**Public Notification of Application for Planning Permit**

***Land Use Planning and Approvals Act 1993***

**If you access this website you have agreed to the following Terms and Conditions:**

The information on this website is provided for the purpose of encouraging public participation in the planning application process in accordance with the objectives of the *Land Use Planning and Approvals Act 1993*.

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Such personal information may be protected by the *Personal Information Protection Act 2004* and must not be used for any other purpose.

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The Application will only be available until the conclusion of the public notification period.

For help finding the property and zoning information in Circular Head the following link can be used to the Land Information System Tasmania (the LIST).

http://maps.thelist.tas.gov.au/listmap/app/list/map?bookmarkId=18634#.U-1DpC_Bd8I.email

For the Tasmanian Planning Scheme – Circular Head please see

https://www.planning.tas.gov.au/other-resources/Tasmanian-planning-scheme

Application documents are available below.

## APPLICATION FOR PLANNING PERMIT

(s.*57(3) Land Use Planning and Approvals Act 1993*)

### Tasmanian Planning Scheme – Circular Head

| | |
|---|---|
| Application No | DA 2026/151 |
| Location | West Esplanade, Smithton |
| Applicant/Owner | Circular Head Council/ Department Of Primary Industries Parks Water And Environment |
| Use Class | Passive recreation |
| Proposal | Park redevelopment including pump track, skate park, half basketball court and associated works |

Application(s) may be viewed during office hours at the Council Office, 33 Goldie St, Smithton till the date listed below. In accordance with s***.57(5)*** of the Act, any person may make written representation to the General Manager, PO Box 348 SMITHTON 7330 or council@circularhead.tas.gov.au and be received by 5.00pm 07/12/2026

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**Paul Gardner**
**GENERAL MANAGER**
**Ph: 03 6452 4800**
www.circularhead.tas.gov.au

3418963

33 Goldie Street
PO Box 348
SMITHTON TAS 7330
council@circularhead.tas.gov.au
(03) 6452 4800
www.circularhead.tas.gov.au

# APPLICATION FOR A PLANNING PERMIT

*LAND USE PLANNING AND APPROVALS ACT 1993*

**Tasmanian Planning Scheme – Circular Head**

*Office Use:* Date Received: 27/10/2026 Application No: DA 2026/151 PID: 3418963

To: Planning Authority Circular Head Council PO Box 348 SMITHTON TAS 7330

## DETAILS OF PROPOSED DEVELOPMENT OR USE

| | | | | | |
|---|---|---|---|---|---|
| Address: | 1 - 9 West Esplanade Smithton Tas | | | | |
| | | | | Postcode: | 7330 |
| | Lot No: | | Certificate of Title No: | | |

**Description**

Redevelopment of west Esplanade Park incorporating pump track, toilet amenities, half court, skate park, shelter, playground equipment and associated works

**Includes:**

- ☐ New Use/Change of use
- ☐ Subdivision
- ☐ New Buildings
- ☑ Alterations
- ☐ Demolition

| | | | |
|---|---|---|---|
| Value of work (Inc GST) | $ 1,500,000 | ☐ Contract Price | ☑ Estimate |
| Existing Use of Site: | | | |

## APPLICANT / OWNER DETAILS

*Please note that all applicants need to sign this form. If the application is by an owner, all title owners listed on the title need to be on the form and sign this form.*

Applicant(s): Circular Head Council (Norman Berechree)

Address: 33 Goldie Street Smithton Tas

Postcode: 7330

Email: nberechree@circularhead.tas.gov.au Phone: 64 524800 Mobile:

☐ Applicant owns the property (Tick if Yes – If No then complete the owner details below)

Owner(s):

Address:

Postcode:

Email: Phone: Mobile:

☐ Applicant(s) listed above declare that the owner(s) of the property have been notified of the intention to make this application.

Signed By: Date:

## COUNCIL OR CROWN LAND

*Must be signed if Council or Crown Land and accompanied with a letter of permission and a copy of delegation.*

Signed By: Date:

☐ Minister (or delegate) of the responsible State Department or ☐ General Manager (or delegate)

Jesse Walker Unit Manager (Assessments)
26/10/2026

33 Goldie Street
PO Box 348
SMITHTON TAS 7330
council@circularhead.tas.gov.au
(03) 6452 4800
www.circularhead.tas.gov.au

# APPLICATION FOR PERMIT

***LAND USE PLANNING AND APPROVALS ACT 1993***

**Tasmanian Planning Scheme – Circular Head**

## DESIGNER DETAILS

Designer Name: Category:

Address:

Postcode:

Email: Phone: Mobile:

Accreditation No:

## DOCUMENTS AND CERTIFICATES PROVIDED

The following specified documents and certificates are provided with this application together with any necessary information to demonstrate compliance with applicable provision of the planning scheme. A separate checklist is available from Council. The Planning Scheme provisions can be viewed at www.iplan.tas.gov.au OR https://iplan.tas.gov.au/pages/plan/book.aspx?exhibit=tpscir follow the links through to Circular Head

| | *Document or Certificate Description* | *Prepared By* |
|---|---|---|
| ☑ | Full copy of the current Certificate of Title including plan and any schedule of easements | NB. |
| ☑ | A full description of the proposed use or development and | |
| ☑ | A description of how the proposed use or development will operate | |
| ☑ | All applicable information listed in clause 6.1.3 including: **Where it is proposed to erect buildings, a detailed layout plan of the proposed buildings with dimensions at a scale of 1:100 or 1:200** | |

## LISTED REPORTS, PLANS AND SUPPORTING INFORMATION ACCOMPANYING THIS APPLICATION

| | | |
|---|---|---|
| | | |
| | | |
| | | |
| | | |

**Copyright Authority:** Unless a written refusal of authority to copy documents relating to this application is provided, the Council and the Crown (Tasmanian State Government) departments and agencies may provide a partial or complete copy of any documents relating to this application, to any person for the purpose of assessment. Notwithstanding this these documents may be displayed publicly in accordance with the provisions of the Land Use Planning and Approvals Act 1993, including display on a website.

## DECLARATION

I/We declare the information and details supplied in this application are a true and accurate description of the proposed development.

I/We hereby give/have arranged permission for Council Officers to enter the property to conduct inspections for this application.

Applicant(s): Norman Berechree on behalf of Circular Head Council

Signed: NBerechree Date: 18/8/26

**Please Note:** All applicants need to sign this form. If the application is by an owner, all title owners listed on the title need to be on the form and to sign this form.

**Privacy Statement**

The personal information on this form is required by Council for building purposes under the Land Use Planning and Approvals Act 1993. We will only use your personal information for this and related purposes. If this information is not provided, we may not be able to deal with this matter. You may access and/or amend or personal information at any time. How we use this information is explained in our Privacy Policy, which is available at www.circularhead.tas.gov.au or at the Council office.


Playground and basketball half court zone
Pump Track and skate park zone
Amenities
West Esplanade
West Esplanade
West Esplanade
Pelican Point Road
Davis Street
Montagu Road

# PLANNING COMPLIANCE ASSESSMENT

***West Esplanade Foreshore Park Transformation***

**PID:** 3418963

**Date:** 5 October 2026

**Address:** 1-9 West Esplanade, Smithton

**Land Zoning:** 29.0 Open Space Zone

## Project Description

The proposed development comprises the transformation and upgrade of the existing West Esplanade Foreshore Park at Smithton.

The works include playground upgrades, pump track, new amenities building, skatepark, half basketball court, pedestrian pathways, landscaping, street furniture, directional and interpretive signage, and associated minor infrastructure.

The proposed development seeks to improve the recreational functions of an established public open space while retaining its existing role as a public foreshore recreation area.

## Tasmania Planning Scheme

### 4.0 Exemptions

The proposed development includes a range of minor public infrastructure, landscaping and ancillary works that are exempt from planning approval under the applicable provisions of Clause 4.0.

The exempt components include relevant pathways, playground equipment, seating, shelters, public amenities and associated minor infrastructure where the applicable exemption requirements are met.

### 6.2 Categorising Use or Development

The development and its components are characterised as Passive Recreation use.

The pump track, skate park, and half basketball court are considered components of the broader recreational function of the public park rather than separate organised sporting facilities, and therefore do not constitute a separate use.

Further supporting this, Clause 6.2.2 provides for associated and subservient components of a use to be categorised with the primary use where appropriate. The proposed recreational infrastructure therefore is considered to form part of the primary Passive Recreation use.

### 29.0 Open Space Zone

The site is located within the Open Space Zone.

### 29.1 Zone Purpose

The development is consistent with the Zone Purpose as it retains the land for public open space, passive recreation, and landscape amenity.

## 29.2 Use Table

Passive Recreation is identified as a No Permit Required use within the Open Space Zone.

The proposed development is considered to be characterised as Passive Recreation and therefore does not require planning approval on the basis of the use classification.

## 29.3 Use Standards

Not applicable.

The proposed development is considered to be characterised as Passive Recreation, which is a No Permit Required use within the Open Space Zone.

### 29.3.1 Discretionary uses

Not applicable.

The proposed development is not considered to constitute a separate discretionary use. The pump track, skatepark, half basketball court and other recreational components operate as associated elements of the broader Passive Recreation use.

## 29.4 Development Standards for Buildings and Works

The proposed development includes buildings and structures associated with the public park, including a new public amenities building and shelter structures.

The relevant development standards will apply to buildings and works where applicable. Building requirements will also need to be addressed separately under the building legislation.

### 29.4.1 Building height, setback and siting

Applicable to relevant proposed buildings and structures.

The proposed buildings and structures are to be designed and located in accordance with the applicable height, setback and siting requirements of the Open Space Zone.

The proposed development is not expected to result in significant building bulk or adverse impacts on surrounding properties, having regard to the established public open space setting and the recreational nature of the proposal.

### 29.4.2 Outdoor storage areas

Not applicable.

No permanent outdoor storage area is proposed.

## 29.5 Development Standards for Subdivision

Not applicable.

No subdivision is proposed.

### 29.5.1 Lot design

Not applicable.

No subdivision or creation of new lots is proposed.

# Applicable Codes

## C1.0 Signs Code

The proposed signage is exempt from assessment against this code.

Proposed signage within the park will provide information about the public park and its facilities, provide direction, communicate rules and safety information, and interpret local history or culture.

The proposed signage will meet requirements for relevant exempt signs, such as community information signs, regulatory signs, and interpretative signs, subject to the applicable requirements for design, content, dimensions, and location.

## C2.0 Parking and Sustainable Transport Code

Not applicable.

The proposed works do not involve the creation or expansion of vehicle parking spaces, changes to the existing parking arrangement, or modified access arrangements.

The existing car parking areas will remain in place and no additional parking provision is proposed. Therefore, the development does not trigger additional assessment under the C2.0 Parking and Sustainable Transport Code.

## C7.0 Natural Assets Code

Applicable.

The West Esplanade site contains areas mapped as Priority Vegetation Area and Waterway and Coastal Protection Area under the Circular Head Local Provisions Schedule. The C7.0 Natural Assets Code has therefore been considered in relation to the proposed development.

### Priority Vegetation Area

The proposed development does not involve the removal of priority vegetation or building or works within the mapped Priority Vegetation Area.

### Waterway and Coastal Protection Area

Proposed works within the Waterway and Coastal Protection Area include the majority of the pump track, and the upgrade and extension of the existing playground.

The proposed works are located within an established public foreshore park and do not involve works within the Duck River waterway or alteration of the natural streambank or streambed. The works are setback from the river and will occur within the area inside the existing pedestrian pathway that runs adjacent to the river.

No building structures are proposed within the Waterway and Coastal Protection Area.

Where a C7.4 exemption cannot be met, the proposed works will be assessed against the Performance Criteria of **C7.6.1 Buildings and works within a waterway and coastal protection area or a future coastal refugia area**.

The proposed development avoids or minimises adverse impacts on natural assets and satisfies the relevant C7.6.1 Performance Criteria as outlined below.

## P1.1 Natural Assets

Applicable.

**Buildings and works within a waterway and coastal protection area must avoid or minimise adverse impacts on natural assets, having regard to:**

**(a) Erosion, siltation, sedimentation and runoff**

Appropriate drainage, erosion, and sediment control measures will be implemented to minimise impacts during construction and operation. Existing functional drainage points will be utilised.

**(b) Riparian or littoral vegetation**

Proposed works will not impact riparian or littoral vegetation. Existing riparian and littoral vegetation will be retained.

**(c) Natural streambank and streambed condition**

No works are proposed within the Duck River waterway, or to alter the natural streambank or streambed.

**(d) In-stream natural habitat**

No works are proposed within the waterway or in-stream habitat, including fallen logs, bank overhangs, rocks or trailing vegetation.

**(e) Natural flow and drainage**

The development will be designed to avoid significantly impeding existing natural flow and drainage.

**(f) Fish passage**

No works are proposed within the Duck River waterway or known fish passage. The development will not impact fish passage.

**(g) Land filling of wetlands**

No wetland filling is proposed.

**(h) Grouping new facilities with existing facilities**

The proposed recreational infrastructure is grouped within the established public park and extends the existing recreational function of the site.

**(i) Minimising cut and fill**

Earthworks will be minimised by responding to existing site levels and limiting cut and fill to that necessary for the proposed works.

**(j) Building design and site characteristics**

No building structures are proposed within the overlay. The proposed works will respond to existing site conditions, including landform, contours and slope.

**(k) Coastal processes**

The proposed development does not involve coastal protection works or modification of the Duck River waterway. The siting of proposed infrastructure will consider applicable coastal hazards and minimise impacts on coastal processes.

**(l) Future protection works**

The proposed infrastructure will be appropriately sited and designed to minimise the need for future works to protect natural assets, infrastructure and property.

**(m) Wetlands and Waterways Works Manual**

The works will have regard to the environmental best practice guidelines in the *Wetlands and Waterways Works Manual*, including erosion and sediment control and vegetation protection.

**(n) Tasmanian Coastal Works Manual**

The works will have regard to the guidelines in the *Tasmanian Coastal Works Manual* to minimise environmental impacts associated with coastal development.

### P1.2 Spatial Extent of Tidal Waters

Not applicable.

All works are proposed on existing land and are not located within the spatial extent of tidal waters.

### P2.and P2.2 Future Coastal Refugia Area

Not applicable.

The proposed works are not located within a future coastal refugia area.

### P3 Stormwater Point Discharge

Not applicable.

No new stormwater point discharge is proposed.

### P4.1 and P4.2 Dredging or Reclamation

Not applicable.

No dredging or reclamation is proposed.

### P5 Coastal Protection Works or Watercourse Protection Works

Not applicable.

No coastal protection works, or watercourse erosion or inundation protection works are proposed.

## C10.0 Coastal Erosion Hazard Code

The proposed works are exempt from assessment against this code.

The C10 Code provides for exemptions relating to specified uses and development. The proposed Passive Recreation use classification satisfies the relevant exemption provisions.

## C11.0 Coastal Inundation Hazard Code

The proposed works are exempt from assessment against this code.

The C11 Code provides for exemptions relating to specified uses and development. The proposed Passive Recreation use classification satisfies the relevant exemption provisions.

## Summary of Planning Position

The West esplanade Foreshore Park Transformation is consistent with the Open Space Zone and is characterised as Passive Recreation, a No Permit Required use under the Tasmania Planning Scheme.

The proposed pump track, skatepark and half basketball court are components of the broader Passive Recreation use and do not constitute separate uses.

A substantial proportion of the proposed park infrastructure is considered exempt development under Clause 4.0, including relevant minor public infrastructure and ancillary works. The proposed signage is also exempt where it satisfies the applicable requirements for the relevant exempt signage categories.

The C2.0 Parking and Sustainable Transport Code is not applicable as the development does not create or alter vehicle parking provision or access arrangements.

The C7.0 Natural Assets Code applies to works within the mapped natural asset areas. The development does not involve removal of priority vegetation, works within the Duck River waterway, alteration of the natural streambank or streambed, or other works that would adversely affect the identified natural assets. The applicable C7.4 exemptions have been considered and, where assessment under C7.6.1 is required, the development satisfies the relevant Performance Criteria by avoiding or minimising adverse impacts on natural assets.

