

MOUNT STREET PRECINCT POCKET PARKS & SHARED ZONES

DESIGN DEVELOPMENT

30th October 2020



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Introduction

Delivering the Mount Street Masterplan

Location

The Mount Street Area is located to the east of Chapel street and includes Bangs Street, King Street, Anchor Place, Cecil Place, Clifton Street, Mount Street and Regent Street. In November 2019, the Mount Street Area Masterplan was endorsed by Council for implementation.

Project Aims

The Mount Street Area Masterplan identified a series of interventions including four new pocket parks and four pedestrian enhanced streets. This project will provide a design development report, illustrating in detail and providing an outline cost and staging methodology for these four pocket parks and enhanced streets. The remaining interventions in the Masterplan are not detailed within this report.

The key aims of design development are to:

- Increase and improve public open space to enhance the public realm and pedestrian movements within an area undergoing transition to mixed use/higher density housing. This will be achieved by creating new east-west pedestrian links as public open space or publicly accessible open space to enhance pedestrian connections between Clifton Street and Bendigo Street, either as part of future developments or via land acquisitions.
- Investigate the opportunity to create a new public pocket park on the car park at 19 Cecil Place. This should provide a greater amount of public open space and pocket parks.

Implementation - Acquisition of land and development of open space

Council's Strategies for Creating Open Space identifies potential land opportunities to purchase to provide additional future open space within the municipality. The Mount Street Masterplan has integrated these sites into the overall design of the precinct.

Community consultation

The design development report provides sufficient detail for the third round of community consultation, with the aim of illustrating the 'look and feel' of the proposed parks and spaces for the community to review and provide comments.



Mount Street Area Streetscape Masterplan by Tract Consultants, Oct 2019, page 24.

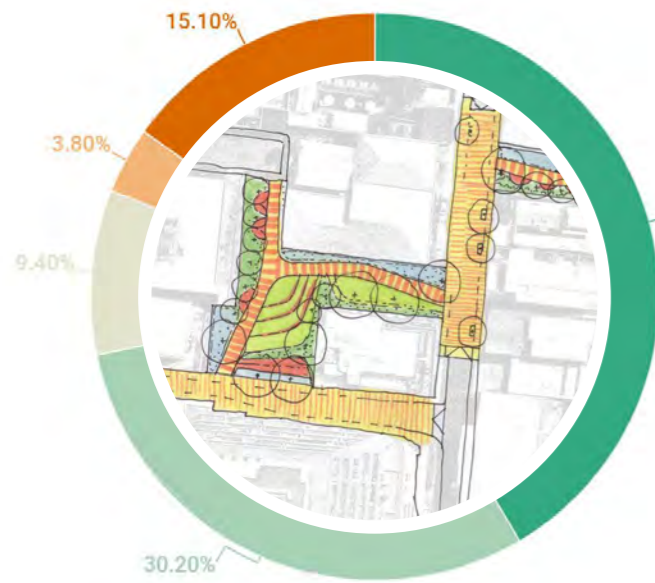
Community Engagement Summary

Refer 'Community Engagement Report' Oct 2020 for details

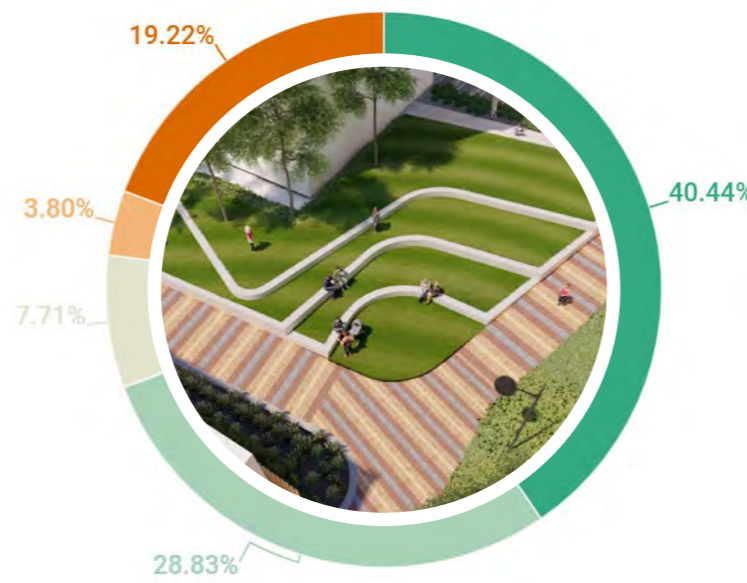
The online survey to capture community feedback was live from 24 August to 21 September. At the close of the survey, 53 responses were received with 71 per cent of respondents supporting the overall concept design and proposed design for each pocket park.

An online information session, hosted by the design team on Tuesday 8 September, was well received with 20 community members in attendance. The live discussion with designer and Council officers attracted 35 questions from participants, posted live during the session. After the information session, email responses to all questions were sent to all participants which can be seen in the appendix of this report.

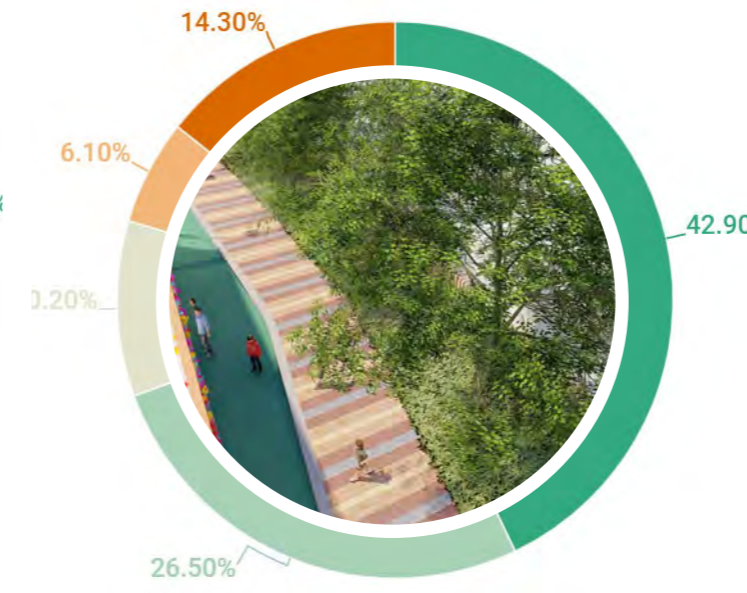
- Love it
- Like it
- Take it or leave it
- Dislike
- Not a fan



