



A large proportion of the Knoll Park is covered by a Regional Ecosystem that is to be retained and protected, with exotic pines to be removed. A prominent rocky outcrop runs north to south through the centre of the park providing a distinctive natural feature.

The Knoll Park is to primarily consist of retained tree and understorey vegetation, with new street trees to surrounding streets. Bushfire requirements to private lot interfaces means that buffer planting is not desirable and transparent fencing is proposed for clear views into the park.

Pedestrian and cycle access will be provided along the western edge of the corridor via a 3m wide shared path. Pedestrian and cycle access across the corridor will be provided via 2.5m wide shared paths to the northern and southern ends of the park to provide connection to the school site and local residential streets. A centrally located east to west cross park trail provides an informal connection through the site and access to view the rocky outcrop. A centrally located north to south trail provides for a nature walk with seating and lookout opportunities via an existing cleared vehicle track.

Park amenity is provided in the form of informal picnic facilities and a youth / half court play space to the west associated with the school while a children's play area is proposed for the eastern edge of the park to service adjacent residential catchment. The steep nature of the site and extent of regional ecosystem mean that a 30 x 50m2 informal active recreation space is not feasible for this park.

Construction of infrastructure will not impact RE vegetation and final locations of the infrastructure will be determined in conjunction with advice from a consulting arborist to ensure vegetation protection and public safety.

PLANS AND DOCUMENTS referred to in the PDA DEVELOPMENT APPROVAL

Approval no: DEV2016/791

Date: 21 December 2016



LEGEND

- APPROXIMATE PRECINCT BOUNDARY
- OPEN SPACE / LAWN
- REGIONAL ECOSYSTEM VEGETATION
- REGIONAL ECOSYSTEM DRIPLINE
- ROCKY ESCARPMENT TO BE RETAINED
- PROPOSED TREES
- PICNIC SHELTER
- UNCOVERED PICNIC TABLE
- SEATING NODE
- BIKE RACK
- MAJOR CYCLE LINK 3m WIDE SHARED PATH
- 2.5m WIDE SHARED PATH
- 1.5m PATH
- CROSS PARK CONNECTION

PRECINCT 3A - NEIGHBOURHOOD RECREATION PARK OPEN SPACE CONCEPT PLAN



0 30m 60m 90m 120m 150m
1:1500 @A3