The development is exempt from assessment against the C10.0 Coastal Erosion Hazard Code and C11.0 Coastal Inundation Hazard Code under the applicable exemptions.

With the application of the relevant exemptions and appropriate detailed design, the proposed transformation of the West Esplanade Foreshore Park complies with the Tasmania Planning Scheme.

Department of Natural Resources and Environment Tasmania

# CROWN LANDS ACT 1976

# WORKS AND/OR DEVELOPMENT APPLICATION REQUEST

**IMPORTANT INFORMATION**

- Lodge this form to apply to Property Services to:
  1. undertake works on Crown land, and/or
  2. obtain Crown consent to lodge a Development Application.
- If adequate information is not provided this application may be delayed or declined.
- If insufficient space is provided please attach a separate page.
- Where the works result in a change to your lease/licence area, you may need to also complete a new application form and pay the relevant fees, you will be advised.

***Mandatory fields***

## 1. APPLICANT DETAILS

| | |
|---|---|
| (circle) Mr/Mrs/Miss/Ms | APPLICANT (Full Name, Company or Business Name)*: Norman Berechree, Project Manager, Circular Head Council |
| Daytime contact number: | 6452 4800 |
| Email Address: | council@circularhead.tas.gov.au |
| Residential Address: | 33 Goldie Street, Smithton Post Code 7330 |
| Postal Address: | PO Box 348, Smithton Post Code 7330 |

**Who should be contacted about this request?** *(If different to above).*

| | |
|---|---|
| Name*: | Monica Jordan |
| Organisation*: | Circular Head Council |
| Position Title: | Project Support Officer |
| Daytime contact number: | 6452 4800 |
| Email Address: *(This is the preferred method of contact)* | mjordan@circularhead.tas.gov.au |
| Postal Address*: | PO Box 348, Smithton Post Code: 7330 |

## 2. LOCATION OF THE CROWN LAND

Property Identification Number (PID) or Title Reference: **PID 3418963**

Address*: **1-9 West Esplanade, Smithton** Post Code: **7330**

Describe **where** the works will be undertaken. Include the location of the works in relation to surrounding structures and land features such jetties, fences, rivers, and foreshore. Mark the location on maps, diagrams, photos or other forms of illustration to add detail and clarification.

**Multiple locations within the area of the parklands. Please refer to Site Concept Plan for locations of elements and works to be undertaken.**

## 3. DETAILS ABOUT THE WORKS

Describe **what** work is proposed. Include the design, size, orientation and layout of structures or vegetation and the materials to be used. Attach plans, diagrams, photos and other illustrations that add detail and clarification*.

**Site works include, but are not limited to; removal of current playground and current amenities block, earthworks, site services reticulation, landscaping, construction of asphalt pump track and new amenities block, and installation of play equipment, surfacing materials, street furniture, and signage.**

Describe **how** the works will be undertaken. Detail the processes, techniques and equipment. Arrangements such as site settings, engineering and/or work management, maps, diagrams, photos and other illustrations would add detail and clarification*.

**Proposed works will be undertaken via contractors and Circular Head Council Works and Services teams. Works will be carried out over a 12 month period, to allow for continued use of the parkland while various zones are under construction. A project plan is in place to guide delivery of the parkland elements. Heavy equipment and machinery will be required at times for earthworks and construction. A Construction Management Plan has been provided.**

Will heavy machinery and equipment be required to cross public spaces? **Yes** ✓ No

If yes, identify the route from the public road to the site on Crown land. Mark the route on maps, diagrams, photos or other forms of illustration. **Map attached with Construction Management Plan.**

**4. LEASE/LICENCE DETAILS** (*where known)*

| | |
|---|---|
| **Lease/**Licence Number: **CLS Ref 019130** | File Number: |
| Date on which the current lease/licence will expire*: **31 May 2046** | |

**5. COUNCIL REQUIREMENTS***

Before lodging this Application seek advice from Council Planning regarding Council requirements. *This application cannot proceed without this advice.*

Are there any Council requirements? **Yes** No ☐ If Yes, answer a) and b) below.

a) Is Crown consent to a Development Application required? **Yes** No ☐

If yes, supply a copy of the complete and final Development Application package. The complete package includes the Council Development Application form and any documents, reports and plans that will be lodged for Council's consideration.

**Please see attached Development Application for Crown consent.**

b) Is Crown consent to a Building or Plumbing Application required? **Yes** No ☐

If yes, supply a copy of the complete and final Building or Plumbing Application package. The complete package includes the Council Application form and any documents, reports and plans that will be lodged for Council's consideration.

**Building and plumbing permits likely required for some proposed works. Building surveyor to be engaged and applications to be completed once Development Application has been assessed by Council.**

**6. TIMEFRAMES**

What dates do you intend to undertake the work:

| | |
|---|---|
| Start Date: **1 January2027** | End Date: **31 December 2027** |
| If there is an important deadline state the date | |
| Explain why the deadline is important: | |

**7. SIGNATURE OF APPLICANT**

Name: Norman Berechree

Signed: N Berech

Date: 19/08/26

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**8. CHECKLIST**

- ☐ Documents that describe **what** work is proposed e.g. plans, diagrams.
- ☐ Documents that illustrate **how** the work will be undertaken e.g. management plans, diagrams.
- ☐ Illustrations, maps that identify **where** the work will be undertaken.
- ☐ Illustrations, maps that **identify the route** from the public road to the works site on Crown land.
- ☐ The complete Development, Building and/or Plumbing Application package if required by council.
- ☐ A copy of Public Liability insurance covering the proposed works.

**Where there is an agreement holder for the leased/licensed Crown land, attach:**

- ☐ A copy of their Public Liability insurance
- ☐ A letter from the agreement holder supporting this Works Application
- ☐ The agreement holders contact details

- ☐ If you are acting on behalf of a client please submit a copy of authorisation to do so.

***Privacy Statement***

*Personal information is collected for the purpose of processing, assessing and determining this application and may be disclosed to local government, Forestry Tasmania, Mineral Resources Tasmania, adjoining landowners, agents of the Property Services, law enforcement agencies, courts and other organisations authorised to collect it. It may be disclosed to other public sector bodies where necessary for the efficient storage and use of the information. It is managed in accordance with the Right to Information and may be accessed by the individual to whom it relates on request to the Department of Natural Resources and Environment Tasmania. A fee may be charged for this service.*


Applications can be lodged at
PropertyServices@parks.tas.gov.au OR
Property Services
GPO Box 44, Hobart TAS 7001

**Contact**
Property Services Message Service 6169 9015
(leave message and calls are returned within two business days)
www.parks.tas.gov.au/ps

# West Esplanade Foreshore Park Transformation

## Construction Management Plan

**Site Address:** 1-9 West Esplanade, Smithton TAS 7330
**PID:** 3418963
**CLS Ref:** 019130
**Construction Dates:** [to be confirmed]
**Contractor:** [to be confirmed]

## 1. Project

Circular Head Council adopted the West Esplanade Foreshore Park Master Plan in June 2025 to guide the transformation of the existing park into an inclusive and accessible community and visitor destination. Council intends to implement the first phase of works over a 12-month period between January–December 2027. All works will be carried out within Council's leased portion of Crown land.

The proposed Master Plan site works include:

- pump track and skate park
- new amenities block
- BBQ facilities
- inclusive playground and play elements
- accessible pathways and connections
- landscaping and planting
- drainage and associated services
- electrical services and lighting
- park furniture and signage
- associated earthworks and site preparation.

The initial phase of construction will establish a resilient and flexible environment that facilitates future upgrades and implementation of additional elements of the adopted Master Plan, while minimising disruption to completed works.

## 2. Construction Management

### 2.1 Construction Zones

The initial construction phase will be undertaken in stages, comprising of site establishment, demolition/site preparation, civil and services works, construction of the pump track,

construction of amenities block, construction of playground elements, landscaping, and final reinstatement.

The proposed works will be undertaken within defined construction zones across the West Esplanade foreshore reserve, as identified in Figure 1. The initial phase proposed work areas will be:

1. **Pump track and skate park zone** – located toward the south-eastern portion of the reserve adjacent to the foreshore. Works will include construction of the pump track and skate park, associated earthworks, surfacing, drainage, landscaping, and connections, as applicable to the final design.
2. **Amenities zone** – located adjacent to the West Esplanade western carpark. Works will include the proposed amenities facility and associated connections.
3. **Playground and basketball half court zone** – located within the northern portion of the foreshore reserve. This area will include construction of the proposed playground and basketball half court, associated site preparation, landscaping, soft fall surfacing, pathways, and park furniture.




*Figure 1: Proposed Construction Zones*

### 2.2 Construction Access and Public Safety

Temporary fencing, barriers and appropriate signage will be used to clearly define active construction areas and prevent unauthorised public access.

Construction access and vehicle movements will be managed to minimise interaction with park users. Where heavy machinery is required to cross or operate within public spaces,

appropriate traffic and pedestrian controls will be implemented. Where construction access crosses an existing public path, the crossing will be appropriately managed and protected.

Construction vehicles will not unnecessarily occupy public areas or obstruct existing pedestrian or emergency access.

Construction will be undertaken during approved working hours and managed to minimise impacts on surrounding residents and park users.

Following appointment, the contractor will prepare a detailed construction program and will establish a controlled construction site before commencement of works.

Figure 2 identifies the areas of construction works, material storage/site compound, and vehicle access route.

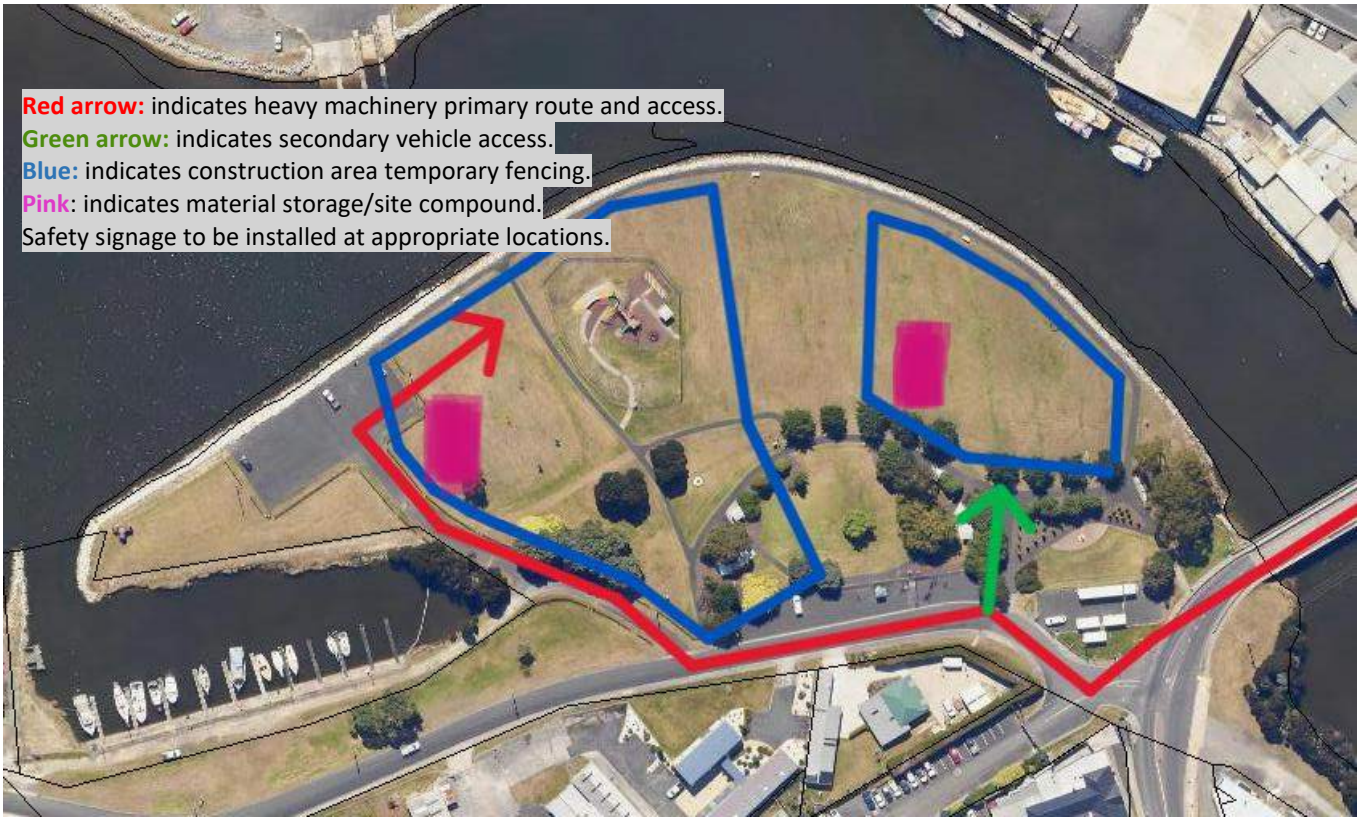


*Figure 2: Construction Management Site Plan*

## 3. Environmental Management

Construction will be managed to protect the Crown land, Duck River, and foreshore environment.

Key measures will include:

- appropriate management of stormwater and runoff

- protection of retained vegetation
- prevention of fuels, chemicals, concrete, and waste entering the Duck River
- appropriate waste disposal
- dust and noise controls
- prompt response to spills or environmental incidents.

## 4. Services, Heritage, and Unexpected Finds

Existing services will be identified before excavation and will be protected during construction.

Council will comply with applicable Aboriginal cultural heritage and historic heritage requirements. Work will cease in the defined area if unexpected heritage material, contamination or significant infrastructure is encountered, pending appropriate assessment.

## 5. Completion

On completion, temporary construction facilities and waste will be removed, and disturbed areas will be reinstated. Landscaping and planting will be completed, and the site will be left safe, clean, and suitable for public use.

## 6. Crown Land Compliance

Works will not commence until the required Crown Land approvals and authorisations have been obtained.

Council and its appointed contractor will comply with all conditions of Crown approval. Any change to the approved works or occupation of Crown land will be referred to Council to determine whether further approval is required, in consultation with the relevant Crown land authority.

No works or occupation outside the leased Crown land area will be undertaken without the necessary authorisation.

19 August 2026

**Tanya Simm**
**Senior Property Officer (Assessments)**
**Parks and Wildlife Service**
**Department of Natural Resources and Environment Tasmania**

**RE: WEST ESPLANADE FORESHORE PARK IMPROVEMENTS – REQUEST FOR CROWN LAND SERVICES WRITTEN PERMISSION AND DEVELOPMENT APPLICATION AUTHORISATION**

Dear Tanya,

I write on behalf of Circular Head Council to request the assistance of Crown Land Services in relation to the proposed improvements to Crown land, leased by Circular Head Council, at 1-9 West Esplanade, Smithton, PID 3418963.

Throughout 2024/2025, Circular Head Council engaged with the community to develop the West Esplanade Foreshore Park Master Plan, creating a long-term vision for transforming the foreshore area into a vibrant regional destination for families, young people, and visitors. The Master Plan was adopted in June 2025, and Council is seeking to initiate implementation of the initial phase of works.

Please find attached a Development Application for proposed works at West Esplanade Foreshore Park. To progress the improvements, I kindly request that the Crown Minister, or authorised delegate, review and sign the Development Application as the relevant landowner/authority.

I also request written permission and consent of the Crown Minister or authorised delegate, to lodge the Development Application, in accordance with section 52.1(b) of the Land Use Planning and Approvals Act 1993 (LUPAA).

The proposed improvements are intended to enhance the functionality, amenity and community use of West Esplanade Foreshore Park and are consistent with the relevant planning and site objectives.

To assist with Council's request, I have included the following supporting documentation:

1. West Esplanade Lease
2. West Esplanade Foreshore Park Master Plan

3. Site Concept Plan
4. Development Application
5. Development Application Request
6. Construction Management Plan

Should you require any further information, please do not hesitate to contact Council.

Thank you for your assistance and consideration. I look forward to working with you to progress the application.