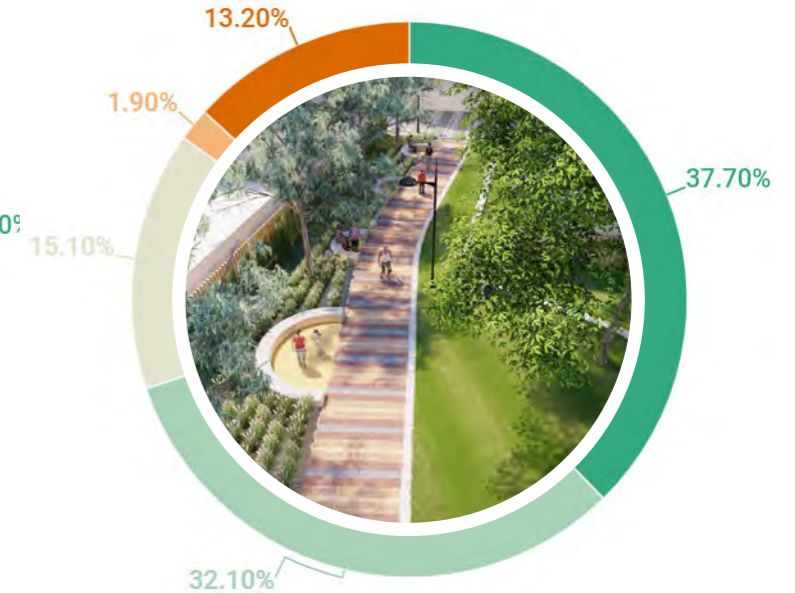
Overall Masterplan



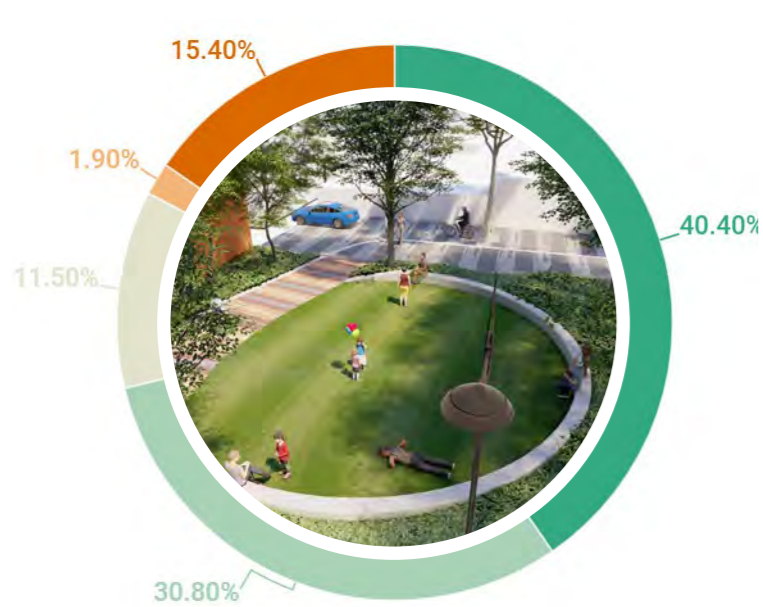
Anchor Park



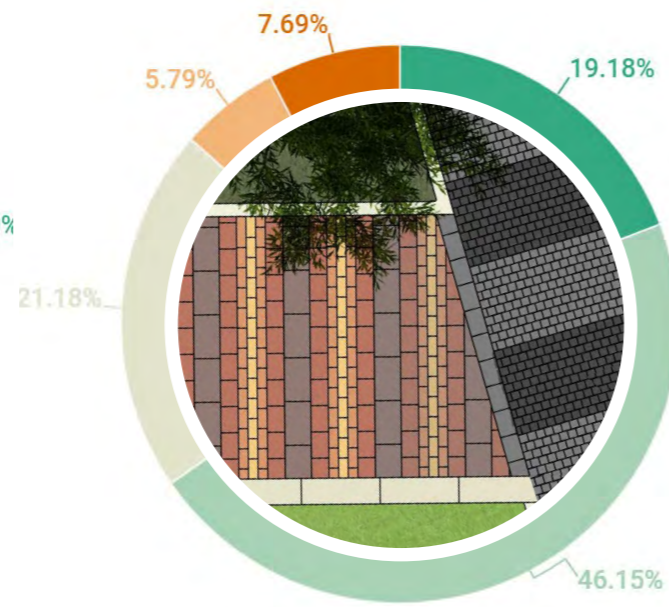
Mouclif Park



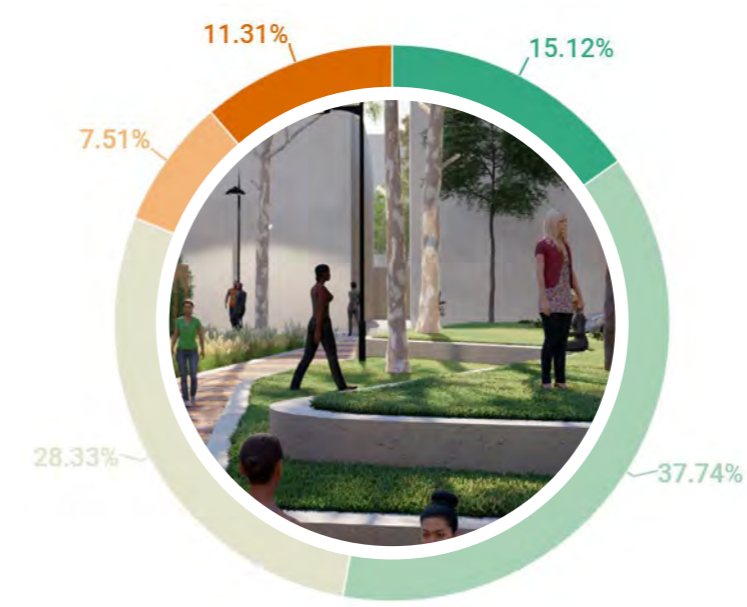
Remo Park



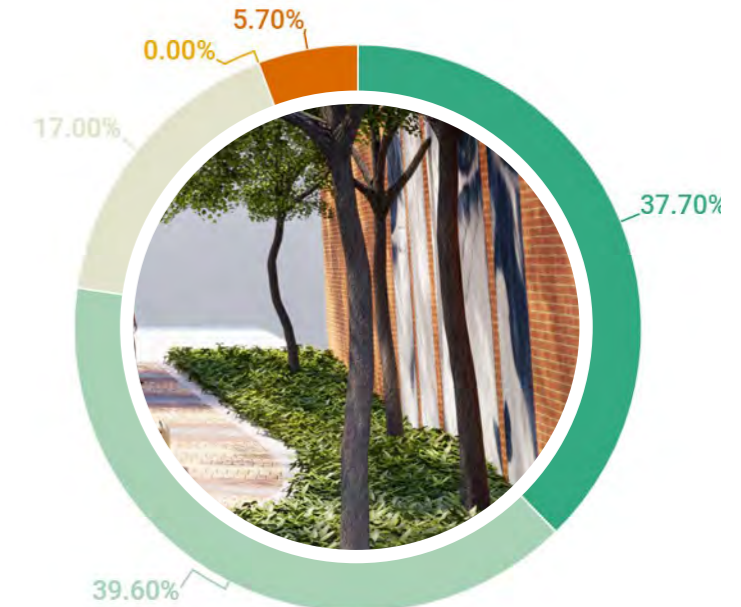
Bangs Street Park



Materials



Furniture



Planting

Design - Inspired by the Place

Principles

The masterplan process developed four principles to lead the design of the Pocket Parks these are:

Principle 01: Identity

Principle 02: Integrated Public Realm

Principle 03: Activated

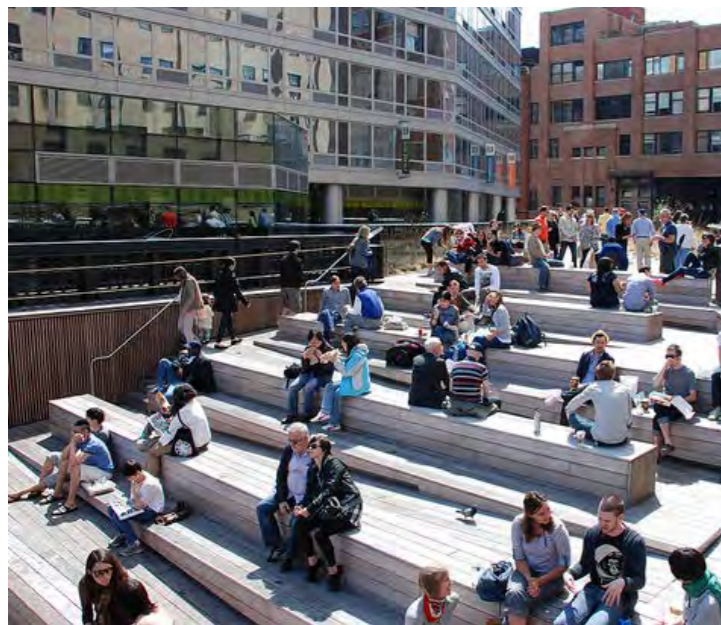
Principle 04: Creative

These principles have provided the basis for the development of the four specific design themes.

Design themes

In depth analysis of the physical and social characteristics of the existing precinct from site visits, research and previous rounds of consultation has guided the formation of four design themes. These themes will guide the design for each of the pocket parks and shared streets to ensure that the new open spaces embrace the character of the place and the needs of the current and future users.

A Place to Jam



'A Place to Jam' acknowledges the current lack of open spaces within the precinct and the need for high quality social spaces for the residents. The pocket parks will seek to provide spaces for locals to meet, to socialise, to play and to 'Jam'.

Urban art garden



With the development of more apartments the precinct is becoming more densely populated and more urban. Pockets of green space will become important for the health and well-being of the residents. "Urban Art Garden" proposes to combine garden spaces with urban art, like open air galleries to provide relaxing, nurturing spaces to unwind.

Pocket Swamps



Prahran was originally swamp land, drained to allow rapid development in the 1840s. The undulating 'micro' topography results high well draining sites and low swampy areas. The 'Pocket swamps' idea suggests that the parks can be used to provide a network of water retention features such as rain gardens to improve the water quality of local creeks, the Yarra and Bay whilst also providing a connection to the original ecology of the area.

