



Tamworth Bicentennial Park Master Plan

Fitzroy St & Kable Ave, Tamworth

Prepared by



Prepared by



DRAFT No.4

ISSUE 1: October 15, 2019

inSite EM LA
PO Box 2460
Kempsey NSW 2325
T: 07 3351 8425
F: 07 3351 8635
ABN: 89 115 479 046
Email: admin@insitemla.com.au
Web: www.insitemla.com.au

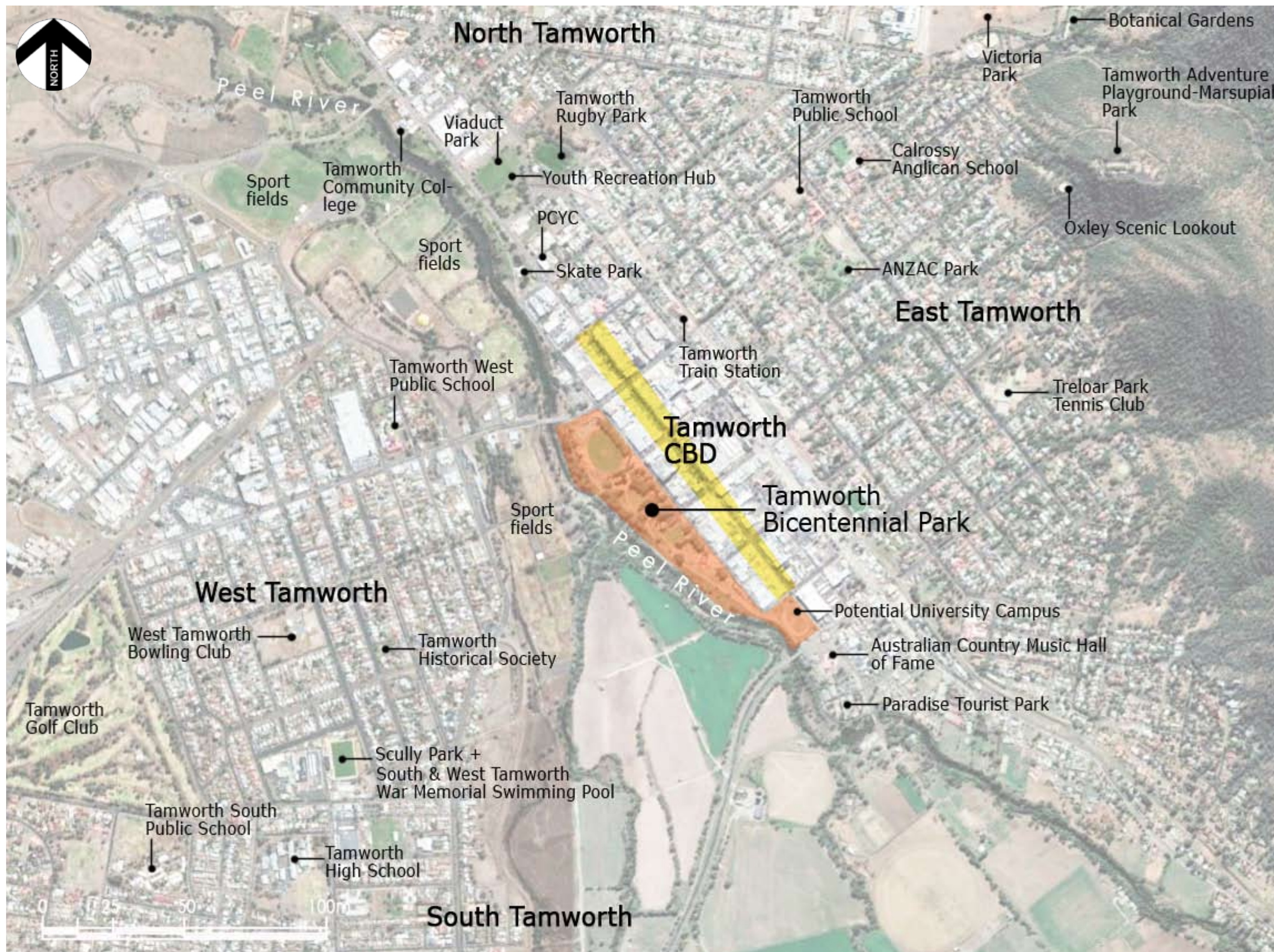


Tamworth Bicentennial Park Master Plan

Fitzroy St & Kable Ave, Tamworth

Table of Contents

Introduction, Study Area & Context, Key Objectives	3
Bicentennial Park Areas	4
Blueprint 100	5
Site Analysis	6
Existing context circulation	7
Memorials and Monuments in study area & surrounding context	8-9
Future Development Opportunities	10
Landscape Character Analysis	11
Opportunities for Development	12
Master Plan Proposals for Bicentennial Park	
Design Inspirations	13-15
Bicentennial Park Master Plan	16
Master plan Area 1 Events Precinct	17
Master Plan Area 2 Oval No.1 + Events	18
Master Plan Area 3 Fitzroy St-Bicentennial Park	19
Master Plan Area 3 Palm Walk detail	20
Master Plan Area 3 West + Area 7 Riverside	21
Master Plan Area 4 Events Pricinct	22
Master Plan Area 5 Memorial Gardens	23
Master Plan Area 6 Tamworth Regional Playground	24
Master Plan Area 7 Riverside Precinct	25
Master Plan Area 7 Riverside (north)	26
Master Plan Character sketches	27-29
Design standard - park furniture	30
Prioritisation - Broadscale Improvements	31
Prioritisation - Area Improvements	32
Conclusion	33
Appendix	34
Existing site conditions photos	



Study Area & Context

Introduction

InSite EM LA were engaged by Tamworth Regional Council to prepare a Master Plan for the Bicentennial Park precinct. Bicentennial Park is a large tract situated on the eastern embankment of Peel River, buffered by a levy bank for its the entire length of the park and beyond.

The purpose of this document is to develop a master plan for Bicentennial Park which will guide, govern and manage the future development of the park.

Bicentennial Park incorporates the City Pool, Sports Oval No.1, Entertainment and Memorial spaces, Tamworth Regional Playground, Hopscotch Bar & Cafe, cycle paths, water play and fitness circuit facilities and the old velodrome site.

Bicentennial Park is heavily utilised for entertainment and recreational pursuits during the annual Country Music Festival. The park is a destination for local families with the playground and social facilities closely situated in the southern section of the park.

Bicentennial Park is significantly disconnected with Tamworth CBD precinct and other adjacent areas.

Study Area & Context Plan

The study area as shown in the Study Area & Context Plan, is located to the immediate south west edge of the CBD and accessed via Kable Street and parking along its boundary. The study area is bound by Oxley Highway in the north, Peel River to the west and by Roderick Street to the south.

There is potential to redevelop the Velodrome in the south as a University Campus.

Key Objectives of the Master Plan

- Integrate the Bicentennial Park Masterplan with Councils Blueprint 100;
- To identify and address existing issues within the study area;
- to identify opportunities to improve connectivity between the study area and Tamworth CBD precinct;
- to identify and improve pedestrian connections in the study area relative to context;
- to consider the future development of the park and its impact on existing facilities and circulation around the study area;
- to develop a hierarchy of park furniture and buildings/shelters within the study area to guide future installations and development;
- to provide a destination park with focus on accessibility, legibility, safety and connectivity throughout the park and adjacent CBD precinct.

The Master Plan outlines a collective vision for Bicentennial Park that would activate and encourage social, cultural, recreational and environmental benefits to the community and visitors to the region for a parkland experience that is unique to Tamworth.



Bicentennial Park Areas Diagram

Bicentennial Park Areas

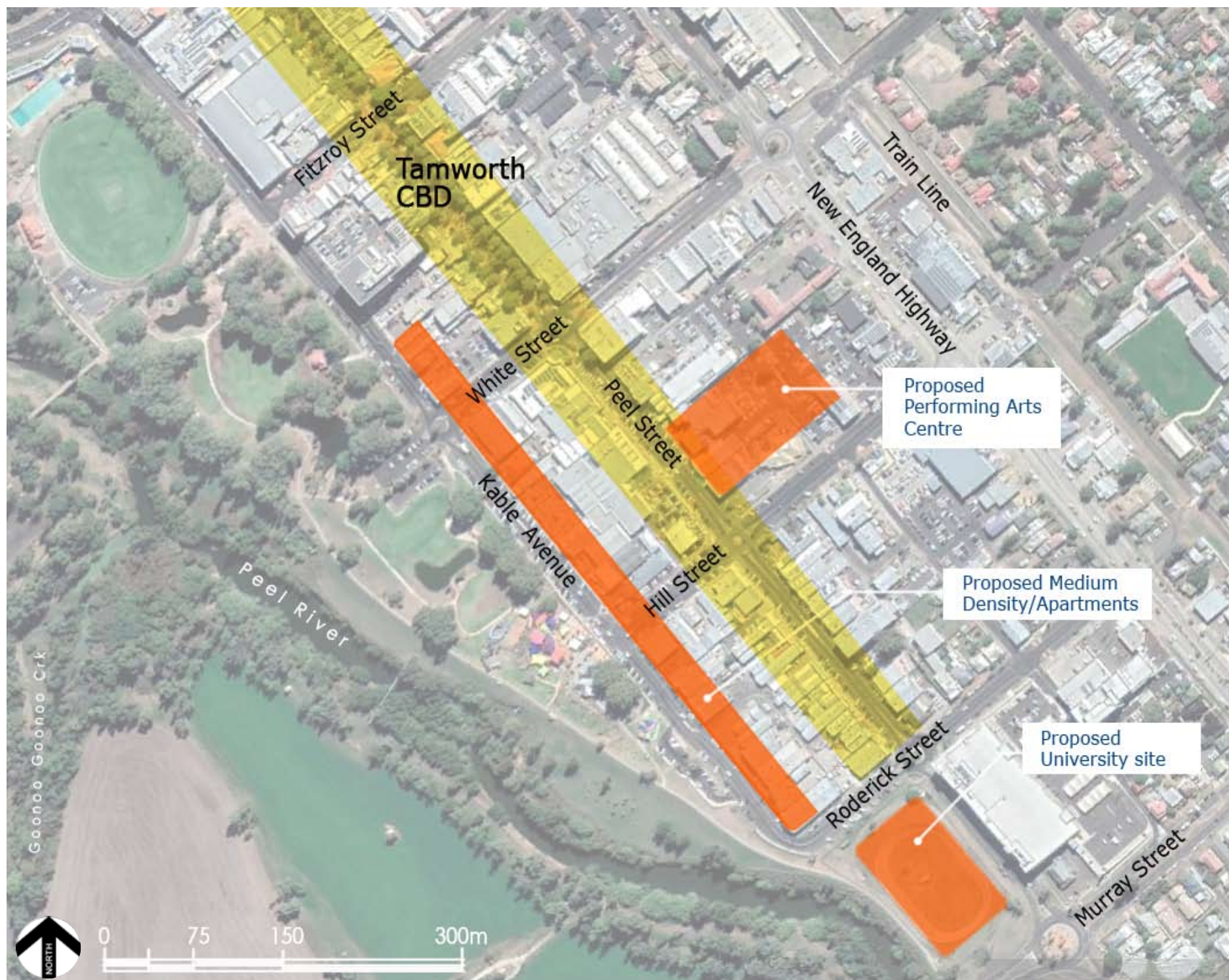
Bicentennial Park is currently separated into 7 key areas which identify the range of activities within the park.

The Master Plan will investigate each area, detailing the opportunities for each in this document.

Key to Bicentennial Park Areas

- Area 1 - Events Precinct
- Area 2 - Oval No.1 Events/Sports
- Area 3 - CBD-Bicentennial Park axis
- Area 4 - Passive space
- Area 5 - Memorial Gardens, passive recreation, carpark
- Area 6 - Regional Playground
- Area 7 - Flood Reserve/Riverside Precinct

Existing velodrome



Blueprint 100 Key Map

Not to Scale

Blueprint 100

In 2019 Tamworth Regional Council embarked on a process to draw all its efforts toward a coordinated approach for future planning and infrastructure delivery. This has been coined Blueprint 100. It would encompass the Local Strategic Planning Statement, Growth Management Strategy and other council initiatives. The Blueprint 100 is an overarching strategy that provides a roadmap to take the Tamworth Region towards its vision of a prosperous economy and high living standards with a population of 100,000.

Tamworth Regional Council acknowledges the contribution open space brings to the community and places high value on the benefits engagement in passive and active recreation brings to the community. Blueprint 100 takes into account the design of all open space and the needs of the growing community in relation to structured and unstructured recreation.

The city centre is the premiere node for the city and the region and should remain the primary focus for business, community services, hotels and recreation. With the forthcoming theatre and strong prospects of a new university it is poised to progress to a higher level of vitality.

The success of the CBD and the success of Bicentennial Park are interrelated. Whilst both areas are unique in their own right proximity to each other bring combined opportunities for growth and success.