Yours sincerely,



Norm Berechree

**PROJECT MANAGER**
**CIRCULAR HEAD COUNCIL**

Tasmanian Government

Department of Natural Resources and Environment Tasmania

GPO Box 44, Hobart, TAS 7001 Australia
Ph 1300 TAS PARKS / 1300 827 727 Fax 03) 6223 8308
www.parks.tas.gov.au

Enquiries: Tanya Simm
Phone: 6165 4691
Email: tanya.simm@parks.tas.gov.au
Our ref: 26/2726

26 October 2026

Mr Norman Berechree
Circular Head Council
PO Box 348
SMITHTON TAS 7330

Email: council@circularhead.tas.gov.au

Dear Mr Berechree,

**LODGEMENT OF PLANNING APPLICATION**
**CIRCULAR HEAD COUNCIL**
**REDEVELOPMENT OF WEST ESPLANADE PARK**
**1-9 WEST ESPLANADE, SMITHTON**

This letter, issued pursuant to section 52(1B) of the *Land Use Planning and Approvals Act 1993* (LUPAA), is to confirm that the Crown consents to the making of the enclosed Planning Permit Application for the redevelopment of West Esplanade Park, incorporating pump track, toilet amenities, half court, skate park, shelter, playground equipment and associated works, insofar as the proposed development relates to Crown land managed by the Department of Natural Resources and Environment Tasmania.

Crown consent is only given to the lodgement of this application. Any variation will require further consent from the Crown.

This letter does not constitute, nor imply, any approval to undertake works, or that any other approvals required under the *Crown Lands Act 1976* have been granted. If planning approval is given for the proposed development, the applicant will be required to obtain separate and distinct consent from the Crown before commencing any works on Crown land.

If you need more information regarding the above, please contact the officer nominated at the head of this correspondence.

Yours sincerely,

Jesse Walker
**Unit Manager (Assessments)**

# Instrument of Revocation and Delegation

**DELEGATION OF THE DIRECTOR-GENERAL OF LANDS' FUNCTIONS UNDER THE *LAND USE PLANNING AND APPROVALS ACT 1993***

I, JASON JACOBI, being and as the Director-General of Lands appointed under section 7 of the *Crown Lands Act 1976*, hereby revoke any previous delegation made pursuant to section 52(1E) of the *Land Use Planning and Approvals Act 1993* ("the Act"), and acting pursuant to section 52(1E) of the Act, hereby delegate the functions described (by reference to the relevant provision of the Act and generally) in Schedule 1, to the persons respectively holding the offices of Deputy Secretary (Parks and Wildlife Service) (position number 700451), General Manager (Operations) (position number 708581), Manager (Property Services) (position number 707556), Unit Manager (Operations) (position number 702124) and Unit Manager (Assessments) (position number 334958) in accordance with the functions delegated to me by the Minister for Parks, being and as the Minister administering the *Crown Lands Act 1976,* by instrument dated 9 November 2023.

SCHEDULE 1

| **Provision** | **Description of Functions** |
|---|---|
| Section 52(1B) | Signing, and providing written permission for, applications for permits in relation to Crown land. |

Dated at HOBART this 22 day of February 2026

.....

Jason Jacobi
**DIRECTOR-GENERAL OF LANDS**


Playground and basketball half court zone
Pump Track and skate park zone
Amenities
West Esplanade
West Esplanade
West Esplanade
Pelican Point Road
Davis Street
Montagu Road

# West Esplanade Foreshore Park Transformation

---

## Landscape Master Plan Report



Final Report

June 2025

We acknowledge and pay respects to the traditional owners and continuing custodians in Northwest Tasmania. We honour their continued care for this country and respect their connection to these lands, skies, and seas.

We pay our respects to Elders past and present and to all Aboriginal people who call this place home.

We acknowledge in particular the 9 Tribes who made up the Northwest:

The tommeginer people of Table Cape
The lowreenner people of Rocky Cape
The parperloihener people of Robbins Island
The pennemuker people of Cape Grim
The pendowte people of Studland Bay
The peerapper people of West Point
The manegin people of Arthur River
The tarkiner people of Sandy Cape
The peternidic people of the mouth of the Pieman River.

We honour their culture and the stories they left behind for the people of this land.

inspiring place

West Esplanade Foreshore Park Transformation
Landscape Master Plan Report

Final Report V4 24.06.25

This report was prepared for Circular Head Council by
Inspiring Place Pty Ltd

In collaboration with:

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# 1. Project Background and Engagement Summary

# Key Objectives

The Circular Head Open Space Strategy (2024) provides a framework and strategic direction for planning, development and management of public open spaces within Circular Head. The strategy responds to the Council's needs and concerns, the community's priorities, population and development trends, and regional aspirations for economic development, land use and housing.

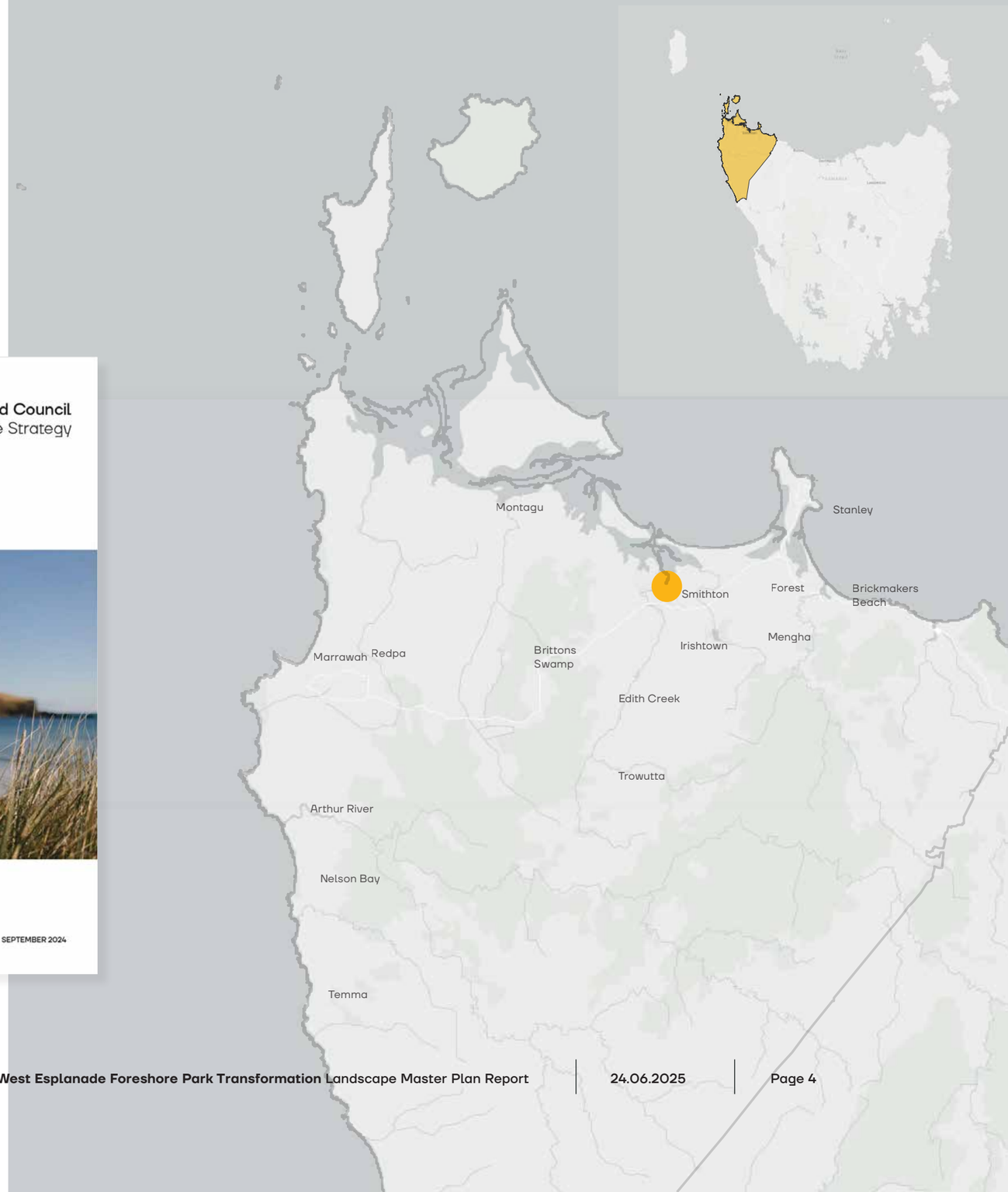
Four key objectives, known as targeted outcomes were identified in response to the needs and potential offered by Circular Head Council's open space network:

- Outcome 1: Open spaces are attractive and engaging with diverse options for all ages to enjoy
- Outcome 2: Open spaces are accessible and connected
- Outcome 3: Open spaces strengthen biodiversity and climate resilience
- Outcome 4: Open spaces connect us to Country and Community

West Esplanade Foreshore Park is a key action in the Circular Head Open Space Strategy to transform the park into a multi-use community and family attraction encouraging visitation from across the municipality and beyond.




# Project Location



# Smithton's families, children and young people will be able to:

Share their hopes and needs for play and recreation experiences in West Esplanade Park;

Influence design ideas and decisions;

Recognise their contribution to the master plan, and in time, the transformed park.



inspiring place

## Round Table Discussions

**Circular Head Aboriginal Centre**
Staff

**Circular Head Council**
Staff from connected communities, planning and infrastructure

## Student Workshops

**Smithton High School**
35 grade 8 students

**St Peter Chanel Primary School**
25 student leaders prep - grade 6

**Smithton Primary School**
25 students from grade 3, 4, 5

**Circular Head Christian School**
14 student leaders grade 7-10

## On site pop-ups

**Skate park (at the Rec)**
Attended by local young people

**West Esplanade Park**
Attended by broad range of community

## Online survey

Hosted by Council
385 Responses



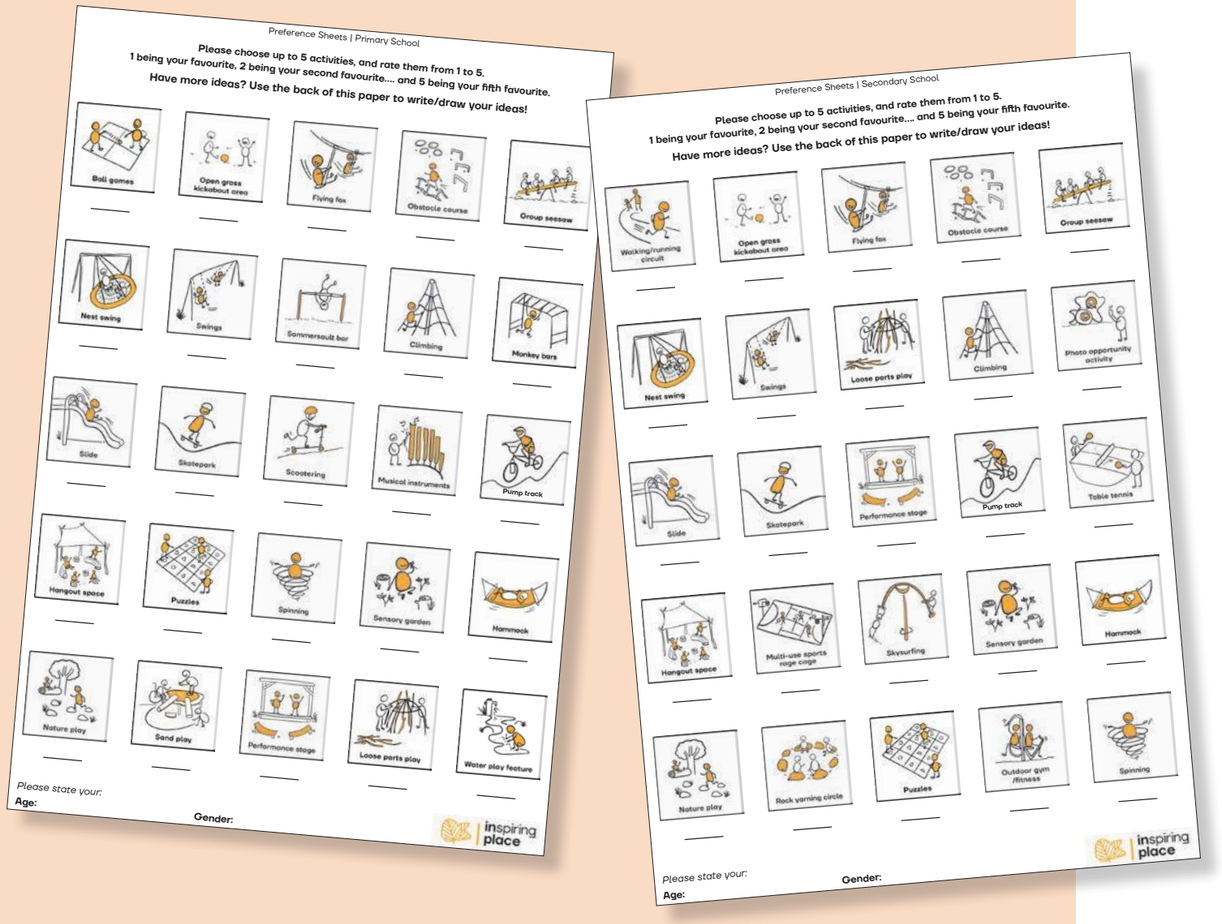
# Student Activity 1: Preference sheets

Each student completed an individual task, selecting their top 5 play ideas, based on their own preferences for how they spend time in the park.

The data was collated and shows overall preferences, with patterns across age cohorts (secondary and primary) and gender.

Each student completed an individual task, selecting their top 5 play ideas, based on their own preferences for how they spend time in the park.

The data was collated and shows overall preferences, with patterns across age cohorts (secondary and primary) and gender.








# Student Activity 2: ‘Gullivers Mapping’

Group task, students draw on their knowledge of the park.

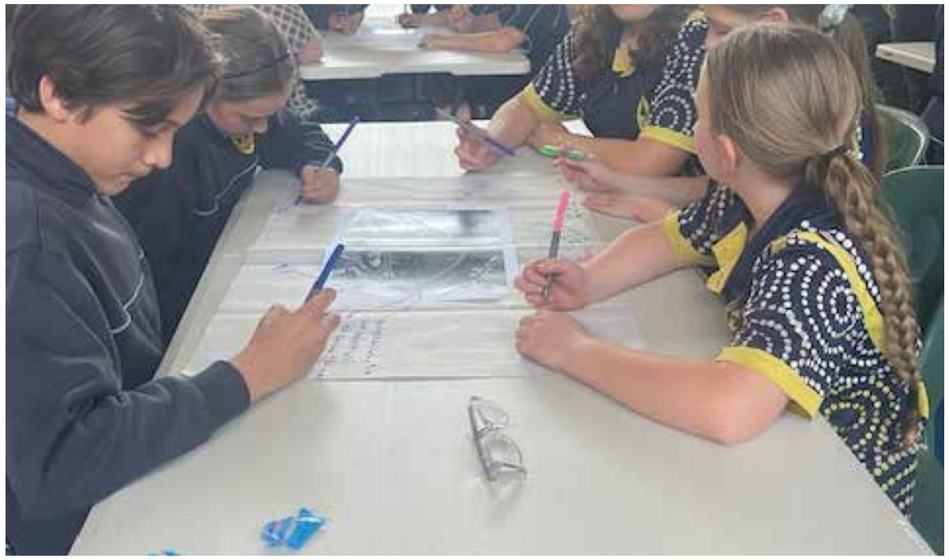
We asked ‘how do you use the park now, what works, what doesn’t work, what would you like to do here?’