Connecting: The Catwalk



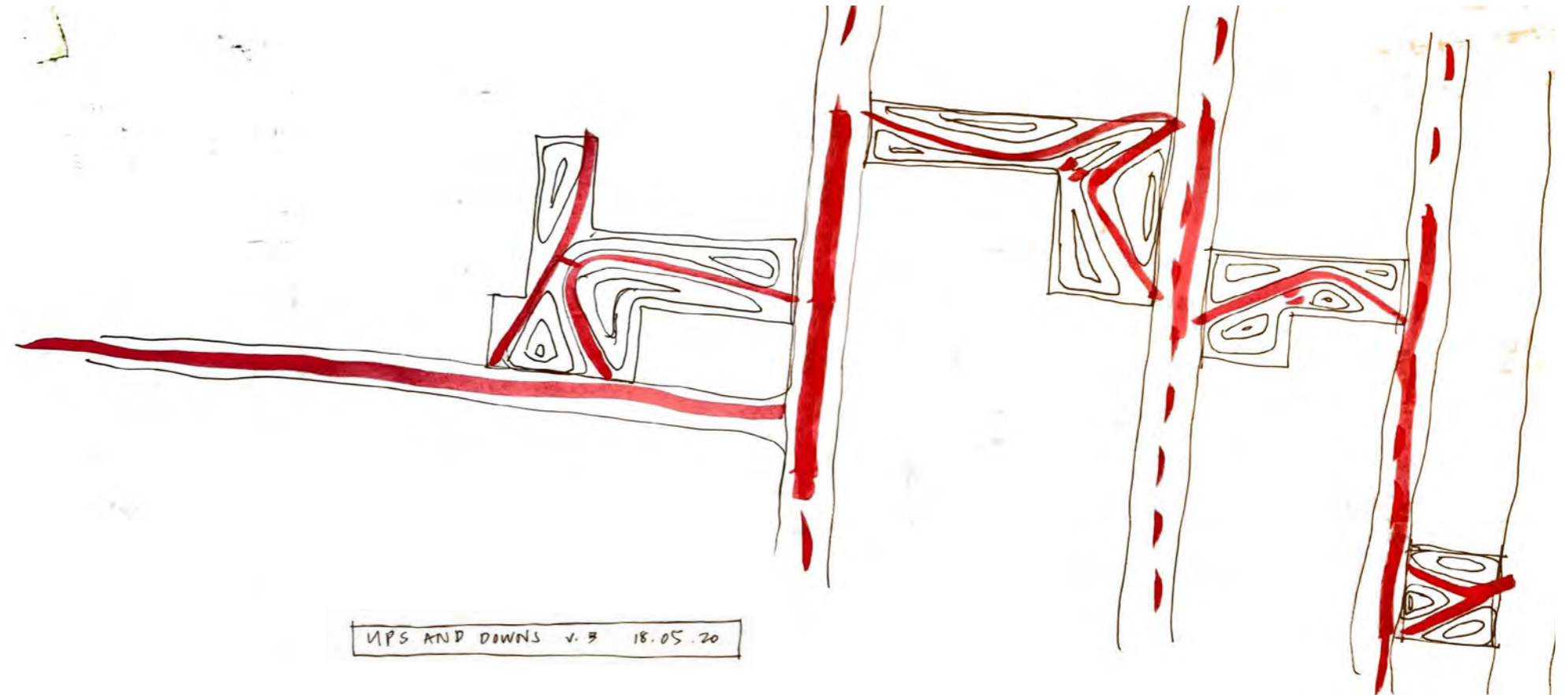
The four pocket parks will be connected by a strong pedestrian spine. This path takes its inspiration from the glamour of the boutiques of Chapel street. It will provide a highly visible connector path where users will be encouraged to promenade, to be seen and to be glamorous.



Inspiration Tootagoorak swamp, Mornington



Social topography: Cumberland Park, Nashville, Hargreaves Associates



Design concept: Ups and downs

The 'Ups and Downs' concept re-imagines what the original landscape of Prahran might have been like. Inspired by remnant natural sites such as the Tootagoorak swamp in Mornington, the design for the network of open spaces will use small topographical interventions to create a variety of social spaces.



Limelight, Meyer and Silberberg, Westonbirt Arboretum



Federal Courthouse Plaza, Massachusetts, Martha Schwarz

Landscape Masterplan

The proposed redevelopment of the Mount Street Precinct includes four new pocket parks connected by four new shared streets. The four parks have been given 'place-holder' names for identification, these are:

- Anchor Park
- Mouclif Park
- Remo Park and
- Bangs Street Park

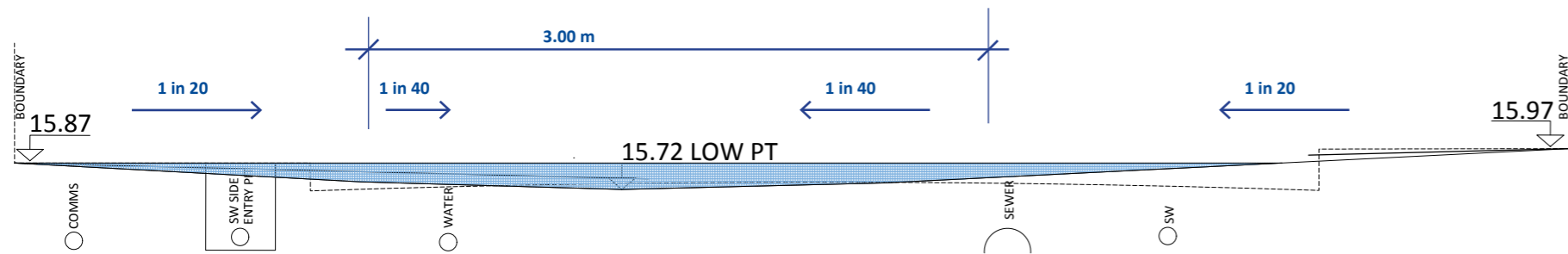
The Shared streets include short sections of road where the footpath and carriageway are merged to improve pedestrian priority. The streets will continue to be one-way for traffic. The four streets are:

- Anchor Place (east bound traffic)
- Clifton street (north bound traffic)
- Mount Street (south bound traffic)
- Regents Street (north bound traffic)

A pedestrian crossing will be provided at Bangs Street. Final location of pedestrian crossing to align with Bangs Park and proposed future open space at Prahran Housing Development Project.



Sketch plan, scale 1:750



Shared street: Proposed typical cross sectional profile



Proposed Shared zone: Clifton street

Key components

Shared Zones

Anchor Place, Clifton Street, Mount Street and Regent street will have short sections which will be converted to shared zones. Following consultation with Council engineers, a shared street cross sectional profile has been proposed which will satisfy the overland flow requirements whilst at the same time providing improved pedestrian priority. The precise extent of the shared zones will be documented in the detail design phase of the project.

The design and function of the shared zones requires the removal of on-street car parking within in these areas, whilst the on-street parking will be retained elsewhere outside the shared zones. The need removal of the selected areas of on-street car parking has been endorsed by Council as stated in accordance with the Mount Street Masterplan.

The proposed shared zones will be all one level from property boundary to property boundary with a 1 in 20 crossfall for the footpath zone and with a 1 in 40 crossfall in the central zone. The shared zones will be resurfaced in high quality paving materials, described in the Materials Palette section of this report. The design for the shared zones have a number of benefits:

- Provides a shared surface defined by high quality surface materials, signalling a slower speed area and improving pedestrian and cycling priority
- DDA compliant zone in the central area
- Large cross sectional area for north-south flow path during major flood events.



Shared zone precedent: Kensington, Sydney, Turf design studio



3m WIDE PATH

Proposed 'Catwalk Path'

'Catwalk' Path

The 'Catwalk' path is the main path that connects the four pocket parks from Anchor park through to Bangs Park. It is intended as a slow, walking connection that will encourage social walking. It has been designed at 3m wide to provide ample space for people walking side by side to pass each other. Light poles at regular intervals will ensure that the path is well lit at night.



Swatch of proposed 'Catwalk' path materials, refer Materials palette section



Precedent path, Governors Island, USA by WEST 8

Streets and Pocket Parks

All of the new parks will provide opportunity to relax, socialise and get in touch with nature. In addition, each space has been designed to cater for different activities, based on the character of the location. Together these parks will provide a network of opportunities for the local residents. An official naming process for each park will be conducted during the detail design phase. The following pages describe the design for the streets and parks.