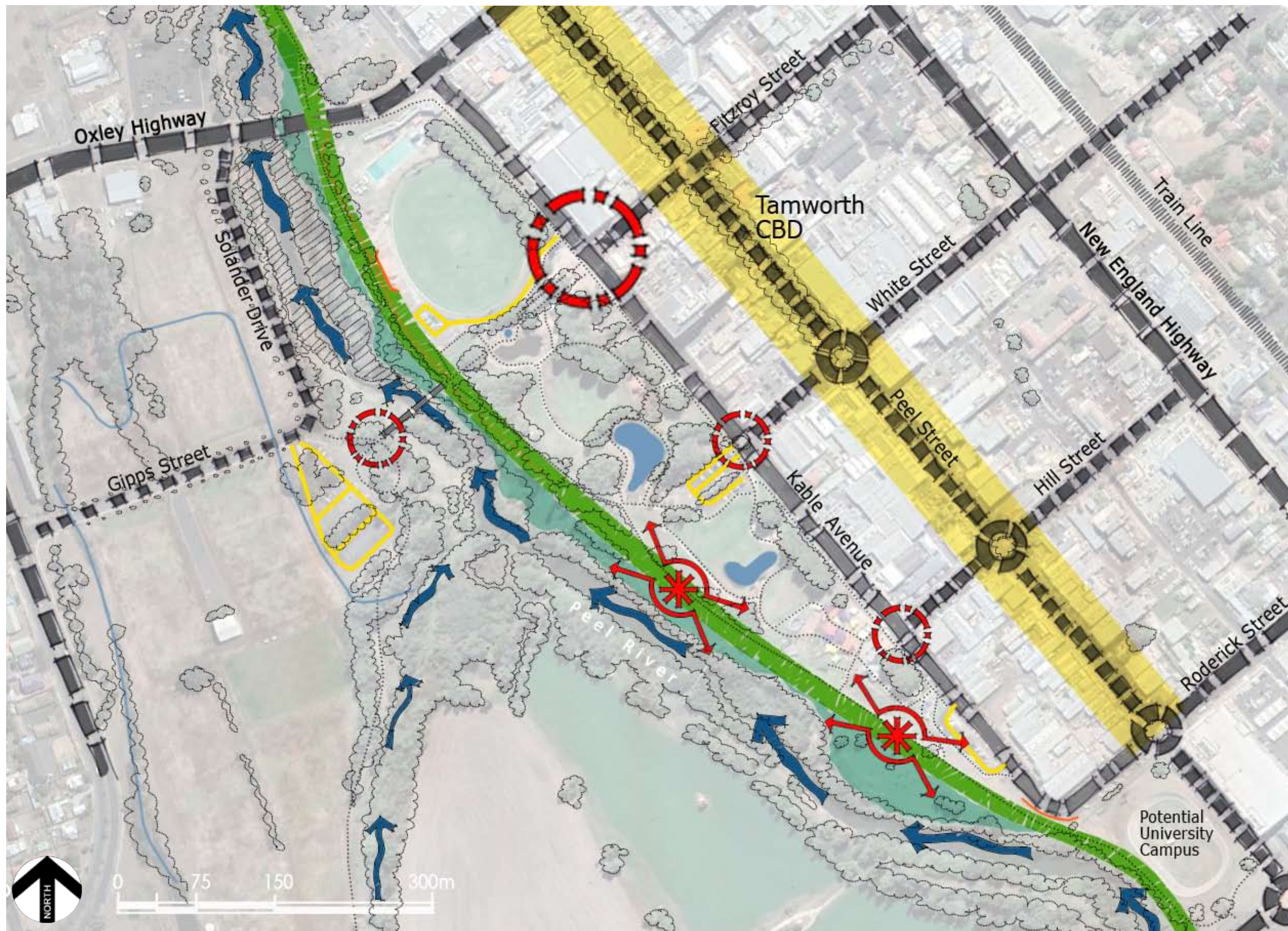
A vibrant Bicentennial Park will provide CBD users with opportunities such as:

- a platform for structured and unstructured recreational pursuits;
- emersion in flora and fauna;
- tranquil place to relax;
- event space;
- education on the city's history;
- place of reflection on the city's culture;
- casual dining space;
- greater vehicular parking options;
- a safe place; and
- a sense of belonging;

A dynamic CBD will provide Bicentennial Park with:

- increased park utilisation;
- clear and easy access to the Park;
- exposure to diverse cultures, experiences and opportunities; and
- access to a variety of services;

Conditions within Peel Street between Bourke Street and White Street are of a high standard. The opportunity is to extend this condition towards the east to encompass the Performing Arts Centre and future university precinct. This will set the conditions for an increase in inner city living, especially along Kable Avenue opposite the high amenity offered by Bicentennial Park. This rise in inner city higher density living will bring with it new opportunities for Bicentennial Park as it will act as the modern 'backyard' for these residents.



Site Analysis

A broad analysis of all relevant existing conditions in the study area was undertaken.

The site analysis included a physical overview of the study area including a photographic study and assessment of existing open space facilities, structures and connections to and between the study area and its CBD context.

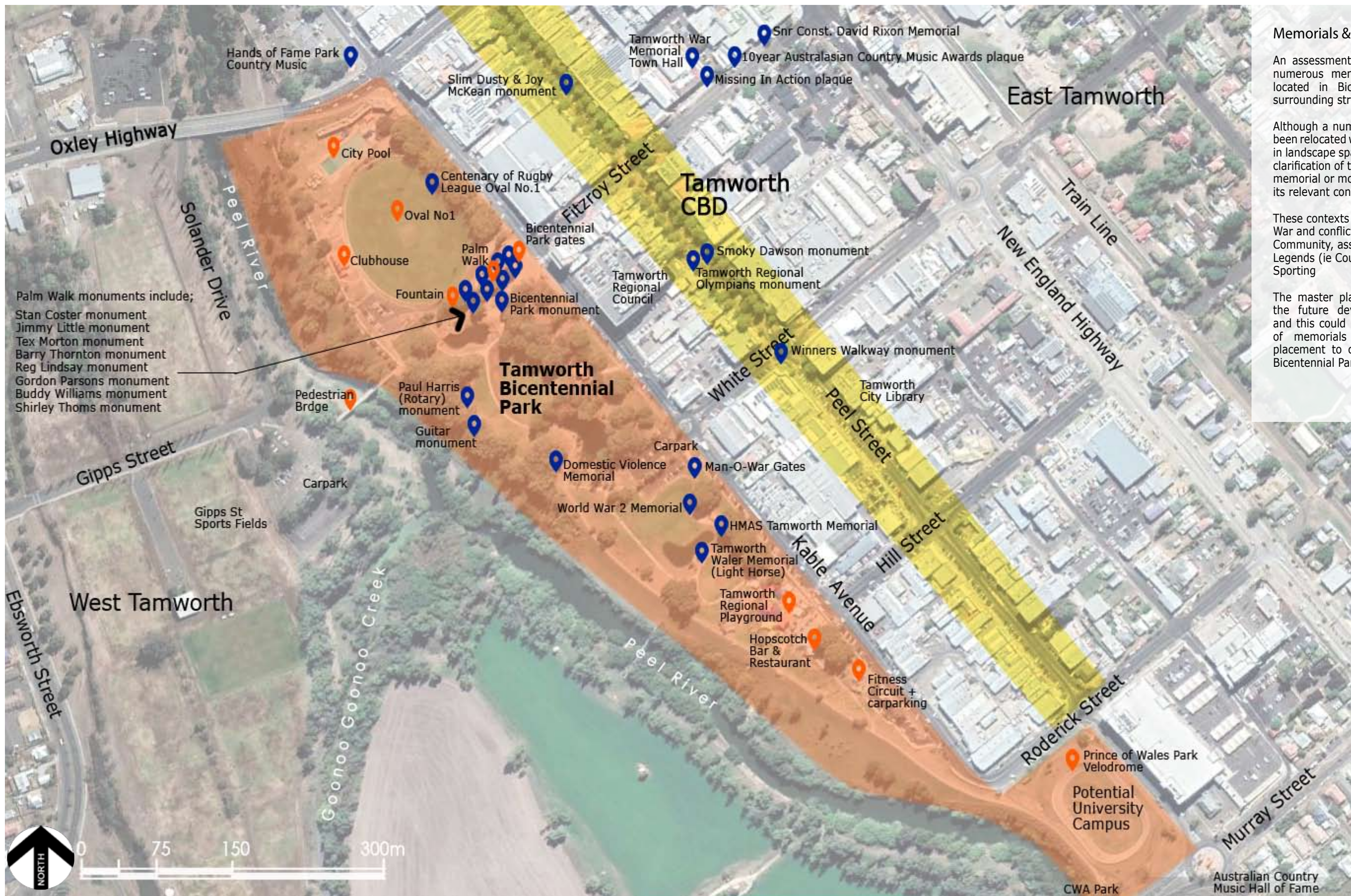
LEGEND

- Highways
- Road frontage to park
- CBD road network
- Train line
- Pedestrian circulation
- carparks
- retaining wall
- planters to top of levee
- Levee bank
- Water body
- River
- Existing vegetation
- Revegetation areas
- Elevated cleared land
- Viewpoints & viewshed
- Main park entrances
- Main Street (Peel Street) & pedestrian/business/shopping precinct