Rich qualitative information involving:

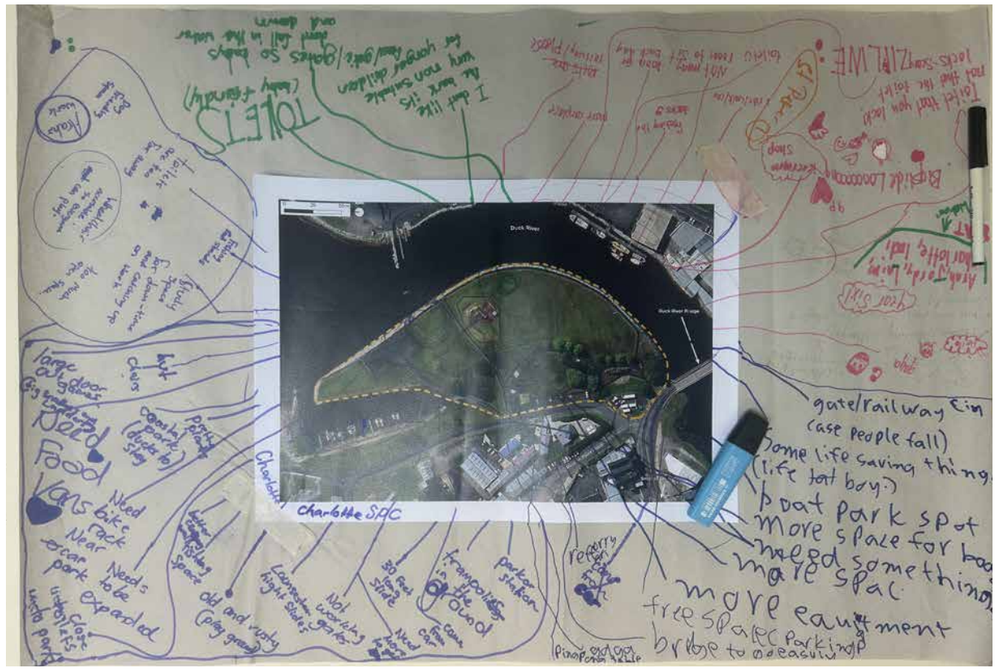
**50** Primary students

**49** High school students

**19** collaborative mappings





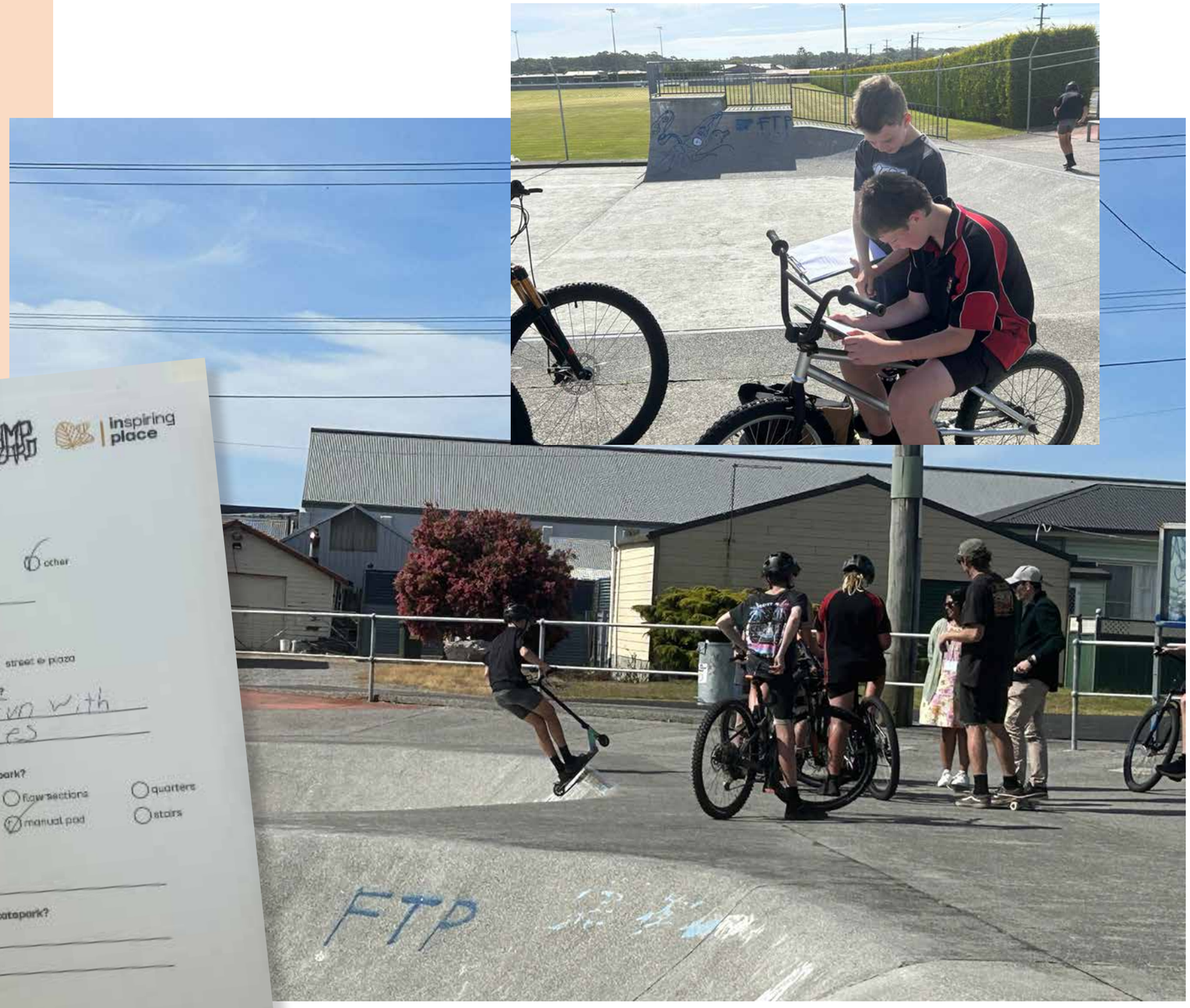



# Skate park pop-up

Skate park pop-up engagement included:

- Conversations with Carlo (Ramp Wizard)
- Skate park survey
- Beginner level skate facilities review



# Park pop up

Adults, preschoolers, and school aged children participated across the morning.

Involvement included:

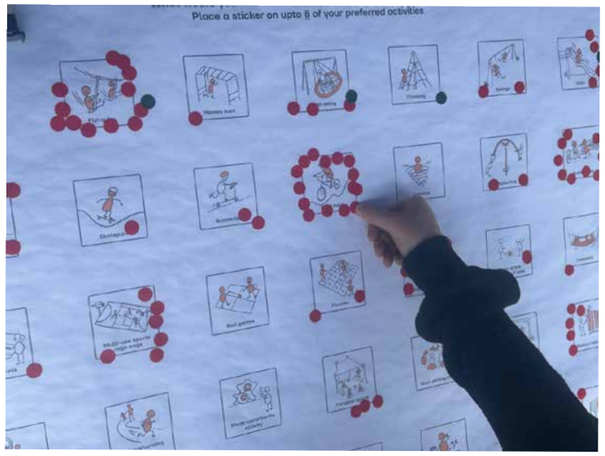
- Large play preference sheet
- Relationship diagram
- Pump track ideas (World Trails)
- Skate ideas (Ramp Wizard)
- Many positive engagement contributions



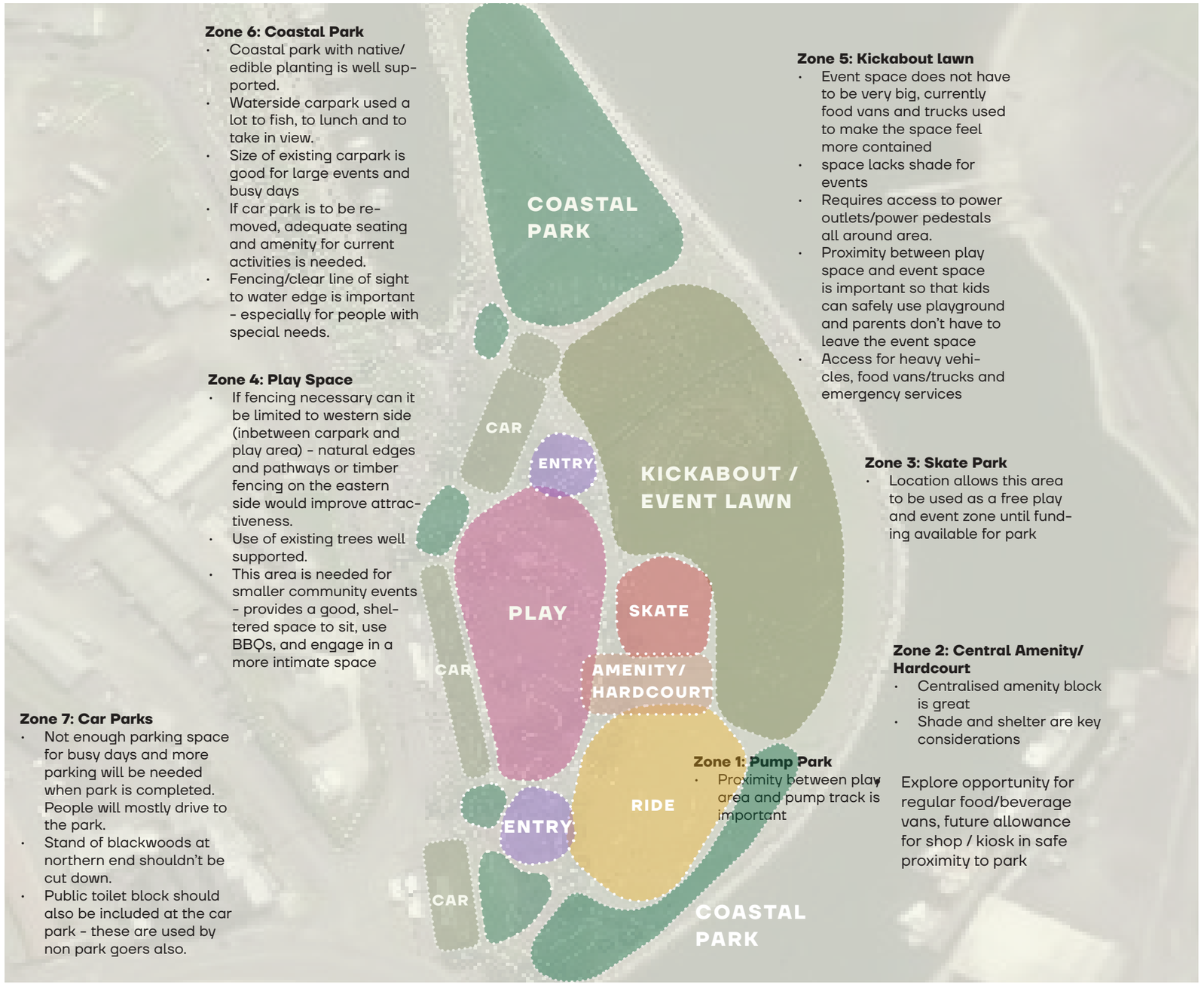








# Feedback on the relationship diagram




**Zone 6: Coastal Park**
- Coastal park with native/ edible planting is well supported.
- Waterside carpark used a lot to fish, to lunch and to take in view.
- Size of existing carpark is good for large events and busy days
- If car park is to be removed, adequate seating and amenity for current activities is needed.
- Fencing/clear line of sight to water edge is important - especially for people with special needs.

**Zone 4: Play Space**
- If fencing necessary can it be limited to western side (inbetween carpark and play area) - natural edges and pathways or timber fencing on the eastern side would improve attractiveness.
- Use of existing trees well supported.
- This area is needed for smaller community events - provides a good, sheltered space to sit, use BBQs, and engage in a more intimate space

**Zone 7: Car Parks**
- Not enough parking space for busy days and more parking will be needed when park is completed. People will mostly drive to the park.
- Stand of blackwoods at northern end shouldn't be cut down.
- Public toilet block should also be included at the car park - these are used by non park goers also.

**Zone 5: Kickabout lawn**
- Event space does not have to be very big, currently food vans and trucks used to make the space feel more contained
- space lacks shade for events
- Requires access to power outlets/power pedestals all around area.
- Proximity between play space and event space is important so that kids can safely use playground and parents don't have to leave the event space
- Access for heavy vehicles, food vans/trucks and emergency services

**Zone 3: Skate Park**
- Location allows this area to be used as a free play and event zone until funding available for park

**Zone 2: Central Amenity/ Hardcourt**
- Centralised amenity block is great
- Shade and shelter are key considerations

**Zone 1: Pump Park**
- Proximity between play area and pump track is important

Explore opportunity for regular food/beverage vans, future allowance for shop / kiosk in safe proximity to park

- Zone 2: Central Amenity + Hardcourt Area
  Area: ~700m2
- Zone 3: Skate Park
  Area: 800m2
- Zone 4: Play Space
  Area: ~2500m2
- Zone 5: Kickabout Lawn: ~7000m2
- Zone 6: Coastal Park:
  Area: ~5500m2
- Zone 7: Carparks
  Area:~2000m2

'Relationship Diagram' was tested with stakeholders.

The diagram explores how different site uses such as pump track, play area, car parking, etc. connect to provide a cohesive whole.

This image includes feedback notes from CHC staff, CHAC discussion, and community site pop up event.

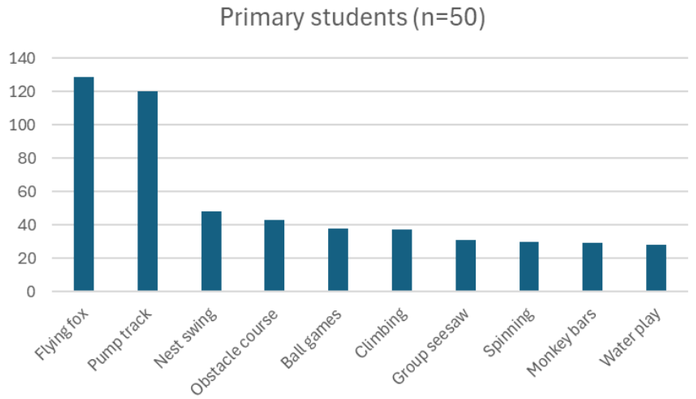
# Preferences: primary students

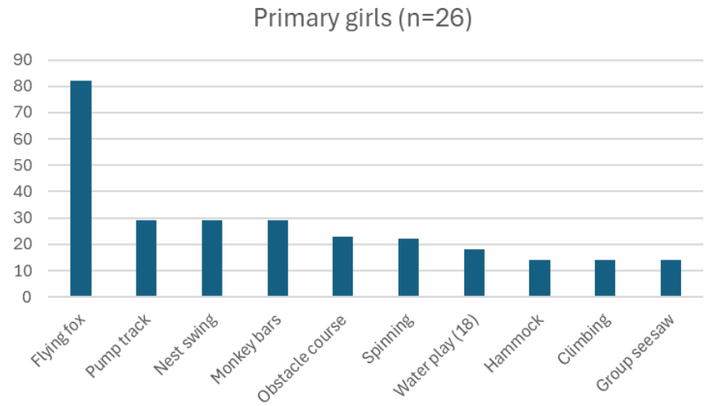
Flying Fox and Pump Track were the most popular ideas overall

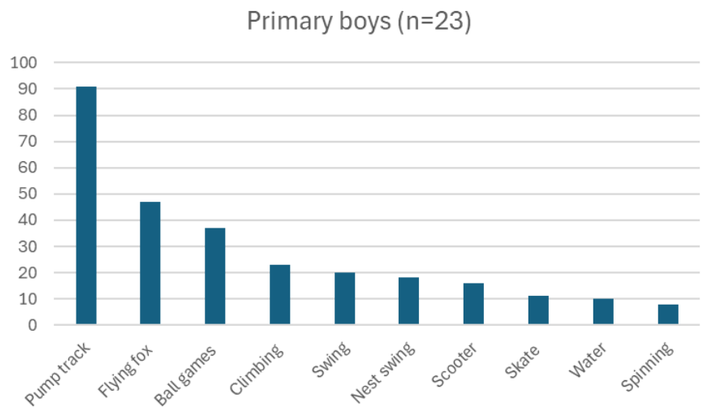
Nest swing, obstacle course, ball games, and climbing also popular.

Different trends noted for boys and girls, with a pump track being a strong first preference for boys, and relatively lower for girls. A flying fox was the most favoured idea among girls.