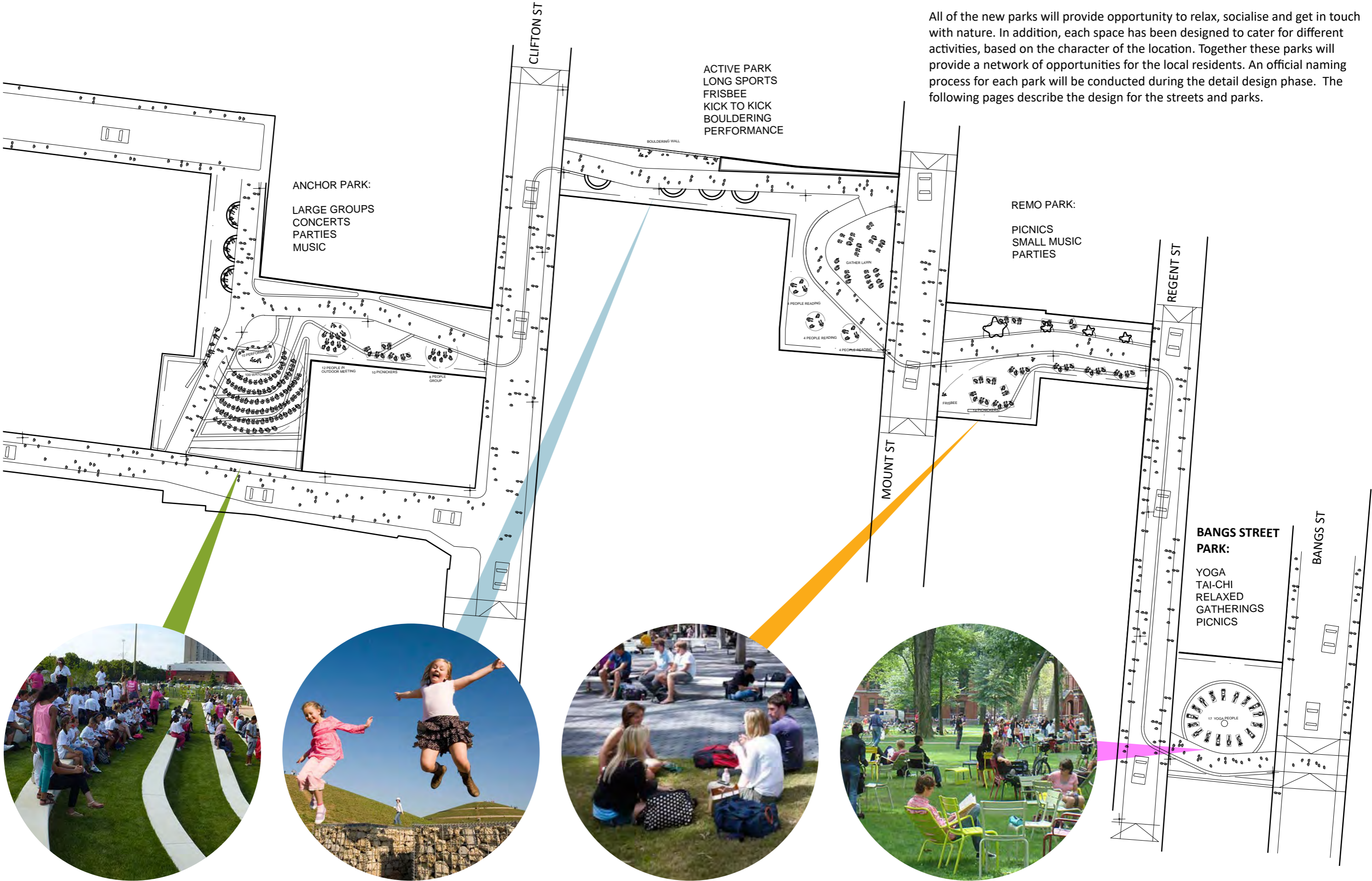
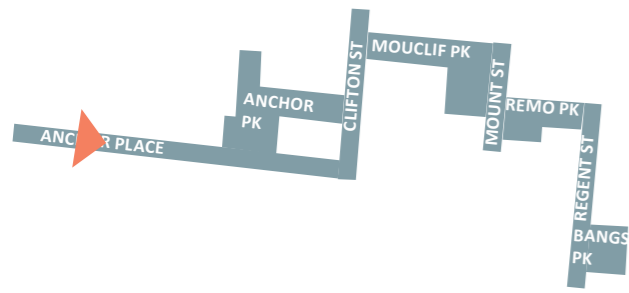


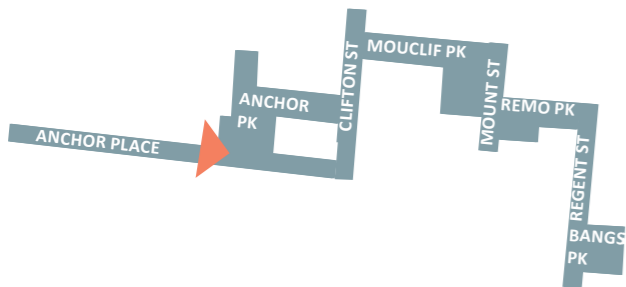
Diagram of space planning for activities within the parks



Anchor Place shared zone

Anchor Place is the narrowest street at approximately 5.5m wide. It will be retained as one-way access for service vehicles/local access and converted into a shared zone with flush surface from between buildings upgraded to the typical section from Chapel street to Clifton street. Drainage will be to the centre reconnecting into the existing underground network. It is too narrow for tree planting. Existing lighting will be upgraded to LED fittings and new poles.





Anchor Park (potential future open space)

Anchor Park is the largest of the four pocket parks, with connections to Cecil street, Anchor place and Clifton street. Located close to Chapel street and surrounded by large apartment blocks, the park will provide a vibrant, natural space for relaxed gatherings. The main feature of the park will be the central amphitheatre created with bleacher walls in lawn. This space can be used for everyday catch-ups or for small scale concerts. A rain garden along the northern edge will provide water filtration and ecological interest.



Precedent, landscape amphitheatre: Clos layat park, Lyon



View 1 from Clifton street












View 2 from Clifton street



Plan, Scale 1:500: Adjacent Building uses and edges

Key:

Design:

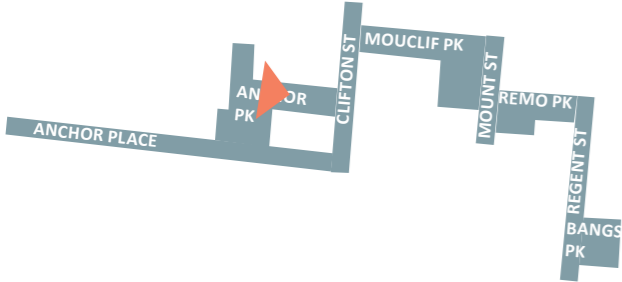
-  'Catwalk' path
-  Shared Street
-  Seating areas
-  Bleacher walls
-  Shrub planting
-  Rain garden
-  Tree planting
-  Lawn
-  Opportunity for artwork

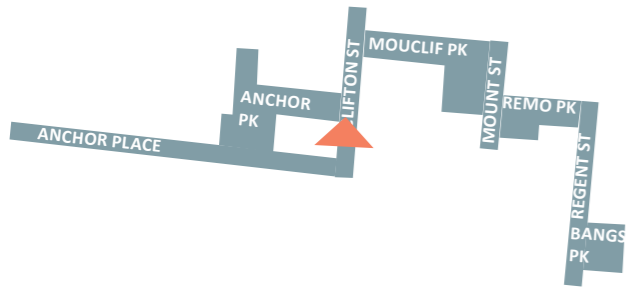
Anchor Park



Anchor park, Aerial view

Anchor Park





Clifton Street shared Zone

Clifton street will be retained as one-way access and converted into a shared zone with flush surface and upgraded to the typical shared section between Anchor Park and Mouclif park. On street car parking will be removed within the shared zone. Drainage will be to the centre reconnecting into the existing underground network. New street trees will be planted in selected locations where they will not impede existing crossovers. Existing lighting will be upgraded to LED fittings and new poles.





Precedent, active landscape: Northalla Park, London



View 1 from Mount street



View 2 from Clifton street

Mouclif Park











Mouclif Park connects Clifton Street to Mount Street, narrow at the west end it widens out at the Mount street side. This park is designed as the active space, provided opportunities for urban exercise such as cross training and bouldering within a natural outdoor setting.

The main feature of the park will be the brick wall at the Clifton street end which will be retained as a feature and converted into an exercise object such as a bouldering wall. It provides a highly visible way finding element when moving north up Clifton street. Within the park furniture will be provided which caters for seating and also provides opportunities for exercise such as stretches or sit ups. The west end of the park opens up to Mount street, providing a sloping lawn for relaxation or exercise. A rain garden along the northern edge will provide water filtration and ecological interest.