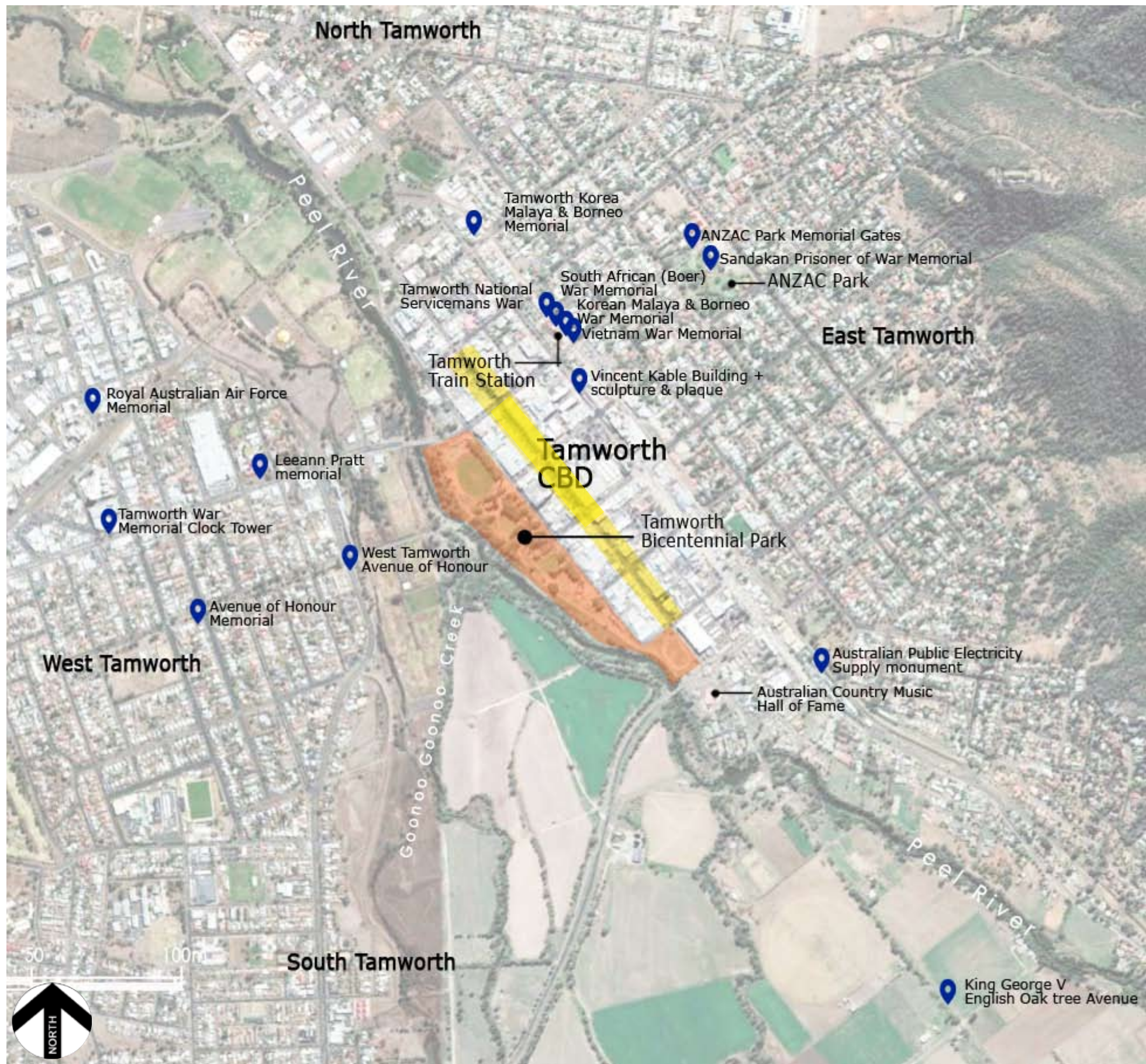
Site Analysis



Existing context circulation diagram



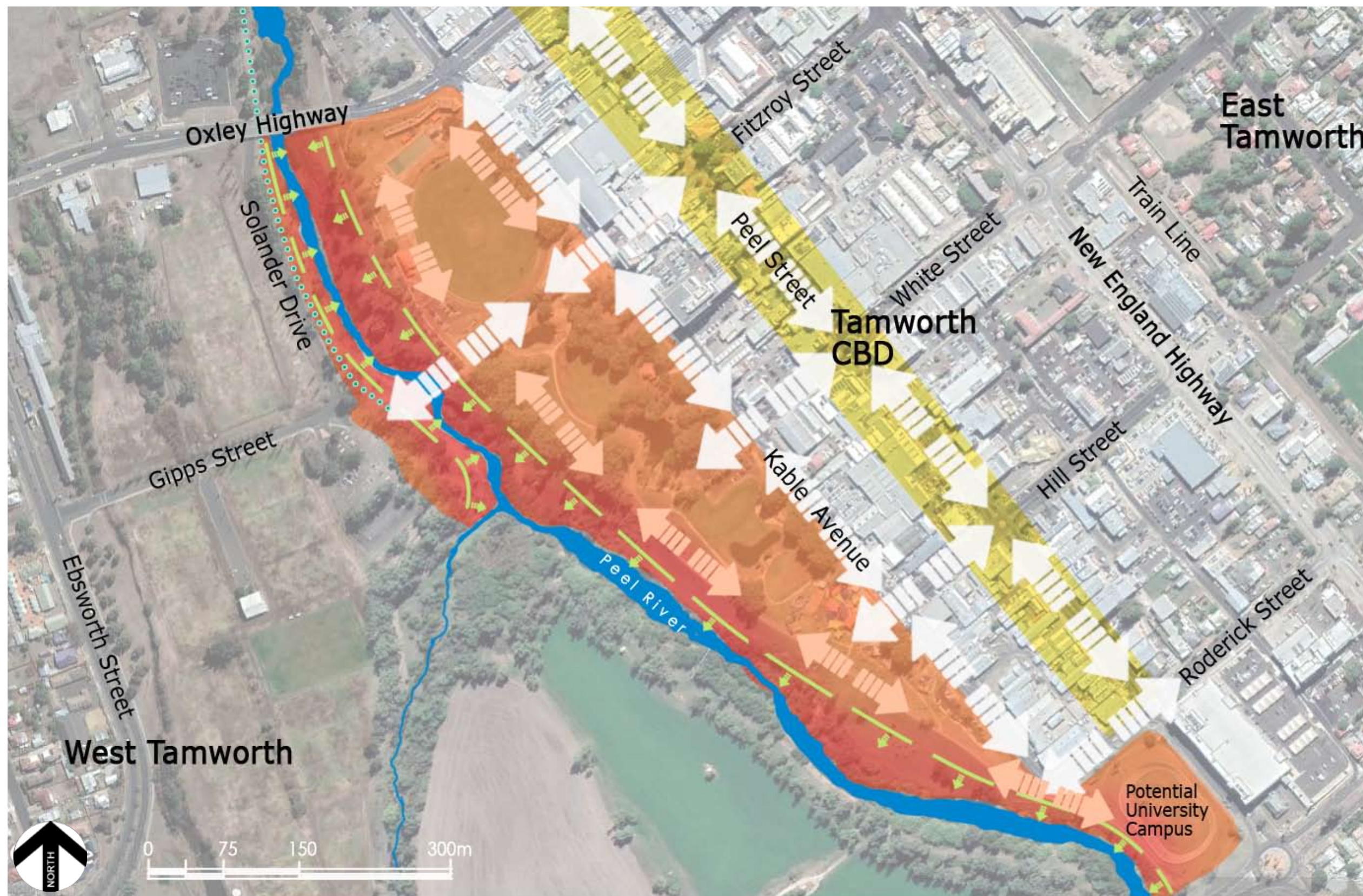
Monuments & Memorials in study area



Memorials & Monuments

Various memorials, monument & plaques are located within and surrounding the CBD, tying together stories of the towns history.

Monuments & Memorials in surrounding context



Potential CBD & Bicentennial Park Connectivity Improvements Diagram

Future Development Opportunities

A number of possible future development opportunities within the study area have been considered in the preparation of the overall Master Plan.

One of the limitations to improving the facilities of Bicentennial Park is the poor arrival experience and connectivity between the park and CBD facilities.

The most direct connection from the CBD to Bicentennial Park is via Fitzroy Street and across Kable Avenue to the main entry gates of the 'Palm Walk' precinct (Area 3).

A second prominent route from Peel Street in the CBD is via Hill Street and across Kable Avenue, arriving at the 'Hopscotch Cafe' plaza & 'Tamworth Regional Playground' (Area 6).

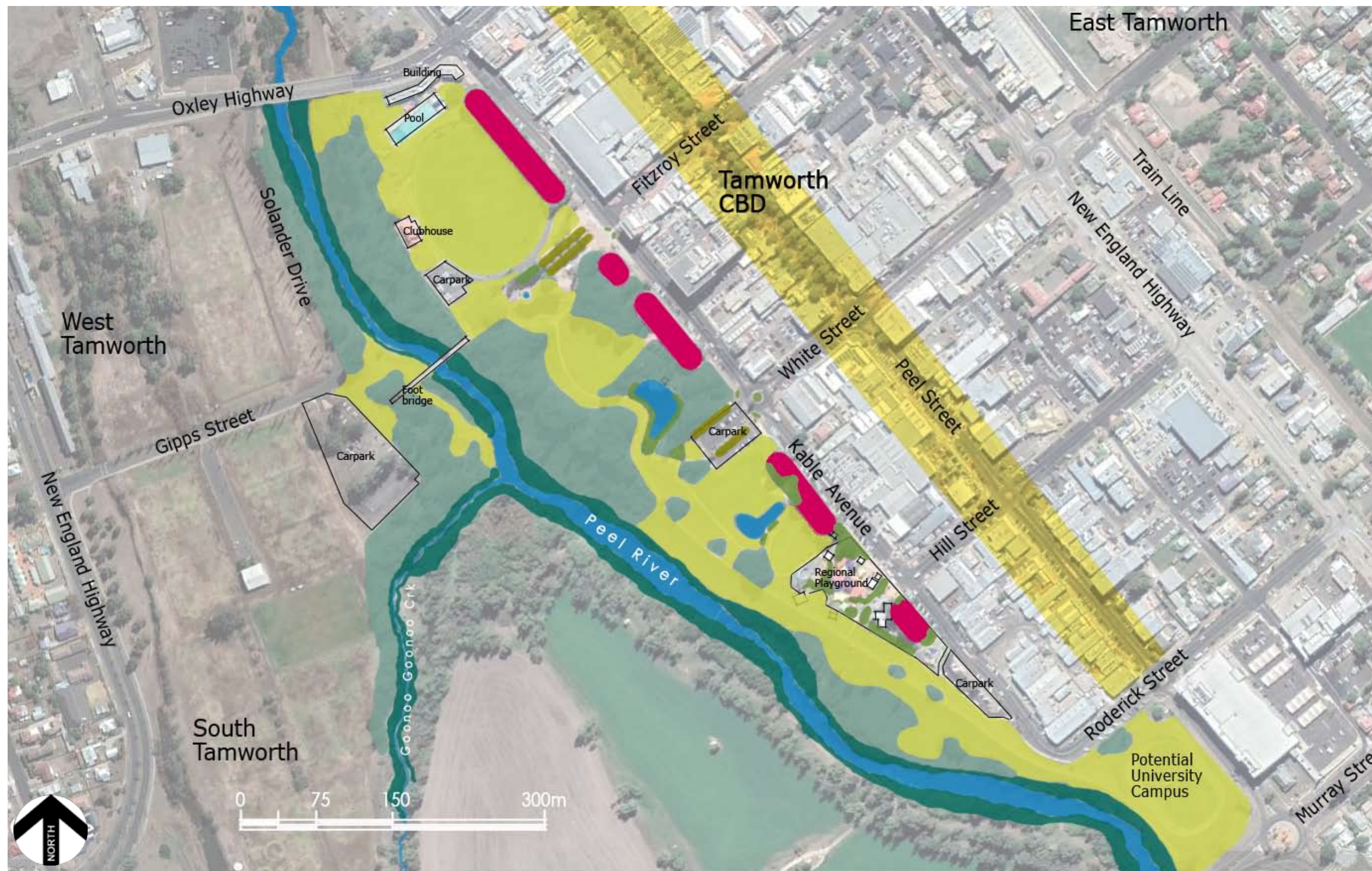
An important objective in the development of Bicentennial Park and its facilities is to provide a strong sense of arrival to the park and legible connections between each of the facilities with additional pedestrian street crossings and streetscape improvements.

Additionally, connections throughout Bicentennial Park, across Peel River and to the potential 'Riverside' area (Area 7) will also be considered along with improvements to legibility, identity and the provision of shelters, seating and other visitor facilities. The intent of the master plan is to improve and encourage greater access and pedestrian linkages to the river on both sides.

These improvements will provide greater clarity and access to the CBD and Bicentennial Park facilities in accordance with Councils Blueprint 100 strategy.

LEGEND

- Improve CBD connections
- Improve interconnections throughout parklands
- Peel River pedestrian access to entire length of precinct
- Potential pedestrian/bicycle circuit connection
- Existing pedestrian/business/shopping precinct



Landscape Character

Bicentennial Park is a good example of a 20th century landscaped parkland.

The landscape is predominately open grassland with expanses of wooded grasslands defining the parks western edge and the Peel River levee bank.

Deciduous London Plane trees with the absence of several, form a colourful and changing linear feature along the Kable Street boundary. Canary Island Date palms accentuate the entrance to Bicentennial Park along the axis of Fitzroy Street where they form the 'Palm Walk' avenue.

Garden beds with low level plantings are used to define spaces and bring a sense of flow to spaces; ponds, statues, monuments and art works form focal points and interest within the park.

Tree life span;
Aside from natural attrition, trees may need to be removed as a result of storm damage, decline in health, condition, disease and death of trees over time. This can visually alter the character of the landscape.

An ongoing replacement planting program is essential to provide for long-term succession planting within the park, along with regular monitoring to detect problems with the health of the trees.

Additional tree plantings in the current tradition will enhance the park environment whilst maintaining the original character into the future.

LEGEND

- Open grassland
- Garden
- Avenues/rows
- Wooded grassland
- Deciduous wooded grassland
- Riparian
- Watercourses
- Existing CBD precinct

Landscape Character Diagram

Flora Management

Flora throughout the Bicentennial Park and 'Riverside' environs will be managed in accordance with Tamworth Regional Council's adopted urban vegetation/street tree management strategy for the ongoing monitoring, assessment and replacement of mature and significant trees and revegetation areas.

Landscape Character Definitions

Open grassland;
Open areas of grass including playing fields. open grassland can include regularly maintained and irrigated areas to natural unmown areas and may contain a small grove of trees.

Garden;
Gardens consist of primarily ornamental horticultural displays and flowerbeds. Gardens may also include trees, hedges and statues or monuments.

Avenues/rows;
This includes linear and formal tree plantings and hedgerows where a corridor is created between the plantings.

Wooded grassland;
More trees are found in these areas than in open grassland. Usually irregularly spaced evergreen trees providing light shade or random cover to an area of mown or unmown grass.

Deciduous wooded grassland;
More trees are found in these areas than in open grassland. Characterised by deciduous trees widely spaced or in groves providing light shade or random cover when in full leaf to an area of mown or unmown grass.

Riparian
Characterised by dense plantings of riparian species often occurring in small belts along streams or water channels. These help to stabilise the edge and provide a canopy to stream banks.

Watercourses;
Include the Peel River flowpath and other static water bodies within the parkland.

