

*Report by Epli Naivalu, Manager Engineering Works & Services*

## **RECOMMENDATION**

***That information in regard to the proposed improvements to the public domain area outside the Cave Road Neighbourhood shops be received and noted.***

## PURPOSE OF REPORT

To advise Council details of the proposed improvements to the public domain area outside the Cave Road Neighbourhood shops.

## REPORT

Council has previously approved a Concept Plan for the Cave Road Neighbourhood Shops and Chain of Ponds Reserve and resolved to implement the project over a number of stages. The Concept Plan aims not only at enhancing the already existing character of the reserve but also improving the commercial viability of the shops by the provision of a convenient and pleasant road environment.

Work completed to date includes the following:

- Expansion of Cave Road and Morgan Place corner;
- Provision of intended parking bay within the Chain of Ponds Reserve, to create eight car parking spaces opposite the shops;
- Widen the footpath outside the shops and resurface the footpath;
- Provision of a new pram crossing across Cave Road, west of car parking bay;
- Resurfacing the carriageway of Cave in the vicinity of the shops;
- Footpath reconstruction of Cave Road near residential premises; and
- Kerb and gutter reconstruction of Cave Road near residential premises.

Currently there are five retail businesses at the location catering for the needs of the Cave Road Neighbourhood.

In line with the envisaged program for the gradual implementation of the Concept Plan, it is now proposed to provide enhanced landscaping in front of the shops and provision of improved access for the disabled to and from the shops as part of precinct wide neighbourhood enhancement works.

The proposed works include:

1. Replacing the existing concrete footpath in front of shops with new decorative pavers. The shops owners have been consulted in regard to the choice of the proposed pavers. The selected pavers are consistent with the adopted design of the Concept Plan.
2. Provision of decorative planter boxes adjacent to the kerb on newly paved area.
3. Construction of wheelchair access across the laneway at the rear of the shops to enhance access for mobility impaired persons.

The decorative pavers to be used are basalt black granite (400mm x 400mm) slabs. This type of granite paver has little maintenance and will provide a highly durable surface to areas of high pedestrian and trolley traffic. The adjacent shop owners have been consulted and looking forward to the commencement of the works.

The proposed works will rejuvenate the shopping centre precinct and attract other businesses into the area, given that a number of these premises remain vacant.

Furthermore the footpath will be widened with no loss of parking spaces and businesses will have the opportunity to incorporate alfresco dining fronting their shop premises. In addition, the introduction of planter boxes and two (2) specimen trees to the domain will make for a pleasant environment for users.

The cost of the above works is estimated at \$60,000.

#### REFERRAL FROM OTHER DEPARTMENT

Council's Technical Services Department has been consulted in terms of the proposed works.

#### FINANCIAL IMPLICATIONS

Proposed Expenditure: \$60,000

Funding has been allocated in Council's s94 Streetscapes budget for the current year as set out below:

<b>Budget Item</b>	<b>Approved Budget</b>	<b>Expenditure to Date</b>
S94 Streetscapes	\$1,097,755	\$700,269

#### ATTACHMENT

1. The proposed works are shown on the attached plan.

#### Report approved by:

Rob Bourke
<b>Director Operations</b>