Key:

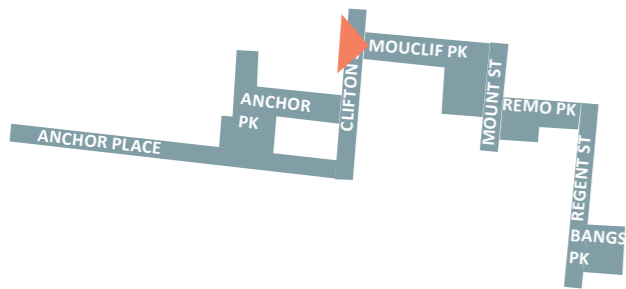
Design:

-  'Catwalk' path
-  Shared Street
-  Seating areas
-  Bleacher walls
-  Shrub planting
-  Rain garden
-  Tree planting
-  Lawn
-  Soft fall rubber for bouldering wall
-  Opportunity for artwork

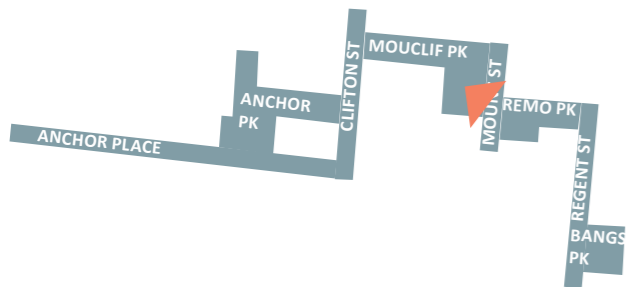
Mouclif Park and Clifton Street Shared zone plan, Scale 1:500

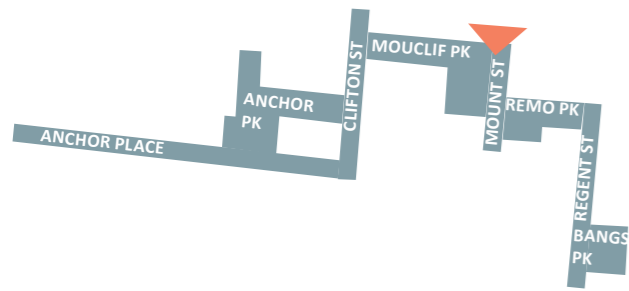


Mouclif Park, Aerial view



Mouclif Park





Mount Street shared zone

Mount street will be retained as one-way access and converted into a shared zone with flush surface and upgraded to the typical shared section between Mouclif Park and Remo Park. On street car parking will be removed within the shared zone. Drainage will be to the centre reconnecting into the existing underground network. New street trees will be planted in selected locations where they will not impede existing crossovers. Existing lighting will be upgraded to LED fittings and new poles.





Precedent, Space for picnics: Macquarrie University, Hassell



View 1 from Regent street



View 2 from Mount street










Remo Park

Remo Park connects Mount Street to Regent Street, narrow at the east end it widens out at the Mount street side to the west. This park is designed as the relaxed space catering for picnics and informal seating. Along the north edge a series of custom designed seats and benches are integrated into the garden to provide distinct spaces for different sized small groups under the shade of the new tree planting. Along the southern edge a lawn and integrated seating bleacher provide a sunny space for larger groups to gather in the sun. A rain garden along the northern edge will provide water filtration and ecological interest.



Key:

Design:

-  'Catwalk' path
-  Shared Street
-  Seating areas
-  Bleacher walls
-  Shrub planting
-  Rain garden
-  Tree planting
-  Lawn
-  Opportunity for artwork

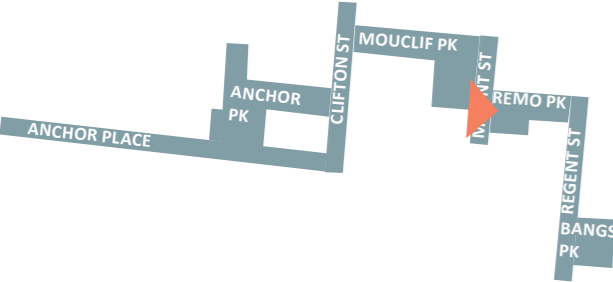
Remo Park and Mount Street Shared zone plan, Scale 1:500

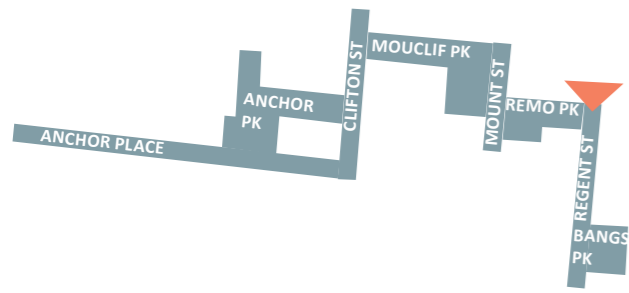
Remo Park



Remo Park, Aerial view

Remo Park





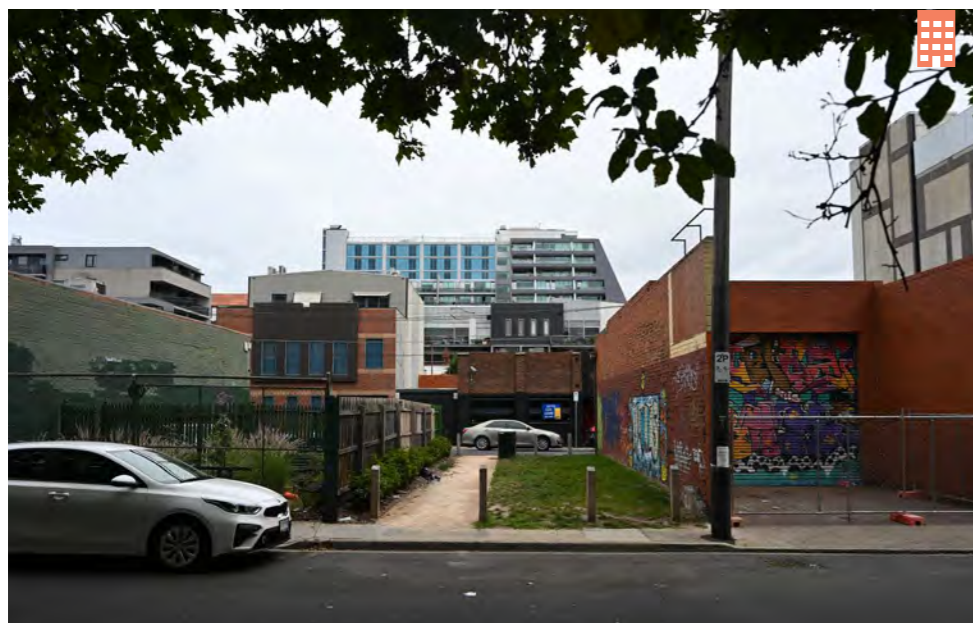
Regent Street shared zone

Regent street will be retained as one-way access and converted into a shared zone with flush surface and upgraded to the typical shared section between Remo Park and Bangs Park. On street car parking will be removed within the shared zone. Drainage will be to the centre reconnecting into the existing underground network. New street trees will be planted in selected locations where they will not impede existing crossovers. Existing lighting will be upgraded to LED fittings and new poles.





Precedent, nature and well-being: Harvard University by MVVA



View 1 from Bangs street













View 2 from Regent street

Bangs Street Park

Bangs Park connects Regent Street to Bangs Street and is the smallest of the pocket parks. This park is designed as a place for well-being, providing a protected, shaded, natural setting amongst planting where individuals and groups can gather. A key feature is the central lawn which provides the protected space and can be used for picnics or exercise such as yoga. A bleacher wall around the lawn provides integrated seating. To the south a new feature wall will be created. This will be commissioned as an art, sculpture or projection wall. It will act as a visible element when approaching south along Regent street, helping to visually connect the space to Remo park. The design of the shared zone and crossing on Bangs Street should be coordinated to complement the design and location of the future proposed open space within the Bangs Street Estate.

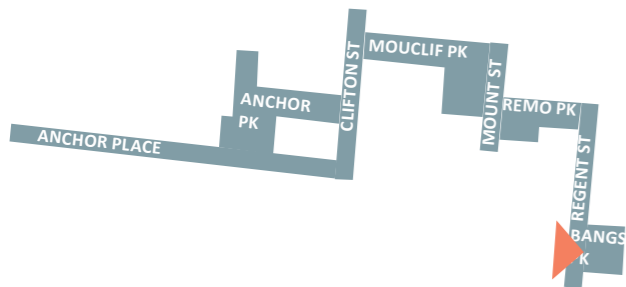


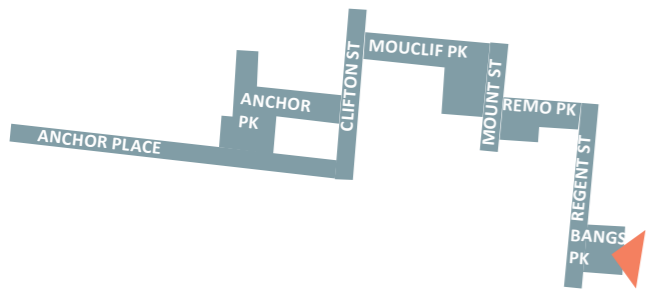
Bangs Park and Regent Street Shared zone plan, Scale 1:500

- Key:**
- Design:**
-  'Catwalk' path
 -  Shared Street
 -  Seating areas
 -  Bleacher walls
 -  Shrub planting
 -  Rain garden
 -  Tree planting
 -  Lawn
 -  Location of pedestrian crossing to align with Bangs Park and future open space at Prahran Housing Development Project
 -  Opportunity for artwork



