PICNIC SHELTERS: Large format shelters and picnic facilities around edge of loop path and inclusive playground.
- R** OUTDOOR FITNESS STATION: Connected to loop path and playground.
- S** SOUTHERN CAR PARK: New parking off Douglas St. Existing open stormwater culvert replaced with underground pipes. Includes accessible parks. (16 spaces)
- T** NEW AMENITY BUILDING: Located at inclusive playground entry with inclusive access and visibility. Existing amenity building in southeast corner removed.
- U** INCLUSIVE PLAYGROUND: Existing playground significantly upgraded and expanded as a regionally significant 'Variety Livvi's Place Inclusive Playground'. General footprint shown, concept details to be determined in future stage.
- V** FUTURE HIGHWAY EXPANSION AREA





P1: SOUTHEASTERN VIEW OF HERITAGE GARDEN



P2: EASTERN VIEW OF GAZEBO

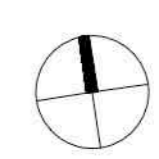
DETAIL PLAN 1: WESTERN PRECINCT



TYPICAL SECTION A
scale 1:200

NOTES

- 1 SCREEN PLANTING TO NORTHERN BOUNDARY AND PLANTING TO STABILISE SLOPE
- 2 ACCESSIBLE SHARED CONCRETE PATH (2.5m wide)
- 3 NEW TIMBER FOOTBRIDGE (2.5m wide)
- 4 WATER AERATION FOUNTAINS
- 5 NATIVE RIPARIAN GRASSES ALONG POND EDGE OF POND
- 6 STONE STEPPERS ACROSS POND
- 7 WESTERN VIEWING PLATFORM WITH SEAT AND HERITAGE INTERPRETIVE INFORMATION. STORMWATER GPT UNDER
- 8 SANDSTONE WALL WITH ENTRY SIGN
- 9 EXISTING VARIAGATED FIG TO BE RETAINED & PROTECTED
- 10 EXISTING CAMELIA GARDEN IMPROVED WITH RELOCATED PLANTS ALONG BOUNDARY
- 11 SANDSTONE WALL AND SEATING AROUND PATH RADIUS
- 12 RELOCATED SANDSTONE PLYNTHS & GAZEBO
- 13 HERITAGE MEMORIAL GARDEN WITH RELOCATED MEMORIAL PLANTINGS AND HERITAGE INFORMATION
- 14 CENTRAL PAVED GATHERING AND ALFRESCO AREA
- 15 COMMUNITY HALL UPGRADED FOR COMMUNITY AND FUNCTION USE, INCLUDING ACCESSIBILITY
- 16 GAZEBO DECLUTTERED AND REPAINTED WITH NEW PATH CONNECTION
- 17 EXISTING LIGHT POLES
- 18 CENTRAL PARK SEATING AREA WITH SANDSTONE WALL AND SHADE TREES BEHIND
- 19 POND EDGE REALIGNED AND REPLACED WITH SANDSTONE
- 20 SERVICE AND EMERGENCY VEHICLE ACCESS