Area 1 Events space

- potential festival stage location
- improve amenities as required for large events
- provide additional infrastructure to facilitate events ie; fencing/ access, lighting, power

Area 2 Oval No.1 Events/Sports

- boutique sports venue
- festival & events space
- provide infrastructure for large concerts & events in the form of a ring road for trucks to set up stage and equipment
- provide additional infrastructure to facilitate events ie; improved amenities & change rooms, fencing/access, lighting, power

Area 7 Flood reserve

- potential access to Peel River shores
- potential kayak and leisure craft launching area
- possible shelter & picnic facilities
- possible beach or reinforced surface at waters edge
- potential weir
- potential for a dog-off-leash park on the western side

Area 6 Regional Playground

- additional play equipment linked with existing play facility
- additional garden beds
- upgrade paths as necessary
- update lighting, seating, bollards for consistency through park
- enhance legibility of space

Area 3 CBD-park axis

- provide clear sight line from Fitzroy Street through to Peel River bridge crossing - upgrade paths as necessary; draw people into the parklands from the CBD
- update lighting, seating, bollards & signage for consistency through park
- additional garden beds
- enhance legibility of space
- upgrade water features
- public art installations & art 'trail'
- upgrade lighting, seating, bollards, signage for consistency through park
- upgrade pavements and paths along entire corridor to bridge

Area 4 Passive space

- upgrade water feature providing formal edge & integrated passive recreational spaces
- focus on providing connectivity between the CBD and the parklands, & interconnecting Areas 1 through 6
- update lighting, seating, bollards & signage for consistency through park
- additional shelter/s
- additional garden beds
- public art installations & art 'trail'
- update lighting, seating, bollards & signage for consistency through park
- facilitate small events + markets
- art trail opportunity

Area 5 Memorial gardens

- provide connectivity from Kable Avenue & town centre; draw people into the parklands
- update lighting, seating, bollards & signage for consistency through park
- additional shelter/s & picnic facility
- additional garden beds
- formalise & enhance legibility of space as a Memorial garden
- upgrade water features providing a formal edge and integrate passive recreational spaces
- public art installations
- possible carpark expansion
- proposed storage shed/building for use by CBD maintenance & other approved units

Other opportunities and considerations

- Wifi connection throughout Bicentennial Park
- CCTV & security provision
- event access for trucks catering and possible hardstand areas for such
- sustainable design & installations throughout the park
- articulate an art 'story' or trail and include indigenous artworks in the parklands
- park asset quality control & maintenance of infrastructure
- conservation & planning for tree succession throughout the park
- safety throughout the park
- lighting for public art works
- consider changing name of the park to reflect a more future focused city.

Potential University Campus

- provide clear connectivity between university and Bicentennial Park
- integrate landscape design details with existing/ upgraded park environs

- Proposed medium density/apartments activating Kable Avenue frontage;
- development of apartments in Kable Avenue opposite Bicentennial Park
 - facilitate the relocation of car yards in Kable Ave to a more appropriate location in the city

Opportunities for Development Areas



Low profile seating and landscape integrations



Artificial stream encouraging interactive play & exploration



Pond edge treatments; formalised decking over gabion rock edge treatment, creating a place to rest and view the surrounds



Pedestrian and streetscape activation



Tree lined shared pathways



Chess tables inviting visitors to bring their own chess pieces and socialise with other park users over a game



Intersection and shared zone treatments



Water play/bubbler pavement feature with casual seating arrangements



Wider shared pathways

Design inspiration



Green carpark facilities; City greening



Bert Smith Park Imbil Qld; an example of access to the river



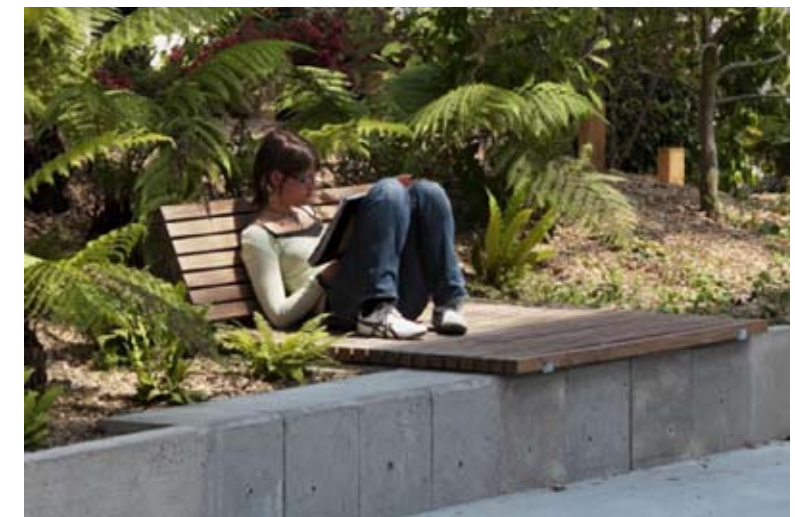
Accessing the river over natural surfaces



Residential streetscapes/urban green spaces



Street appeal and visual continuity



Bench seating integrated with garden beds



Vibrant and textural pavements



Intersection pavement treatment example



Flexible open air event space

Design inspiration



Bus shelter and seating style



Plaza bench seating + wall style



Residential apartments + community space



Performance stage elevated, flexible use



Shade feature



Contemporary medium density/apartment housing style



Events Precinct entry example



Floating style shelter with timber platform or bench



Footbridge with shade

Design inspiration



Bicentennial Park Master Plan

The master plan for Bicentennial Park focuses on stronger connections with its context and to encourage greater visitation from the CBD through improved pedestrian axis and visual connection.

Kable Avenue has potential for residential accomodation and other relevant facilities to be integrated along with streetscape improvements thus activating the Bicentennial Park frontage as a community green space, also providing a backyard for recreation to compliment the future medium density/apartments.

A well configured parkland will generate considerable interest and community activity and will benefit all facilities in the precinct as outlined in Tamworth Regional Councils Blueprint 100 strategy.



0 10 20 30 40 50 100m





- 1 Bicentennial Park entry pavillion; retain existing familiar structure & enhance with contemporary facade treatments including park signage, colour to building facade, gated entry to ticket booths, decorative concrete pavements
- 2 Cafe & outdoor dining space, interspersed with shade trees, gardens & decorative pavements; utilise existing pavillion structure & extend as required for cafe installation
- 3 Shelters; retain existing facade lines & enhance with contemporary treatments including shade structures with picnic/dining settings, seating arrangements, decorative pavements, formal gardens, shade trees & lawns
- 4 Formal lawn area with shade trees surrounded by decorative path
- 5 Path connection with shade feature; overflow viewing area for oval activities
- 6 Concrete hardstand for performance stage; provide all services to stage area including power, water, sewage dump point
- 7 New ring road/exit for truck access to set up stage area
- 8 Entry/exit gates with pillars (similar to existing gate pillars at Palm Walk). gates open when this area not in event mode
- 9 Amenities; small amenities building complimentary to park entry/cafe precinct
- 10 New path access to park entry pavillion; improved streetscape to Oxley Hwy with garden bed & select trees protecting pedestrians/event queues, integrated seating & arbor shade structures over, dense planting along boundary of park entry for noise attenuation
- 11 Footpath to top of levee bank links with entire Bicentennial Park precinct & Peel River environs
- 12 Open space lawn areas with low key walking trail, picnic shelters, seating & access to Peel River edge - see detail sheet 26.

Master Plan - Area 1 Events Precinct



Impression of Bicentennial Park entry pavillion with streetscape improvements



0 10 20 30 40 50 100m

Master Plan - Area 2 Oval No.1 + Events Precinct

- ① Oval No.1 to be retained as a boutique sports field with picket fence surround open at north end for access to stage for event crowds, improved spectator bench seating & picnic table settings; add mature tree plantings, signage.
- ② Existing clubhouse facilities; Pavillion amenity improved to a standard for commercial function hire; extension to each change room on each side (2/5x8m) potential female change room facility
- ③ Ring road improvements to provide access for trucks to setup stage etc (Area 1) and leave the site via new exit point
- ④ Turning facility for disability transport vehicles exiting the Disability Hub drop off/parking zone to Area 3; formalise carpark for use by event organisers and sports events
- ⑤ Fence to perimeter of Areas 1 & 2 for better control of ticketed events; entry gates may be left open when events precinct not in use; removable bollard to prevent vehicles using this section of the ring road when not in event mode
- ⑥ Ticketing booths/gatehouse/security
- ⑦ New footpath linking stage area with clubhouse amenities; mature shade tree plantings for improved amenity, shade sail feature over path
- ⑧ New hardstand surround to clubhouse connecting with ring road & new paths
- ⑨ Spectator viewing for all events; suitable bench seating and picnic tables with shelter in this area
- ⑩ Line of picket fence surrounding Oval No.1; open at Stage end for events access (or removable fence sections)
- ⑪ Footpath to top of levee bank links with entire Bicentennial Park precinct & Peel River environs
- ⑫ Entry/exit gates with pillars (similar to existing gate pillars at Palm Walk) gates open when this area not in event mode
- ⑬ Pedestrian entry gates with pillars; open except for festivals and ticketed events



Master Plan - Area 3
Fitzroy St - Bicentennial Park Entry

- 1 Fitzroy Street; activate building facades & al-fresco areas, provide greater impact and amenity with mature trees, planter features, vertical gardens/arbour/sculptural features, lighting & bollard protection, encouraging CBD users towards Bicentennial Park entrance
- 2 Potential intersection treatment providing greater visual & physical pedestrian connection from CBD through to main entrance of Bicentennial Park
- 3 Existing Palm Walk via formal entry gates, new feature pavement, country music artists monument installations 'Walk of Fame' & with open, safe direct access to pedestrian bridge over Peel River from Fitzroy Street
- 3B Palm Walk extension; additional Canary Island Date palms & pavement continuation & spaces for future installations of country music monuments/busts/plaques
- 4 Existing amenities building; new pavement surrounds
- 5 Seating node; potential bench/platform seating under existing tree canopy for casual gathering/meeting/lunches in close proximity to CBD; opportunity for a centrally located seating arrangement on amenity building axis
- 6 Picnic tables in outdoor dining setting that provides a 'lunch break escape' from the CBD and surrounding businesses; option to include chess boards on table surfaces encouraging socialisation in the community
- 7 Existing fountain; refurbished fountain & pond base + decked platform adjoining Palm Walk pavement; retain paved path & utilise raised path edge as seating, with garden beds below
- 8 Passive recreational area; potential spray/mist pad element, feature pavement surrounds
- 9 Potential small shelters over picnic tables or platforms, feature pavement surround
- 10 Passive recreational area; open lawn space + small shelters with deck platforms under for casual/picnic occasions/viewing over creek bed area
- 11 Potential creek bed interactive water feature; cascading from the levee bank under a 'footbridge' & culminating in shallow basin below the fountain area, thus providing water play opportunities & passive/active recreation; incorporate existing rocks/sculptures at strategic nodes in the water feature
- 12 Passive lawn space with landscaped earth forms or low walls for seating, public art opportunity
- 13 Refurbished pavements with timber 'lounge style' seating recessed into garden bed surrounds; shaded by existing trees
- 14 Connection point from Bicentennial Park to the western side of Peel River; improve path conditions/surfacing, lighting, seating, signage, planters & garden beds
- 15 Existing riverine landscape to be protected where possible
- 16 Existing concrete planters to top of the levee banks
- 17 New promenade entry from access road through to passive space (Area 4)
- 18 Disability Transport Hub parking bays + 2m wide path to Changing Places Precinct/amenities
- 19 Existing bench seat; provide small shelter over
- 20 Potential new roofed seating/picnic table settings in close proximity to carparking
- 21 Existing table, benches, rubbish bin locations
- 22 Potential streetscape improvements include footpath build-outs with street tree plantings for shade & amenity, pavement treatments, raised pedestrian crossings & safety nodes, low level garden beds
- 23 Existing pedestrian path on top of levee, connects Bicentennial Park/CBD with potential north west pedestrian/cycle circuit (via Jewry Street sport fields), provide lighting to the levee bank pathway
- 24 Potential low key walking trail along river side - refer page 25 for detail



- 1 Palm Walk entrance gate & pillars
- 2 Main entrance pavement from Fitzroy Street axis into Bicentennial Parklands amenities building and recreation spaces
- 3 New Amenities & Changing Places Disability Hub
- 4 Disability Transport Hub parking bays + 2m wide path to Changing Places Precinct/amenities
- 5 New promenade from Palm Walk and access road through to passive space (Area 4)
- 6 Passive recreational area; potential spray/mist pad element, feature pavement surrounds
- 7 Refurbished 'giant chess' area; additional picnic tables in a outdoor dining setting that provides a 'lunch break escape' from the CBD and surrounding businesses; option to include chess boards on table surfaces encouraging socialisation in the community
- 8 Existing fountain; refurbished fountain & pond base + decked platform adjoining Palm Walk pavement; retain paved path & utilise raised path edge as seating, with garden beds below
- 9 Existing Palm Walk via formal entry gates, new feature pavement, country music artists monument installations 'Walk of Fame' & with open, safe direct access to pedestrian bridge over Peel River from Fitzroy Street
- 10 Connection point from Bicentennial Park to the western side of Peel River; improve path conditions/surfacing, lighting, seating + shade, signage, planters & garden beds
- 11 Deck platform at fountain with seating
- 12 Existing country music artist monuments on plinths collectively along the 'Walk of Fame' - (space for future installations along Palm Walk extension)
- 13 Timber 'bridge' footpath over creek bed water feature
- 14 Existing concrete footpath; widened and improved for safety
- 15 Passive recreational area; open lawn space + small shelters with deck platforms under for casual/picnic occasions/viewing over creek bed area
- 16 Small shelters with deck platforms under for casual/picnic occasions/viewing
- 17 Refurbished pavements with timber 'lounge style' seating recessed into garden bed surrounds; shaded by existing trees
- 18 Seating node; potential bench/platform seating under existing tree canopy for casual gathering/meeting/lunches in close proximity to CBD; opportunity for a centrally located seating arrangement on amenity building axis
- 19 Shelters over picnic tables or platform benches, complimenting spray/splash pad feature
- 20 Potential creek bed interactive water feature; cascading from the levee bank under a 'footbridge' & culminating in shallow basin below the fountain area, thus providing water play opportunities & passive/active recreation; incorporate existing rocks/sculptures at strategic nodes in the water feature
- 21 Passive lawn space with landscaped earth forms or low walls for seating, public art opportunity
- 22 New amenity tree plantings in lawn; passive space
- 23 Earth mound with lawn over for lazing; passive space
- 24 New Canary Island Date Palms to continue existing 'Palm Walk' theme
- 25 Existing shaded lawn areas; Art trail opportunity integrating new art works with existing and interpretive guides

