



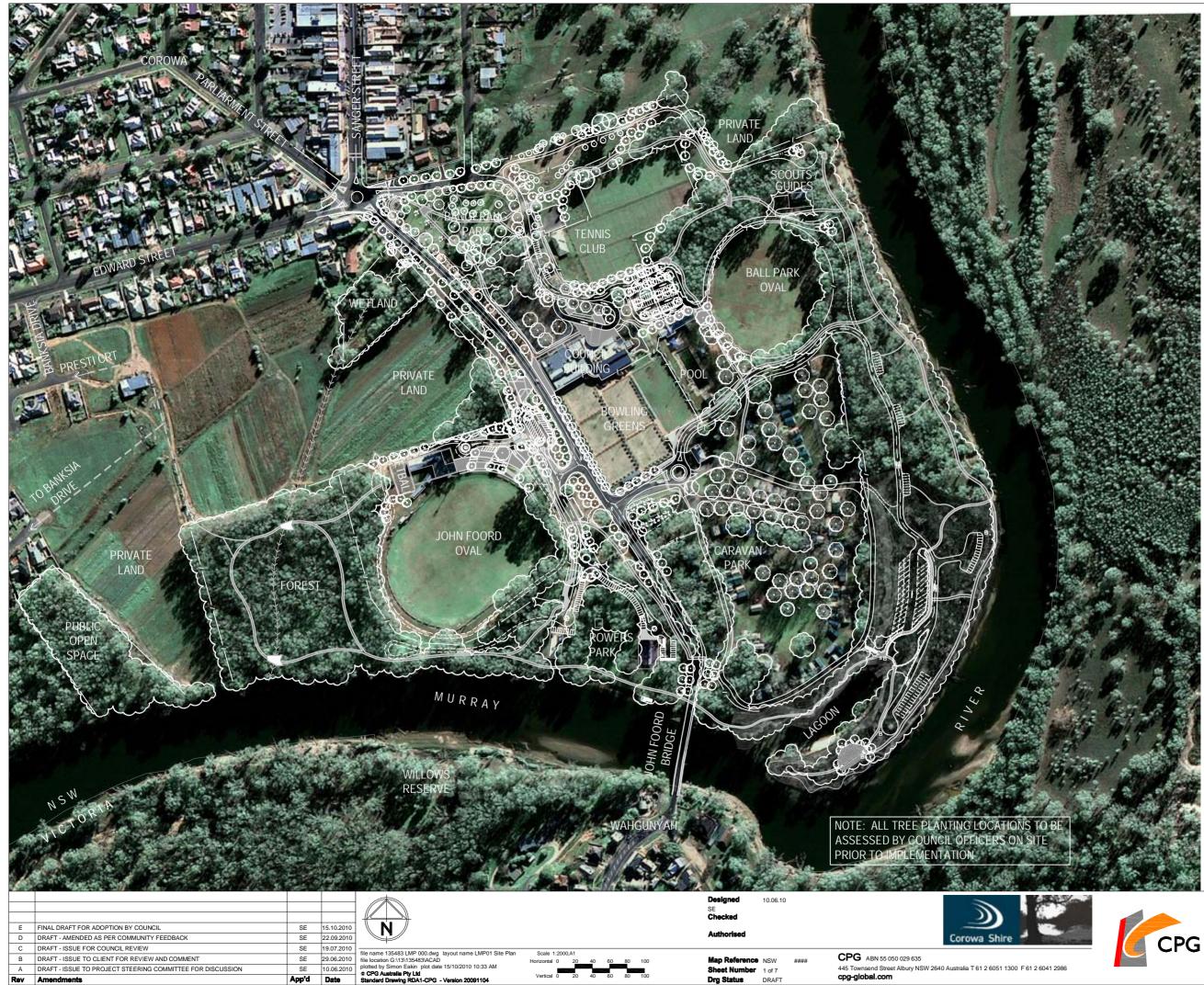
EXTENT OF STUDY AREA REFER LMP01 - 07

DETAIL PLANS REFER LMP01 - 07

COROWA RIVERFRONT MASTER PLAN KEY PLAN

COROWA SHIRE COUNCIL

Rev E Drg No 135483 LMP00





EXISTING NATIVE TREES TO BE RETAINED

EXISTING NATIVE TREE CANOF TO BE RETAINED

EXISTING EXOTIC TREES TO BE RETAINED

EXISTING PALM TREES TO BE RETAINED

PROPOSED NATIVE TREES Eucalyptus camaldulensis - River Red Gun

PROPOSED NATIVE TREES Corymbia maculata - Spotted Gum

PROPOSED GARDEN BED ARE/ Native plant species

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TOILET RETAIN AND UPGRADE AS REQUIRED

EXISTING PLAYGROUND TO BE RETAINED

ROAD (SEALED) EXITING / NEW SUBJECT TO INVESTIGATION & DETAILED DEISGN

ROAD (VEHICLE TRACK) EXISTING / NEW SUBJECT TO INVESTIGATION & DETAILED DEISGN

CAR PARK AREAS SUBJECT TO DETAILED DESIGN

PEDESTRIAN PATH CONCRETE, ASPHALT OR GRAVEL SURFACE FINISH

DRAINAGE CORSSING BOARD WALK / VIEWING PLATFORM

HARDSTAND PAVING CONCRETE SURFACE FINISH

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GRASS MAINTAINED EVEN GRASS FINISH

FUTURE PEDESTRIAN CONNECTIONS SUBJECT TO INVESTIGATIONS SIGNAGE LOCATIONS SUBJECT TO DETAILED DESIGN

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BIN LOCATIONS SUBJECT TO CONFIRMATION ON SITE

DRAINAGE LINES EXISTING (INDICATIVE LOCATIONS)

COROWA RIVERFRONT MASTER PLAN OVERALL SITE PLAN

COROWA SHIRE COUNCIL

Rev E Drg No 135483 LMP01

Provide designated crossing point on Sanger Street to allow safe, clear route to west side of Bridge Road (connection to John Foord Oval).

Remove rose garden. Consider use of area for amphitheatre space

Provide entry node area with signage and furniture, clear pedestrian connections, consistent furniture and signage treatment, with attention given to appropriate placement of furniture (bins, seats, picnic settings), culvert and model train crossings. Provide contemporary finish throughout.