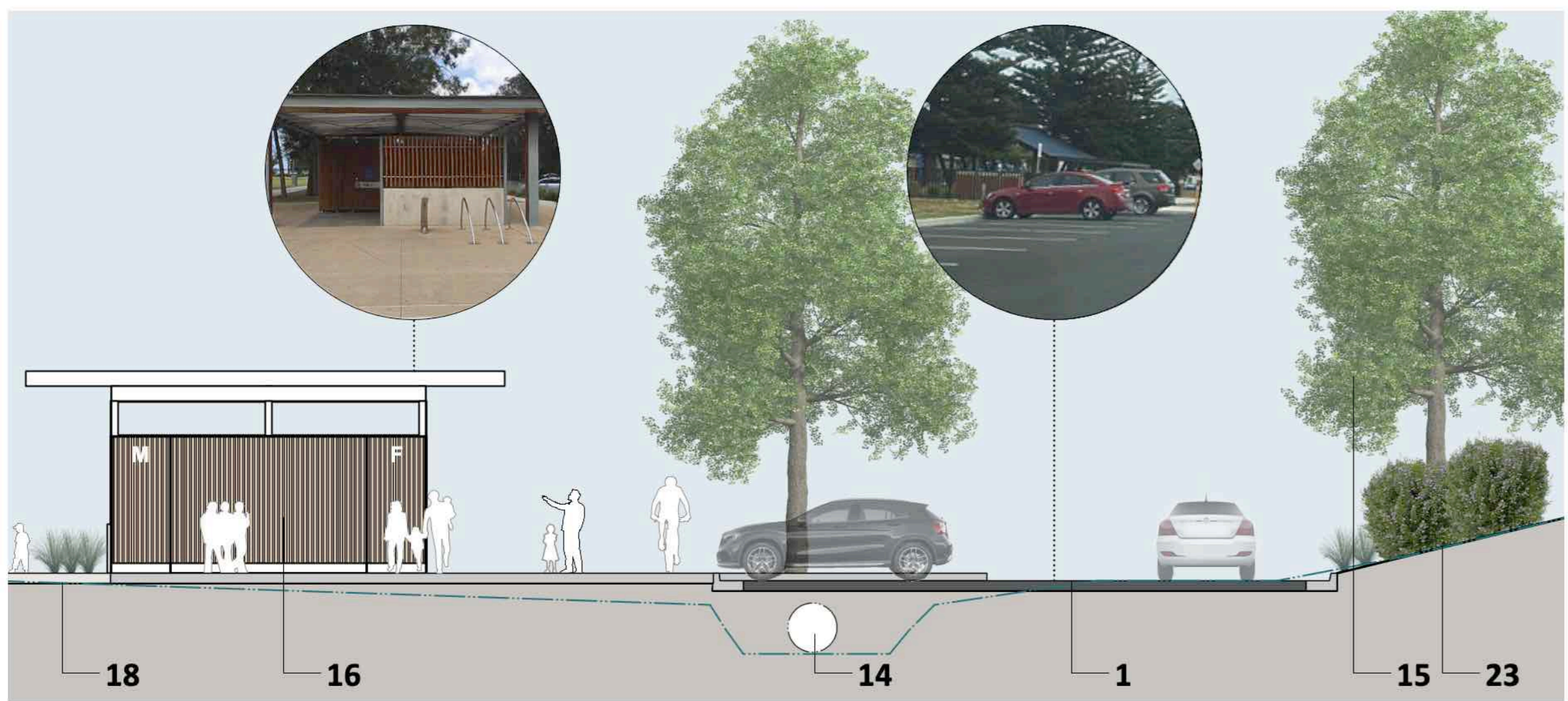
NOTES

- 1 SOUTHERN DOUGLAS STREET CAR PARK INCLUDING ACCESSIBLE PARKING (16 SPACES)
- 2 ACCESSIBLE SHARED CONCRETE PATH (2.5M WIDE)
- 3 BANK REGRADED FOR ACCESSIBLE PATH AND REVEGETATED TO REPLACE EXISTING STORMWATER CHANNEL, BRIDGE AND STEPS
- 4 PUBLIC FITNESS EQUIPMENT CONNECTED TO NEW LOOP PATH
- 5 WATER AERATION FOUNTAINS
- 6 POND EDGE REALIGNED AND REPLACED WITH SANDSTONE
- 7 EXISTING LIGHT POLES
- 8 SOUTHERN PICNIC LAWN
- 9 EXISTING PICNIC SHELTER RETAINED WITH WALL SCREENS REMOVED FOR BETTER PASSIVE SURVEILLANCE
- 10 PLATFORM SEATING UNDER EXISTING TREES
- 11 EASTERN BOUNDARY. EXISTING TREES SUPPLEMENTED WITH NEW EUCALYPTS AND NATIVE UNDERSTORY PLANTING.
- 12 NEW LARGE FORMAT PICNIC SHELTERS, FURNITURE & BBQ'S
- 13 ENTRY FORECOURT FOR PLAYGROUND. INCLUDES SEATING, SIGNAGE, BINS & BIKE RACKS
- 14 EXISTING OPEN STORMWATER CHANNEL PIPED UNDERGROUND TO POND
- 15 EXISTING TREES TO BE RETAINED AND PROTECTED WHERE POSSIBLE
- 16 NEW ACCESSIBLE AMENITY BUILDING
- 17 PARK ENTRY WITH SIGNAGE
- 18 INCLUSIVE PLAYGROUND. EXISTING PLAYGROUND SIGNIFICANTLY UPGRADED AND EXPANDED AS A REGIONALLY SIGNIFICANT 'VARIETY LIVVI'S PLACE INCLUSIVE PLAYGROUND'. CONCEPT DETAILS TO BE DETERMINED IN FUTURE STAGE.
- 19 EXISTING AMENITY BUILDING REMOVED
- 20 PARK SIGNAGE WALL ADDRESSING HIGHWAY
- 21 FUTURE HIGHWAY EXPANSION AREA
- 22 NEW ON-STREET ANGLE PARKING ADJOINING PLAYGROUND. (18 SPACES)
- 23 ADDITIONAL SCREEN PLANTING TO BE PROVIDED TO ADJOINING MOTEL. LIGHTING IN THIS AREA TO BE LOW-LEVEL BOLLARD STYLE TO MINIMISE ANY LIGHTING IMPACTS ON MOTEL VISITORS.