Master Plan - Area 3 Palm Walk detail



- 1 Peel River pedestrian bridge; relocate footbridge on alignment with centreline of Fitzroy Street for clear line of sight across Peel River; Improve bridge structure architecturally as an artistic feature
- 2 Ramped pedestrian path from bridge abutment/mound connects with carpark & potential north-west pedestrian/bicycle circuit
- 3 Steps up to bridge from lower path; relocate as required with bridge upgrade
- 4 Concrete pedestrian path completing the pedestrian/cycle circuit between Bicentennial Park via Jewry St bridge & potential 'Riverside' precinct
- 5 Shelter with picnic tables & bbq facilities, accessible to carpark
- 6 Existing path leading southward along Goonoo Goonoo Creek to Locks Lane and beyond
- 7 Shelter with seating/picnic table
- 8 Small shelters over picnic tables or platform benches, concrete surface
- 9 Access & launch location for kayaks/leisure craft into Peel River - open shore area beside river-rock/stone/sand surface; improve stability of rivers edge as required, maintain existing vegetation where possible; access via new pathways
- 10 Existing carpark; upgrade surface as required, improve medians & planted areas as required, replace trees where necessary to maintain shade & amenity; rename as 'Bicentennial Carpark'
- 11 Long vehicle/maintenance vehicle parking area
- 12 Open space lawn areas
- 13 Existing riverine landscape to be protected where possible
- 14 Existing pedestrian path on top of levee; provide lighting along levee bank pathway
- 15 Low key walking trail along river side - refer page 25 for detail
- 16 Concrete paths to riverside access points.
- 16 Seating node at Bridge connection; deck atop mound at path level with seating + shade

Master Plan - Area 3 'West' + Area 7 'Riverside Precinct'



- ① Passive space; well maintained lawn open space encircled by pedestrian paths, direct access to amenities & surrounding recreational areas
- ② Existing lake; formalise lake edge with gabion rock baskets or similar retaining system providing a formal edge, deck structures over waters edge provide places to sit & view lake environs; additional plantings where possible to enhance lakeside habitat, possible small bubbler or fountain for water aeration/health. (lake may require removal of sediment-to be determined by others as ongoing maintenance)
- ③ Existing driveway/path; maintain & improve surface as market or event access & pedestrian path from Kable Street
- ④ Existing lawns & mature shade trees to be protected; staged tree replacement program to be initiated to remove & replace dangerous trees on a 'triaged' process
- ⑤ Shelters with seating/picnic table in close proximity to carparking
- ⑥ Existing small shelters & picnic table on concrete surface
- ⑦ Open space lawn areas
- ⑧ Existing riverine landscape to be protected where possible
- ⑨ Existing pedestrian path; improve as required, opportunity for additional public art works; update lighting, seating, shelters, signage for consistency throughout park
- ⑩ Existing pedestrian path on top of levee; provide lighting to levee bank pathway
- ⑪ Streetscape improvements include footpath build-outs with street tree plantings for shade & amenity, pavement treatments, raised pedestrian crossings & safety nodes, low level garden beds
- ⑫ Potential intersection treatment providing greater visual & physical pedestrian connection & improved street amenity with shade trees, gardens and seating areas.
- ⑬ Low key walking trail along river side - refer page 25 for detail
- ⑭ Art trail opportunity integrating new art works with existing and interpretive guides
- ⑮ Medium density/apartments on Kable Avenue.

Master Plan - Area 4 'Passive space'

-small events + market space

NOTE:

Area 4 to remain as an Events Precinct until Areas 1 & 2 are developed to facilitate large festivals and events

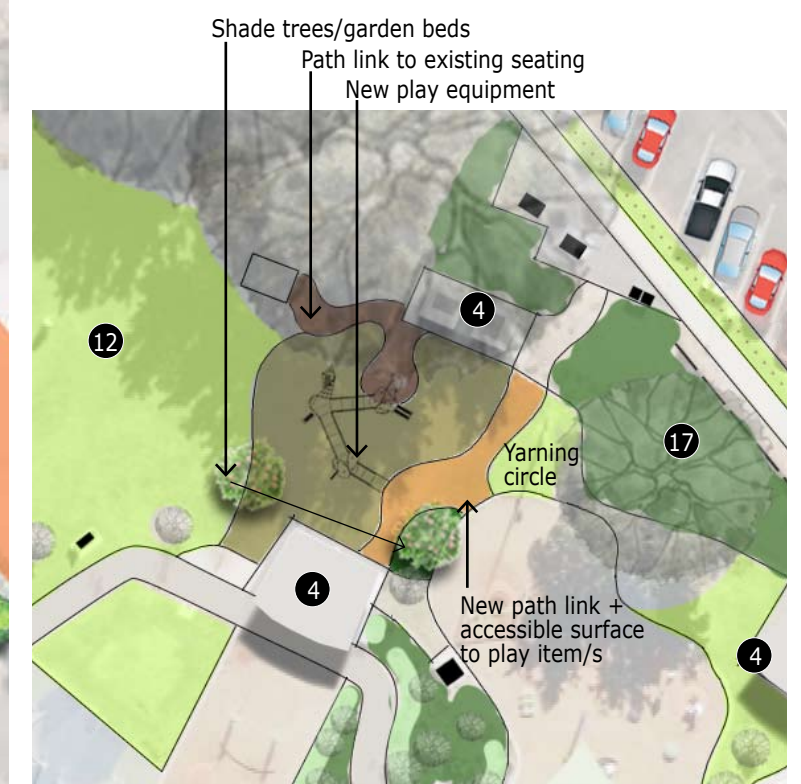


- 1 Intersection treatment; improve pedestrian access & safety, additional crossings, new plantings & shade trees, traffic calming opportunity
- 2 Existing pedestrian footpath into Memorial Precinct; improve legibility & formalise the memorial path with colour blocked surfaces & sentiments/quotes/memories 'etched' onto the surface, with relevance to the various memorials along the path
- 3 Existing Man-O-War Gates
- 4 Existing World War II Memorial
- 5 Existing HMAS Tamworth Memorial
- 6 Existing Tamworth Waler (Light Horse) Memorial; refurbish concrete surround with colour, seating, new garden beds, shade, deck structure over lake to align with lake improvements
- 7 Existing lake; formalise lake edge with gabion rock baskets or similar retaining system providing a formal edge, deck structures over waters edge provide places to sit & contemplate within lake environs; additional plantings where possible to enhance lakeside habitat, possible small bubbler or fountain for water aeration/health. (lake may require removal of sediment-to be determined by others as ongoing maintenance)
- 8 Deck over lake with seating, with connection to existing path
- 9 Existing picnic tables; potential shelters for shade over tables
- 10 Passive recreation space with mounded earth surround;
- 11 Existing pedestrian path; improve as required, opportunity for additional public art works; update lighting, shelters, seating, signage for consistency throughout park
- 12 Open space lawn areas
- 13 Existing riverine landscape to be protected where possible
- 14 Existing pedestrian path on top of levee; provide lighting to levee bank pathway
- 15 Existing garden beds
- 16 Existing platform bench
- 17 Shelter with picnic table/seating in close proximity to carparking
- 18 Streetscape improvements include footpath build-outs with street tree plantings for shade & amenity
- 19 Low key walking trail along river side - refer page 25 for detail
- 20 Medium density/apartments on Kable Avenue.
- 21 Carpark extension to future design; create a shaped or feature carpark design to integrate with the landscape; remove hard surface and replace with 'green paving' system and shade trees creating a parking 'forest', allowing water to permeate the ground and sustain the landscape, new pedestrian path to suit extension
- 22 Storage facility for CBD maintenance crew; low profile quality shed construction, located discretely under existing tree canopy, accessible for machinery and aesthetically pleasing
- 23 Provide power outlets for portable traders

Master Plan - Area 5 Memorial Precinct

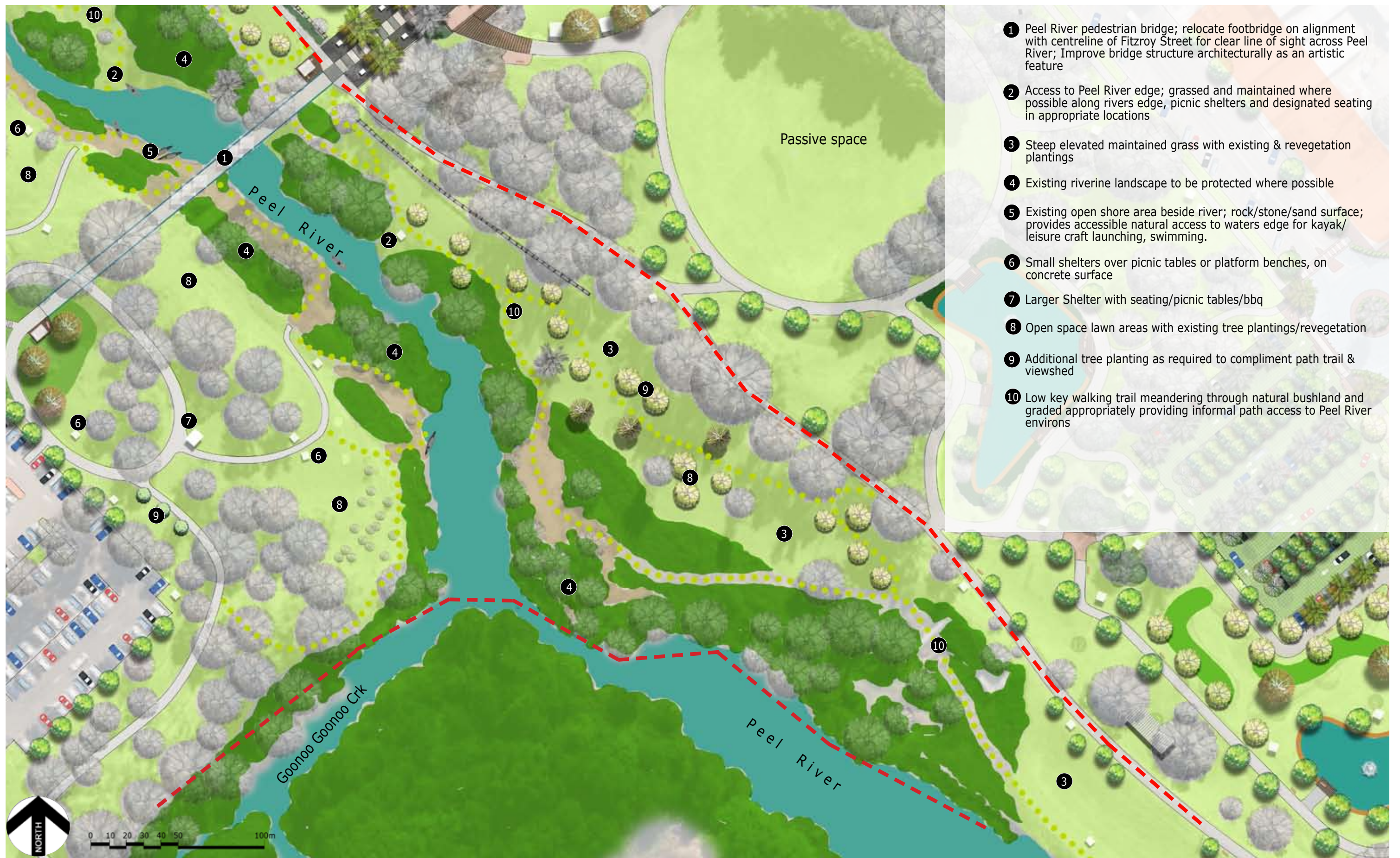


- 1 Intersection treatment; improve pedestrian access & safety, new plantings & shade trees, traffic calming opportunity, enhance & invite visitation to Bicentennial Park/Regional Playground & Hopscotch Cafe
- 2 Existing plaza entry to Regional Playground & facilities
- 3 Existing Hopscotch Cafe
- 4 Existing shelters, picnic facilities, amenities
- 5 Existing playgrounds
- 6 Existing dry creek bed play space
- 7 Existing cabin walk & slides
- 8 Existing splash pad & bicycle circuit
- 9 Existing fitness circuit
- 10 Existing open air stage/casual events space & seating
- 11 Existing gate pillars; provide legible wayfinding/area identification each end of Regional Playground
- 12 Existing open lawn space
- 13 Existing riverine landscape to be protected where possible
- 14 Additional play equipment with path access shade tree plantings to future detail - see Inset detail
- 15 Existing pedestrian path on top of levee; provide lighting to levee bank pathway
- 16 Existing tree plantings in lawn
- 17 Existing garden beds
- 18 Streetscape improvements include footpath build-outs with street tree plantings for shade & amenity
- 19 Low key walking trail along river side - refer page 25 for detail
- 20 Small shelters over picnic tables or platform benches, on concrete surface
- 21 Medium density/apartments on Kable Avenue.