# Preferences: secondary students

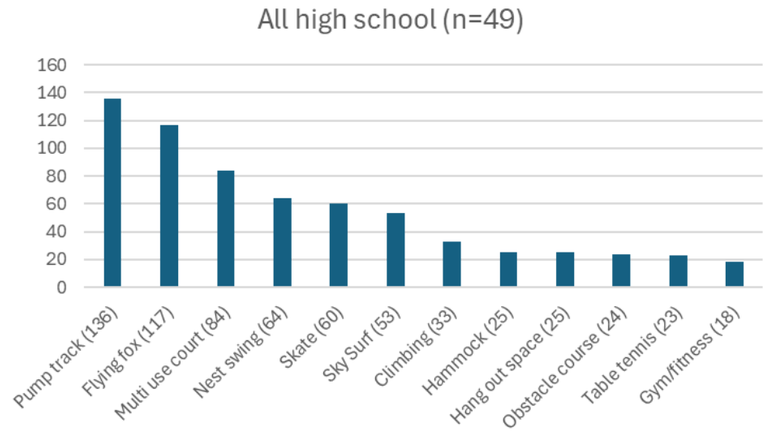
High school boys and girls had quite different ideas and preferences.

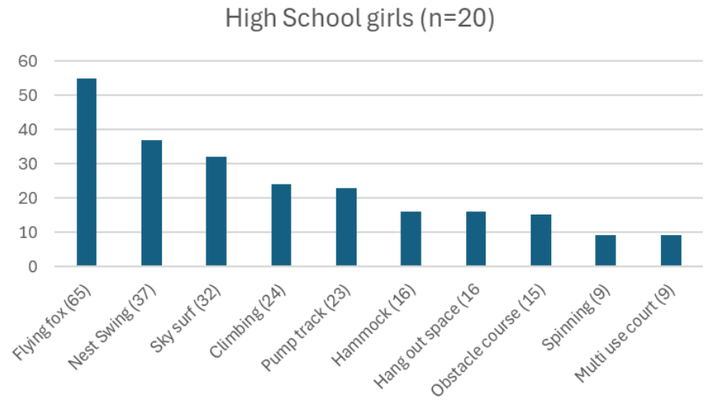
Boys talked about specific activities like riding, skating, shooting hoops or even minigolf with friends, whereas girls more often talked about sit and chatting, hanging out with friends. Shelter, seating, swinging and climbing were also popular. Like with primary girls, the Flying Fox was the most popular choice for girls.

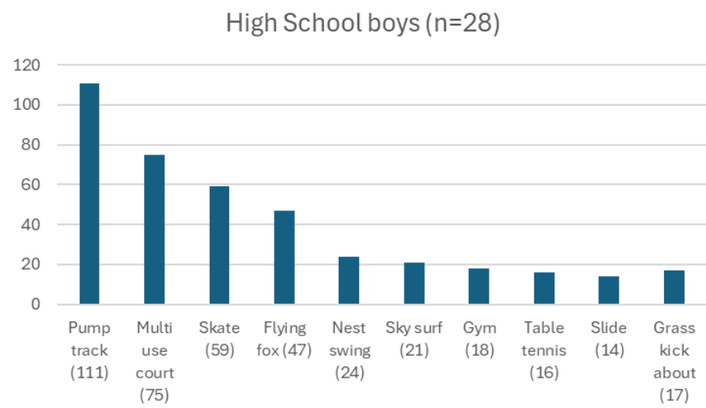
Boys - pump track, multi use (basketball) courts, skating and flying fox all popular.

Girls - flying fox, nest swing, sky surfing and climbing were all rated higher than pump track.



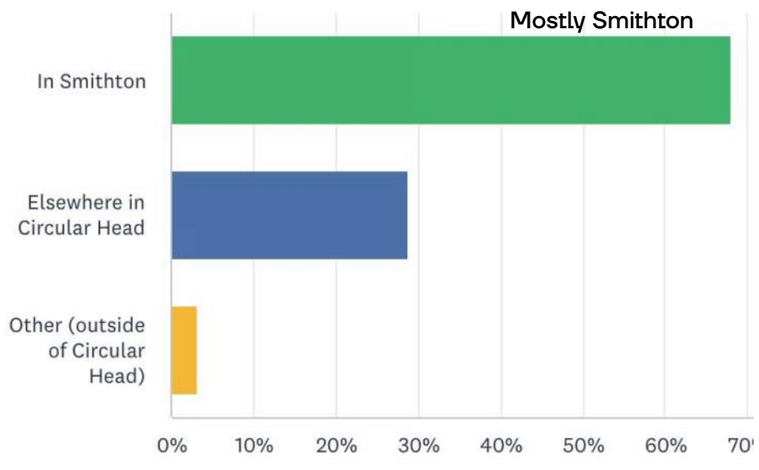


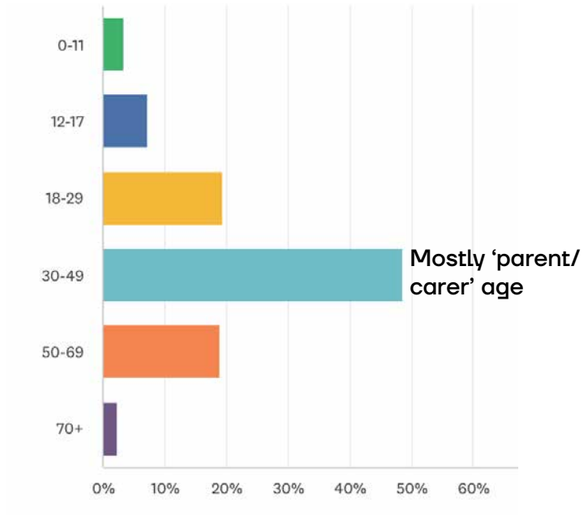



Community Survey Insights: **385** Responses

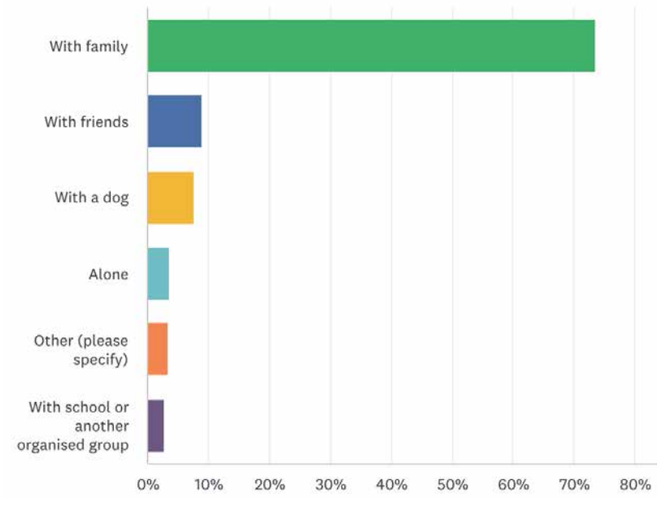
## I live...



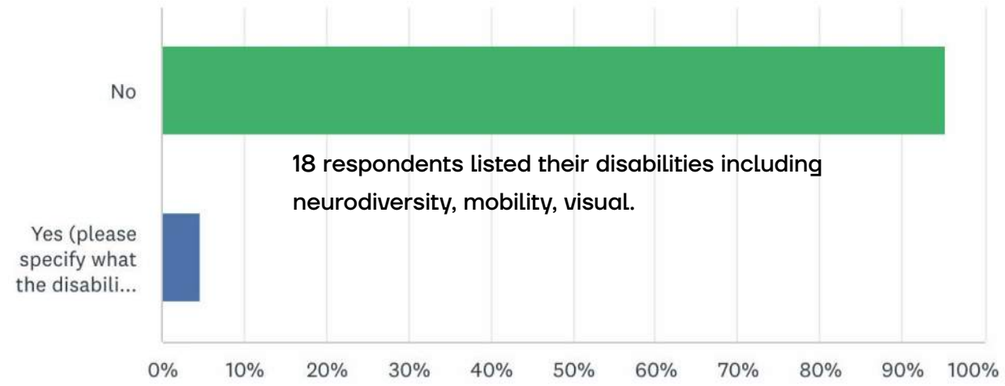

## Age group...



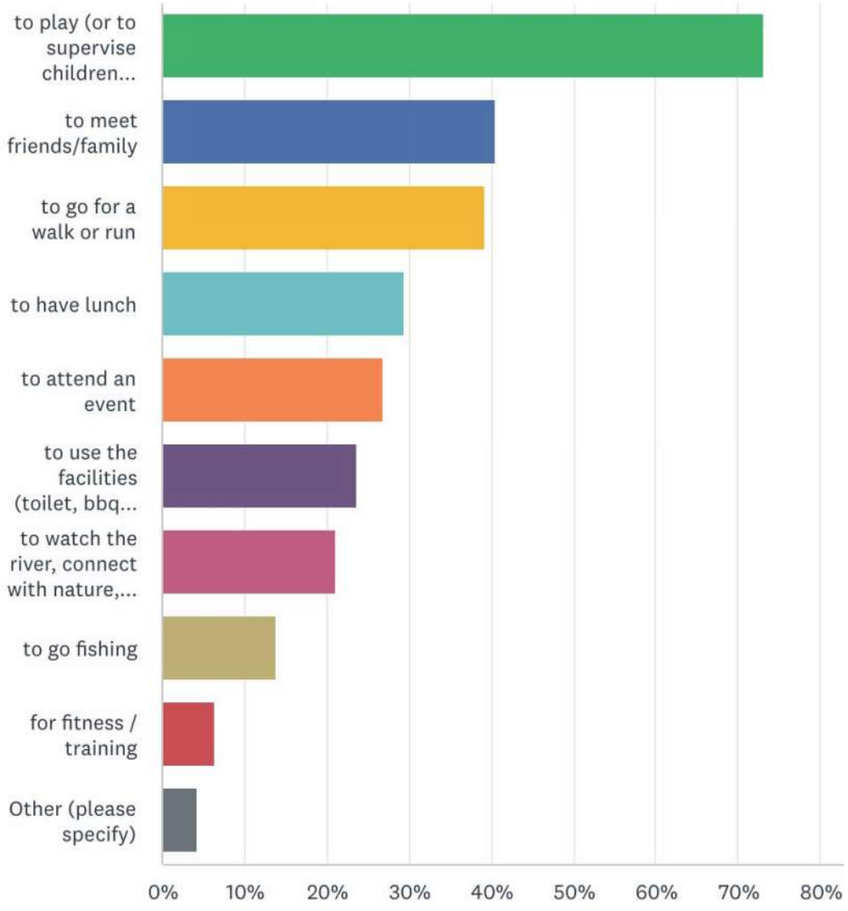

## I spend time at the park with...



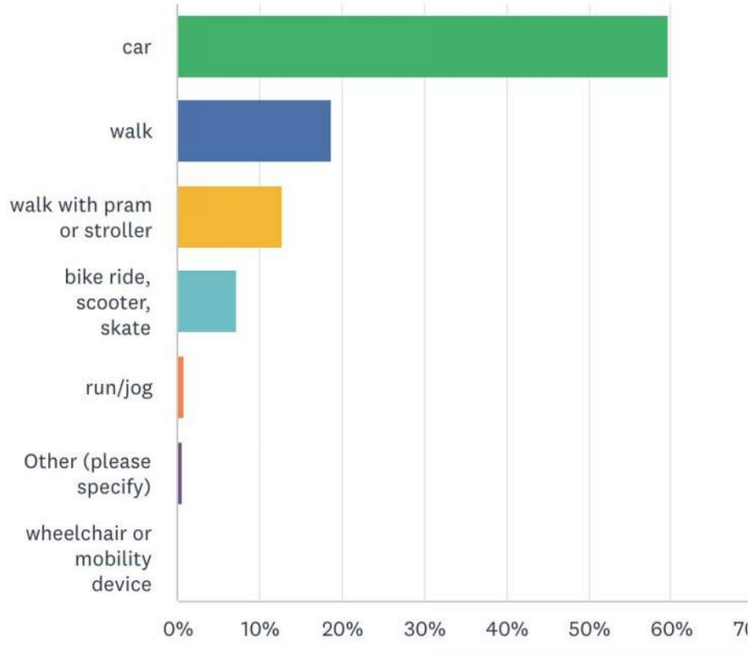

## I, or the people I attend the park with, have a disability...



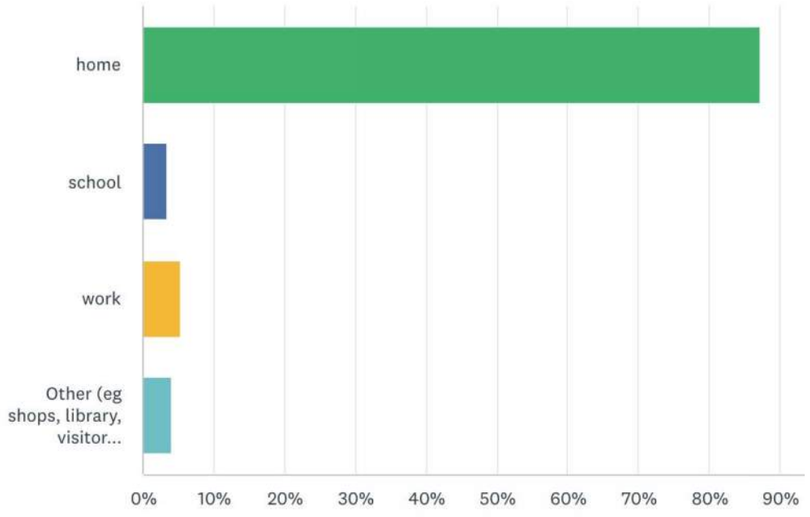
## The reasons I visit are...



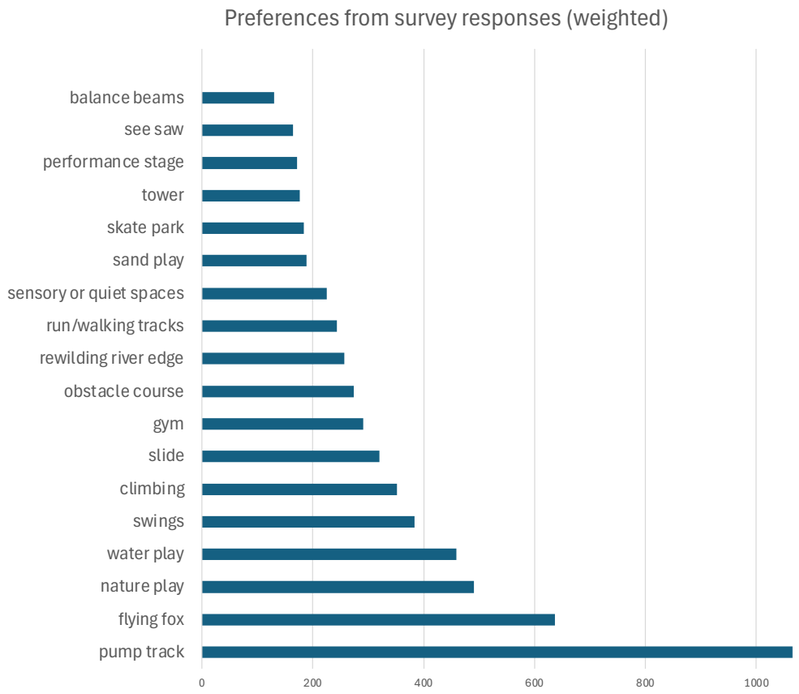

## I get to the park by...



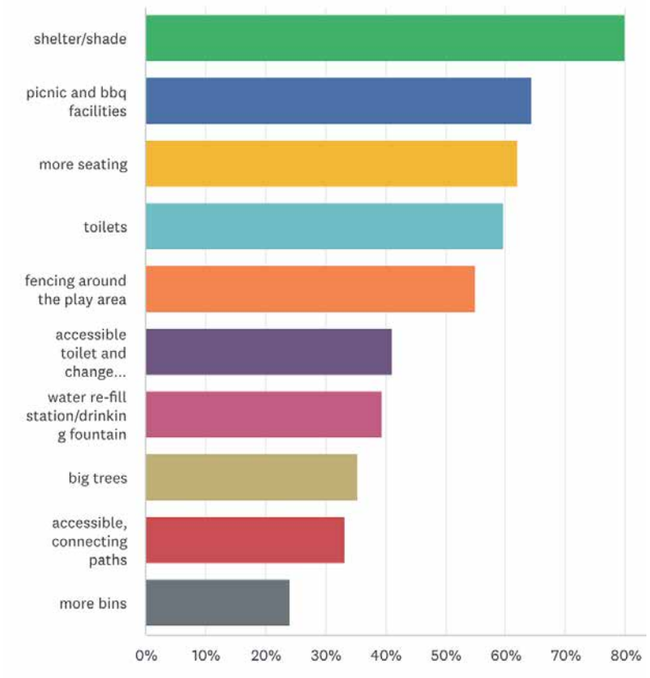

## I travel from...



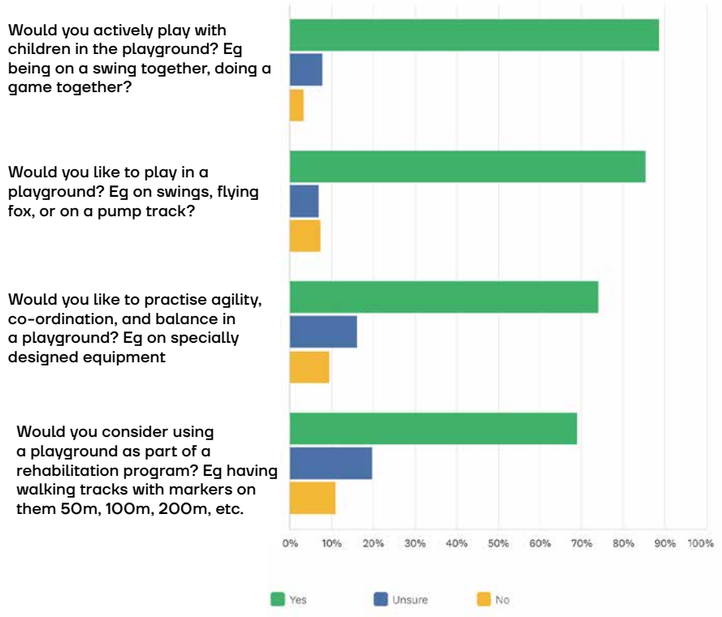
## My priorities, for all ages, are....