LEGEND

- Existing trees to be retained.
- Proposed trees
- Turf
- Plant Beds
- Concrete pavement
- Gravel pavement
- Timber Decking
- Bitumen pavement
- Low sandstone wall
- Picnic shelter and furniture
- Buildings and structures
- Inclusive playground and fitness station
- Pond
- Light poles (existing)

DETAIL PLAN 2: SOUTHERN PRECINCT



TYPICAL SECTION B
scale 1:200

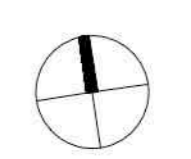


TYPICAL SECTION C
scale 1:200

Marriott Park - Landscape Master Plan

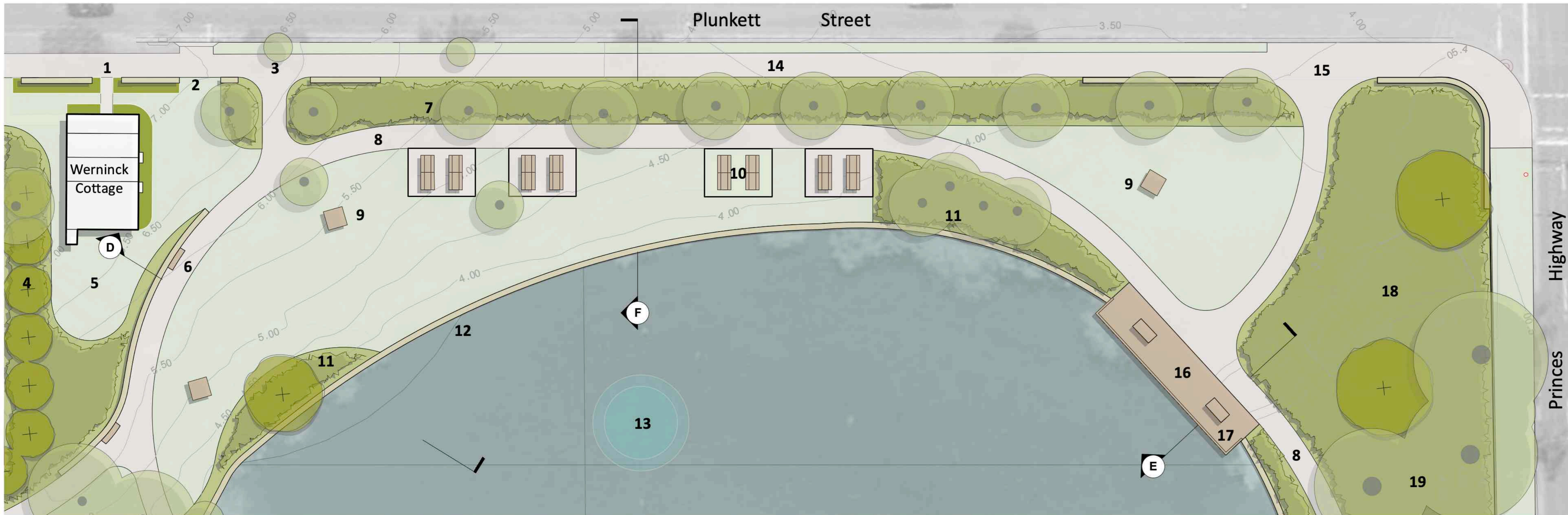


April 2021
Scale 1:500@A3

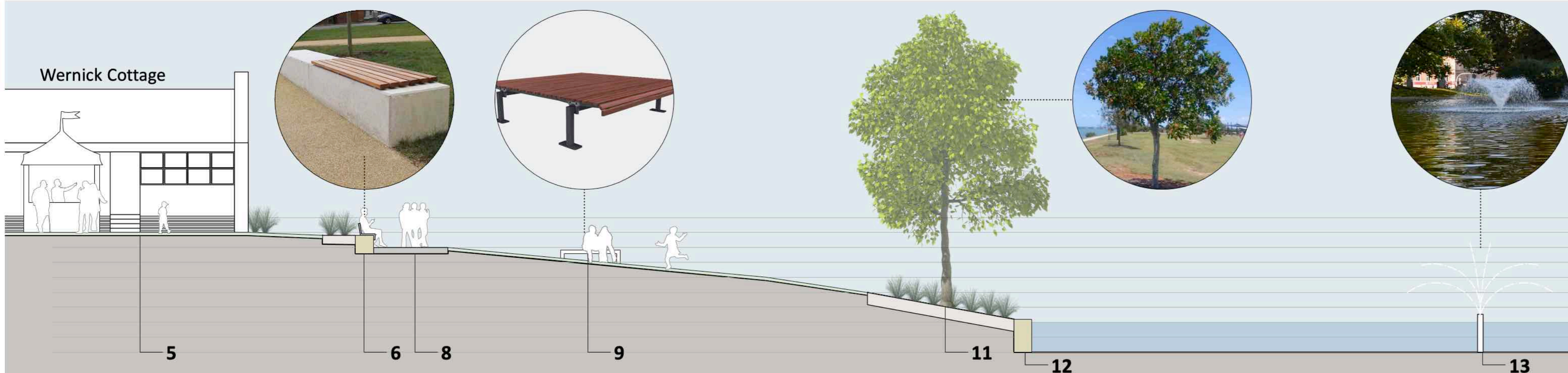


ayling drury landscape architecture

Detail Sheet 2



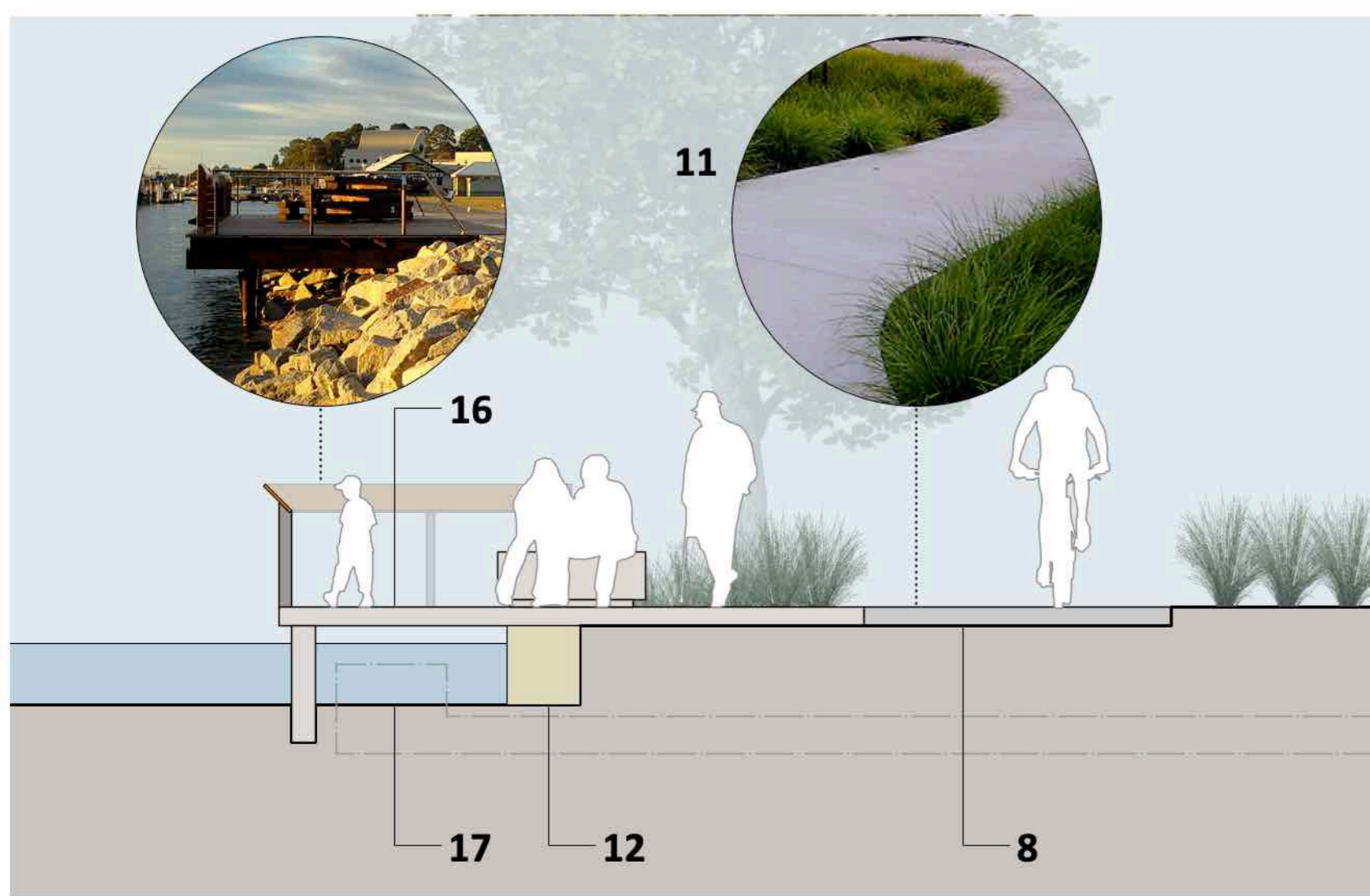
DETAIL PLAN 3: NORTHERN PRECINCT



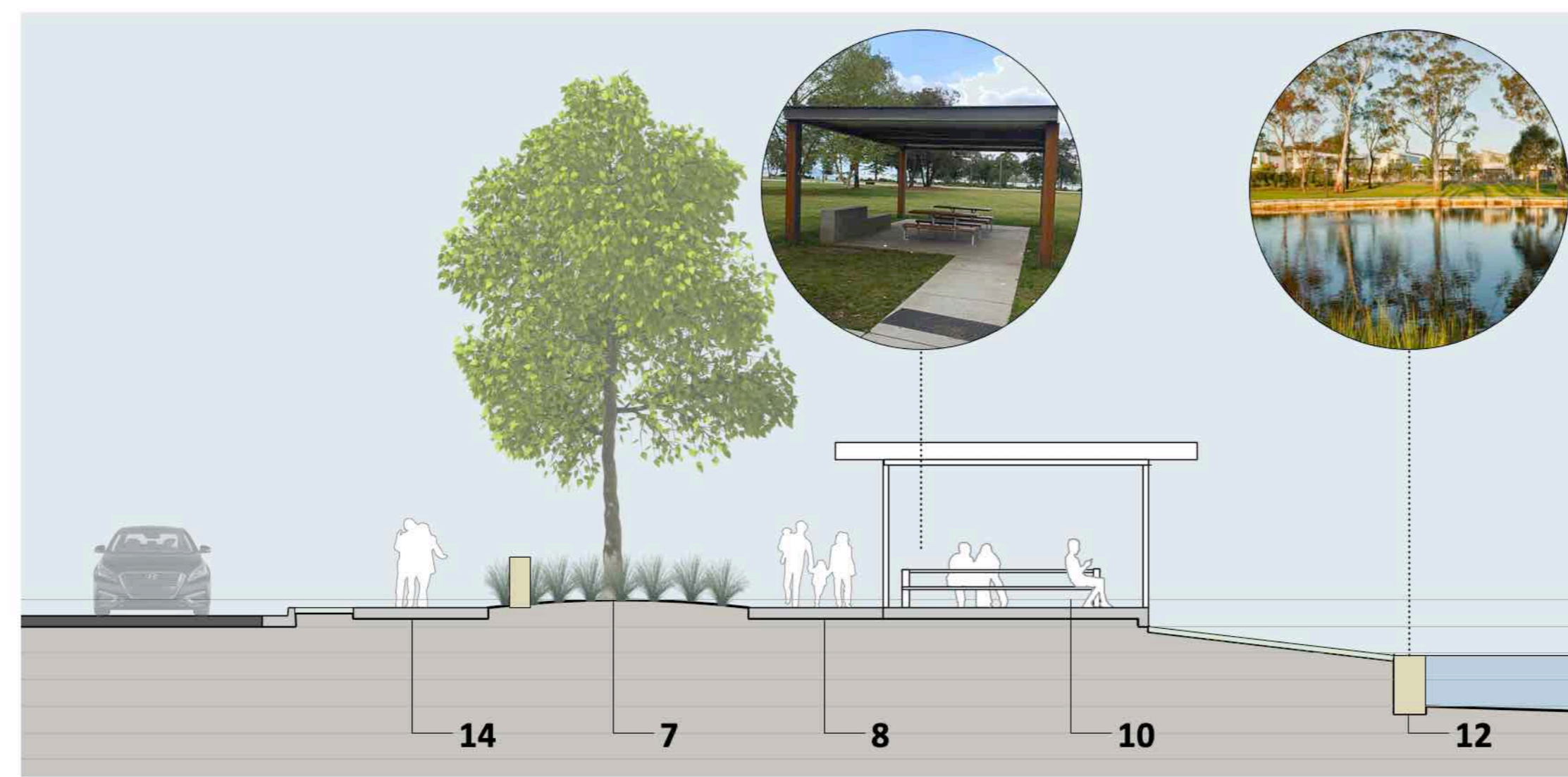
TYPICAL SECTION D scale 1:200



INDICATIVE SIGNAGE HEIRACHY scale 1:100



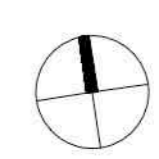
TYPICAL SECTION E scale 1:100



TYPICAL SECTION F scale 1:200

NOTES

- 1 WERNINCK COTTAGE ENTRY UPGRADED WITH VERGE FOOTPATH, STONE WALL, AND HERITAGE SIGNAGE
