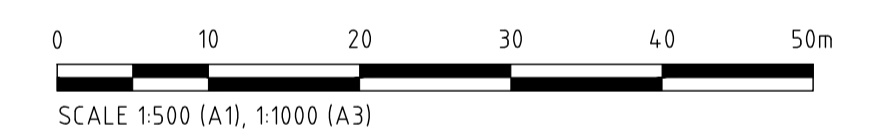


CONCEPT MASTER PLAN

SCALE: 1:500



PROPOSED MASTER PLAN SCOPE:

- | | | | | |
|---|---|--|--|---|
| 1 REPLACE EXISTING BOATRAMP AND JETTIES WITH NEW COMPLIANT BOATRAMP WITH CENTRAL 3.0m WIDE FLOATING PONTOON. 2x4m WIDE LANES WITH 200x150 HIGH KERB. | 6 EXISTING BOAT-TRAILER PARKING AREA. TO BE MADE GOOD. 6 BOAT-TRAILER PARKS. | 11 USE FILL FROM VEGETATED SWALE TO FILL PARK AREA AND LEVEL OUT. PROPOSED OUTDOOR BBQ AND PARK FURNITURE. APPROX. RL 10m. | 16 VEGETATED SWALE BETWEEN BOAT-TRAILER PARKS IN ACCORDANCE WITH NSW BOATRAMP FACILITY GUIDELINES. | 21 2.5m WIDE CONCRETE SHARED PATH. |
| 2 EXISTING TIMBER 'T' JETTY TO BE REPLACED TO SIMILAR SCALE AND LOCATION. | 7 EXISTING CARPARKING AREA. TO BE MADE GOOD. 5 SINGLE CAR PARKS. | 12 EXISTING CARPARK SPACES WITHIN RE-SEALED CARPARK. LINEMARK FOLLOWING RE-SEAL TO ESTABLISH 8 STANDARD CARPARKING SPOTS. | 17 EXISTING BOAT-TRAILER PARKING SPACES WITHIN RE-SEALED CARPARK. LINEMARK FOLLOWING RE-SEAL TO ESTABLISH 21 BOAT-TRAILER PARKING SPOTS AT 45°. | 22 PROPOSED LANDSCAPING TO EXISTING CLEARED AREA WITH POSSIBLE SIGNAGE AND MIX OF POTTED GRASSES AND TREES. |
| 3 EXISTING JETSKI/KAYAK LAUNCHING RAMP TO REMAIN. | 8 EXISTING PARK FURNITURE TABLES AND CHAIRS. CONSIDER UPDATING FURNITURE ON EXISTING CONCRETE SLABS AND ADDITIONAL FEATURES. | 13 2.5m WIDE CONCRETE SHARED PATH. | 18 EXISTING CARPARK AREA TO REMAIN. 13 EXISTING LINEMARKED CARPARKING SPOTS. | 23 REFURBISH AND UPDATE EXISTING VIEWING PLATFORM AND ASSOCIATED INFRASTRUCTURE. PROVIDE 2.5m WIDE SHARED PATH CONNECTION AND FORMALISE EX. 7 CAR CARPARK THROUGH RE-SHEETING. |
| 4 EXISTING CARPARKING AREA. TO BE EXTENDED AND MADE GOOD WITH NEW CONCRETE KERB AND GUTTER. 6 SINGLE CAR PARKS. | 9 REFRESH EXISTING AMENITIES BLOCK. | 14 2.5m WIDE CONCRETE SHARED PATH. PROVIDE HANDRAIL WHERE ADJACENT TO STABILISED BANK. | 19 EXISTING CARPARK SPACES WITHIN RE-SEALED CARPARK. LINEMARK FOLLOWING RE-SEAL TO ESTABLISH 16 STANDARD CARPARKING SPOTS. | 24 PROVIDE SHOULDER WIDENING AND UPRIGHT KERB AND GUTTER FOR EXTENT SHOWN. |
| 5 EXISTING LARGE BOAT-TRAILER PARKING (CURRENT 3.8m WIDE PARKS). CHANGE TO COMPLIANT 3m WIDE PARKS AND MAKE GOOD. CONSIDER MINOR EXTENSION TO THE NORTH TO ACHIEVE 8 BOAT-TRAILER PARKS. | 10 ELEVATED VIEWING PLATFORM/BOARDWALK. SUSPEND ABOVE EXISTING BANK. APPROX. RL 10m. | 15 EXISTING BOAT-TRAILER PARKING SPACES WITHIN RE-SEALED CARPARK. LINEMARK FOLLOWING RE-SEAL TO ESTABLISH 20 BOAT-TRAILER PARKING SPOTS AT 45°. | 20 EXISTING BOAT-TRAILER PARKING SPACES WITHIN RE-SEALED CARPARK. LINEMARK FOLLOWING RE-SEAL TO ESTABLISH 6 BOAT-TRAILER PARKING SPOTS AT 45°. | 25 2.5m WIDE CONCRETE SHARED PATH CONNECTION TO EXISTING HOLIDAY PARK ENTRANCE TO CONNECT WITH EXISTING SHARED PATH. |