Bangs Park, aerial view

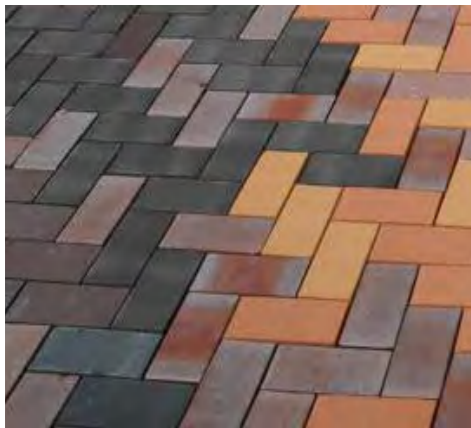




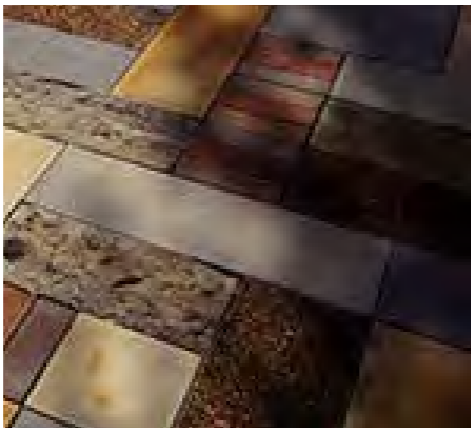
Materials palette

Paving, walls and fences

The materials palette has been selected to provide high quality, durable materials that reflect the character of the area. On the shared surfaces and paths, natural stone and brick is used as a durable, safe material that reflects some of the materials historically used within the streets. Where possible in less heavily trafficked areas recycled materials such as the stone and brick of 'P02' have been included.



P01 - PROMENADE PAVING
 BRICK PAVING IN THREE COLOURS, BRIGHT ORANGE, DARK ORANGE AND BROWN.
 SIZE: 2030X110X65mm
 WITH LARGER BLUESTONE PAVING.
 SIZE: 300x500x60mm
 ARRANGED IN BOLD STRIPE PATTERN
 GRADE: PEDESTRIAN AND MAINTENANCE VEHICLE
 SOURCE: LOCAL BRICK AND BLUESTONE



P02 - 'SLOW DOWN' PAVING
 AROUND THE SEATING AREAS
 A MIX OF RECLAIMED PAVING SOURCED FROM THE DEMOLITION OF THE SITE.
 SIZE: VARIES
 GRADE: PEDESTRIAN LOADING
 SOURCE: RECLAIMED FROM SITE



P03 - SHARED STREET PAVING
 NATURAL STONE 'SETT' PAVING IN TWO COLOURS, DARK GREY BLUESTONE AND SILVER GREY GRANITE
 SIZE: 100x100x90mm
 ARRANGED IN BOLD STRIPE PATTERN
 GRADE: VEHICLE
 SOURCE: LOCAL BLUESTONE AND GRANITE



P04 - FEATURE STRIPE PAVER
 NATURAL STONE SILVER GREY GRANITE
 SIZE: 250X500x60mm
 GRADE: VEHICLE
 SOURCE: LOCAL GRANITE

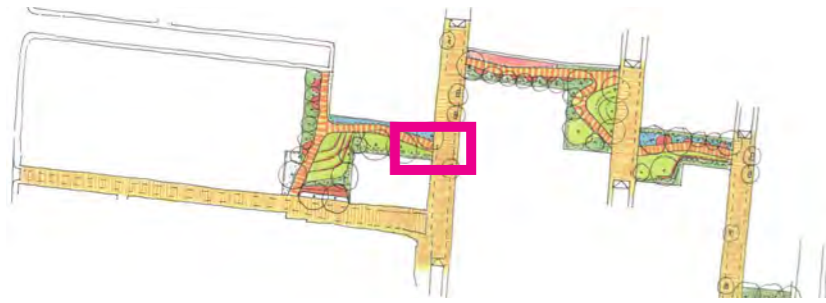


W01: EXISTING BRICK WALLS, STABILISED AND RETAINED.
 BRICK WALL TO BE RETAINED AND STABILISED WHEN BUILDING IS DEMOLISHED. APPROXIMATE HEIGHT 6m.



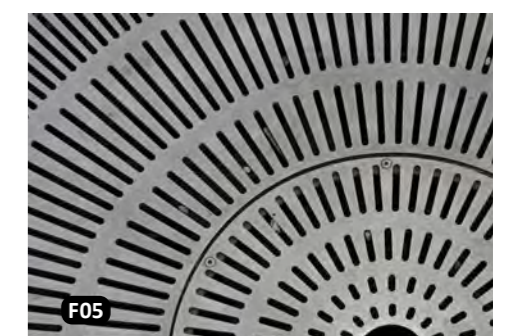
W02: STANDARD TIMBER FENCE EDGE
 TIMBER PALING FENCING 2500mm HIGH ALONG EDGES OF NEW POCKET PARKS.





Sample streetscape

Within the shared spaces the surface materials have been arranged to indicate clearly that this is a pedestrian friendly zone. The patterning subtly indicates the main vehicle travel path with the broader stripes indicating the pedestrian refuge zone for when cars need to pass. A light coloured strip within the centre of indicates a connection between the adjacent pocket parks whilst acting as a spoon drain for surface drainage.



MATERIALS DETAIL PLAN, CORNER OF ANCHOR PARK AND CLIFTON STREET, SCALE 1:50

Furniture

Furniture has been selected to provide comfort, flexibility and identity to the pocket parks. Standard benches with backrests will be distributed throughout the parks along the 'Catwalk path'. Feature seating will be integrated into selected parks to enhance the usability and character of these spaces. The concrete bleachers of Anchor Park create a natural amphitheatre, whilst the sculptural feature benches of Remo park will provide colour and identity to the space.



F01: STANDARD BENCH WITH BACKREST



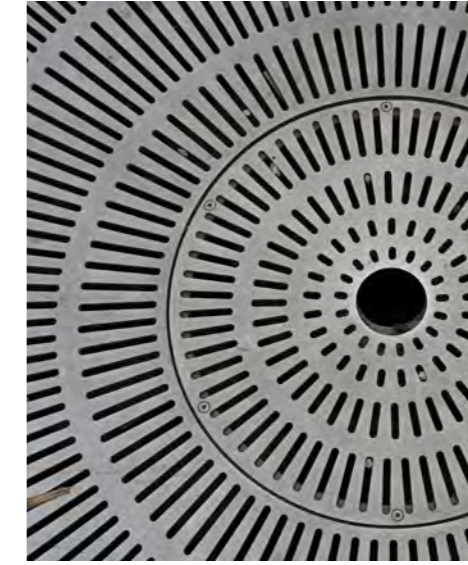
F02 - CONCRETE SEATING WALL, PRECAST EXPOSED AGGREGATE, 400mm HIGH, 500mm WIDE



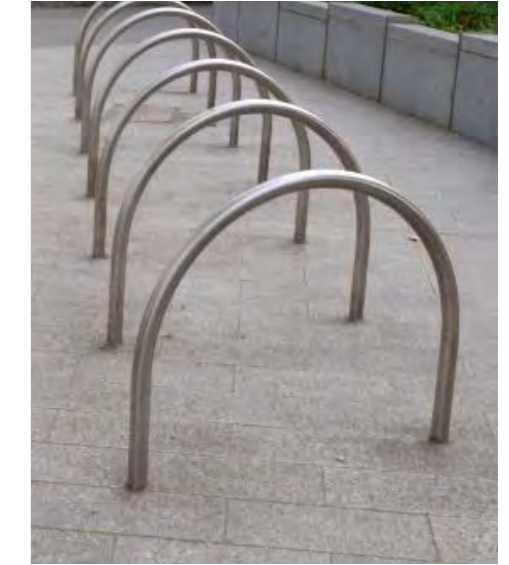
F03: CURVED BENCH 450mm HIGH, 600mm WIDE, SPOTTED GUM TIMBER ON STEEL FRAME



F04: FEATURE BENCH CUSTOM SCULPTURAL SEATS, 2000mm



F05: STAINLESS STEEL TREE GRATE



F06: STAINLESS STEEL CYCLE RACKS



F07: SEATING WITH TABLES



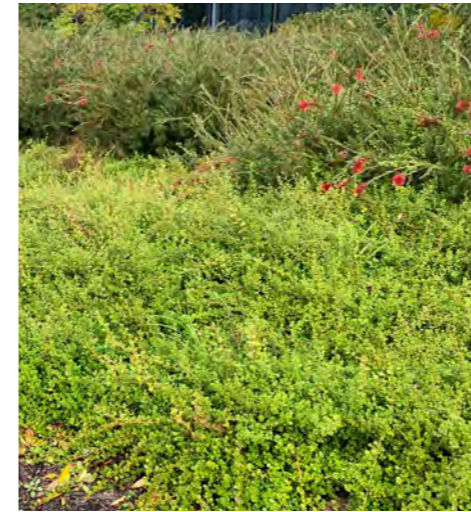
T01 - PARK SENTRIES
EACH PARK WILL HAVE A DIFFERENT SPECIES. SAMPLE SPECIES: PIN OAK, QUERCUS PALUSTRIS, 200L LARGE GROWING EXOTIC, BROADLEAF SPECIES.