- 2 MAINTENANCE VEHICLE ACCESS
- 3 PARK ENTRY WITH SIGNAGE WALLS
- 4 SCREEN PLANTING TO WESTERN BOUNDARY
- 5 SEMI-ENCLOSED WERNINCK COTTAGE OUTDOOR SMALL EVENT SPACE
- 6 SANDSTONE RETAINING WALL WITH BENCH SEATING AND PLANTING BEHIND
- 7 NORTHERN BOUNDARY PLANTING UNDER EXISTING MEMORIAL TREE AVENUE
- 8 ACCESSIBLE CONCRETE LOOP PATH (2.5M WIDE)
- 9 PLATFORM SEATING
- 10 NEW LARGE FORMAT PICNIC SHELTERS & TABLES
- 11 MIDDLESTOREY VEGETATION (0.5 TO 2.5M HEIGHT) OF ALL EXISTING VEGETATION REMOVED TO IMPROVE SIGHT LINES.
- 12 POND EDGE REALIGNED AND REPLACED WITH SANDSTONE
- 13 WATER AERATION FOUNTAINS
- 14 NEW VERGE FOOTPATH ALONG PLUNKETT ST
- 15 PARK SIGNAGE WALL ADDRESSING HIGHWAY AND NORTHEASTERN PEDESTRIAN ENTRY
- 16 EASTERN VIEWING PLATFORM WITH SEAT AND HERITAGE INTERPRETIVE INFORMATION
- 17 EXISTING STORMWATER INFRASTRUCTURE COVERED UNDER VIEWING PLATFORM
- 18 OPEN STORMWATER CULVERT REPLACED WITH UNDERGROUND PIPE, OR SECURITY FENCED WITH HEAVY BOUNDARY PLANTING.