NOTES:

- TOTAL PROPOSED SINGLE CAR PARKS = 55
 - TOTAL PROPOSED BOAT-TRAILER PARKS = 62
- EXISTING ISSUES IDENTIFIED FOR CROOKHAVEN HEADS:**
- EXISTING UPPER CARPARK IS IN GOOD CONDITION BUT IS RARELY UTILISED DUE TO MANY FACTORS INCLUDING SECURITY (THEFT), POOR VISIBILITY, AND POOR SIGNPOSTING. THIS IS CREATED BY DENSE TREES AND VEGETATION SURROUNDING THE ENTIRE CARPARK AREA.
 - THERE IS NO FOOTPATH CONNECTION TO THE EXISTING BOATRAMP AND PARK AREA. RESIDENTS AND LOCALS HAVE TO WALK ALONG THE ROADWAY IN ORDER TO ACCESS THE BOATRAMP ON FOOT.
 - INADEQUATE LINE MARKING TO THE TOP CARPARK MAKES THE ORGANISATION OF PARKING DIFFICULT.
 - THE EXISTING BOATRAMP IS IN POOR CONDITION WITH THE CONCRETE SLAB BEING UNDERMINED AND CRACKING. THE RAMP HAS REACHED THE END OF ITS USABLE LIFE.
 - THE EXISTING JETTIES ADJACENT TO THE EXISTING BOATRAMP REQUIRE SIGNIFICANT STRUCTURAL UPGRADES AND CONSTRAIN THE CONSTRUCTION AND DESIGN OF A PROPOSED COMPLIANT BOATRAMP.

LEGEND:

- INDICATES PROPOSED TIMBER BOARDWALK AND STAIRCASE.
- INDICATES LANDSCAPED AREA. MIX OF TURFED AREAS, PLANTED LANDSCAPED AREAS AND STRATEGIC RETENTION OF SIGNIFICANT TREES.
- INDICATES STABILISED BANK WITH LANDSCAPING. MIX OF POTTED GRASSES AND TREES.
- INDICATES PROPOSED PARK AREAS, PARK FURNITURE AND BBQ AREAS.
- INDICATES PROPOSED EXTENT OF RE-SEALING TO UPPER CARPARK.
- INDICATES PROPOSED FINAL PARKING EXTENTS.
- INDICATES PROPOSED 1.5-2m WIDE CONCRETE FOOTPATH.
- INDICATES PROPOSED 2.5m WIDE CONCRETE SHARED PATH.
- INDICATES EXTENT OF PROPOSED SHOULDER WIDENING.
- INDICATES TIMBER LOG FENCING AT REAR OF TRAILER PARKING.
- INDICATES PROPOSED EXTENT OF STAGE 1.
- INDICATES PROPOSED EXTENT OF STAGE 2.