## And these things are important...




## As an adult...




## Online Survey: Feedback on the Draft Master Plan Report

Further consultation was undertaken between the 2nd and 18th April seeking stakeholder and community feedback on the Draft West Esplanade Foreshore Park Transformation Master Plan Report in the form of a survey. Feedback from the survey has been addressed in this Master Plan Report where the majority of the consultation responses were positive.

# Other ideas

Other ideas were captured during the engagement:

## Play Opportunities

- Off leash dog park
- Mini golf
- Chatboards - Braille, Oral language
- Performance area
- Wheelchair swings
- Inground trampoline
- Side-by-side slides for multi-gen play
- Hamster wheel
- Play opportunities for older people
- Hot tub pool with water slide
- Giant snakes and ladders (like Burnie)
- Zipline across the Duck River

## Amenities

- Dog poo bags at either end of walk
- Adequate space for food vans during events
- Bike racks
- Access to emergency services
- Change rooms and child-sized toilets

## Design considerations

- Sand play maintenance concerns (cats, wind)
- Vandalism is a concern
- Toilets – security is a concern
- Playground design references including Burnie, Wynyard, Somerset, Devonport
- Pathways wide enough for two prams
- Integrating public art throughout space: shelters/toilets, with nature play

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## Submission received

Smaller toddler friendly and also large slides that require climbing up, are practical and safe





Toddler friendly play equipment (1-4years)













Musical equipment





Children play equipment (4years+)



Flying fox



Activity circuits



Pedal Power Equipment



# 2. Site Study

# CONTEXT PLAN

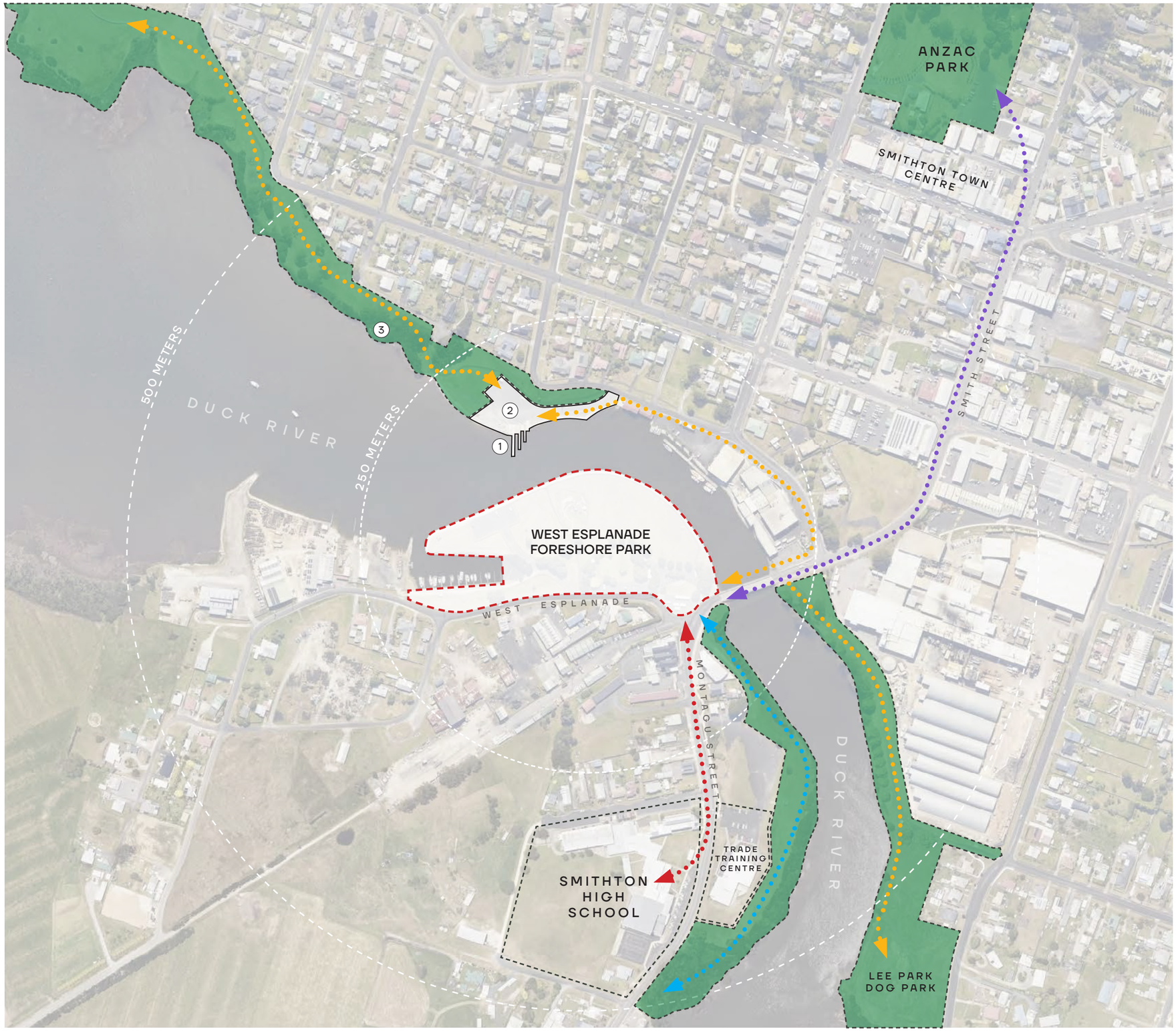
Located on the western bank of the Duck River, between Smithton High School and the centre of Smithton. West Esplanade Foreshore Park is classified as a Municipal space, serving the community living across a local government area under the category of parks and playgrounds.

It forms part of a greater network of foreshore open space and shares a role with East Esplanade in public recreation amenity.

The purpose of the space is to provide opportunities for residents and visitors with support facilities, venues and connections to wider amenities.

**KEY:**

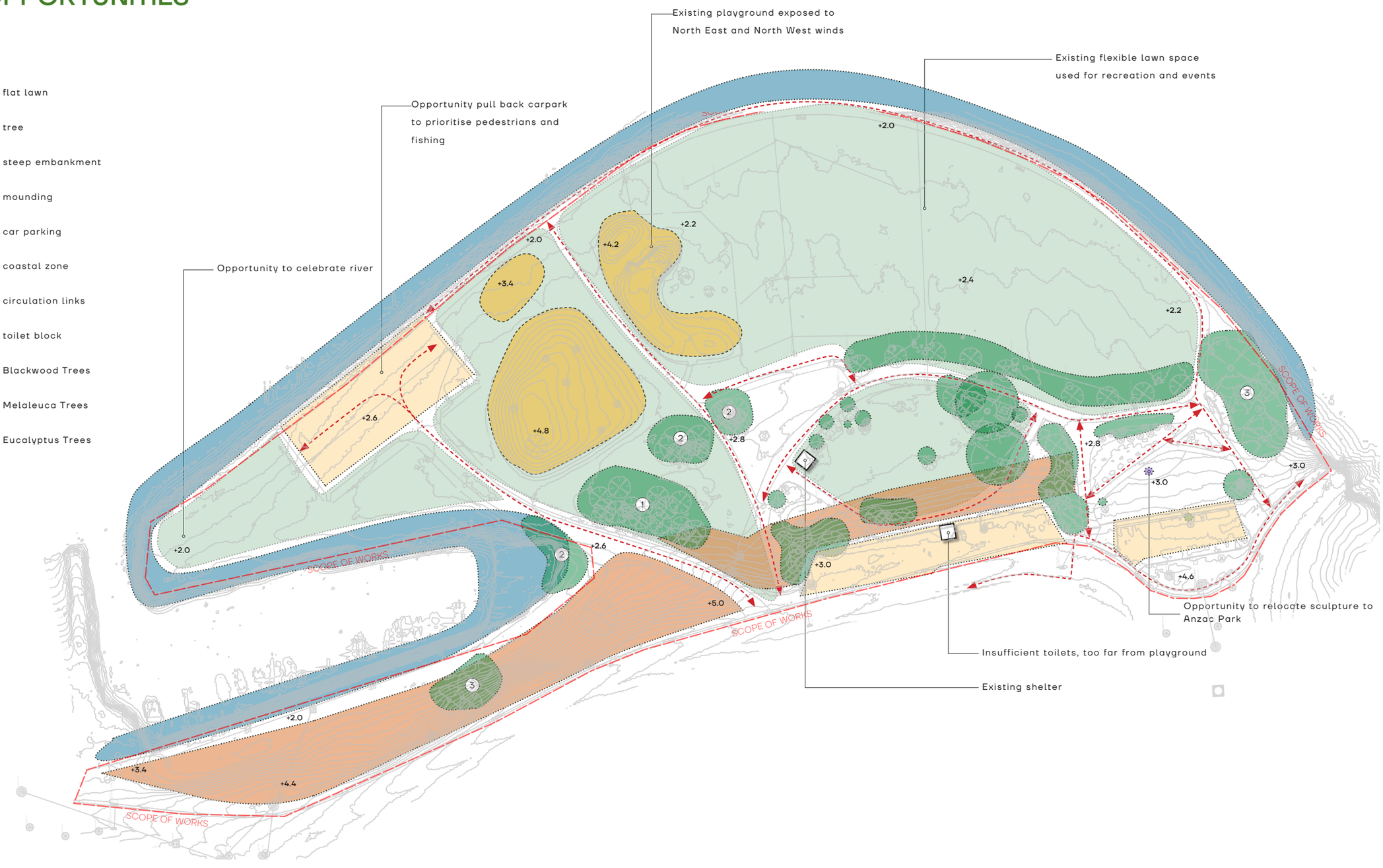
- Open Space
- Duck River East Foreshore Walk
- West Esplanade Foreshore Park and Anzac Park corridor opportunity
- Riverside corridor opportunity
- School and open space corridor opportunity
- (1) Existing boat ramps, fishing pontoons and water access
- (2) Public toilets and carpark with extensive river views with close access to the water
- (3) Landcare revegetation and saltmarsh



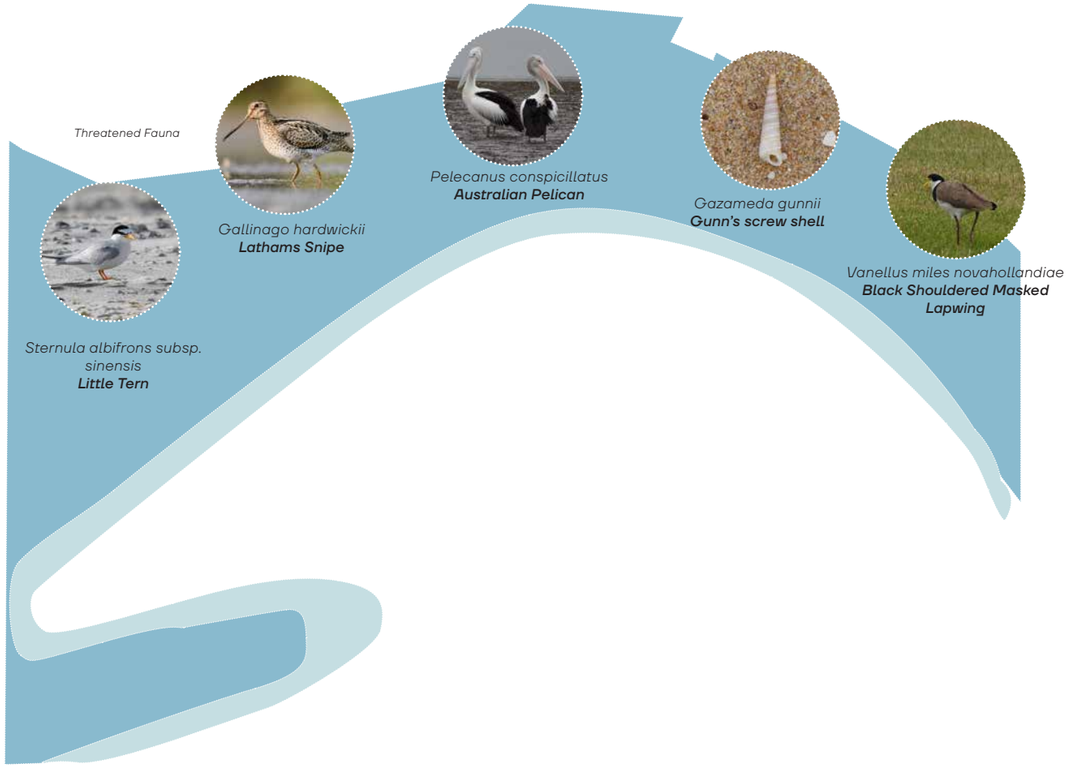
# EXISTING CONDITIONS AND OPPORTUNITIES

**KEY:**

- Existing flat lawn
- Existing tree
- Existing steep embankment
- Existing mounding
- Existing car parking
- Existing coastal zone
- Existing circulation links
- Existing toilet block
- (1) Existing Blackwood Trees
- (2) Existing Melaleuca Trees
- (3) Existing Eucalyptus Trees