inset detail
Not to scale

Master Plan - Area 6 Regional Playground



Master Plan - Area 7 'Riverside' (central)



- ① Weir across Peel River approximate location; creating a constant presence of water in the Riverside Precinct, offers a crossing point for pedestrians to complete a circuit walk trail, provide seating along Solander Drive embankment as appropriate
- ② Access to Peel River edge; grassed and maintained where possible along rivers edge, picnic shelters and designated seating in appropriate locations
- ③ Open space lawn areas with existing tree plantings/revegetation
- ④ Existing riverine landscape to be protected where possible
- ⑤ Small shelters over picnic tables or platform benches, on concrete surface
- ⑥ Larger Shelter with seating/picnic tables/bbq
- ⑦ Low key walking trail meandering through natural bushland and graded appropriately providing informal path access to Peel River environs

Master Plan - Area 7 'Riverside' (north)



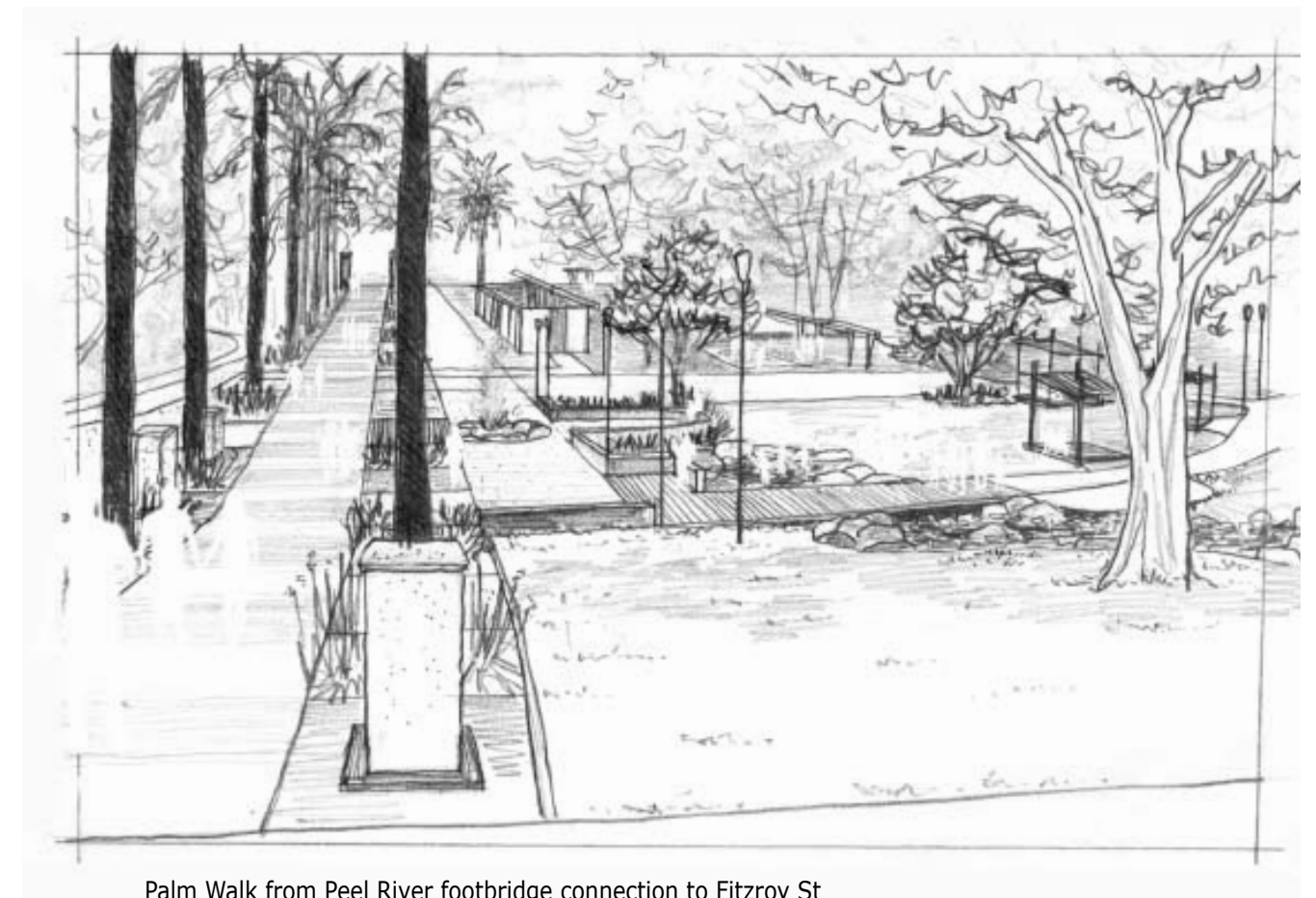
Fitzroy Street viewed from Palm Walk entry
Area 3



Palm Walk to Peel River footbridge
Area 3

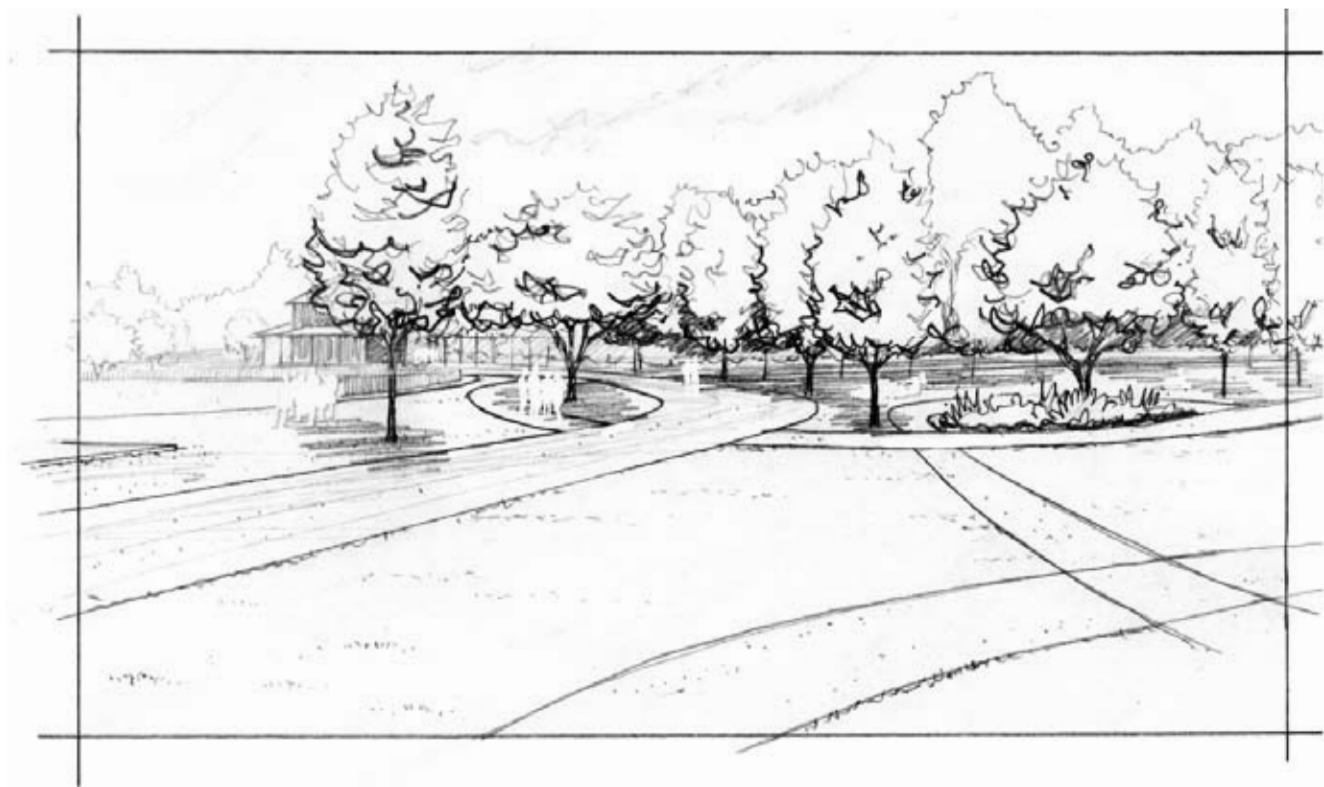


Bicentennial Park entry plaza, view along axis to levee & Peel River bridge
connection, Palm Walk (rhs), shelters + 'bubbler pad' (lhs)
Area 3