Ensure gates are left open in Tractor Pul area. Remove tree guards when no longer required for establishment of healthy tree specimens. Remove north-south arm of fencing adjacent tennis courts for clear pedestrian passage. Provide native tree planting as appropriate to supplement existing native revegetation.

Provide pedestrian path

required with Red Gums.

Provide designated crossing point across Parliament and Edward Streets to allow safe designated route to west side of Bridge Road. Provide edestrian refuges at splitter islands with pram crossings. Relocate existing signage in splitter island to make way for direct crossing point.

Provide Precinct entry node of wayfinding signage and seating in front of wetland.

Provide inviting wetland frontage with garden bed planting and trees. Improve pedestrian amentiv within wetland area through seating and interpretive signage

Provide tree avenue of Corymbia maculata (Spotted Gum) and garden bed along Bridge Road. Plant trees at approx 15m spacing to allow ews into Precinct from roadway

Provide future connection rom Wetland to John Foord Oval and forest area (subject to possible land acquision)

FINAL DRAFT FOR ADOPTION BY COUNCIL SE 15.10.201 DRAFT - AMENDED AS PER COMMUNITY FEEDBACK SE DRAFT - ISSUE FOR COUNCIL REVIEW SE 19.07.2010 DRAFT - ISSUE TO CLIENT FOR REVIEW AND COMMENT SE DRAFT - ISSUE TO PROJECT STEERING COMMITTEE FOR DISCUSSION SE App'd

WETLAND

Maintain garden bed in good order though general maintenance. Remove dead plants

PRIVATE LAND

Provide pedestrian path with direct connection to Council building and culvert underpass

> Undertake detailed design for improved car parking and pedestrian path arrangements. Retain existing rees and incorporate WSUD.