# OBSERVED LOCAL SPECIES



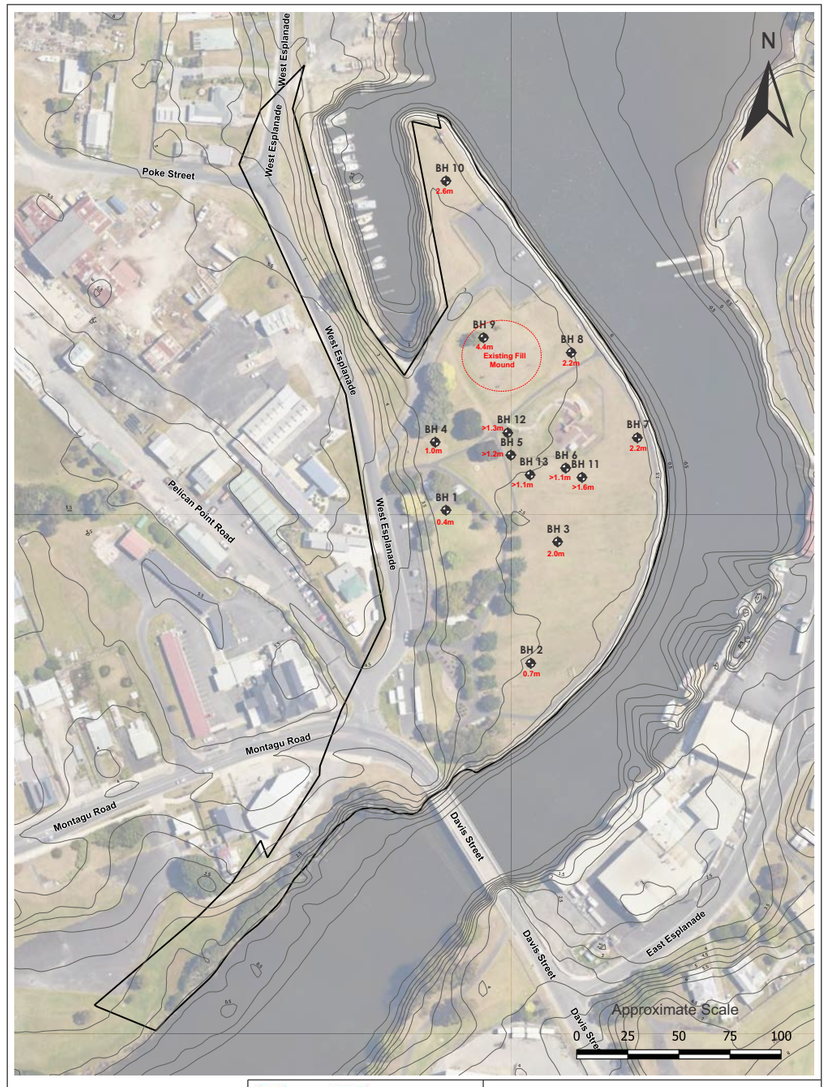

*Local Fauna*




*Local Flora*

# GEOTECHNICAL
# BOREHOLE SAMPLING

Boreholes undertaken across site to inform detailed design stages.




| GEOTON Pty Ltd | | | | Client: | |
|---|---|---|---|---|---|
| | | | | Project: | |
| Date | | Drawn | | | |
| Scale | As Shown | Approved | | Title: SITE PLAN | |
| Original size | A3 | Rev | | Project no: | Figure no. 1 |

**GEOTON Pty Ltd** — **ENGINEERING BOREHOLE LOG**

Geotechnical Consultants
PO Box 522 Prospect TAS 7250
Unit 24, 16-18 Goodman Court, Invermay TAS
T (03) 6326 5001

Borehole no. BH 1
Sheet no. 1 of 1
Job no. GL24613A

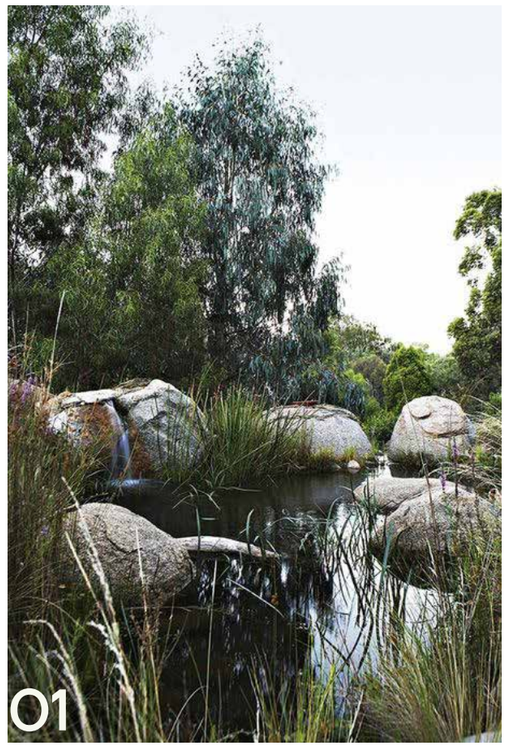
Client : Circular Head Council — Date : 12/12/2024
Project : Geotechnical Investigation — Logged By : RS
Location : 1-9 West Esplanade, Smithton

Drill model : Drilltech — Easting: — Slope: -90° — RL Surface :
Hole diameter : 150mm — Northing: — Bearing: - — Datum :

| Method | Support | Penetration | Water | DCP (Blows/ 100mm) | Depth (m) | Graphic log | Classification Symbol | Material Description | Moisture condition | Consistency density index | Structure, additional observations |
|---|---|---|---|---|---|---|---|---|---|---|---|
| ADV | N | | | 1<br>3<br>9<br>9 | | | | FILL - Silty SAND, fine to medium grained, dark grey, trace fine to medium sized angular gravel | M | L | **FILL** |
| | | | | 17<br>10<br>13<br>6<br>10 | 0.50<br>1.00 | | SM | Silty SAND - fine to medium grained, pale brown, trace fine sized angular gravel<br>Becoming dark grey | M | MD/ D | **NATURAL** |
| | | | | | 1.50 | | | trace clay | | | **Groundwater @ 1.7m** |
| | | | | | 2.00<br>2.50 | | CH | Silty CLAY - high plasticity, pale blue<br>with fine gravel | M | VSt | **W > PL, W < LL**<br>V > 140kPa |
| | | | | | 3.00<br>3.50<br>4.00<br>4.50<br>5.00 | | | Borehole BH1 refusal @ 2.8m on inferred to be on rock or boulder | | | |

# 3. Master Plan Design

# KEY DESIGN PRINCIPLES




## Responsive

1. Improve the site's biodiversity and connection to the broader landscape (Duck River)

2. Strengthen threatened ecologies and re-establish habitat features

3. Retain and reflect materials of site ie. rocks, boulders and endemic vegetation




## Inclusive

1. Provide a variety of playful experiences

2. Design to be inclusive and safe for all

3. Support the diverse learning and social and physical needs of visitors



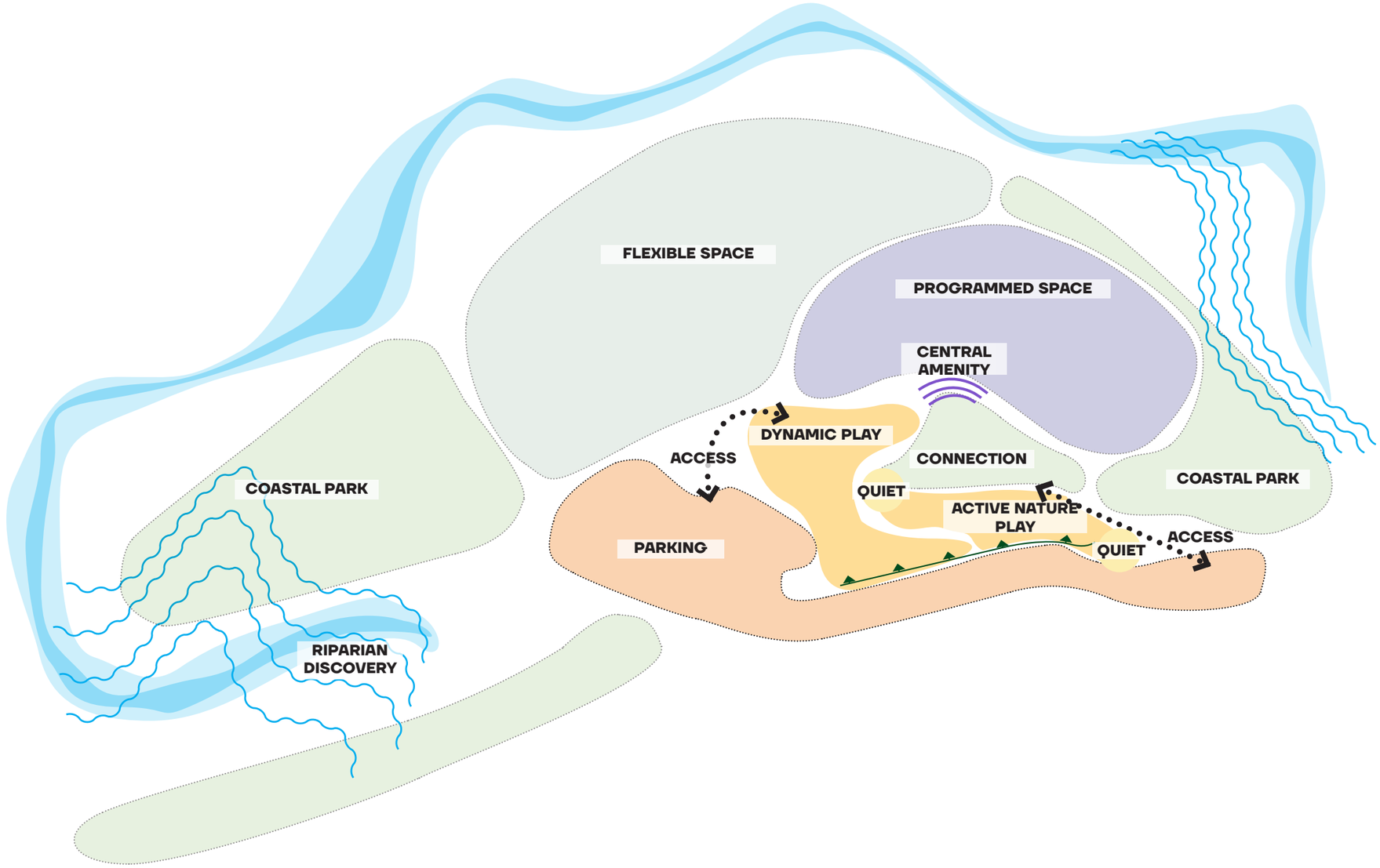

## Accessible

1. Provide safe and accessible spaces for people of all ages and abilities

2. Allow for communication of narrative along movement paths

3. Consider multi-sensory interpretation opportunities

# LANDSCAPE RESPONSE DIAGRAM



# ZONING DIAGRAM



# ZONE 01: COASTAL PARK

The Coastal Park features native planting derived from the endemic coastal plant communities of the site dominating the northern and southern edges of West Esplanade. Swathes of grasslands occupy pockets of this zone providing natural clearings and framed views of the landscape.

A 2m wide concrete foreshore path follows the Duck River providing access to the key uses and facilities within the park. This foreshore access also provides timber boardwalk viewing platforms and boardwalks over the rock scour. Rock terraces step down to the river for water access.

A pavilion is located on the northern point providing river vistas, with the opportunity for indigenous involvement. A 1.5m wide secondary concrete path provides an accessible route of travel to yarning circles embedded within the coastal park planting.

Planting will derive from the endemic coastal plant communities of the site to improve the ecology and biodiversity of the site.
















# ZONE 02: TURF ZONE

A multipurpose turf zone is centrally located within West Esplanade Park to cater for informal sports or events, such as the annual Day on the Duck. This turf zone opens out the east framing views to the Duck River foreshore. GPO power outlets are provided around the perimeter to allow for event multi-functionality.

This turf zone is bordered by a 2m wide concrete primary path, including the river foreshore walk and has close proximity to the central car park, service access and accessible parking.

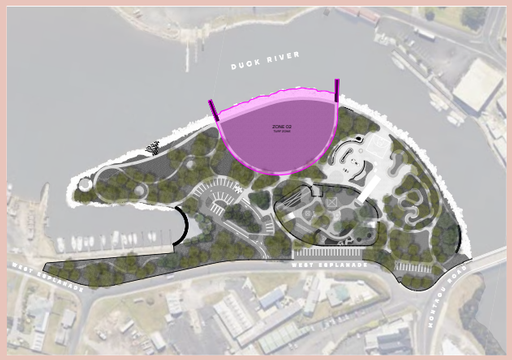













inspiring place

# ZONE 03: ENTRY AND CARPARK

The existing stands of Blackwood and Melaleuca trees have been retained creating a focal entry point into West Esplanade. These trees have informed the proposed central car park layout including accessible parking and drop off zones.

Existing car parking along West Esplanade road has been retained, with additional car parking provided centrally within the park. The existing waterfront car park has been relocated to provide increased public use along the waterfront with waterfront car parking offered on the eastern side of the river. Proposed car parking spaces match the existing car parking spaces, inclusive of accessible parking, bus drop off and long vehicle parking.

A 2.5m wide concrete service and ambulance access is provided from the central carpark through to the central turf zone for event purposes. The 2m wide primary concrete path network throughout the park also caters for light vehicle access for maintenance and access purposes.

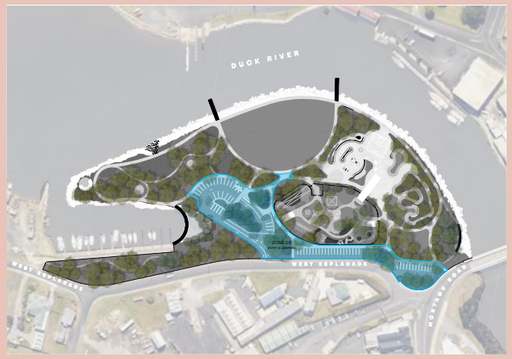













inspiring place

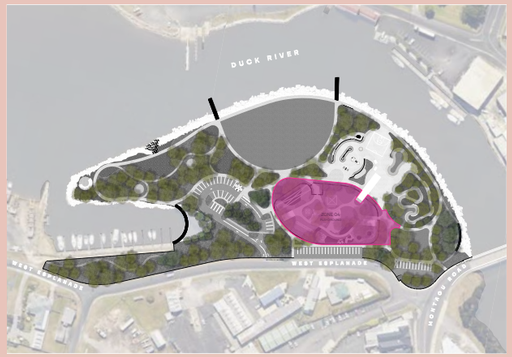
# ZONE 04: PLAYGROUND

An inclusive playground is centrally located within the park and features a wide range of play experiences for all ages including 0 to 6 years of age. This regionally scaled playground will be a destination for the local community and visitors to the park, with degrees of challenge for group and individual play.

The playground will feature an accessible 1.5m wide concrete circuit path with secondary informal paths of various materials. The playground will also be supported by close accessible parking, fencing with an airlock gate and amenities including a changing places facility, ambulant toilets as well sheltered accessible barbeques, seating, picnic settings and drinking fountains.

Key play experiences include:

- 4 Bay Swingset including a basket swing, inclusive swing, toddler and standard seats
- Double cableway
- Inclusive carousel
- Embankment slides
- Eagles nest climbing structure
- Inclusive in-ground trampoline
- Nature play with water play
- Quiet spaces with sensory play and planting






















# ZONE 05: SKATEPARK

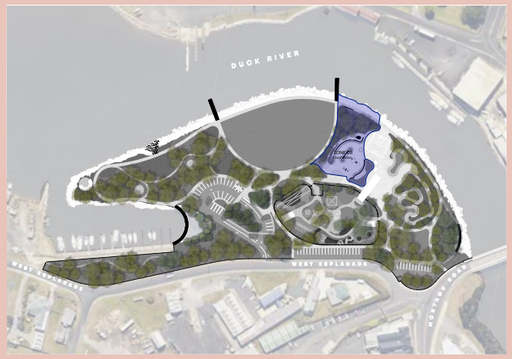
A new skatepark is proposed for Smithton as the long term outcome for the town is to co-locate recreational opportunities with supporting facilities and amenities.

Following community input, the proposed skatepark design focuses on low impact transitions and flow accommodating for the broad variety of riders present in the community; including bike riders, scooter riders and skate boarders.

The skatepark entry presents a low impact street style beginner obstacle blending in the mid-section in a more flow and transitional portion.

The lower part of the skatepark features a halfpipe and a spine allowing a more advanced and fast use of the area, maintaining a seamless connection to the rest of the skatepark.

The key aspects of the design involve the careful distribution of the riders with different speed and skills, the relationship to the surrounding hardcourt and terraces and the diversity of elements to allow for mixed ages and abilities.















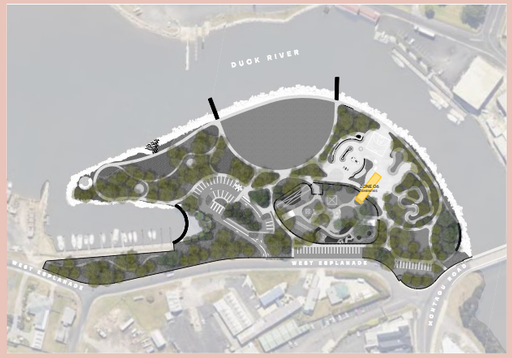

# ZONE 06: AMENITIES

An amenities structure is centrally located within West Esplanade providing close access for the playground, skatepark, hardcourt and pump tracks. The structure provides multi-purpose use beneath an all weather shelter.