Palm Walk from Peel River footbridge connection to Fitzroy St
Area 3

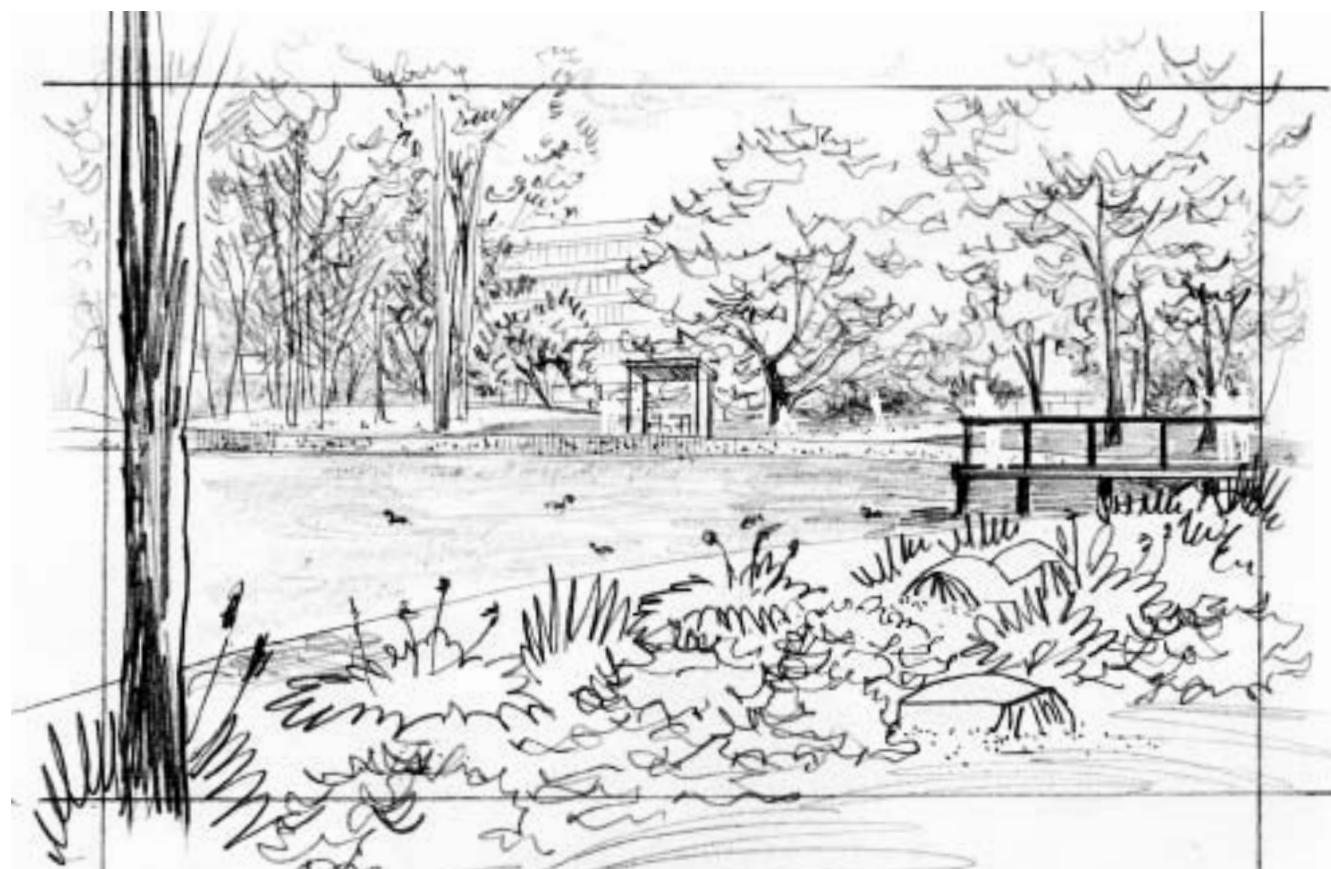
Master Plan - character sketches



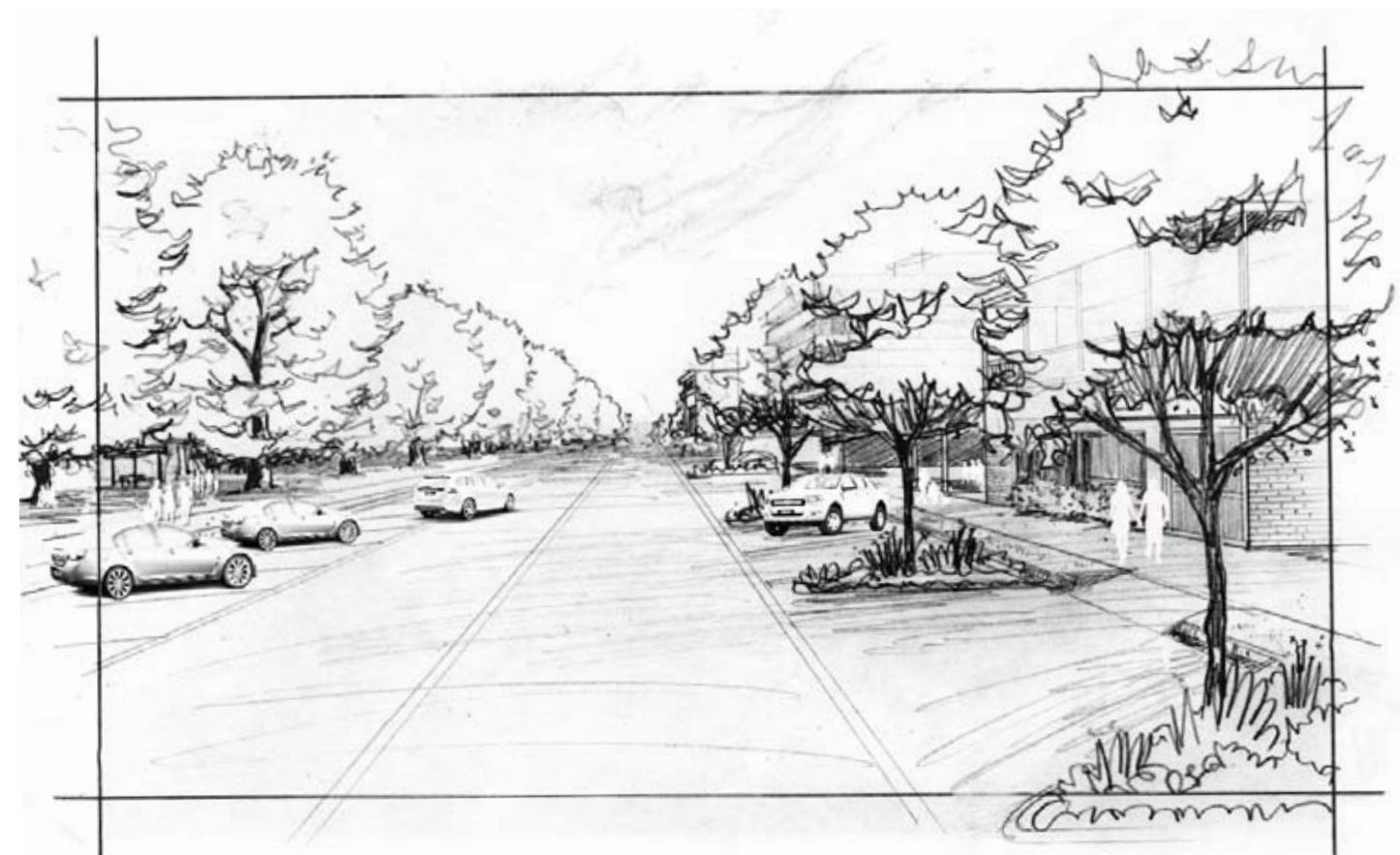
Area 1 Events Precinct stage hardstand at left, park environs toward clubhouse



Area 3 Kable Avenue bus stop improvements (Palm Walk beyond)