Designed 10.06.10 Checked

NSW

Map Reference

Sheet Number 2 of 7



COUNCIL

BUILDIN

CPG ABN 55 050 029 635 445 Townsend Street Albury NSW 2640 Australia T 61 2 6051 1300 F 61 2 6041 2986 cpg-global.com



file name 135483 LMP 000.dwg layout name LMP02 Bangerang Park Scale 1:500.A file location G:131135483/ACAD Horizontal 0 plotted by Simon Eakin plot date 15/10/2010 10:34 AM © CPG Australia Pp Ltd Vertical 0 Vertical 0

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connecting with Council building, Bangerang Park and Scout Hall.

TENNIS CLUB

Delineate car parking area to Tennis Club frontage and toilet.

Upgrade and maintain toilet facilities in good order. Improve building presentation in line with Master Plan.

Provide safe pedestrian connection to Council building. Provide community space to grassed island and building frontage through paving, boardwalk platform/s, seating and signage. Retain plane trees and replace as



















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COROWA RIVERFRONT MASTER PLAN **BANGERANG PARK / COUNCIL BUILDING**

COROWA SHIRE COUNCIL

Rov Drg No 135483 LMP02 Investigate opportunity to remove visually intrusive structures on adjacent private land, in line with Visual Impact objectives of Development Control Plan No 7.

Provide additional tree planting to boundary fence to enhance visual amenity of river environs.

Maintain existing parking area as starting point for riverfront walking PRIVATE LAND _____ track.

Provide walking track through trees for pedestrian access around tennis courts to Scout Hall and riverfront walking track. Provide boardwalk platforms or suitable crossings over drainage line as required

Provide tree planting and small grassed area with seating adjacent tennis courts.

TENNIS CLUB

Remove senescent pine trees. Reconfigure access road and car park to swimming pool frontage ensuring pedestrian safety, structured parking area and lagoon access. Undertake detailed design for new car park layout and include tree planting and garden beds. Retain existing red gums as appropriate.

Maintain vehicle access track to scout hall and lagoon

Provide safe pedestrian connection to swimming pool building.

Extend swimming pool building to provide for cricket and hockey facilities, subject to new pool design and community partnership.

Improve gathering area and access adjacent building through hardstand area, signage and selected furniture.

> Provide safe pedestrian connection to Ball Park oval and through to lagoon.

> > 10.06.10

Designed Checked

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Map Reference NSW Sheet Number 3 of 7 orowa Shine

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that alternative route is designated.

Maintain existing access track as

primary route to lagoon, until such time

Maintain access track in good order, suitable for 2WD vehicles. Ensure

BALL PARK OVAL

protection of trees

Maintain informal parking area at

pedestrians from lagoon access

Scout Hall. Ensure safety of

through fencing.

Undertake managment of riparian vegetation in line with best practice principles.

GUIDES

FINAL DRAFT FOR ADOPTION BY COUNCIL SE DRAFT - AMENDED AS PER COMMUNITY FEEDBACK SE DRAFT - ISSUE FOR COUNCIL REVIEW SE DRAFT - ISSUE TO CLIENT FOR REVIEW AND COMMENT SE DRAFT - ISSUE TO PROJECT STEERING COMMITTEE FOR DISCUSSION SE App'd

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COROWA RIVERFRONT MASTER PLAN **TENNIS CLUB / SWIMMING POOL / SCOUTS**

COROWA SHIRE COUNCIL

Rev Drg No 135483 LMP03

BALL PARK OVA

Redevelop swimming pool to provide a high quality regional facility. Consider water play area in design

Provide public pedestrian path along southern edge of Ball Park Oval as primary pedestrian route to lagoon

Provide semi transparent fencing with climbing plants to caravan park for improved security. Provide boom gates to caravan park entry / exit (subject to partnership).