T02 - STREET TREES
EACH STREET WILL HAVE A DIFFERENT SPECIES WITH SIMILAR CHARACTERISTICS SAMPLE SPECIES: EUCALYPTUS MANNIFERA, BRITTLE GUM, 200L. NATIVE, NARROW, MEDIUM SIZED, WHITE BARK



T03 - FEATURE 'SWAMP' TREES
MELALEUCA ERICIFOLIA, 45L NARROW, PLANTED CLOSE TOGETHER IN RAINGARDENS



S01 - SHRUB GARDENS
DIVERSE PLANTING WITH PREDOMINANTLY LOW MAINTENANCE, DROUGHT TOLERANT, LOW TO MEDIUM HEIGHT NATIVE SPECIES, WITH FEATURE SHRUBS. PLANTED AT 6 PLANTS/M2. IRRIGATED.



S02 - RAIN GARDENS
NATIVE, DROUGHT TOLERANT FLOOD MOISTURE LOVING, STRAPPY GRASSES AND REED SPECIES TO CREATE A FLOWING GREEN GARDEN. PLANTED AT 6 PLANTS/M2. IRRIGATED.



S03 - ORCHARD AND GREEN WALLS
PALISADED APPLE TREES AND CLIMBERS TRAINED TO FENCE EDGES. TREES PLANTED AT 20L SIZE, AT 1m CENTRES. CLIMBERS AT 4 PER LIN. M.



S04 - LAWN

Planting types

The planting types have been selected to provide colour and texture throughout the seasons and perform well within the environmental conditions of the parks. The planting selection will be predominantly native species to encourage a resilient, ecologically diverse and low maintenance park network. A feature of the parks will be the S02 rain gardens which will collect and filter surface water runoff, reducing creek pollution. Non native typologies include the T01 Park sentries, which are deciduous species selected to allow for winter light, the S03 Orchard green walls and the lawn spaces.

Lighting and Way finding

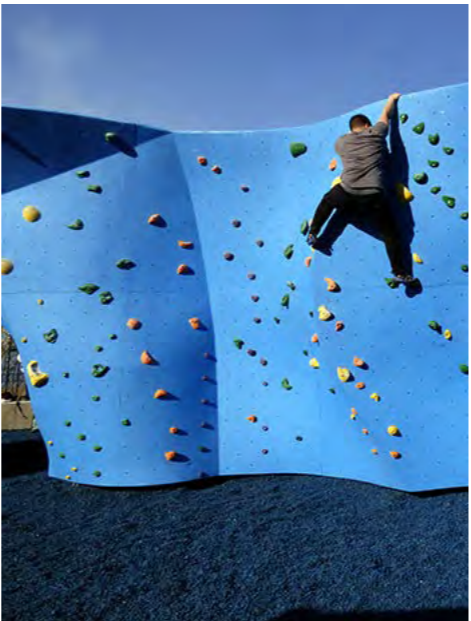
Functional lighting is introduced to the Pocket park network with pole lighting lining the main 'Catwalk' path at regular intervals to achieve the required light levels to create a safe pedestrian network at night. Feature lighting will be used to emphasise sculptural elements such as custom furniture and artwork. These will help to prevent any dark zones within the parks and provide way finding at night. Sensor lighting and solar lighting opportunities will be explored in detail during the next phase of the project.



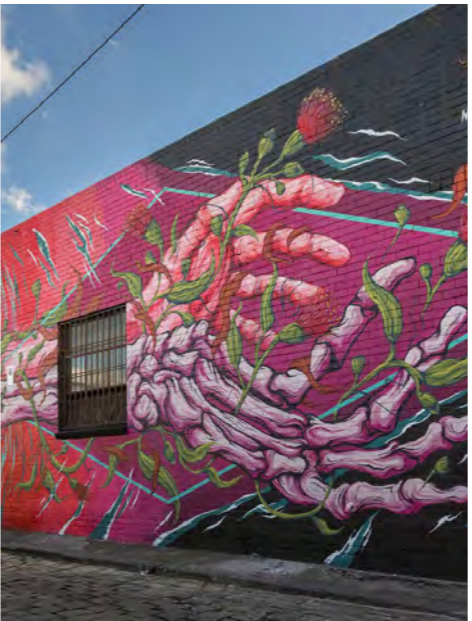
L01: POLE LIGHT, WITH LED LUMINAIRE



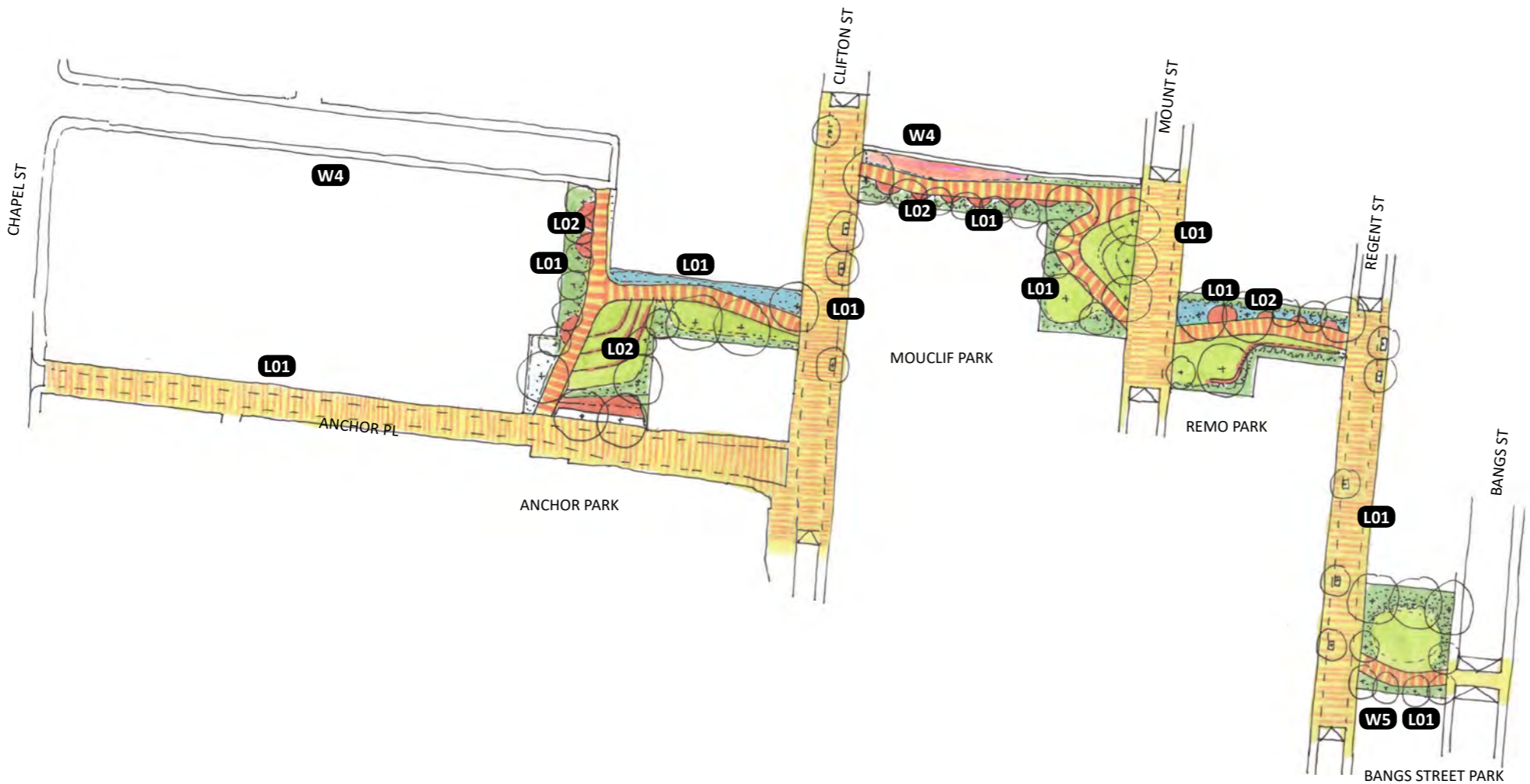
L02: FEATURE LIGHTING, LED STRIPS RECESSED INTO FEATURE BENCHES



W04: WAYFINDING, FEATURE BOULDERING WALL



W05: ART WALL



Staging of the Works

To proceed with the redevelopment of the Mount Street Precinct the works will be divided into seven packages. The delivery strategy will be based on the costs and availability of the properties which will enable the precinct to be delivered in stages over a 1-5 year time frame.