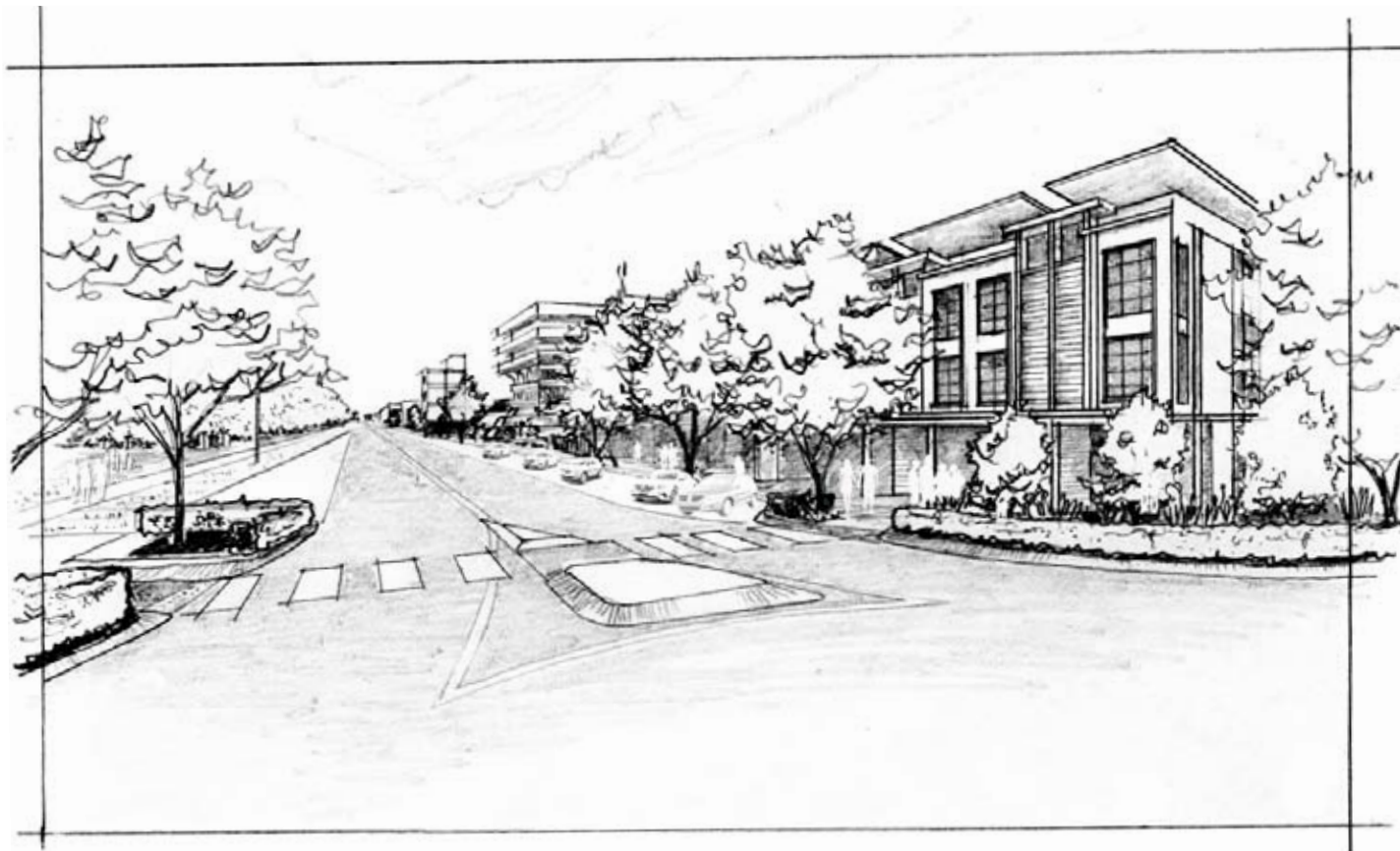


Area 4 Pond environs with deck + gabion treatment to lake edge

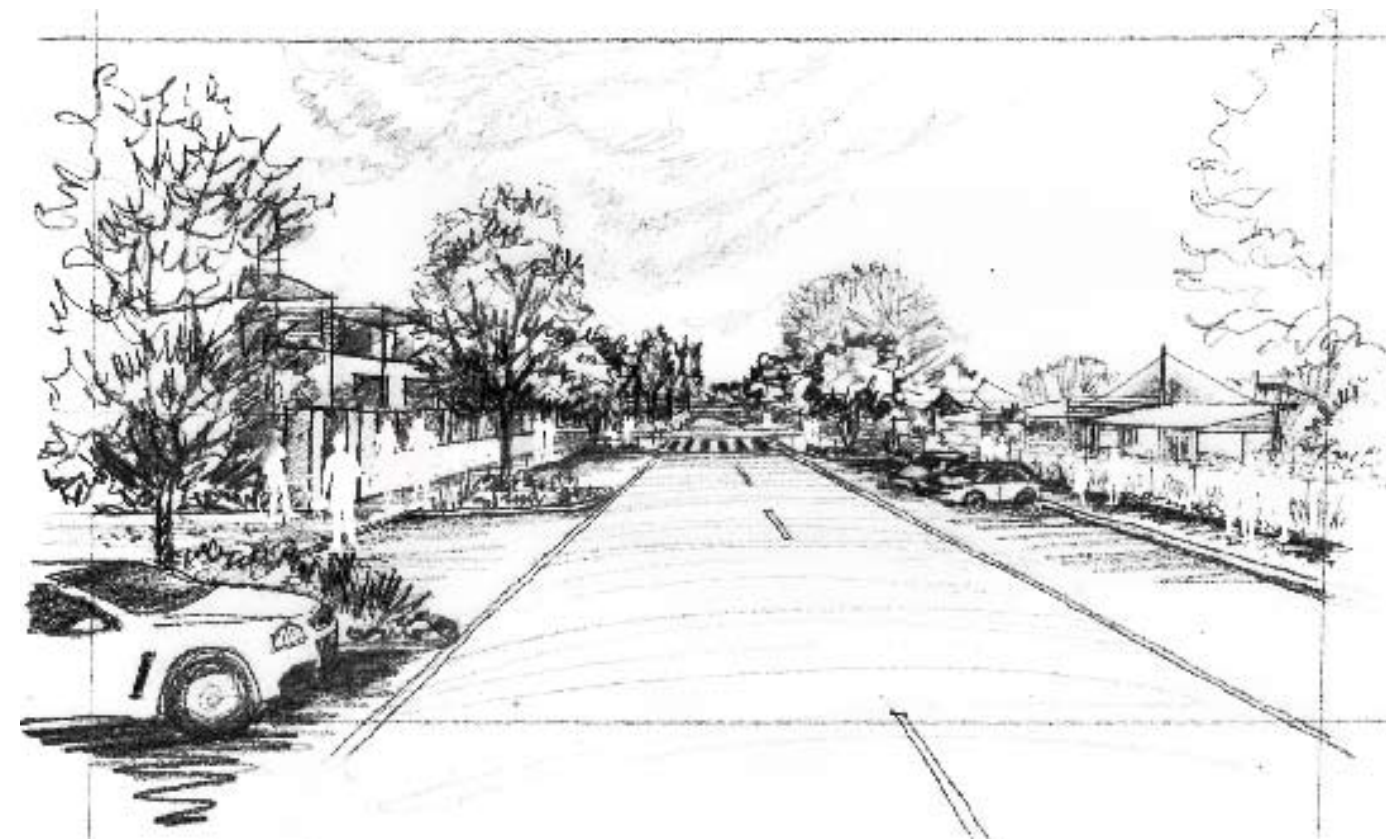


Area 4 Kable Street streetscape improvements

Master Plan - character sketches



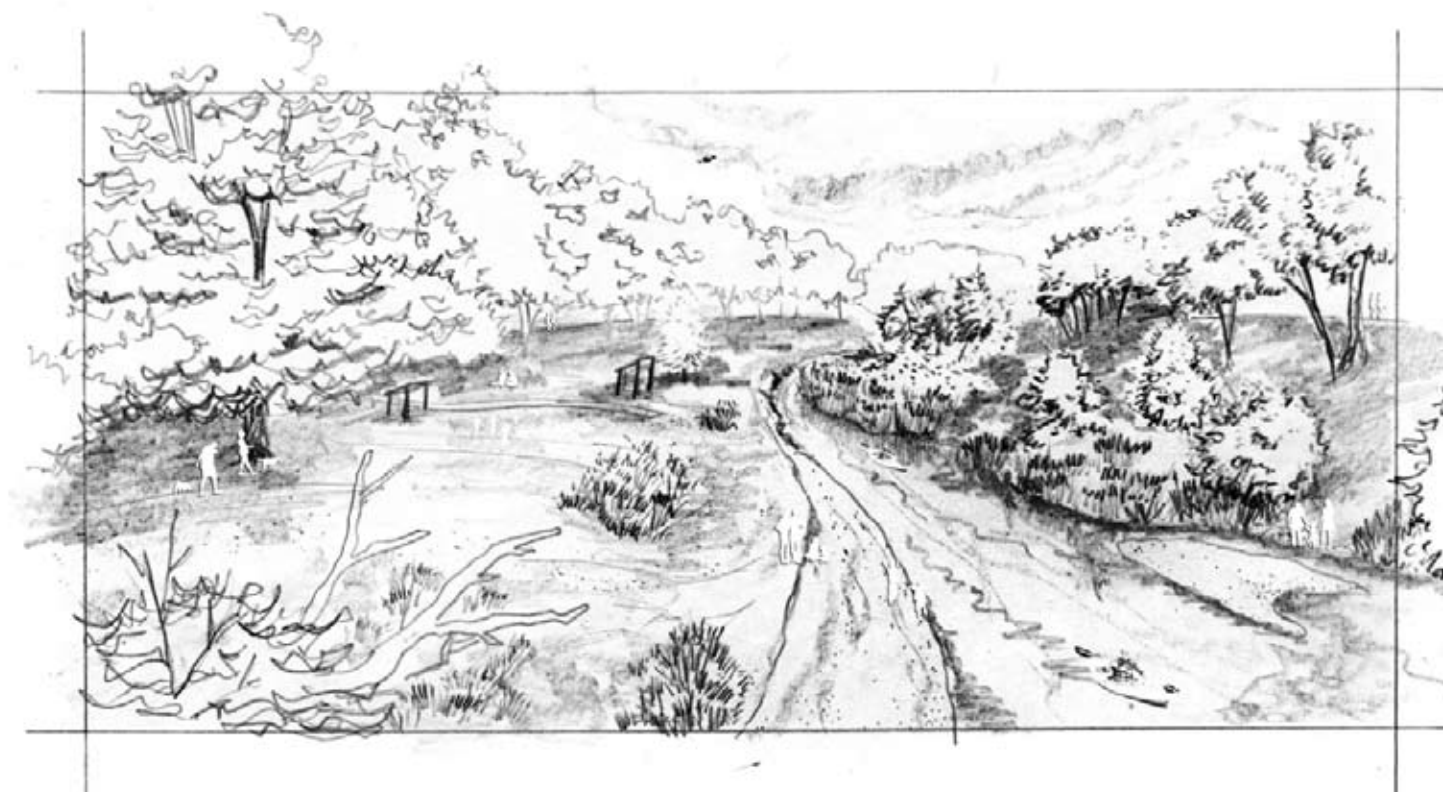
Area 5 Kable Street medium density/apartments + streetscape improvements



Area 6 Kable Street medium density/apartments + streetscape improvements



Area 7 footbridge connection to western 'Riverside' Precinct + shelters



Area 7 Riverside Precinct viewed from footbridge to the north

Master Plan - character sketches



Shelter structures; aluminium structures with skillion roofs



Picnic table settings; aluminium timber-look slatted settings (Knotwood)



Bench seating; aluminium timber-look slatted seating



Bin enclosures; aluminium timber-look slatted design



Platform bench example



Example of solar powered path lighting



Picnic table in dining setting space/arrangement encouraging CBD 'lunch break escape' destinations and social interaction (Area 3)



Bench seating on concrete wall edge; option for integration with seating walls & seating complexes (Area 3)



Example of outdoor dining space with picnic table settings and various relaxation options (Area 3)

Design style - park furniture options



Domestic Violence Memorial



Buddy Williams Monument



Fountain view Area 3



Lake side view Area 4

Prioritisation of works

Strategy	Precinct ID	Item	Action	Action commences from date of adopted Masterplan Timing		
				Short 0-5 years	Medium 5-10 years	Long 10+ years
Preliminary actions	Areas 1-7	P1	Develop a style manual/guide for park furniture including shelters, all seating, bbq facilities, drinking fountains, bike racks, waste bin enclosures, lighting fixtures, signage/directional devices, bus shelters etc	S	M	L
		P2	Develop a staged tree replacement program to be initiated to remove and replace dangerous trees on a 'triaged' process	S	M	L
Consolidation actions	Areas 1-7	C1	Improve lighting fixtures throughout the park ie; refinish lamp posts, investigate replacing spherical light fittings with suitable solar option	S	M	L
		C2	Install lighting in accordance with adopted style manual to the full length of the path on top of levee bank	S	M	L
		C3	Replace signage and precinct signage/directional devices throughout the park in accordance with the adopted style manual (excluding the Regional Playground)	S	M	L
		C4	Remove sandstone blocks which have been randomly placed in the park; consider replacing them in a planned landscape element within the park; location to be determined along with improvement programming	S	M	L
		C5	Consolidate park furniture in accordance with the adopted style manual; ie replace mismatched benches and picnic table settings with new items (where possible in regard to monumental installations). Use the adopted styles in the future development of the park	S	M	L
		C6	Consolidate park shelters in accordance with the adopted style manual; ie refinish existing shelters, replace as required and install new shelters as required (excluding the Regional Playground). Use the adopted styles in the future development of the park	S	M	L
		C7	Consolidate memorials and monuments in the park; locate these elements in a planned and relevant grouping or placement within the landscape for example; War & Conflict/Community assistance & support/Legends & Artists (Country Music) and Sporting themes	S	M	L
		C8	Provide additional park shelters, picnic table settings and bbq facilities as required within the park	S	M	L
		C9	Ongoing maintenance and additions to the cycle/pedestrian network as per Tamworth Shared Paths & Cycleways plan	S	M	L

Prioritisation schedule - Broadscale improvements



Various design inspirations

Prioritisation schedule - Area improvements

				Action commences from date of adopted Masterplan		
Strategy	Precinct ID	Item	Action	Short 0-5years	Medium 10 years	Long 5-10+ years
AREA IMPROVEMENTS						
Events Precinct + Formal Gardens	Area 1	A1.1	Initiate closure and removal of existing pool; prepare area and redesign entry features including part of the existing façade, café, shelters, ticket booth, amenities and formal gardens	S	M	L
		A1.2	Construct concrete hardstand for stage including sewage dump point.	S	M	
Oval No.1 Events/Sports Precinct	Area 2	A2.1	Improve and extend existing access road to form a ring road for trucks setting up events stage in Area 1; improve existing carpark & provide turn around facility for disability hub vehicles; design & construct extensions to existing clubhouse for amenities	S	M	
		A2.2	Design & construct extensions to existing clubhouse amenities/change rooms	S	M	
CBD-Bicentennial Park Axis	Area 3	A3.1	Completion of Area 3 which is currently under construction including; refurbishment of fountain and immediate surround	S		
		A3.2	Prepare landscape design for the remainder of Area 3 based on adopted style manual	S		
		A3.3	Completion of improvement works to Area 3 including; Palm Walk extension, dry creek bed feature, pavements and landscape elements surrounding the relocated amenities building, bus stop integration, seating and picnic shelters	S		
	Area 3 greater context	A3.4	Improve connections and activate Fitzroy Street streetscape to provide clear connections between the Peel Street CBD and Bicentennial Park	S	M	
		A3.5	Investigate relocation of existing footbridge over Peel River to the centreline of Fitzroy Street; improve bridge aesthetic, add shade features	S	M	
	Area 3 -Kable Ave	A3.6	Initiate streetscape improvements to Kable Avenue & Fitzroy Street intersection; ie street trees/build-outs, crossing nodes in accordance with an adopted style for streetscape works for the future development of the region.	S	M	L
		A3.7	Investigate the integration of a small kiosk/café within a 'dining space' in Area 3, further drawing visitation from the CBD and local businesses to the park; kiosk/café shall not devalue other similar local businesses.		M	L
		A3.8	Investigate the integration of residential living options within the fabric of Kable Avenue; zoning, regulations, development opportunities		M	L
Passive Space	Area 4	A4.1	Initiate process for potential performance stage structure with flexible use options, power connection, water connection, access ramps, lighting, etc	S		
		A4.2	Improve and enhance the existing pathways, lake side decks and lake edge treatment, seating, shelter and garden bed upgrades as required; investigate installing fountain in lake for water aeration/health	S	M	
		A4.3	Install additional shade trees along pathways	S	M	
Memorial Gardens	Area 5	A5.1	Improve and enhance the 'Memorial Walk' concept through the addition of colour and word embellishments to the existing pathway, lake side decks and lake edge treatment, seating, shelter and garden bed upgrades as required; investigate installing fountain in lake for water aeration/health	S	M	
		A5.2	Investigate suitability of location for a considerably sized maintenance shed & storage facility for use by TRC maintenance crews	S	M	
	Area 5 -Kable Avenue	A5.3	Initiate streetscape improvements to Kable Avenue & White Street intersection; ie street trees/build-outs, crossing nodes in accordance with an adopted style for streetscape works for the future development of the region.	S	M	L
		A5.4	Install shelters over picnic table settings near lake for visitor comfort	S	M	
		A5.5	Install additional shade trees along pathways	S	M	
Regional Playground	Area 6	A6.1	Expansion of the Regional Playground; addition of accessible play experiences within the existing playground fabric; integrate all new facilities and connect new play elements with pathways and gardens with access to seating and shelters	S	M	L
	Area 6 -Kable Avenue	A6.2	Initiate streetscape improvements to Kable Avenue & Hill Street intersection; ie street trees/build-outs, crossing nodes in accordance with an adopted style for streetscape works for the future development of the region.	S	M	L
		A6.3	Install additional shade trees along pathways as required	S	M	
Riverside Precinct	Area 7	A7.1	Initiate planning & construction of a walking trail/looped trail to the lower sections of the Peel River with access to the rivers edge for the entire length of Area 7	S	M	
		A7.2	Construct concrete paths to allow ease of access to the rivers edge/launch points	S	M	
		A7.3	Investigate the installation of an Amenities building on the western side of Peel River for visitor comfort	S	M	
		A7.4	Upgrade Peel River pedestrian bridge surface and connections as required	S	M	L
		A7.5	Weed removal in the Peel River corridor for habitat improvement	S	M	L
		A7.6	Investigation of apparent bat habitat in the Peel River corridor with a view to mitigating excessive damage to this environment	S	M	L



World War II Memorial



Waler Horse Memorial



Hopscotch Cafe



Tamworth Regional Playground

Conclusion

Tamworth Regional Councils Blueprint 100 and this master plan for Bicentennial Park provides a set of initiatives for the development of the park over several years. The potential development of the park arises from the recognition that the parks amenity is aging and there is a need to improve and preserve the park for future recreation and community benefit.

The underlying element of the master plan is to improve connections between the CBD and Bicentennial Park to attract greater interest and visitation to the park and enhance the overall experience within the park.

The master plan also considers a range of other potential development opportunities within and adjacent to the study area which will in turn benefit the surrounding community.

The directions outlined in the master plan will provide a relevant destination parkland for tourism and an attractive recreational and living experience for the Tamworth community.

Appendix A

Existing site conditions photos



Existing Fitzroy Street condition as viewed from Palm Walk entry



Existing Palm Walk entry gates & pavement condition



View of Bicentennial Park entry from Fitzroy Street
(note line of sight to amenities location)



Existing Palm Walk & Country Music 'Walk of Fame' installations
(amenities at left rear of photo)



Existing giant chess board area, view along axis to Peel River
pedestrian bridge



Existing view from amenities location towards Events Precinct;
pavement conditions



View from Peel River pedestrian Bridge at top of levee towards
Fitzroy Street; broken visual connection



Existing condition of concrete planter walls to top of levee bank &
elevated maintained grassed levee



Existing condition of Peel River looking northwest from the
pedestrian bridge toward Solander St; note gravelly access to the
waters edge.

Existing park conditions



Existing condition of Peel River landscape looking north west from Area 3 pedestrian bridge connection



Existing condition of concrete planter walls to top of levee bank & elevated maintained grassed levee



Existing condition of Peel River looking northwest from the pedestrian bridge toward Solander St; note gravelly access to the water's edge.



Existing condition of Peel River landscape



Existing condition of Peel River edge on the western side looking south from Peel River pedestrian bridge; note riverine landscape



Existing view of western side of Peel River & pedestrian bridge access via steps; carpark on right of photo



Existing view of Man-O-War gates entry to current memorial area



Existing view from northern end of regional playground towards memorial area



Existing view from Hopscotch Cafe Plaza looking east down Hill Street; note lack of street amenity & visual appeal

Existing park conditions



Existing view from Regional Playground entrance over Kabel Avenue to car sales yards; minimal street amenity & visual appeal



Existing condition of roundabout corner treatments; gardens broken and aged, lawn struggling in pedestrian areas



Existing condition of Kabel Avenue & White Street roundabout; aging garden beds in centre, minimal street amenity, visual appeal and pedestrian focus



Existing condition of event space pathway, signage & bollard



Existing condition of lighting in park



Existing shelter and picnic table setting (in Area 4)



Existing park bench type 1



Existing park bench type 2



Existing park bench type 3

Existing park conditions