Plan for new lagoon access road along northern boundary of caravan park. Undertake detailed design to confirm road and intersection alignment, speed restrictions, safety, hours of access, encing and appropriate entry into caravan park and pedestrian connections to Rowers Park.

WLING GREENS

WIMMING POOL

Plan for future opportunities and Council decision regarding pending redundant bowling greens. Maintain hockey training facility in short term.

Provide screen of climbing plants to fence and garden bed in road reserve to soften interface.

Remove senescent shrubs and trees around water pump house for improved visual amenity. Provide new tree planting of Red Gums behind existing palm trees to emphasise entry into caravan park and lagoon access road.

Provide continous pedestrian 'river walk' path along river's edge through riparian vegetation. Include connection tracks to car parking areas.

Provide informal car parking areas along lagoon access road. Locations and extent of parking areas to be confirmed on site.

> Maintain lagoon access through caravan park until alternative lagoon access road has been developed.

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С	DRAFT - ISSUE FOR COUNCIL REVIEW	5
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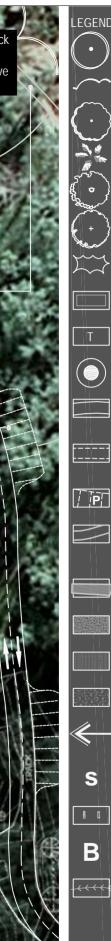
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CARAVAN PARK

Map Reference

NSW Sheet Number 4 of 7 DRAF

Maintain existing access track as primary route to lagoon, until such time that alternative route is designated.



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COROWA RIVERFRONT MASTER PLAN LAGOON ACCESS ROAD

COROWA SHIRE COUNCIL

Rev Drg No 135483 LMP04

Maintain recently completed boat trailer parking area in good order. Ensure adequate protection of existing vegetation. Install appropriate signage for traffic management.

Provide safe pedestrian connection

from parking area to boat ramp and

river walk. Include garden bed planting to delineate separation of

vehicles and pedestrians.

Provide public toilets at top of bank adjacent stairs

BALL PARK CARAVAN PARK

Provide boardwalk / viewing platform crossing to drainage line for pedestrian amenity. Include furniture and signage. Provide garden bed planting adjacent existing steps to stabilise soil and improve visual appeal.

> garden beds at lagoon as passive recreation space (community partnership). Enhance with tree planting to define area and frame furniture, signage and irrigation

> > Scale 1:500.4

Permit semi transparent fence to caravan park for safety and amentiy of caravan park subject to suitable landscape treatment. Plant climbers to fence. Setout and extent to be confirmed on site.

Continue gravel pedestrian path from Nestle Nature Walk area to Rowers Park.

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Upgrade gravel path to lagoon for improved general access.

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Provide open grassed area and native views to John Foord Bridge. Provide

Supplement existing canopy with

new plantings of red gums

throughout lagoon area.

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Map Reference NSW Sheet Number 5 of 7

10.06.10

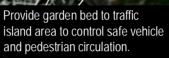
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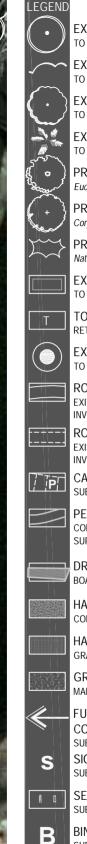
Provide garden bed to traffic and pedestrian circulation.

Ensure appropriate set back of car park from top of bank to minmise impact of cars on ground compaction and erosion.

8



Ensure maintenance of lagoon area is undertaken for visual and functional appeal.



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COROWA RIVERFRONT MASTER PLAN LAGOON

COROWA SHIRE COUNCIL

Rev Drg No 135483 LMP05 JOHN FOORD OVAL

Consider opportunity for public art feature in reclaimed parkland to provide identifiable entry to Rowers Park.

Provide stopping bay for caravans at 'dump' point, include gravel hard stand area to toilet block frontage.

Maintain single one way vehicle

track around John Foord Oval.