The proposed packages are ordered from east to west:

1. Bangs Street Park, Bangs Street pedestrian crossing and half of Mouclif Park
2. Anchor Place
3. Clifton Street shared zone
4. Mount Street shared zone
5. Regent Street shared zone
6. Anchor Park
7. Remo Park and other half of Mouclif Park

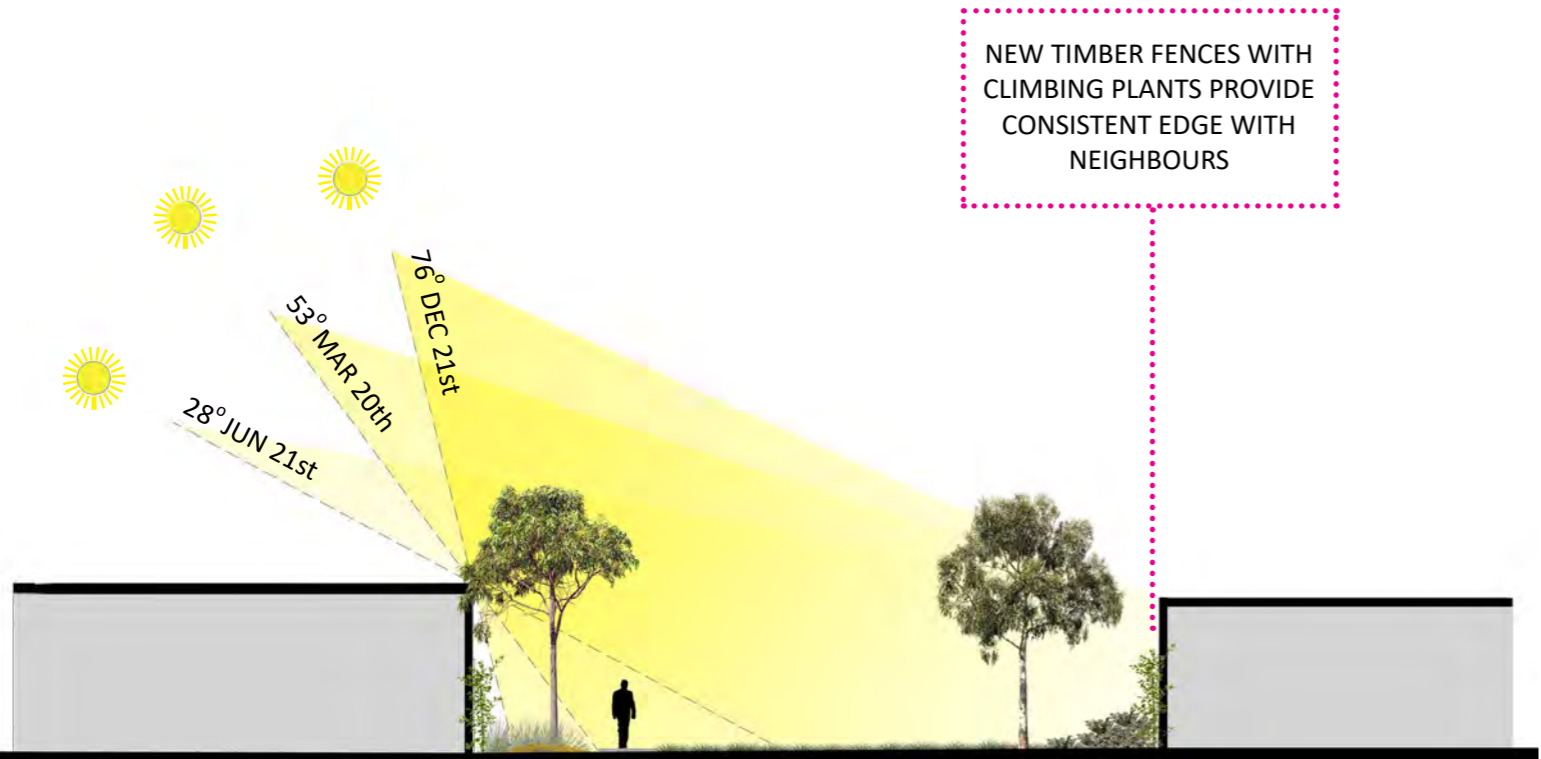


Engaging with adjacent developments

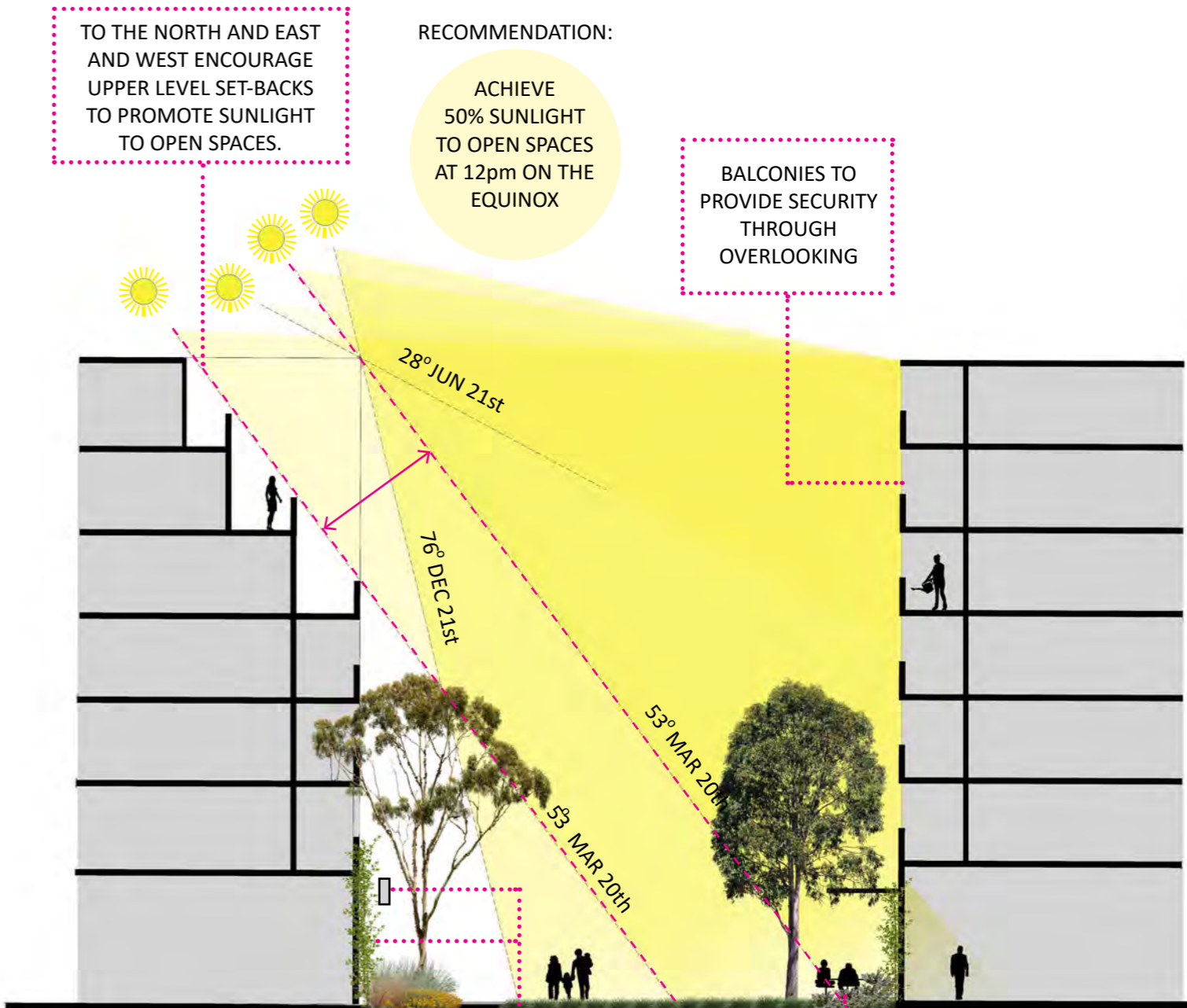
The Mount Street precinct is developing rapidly. By engaging with proposed developments during the planning stage, Council should seek to give guidance to architects and developers to ensure that the adjacent developments respond to the opportunities provided by the Pocket Parks. Key considerations include:

- Minimise loss of access to sunlight;
- Create active frontages;
- Minimise services impacting the parks; and
- Enhance passive surveillance.

NORTH ← → SOUTH



EXISTING SITUATION: SMALL SCALE SINGLE STOREY RESIDENTIAL PROPERTIES ADJACENT TO THE PARKS
INDICATIVE CROSS SECTION, SCALE 1:200



FUTURE SITUATION: 6-8 STOREY APARTMENT BLOCKS ADJACENT TO THE POCKET PARKS
INDICATIVE CROSS SECTION, SCALE 1:200