- 19 EASTERN BOUNDARY. EXISTING TREES SUPPLEMENTED WITH NEW EUCALYPTS AND NATIVE UNDERSTORY PLANTING.





NOTES



- STAGE 1**
- Provision of a new accessible playground in conjunction with a Variety Livvy's Place project
 - Cover of the existing drain and provision of new car parking arrangements in the south-western corner of the site
 - New accessible amenities to service the new playground facilities
 - Provision of improved picnic facilities including large format shelters as part of the southern picnic area
 - Initial shared pathway loop and connections to Plunkett and Kinghorne Street
 - Selective pruning and removal of existing vegetation to improve passive surveillance



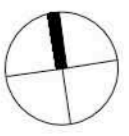
- STAGE 2**
- Improvements to the pond. Including water quality, sandstone edge, associated planting
 - Provision of northeastern viewing platform and treatment of adjoining stormwater culvert
 - Upgrade of gazebo, lawn surrounds, and additional pathway around pond edge
 - Provision of new picnic facilities including large format shelters as part of the northern picnic area upgrade
 - Streetscape treatment along Plunkett St
 - Upgrade of southern picnic lawns including fitness equipment installation and upgrade of existing picnic facilities



- STAGE 3**
- Provision of works to and around the Community Hall to increase usability, including potential for integration or addition of small café space
 - Provision of a formalised memorial / heritage garden area
 - Provision of pathways and access arrangements from Kinghorne Street (including viewing platform) to enliven the area and increase passive surveillance
 - Improvements to landscape and water interactions in the south-western area
 - Works around and incorporating Werninck Cottage



- STAGE 4**
- Landscape treatment along eastern boundary in response to future widening of highway



localé consulting

T 0419 700 401

A 36 Sunset Ave Woolgoolga NSW 2456

P PO Box 53 Woolgoolga NSW 2456

E info@localeconsulting.com.au

W www.localeconsulting.com.au