Undertake weed removal and vegetation maintenance to riparian zone. Include understorey revegetation planting

Retain single vehicle track and informal riverfront parking area south of John Foord Oval.

Provide river walk pedestrian path along river's edge, connecting Rowers Park with forest.

Refurbish existing shelter and upgrade picnic furniture

> Proposed 3 x 5m extension to Rowing Club

ROWERS PARK

Reconfigure and formalise parking area to increase usable parkland space. Ensure design provides for parking and circulation for caravans and long vehicles. Undertake detailed design to confirm layout providing adequate parking area.

MURRAY RIVER

Undertake detailed design for Rowers Park to address issues such as riverbank rehabilitation, swimming area, launching platform, shelter, furniture locations, walking track alignment, car park arrangements, mobile coffee van, rowers club extension, weed management, garden bed and tree planting.

Provide continuous river walking track along foreshore.

Improve rowing boat launching facilities at Rowers Park.

Upgrade furniture in Rowers Park.

Construct Wharf as per existing Council plans.

10.06.10

Designed Checked

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with Rowing Club

Provide shelter in Rowers Park within close proximity to proposed coffee van, bridge and proposed wharf. Subject to community nartnershin



Amendments	App'd
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Provide parking area for potential mobile coffee van business, ensuring access, views to river, power and water connections as requried. Negotiate





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COROWA RIVERFRONT MASTER PLAN ROWERS PARK / JOHN FOORD OVAL

COROWA SHIRE COUNCIL

Rov Drg No 135483 LMP06

PRIVATE LAND

Investigate opportunity to acquire market garden land for community open space / facilities / community garden (subject to further investigation and agreements between Council and land owner)

Provide tree planting to boundary for shade and visual amenity

Provide future pedestrian connection to wetland (subject to possible land acquisition)

Manage vegetation adjacent netball courts through formative pruning.

Undertake weed removal and vegetation maintenace to forest area with a view to providing safe pedestrian circuit link through bush land. Enhance experience through new pedestrian path, boardwalks, seating, signage and open space areas in natural clearings for bassive recreation. Refer LMP01 for site area. Undertake detailed site investigation to determine layout and detailed design for noardwalks

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Provide open hard stand / grass area to improve access, visual appearance and safety of culvert underpass.

Support improved car parking and pedestrian path arrangements, incorporating WSUD, subject to community partnership.

Install Shared Zone signage

Plan to remove shipping containers and provide storage within new clubhouse building (by community). Provide parking bays and additional tree planting to improve entry aesthetic.

Maintain toilet facilities in good order. Improve building presentation in line with Master Plan.

FOOTBALL CLUB

> Upgrade club house in line with building plans and Master Plan, subject to community partnership. Investigate opportunity for shared facilities with other sporting clubs

Upgrade grand stand and coaches boxes in line with Master Plan, subject to community partnership. Provide adequate storage within new club house building. Remove shipping containers and redundant sheds from site.

Maintain boundary fence in good order and provide consistent timber bench seating to outside fence

Provide improved pedestrian amenity and safety to John Foord Oval entry through pedestrian connection baths, hard stand areas of concrete and gravel, garden beds and tree planting. Include steps and ramp for access. Retain existing play ground. Address improved traffic circulation, parking area, emergency access, drop off bay and entry area. Subject to community partnership.

JOHN FOORD OVAL

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building footings.

Bridge Road.

Park

COUNCIL BUILDING

Provide pedestrian path link from underpass to Bangerang Park and Council building. Improve visual amenity of pedestrian area through appropriate screen fencing of

Provide avenue of trees, climbing plants to fence and garden bed in road reserve to soften interface and prevent pedestrian access along

Provide tree avenue and garden bed lanting to emphasise entry to John oord Oval and Rowers Park

Provide sheltered right hand turn anes into Rowers Park and Caravar





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COROWA RIVERFRONT MASTER PLAN **ROWERS PARK / JOHN FOORD OVAL**

COROWA SHIRE COUNCIL

Rov Drg No 135483 LMP07