The structure has capacity to feature an accessible adult change facility (with potential to be a *changing places* facility if desired), family and numerous ambulant toilets with baby change facilities and accessible entries from the playspace and youth zone, including the skate park, hardcourt and pump tracks.

Accessible barbeques and picnic settings will be provided at the other end of the amenities structure with direct access from the youth zone.

The Circular Head Council's Open Space Strategy has provided a deliberate move to co-locate a variety of public space uses for passive surveillance. Crime Through Prevention Environmental Design (CPTED) principles have been applied to the masterplan design of the park, such as amenities, vegetation placement and controlled lighting.









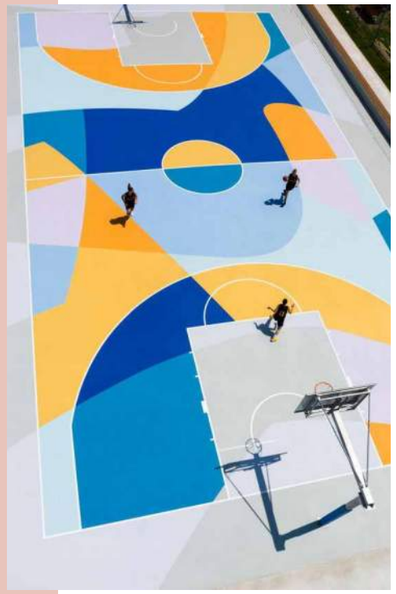





# ZONE 07: HARDCOURT

A multipurpose hardcourt space connects the skate park and pump tracks and skate park and features a half basketball court and ping pong tables. This open hardcourt space provides an opportunity for flexible event use, with ample terraced seating for friends and spectators to view the space.

There is the opportunity for site specific public art with painted supergraphics on bitumen, such as drawing on the themes of the flow of water.

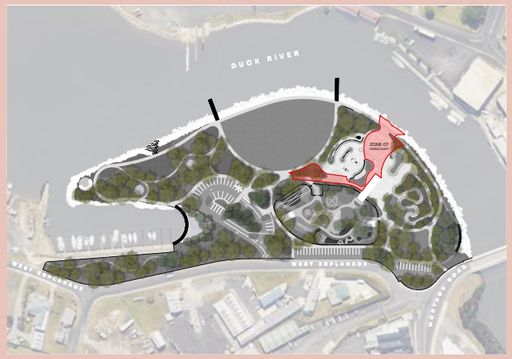











inspiring place

# ZONE 08: PUMP TRACK

The pump track provides an inclusive environment, where users regardless of experience can participate with designated zones for junior and youth pump track users. The design of the track allows riders of all ages to learn at their own pace, encouraging skill development from beginner to advanced levels.

The track caters for a wide range of bikes including BMX, MTB, balance bikes, kids bikes as well as skateboards, scooters and in-line skates.

The pump track surfacing material will be bitumen with tree planting and low understorey planting surrounds, integrating the track into the coastal park environment.

The pump track is nominated as a high priority as identified in the Circular Head Council's Open Space Strategy for Smithton as it will provide much needed opportunities for juniors and youths.



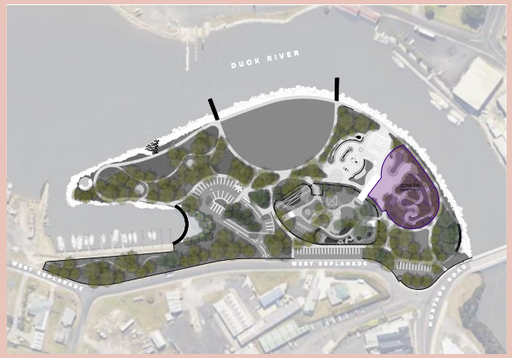








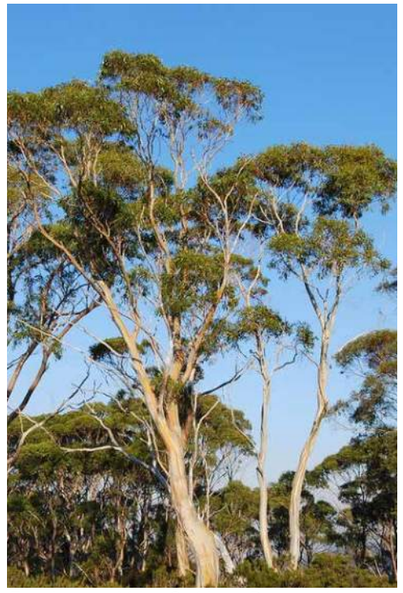





inspiring place

# PLANTING SELECTION

## Trees



*Eucalyptus nitida* - Smithton Peppermint



*Eucalyptus viminalis* - White Gum



*Eucalyptus ovata* - Black Gum



*Melaleuca ericifolia* - Coast Paperbark



*Acacia melanoxylon* - Blackwood

## Shrubs



*Banksia marginata* - Silver banksia



*Leptospermum nitidum* - Shiny Tea Tree



*Rhagodia candolleana* - Seaberry saltbush



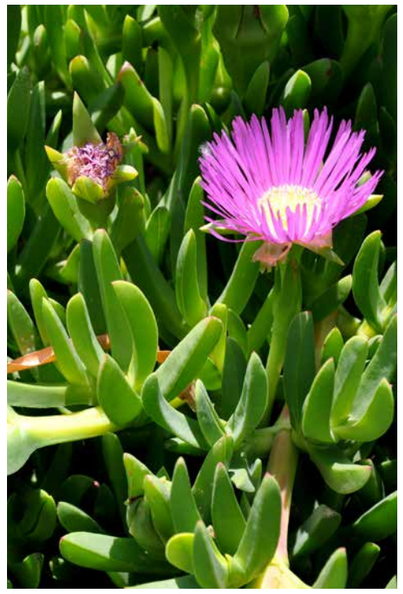
*Atriplex cineria* - Coast Saltbush



*Banksia serrata* - Saw tooth banksia

# PLANTING SELECTION

## Groundcovers



*Carpobrotus rosii* - Pigface



*Chrysocephalum apiculatum* - Yellow buttons



*Grevillea juniperina* - Prostrate Grevillea



*Myoporum parvifolium* - Creeping boobialla

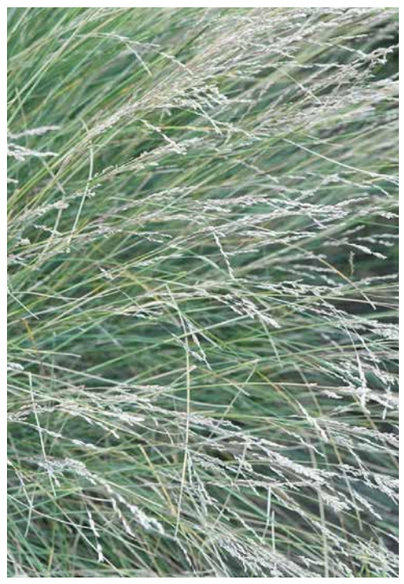


*Pimelea nivea* - Bushman's Bootlace

## Grasses



*Austrostipa stipoides* - Coast Spear Grass



*Poa poiformis* - Coastal Tussock Grass



*Carex apressa* - Tall Sedge



*Ficinia nodosa* - Knobby Club Sedge



*Distichlis distichophylla* - Australian Saltgrass

## Key:

1. Primary path with key wayfinding
2. Secondary path with interpretation opportunities
3. Informal path
4. Timber boardwalk
5. Service vehicle access
6. Proposed car parking
7. Accessible bays along with pram car spaces
8. Bus drop off zone
9. Amenities Building with 1x accessible adult change facility, 4x ambulant toilets, accessible BBQ and picnic settings. Public art integrated..
10. Shelter with two accessible BBQ and picnic settings
11. Picnic settings
12. Bike racks
13. Pavilion with embedded public art opportunity
14. Yarning circle
15. Stone terracing down to water
16. Timber boardwalk over rock scour
17. 4 bay swing set
18. Double cableway (flying fox)
19. Carousel
20. Climbing net
21. Slides
22. In ground trampoline
23. Sensory quiet play
24. Infant and nature play
25. Playground fencing
26. Skate park
27. Junior pump track
28. Youth pump track
29. Ping pong table
30. Half basketball court
31. Terraced seating
32. Informal boulders
33. Central turf zone for kickabout lawn and event space
34. Existing carparking (RV dump point to be relocated)
35. Relocate reflective totem (i.e. to Anzac Park) and retain area as sheltered lawn space.

DUCK RIVER

WEST ESPLANADE

SCOPE OF WORKS

SCOPE OF WORKS

Scale: 1:1000 @ A3



# 4. Implementation Plan

# IMPLEMENTATION PLAN

## Short term priority actions (years 1-3)

These actions are considered critical to achieving the strategy outcomes. They must be undertaken to avoid significant deterioration of service levels, or to help ensure sufficient resources are available to deliver larger endeavours. It is recommended that these activities be undertaken or commenced as soon as practicable, or within the first 3 years following the adoption of the strategy.

| Priority | Recommended Action | Sub-stages | Outcomes |
|---|---|---|---|
| P1 | Playground, Car park + Amenity | a) Detailed Design and Tender Documentation<br>b) Construction and Commissioning | 1, 2, 3, 4 |
| P2 | Pump Track | a) Detailed Design and Tender Documentation<br>b) Construction and Commissioning | 1, 2, 3, 4 |

## Medium-term priority activities (years 3-5)

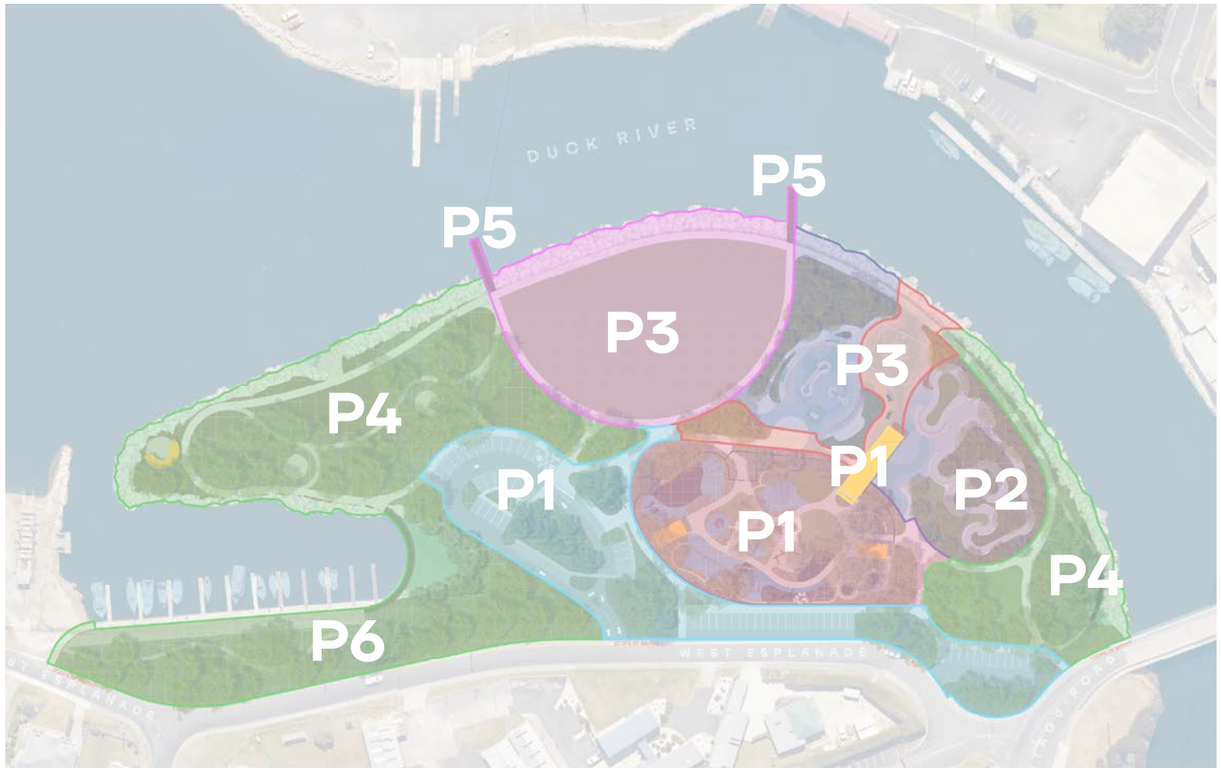
These actions are necessary to achieve the desired outcomes, but are not considered as urgent or high priority as the short-term priority actions. They may be activities that need to be sequenced after other work is completed or funding sources identified. These activities are recommended to be undertaken in 3-5 years depending on available funding.

| Number | Recommended Action | Initiating stage | Outcomes |
|---|---|---|---|
| P3 | Hardcourt + Events / Kickabout Feature Lawn Space | a) Detailed Design and Tender Documentation<br>b) Construction and Commissioning | 1, 2,3 |
| P4 | Coastal Parkland + Outdoor Learning + Interpretation | a) Detailed Design and Tender Documentation<br>b) Construction and Commissioning | 1,2,3,4 |

## Longer-term priority activities (years 5+)

These actions will contribute to the desired overall outcomes, but are less critical than other actions. These activities are recommended to be undertaken from 5 years onwards or may wait until resources become available.

| Number | Recommended action | Initiating activity | Outcomes |
|---|---|---|---|
| P5 | Connections to Duck River | a) Detailed Design and Tender Documentation<br>b) Construction and Commissioning | 1, 2 |
| P6 | Streetside Parkland | a) Detailed Design and Tender Documentation<br>b) Construction and Commissioning. | 1, 2 |
| P7 | Skate Park | a) Detailed Design and Tender Documentation<br>b) Construction and Commissioning. | 1, 2 |




## KEY OBJECTIVES: CIRCULAR HEAD OPEN SPACE STRATEGY (2024)

- Outcome 1: Open spaces are attractive and engaging with diverse options for all ages to enjoy
- Outcome 2: Open spaces are accessible and connected
- Outcome 3: Open spaces strengthen biodiversity and climate resilience
- Outcome 4: Open spaces connect us to Country and Community

inspiring place

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Hobart Tasmania 7000

info@inspiringplace.com.au
inspiringplace.com.au

Please quote our ref: DA 2026/151 PID 1756248 Enquiries to: Development Services 6452 4820 | council@circularhead.tas.gov.au

6 November 2026

Norman Berechree
Circular Head Council
33 Goldie Street
SMITHTON TAS 7330

Dear Sir/Madam

**REQUEST FOR ADDITIONAL INFORMATION – DA 2026/151 – PARK REDEVELOPMENT – 1-9 WEST ESPLANADE, SMITHTON - TASMANIAN PLANNING SCHEME - CIRCULAR HEAD**

Thank you for submitting the above application for a planning permit.

After reviewing the application it is requested that you provide the following information before assessment can continue:

1. **6.1.2 – Application Requirements**

   **(a) Site Plan**
   Please provide an updated site plan, that is drawn to an appropriate scale and showing:
   - Details of the proposed site features, including buildings/structures, pump track, skate park and half court.

   **(b) Earthworks**
   Please provide further details of the required extent of cut and fill, including the parts of the site to be impacted and change of ground levels.

2. **C7.6.1 - Buildings and works within a waterway and coastal protection area**
   Please provide further details demonstrating how the proposal will comply with Performance Criteria P1.1 of Clause C7.6.1, including but not limited to:

   - Management plan detailing drainage, erosion and siltation control measures to be implemented, both during construction and ongoing use of the site.

This request is made under section 54 of the *Land Use Planning and Approvals Act 1993* ('the Act'). Council has 42 days under the Act to assess your application, however until

you provide the requested information the application is placed 'on stop'. The application will remain stopped on **day 3** until the above information is provided to Council's satisfaction.

You may appeal this request or any items contained within it by contacting the Resource and Planning Stream of the Tasmanian Civil and Administrative Tribunal on 1800 657 500.

If you wish to discuss this request or any items contained within it, please contact Council's Development Services on 6452 4820.

Yours sincerely



Alison Pyke
**MANAGER PLANNING AND REGULATORY SERVICES**




Scale 1: 1000 @ A3

Velosolutions

Pumptracks & Bike Parks








# DESIGN METHODOLOGY



1



2



3

**Types of Bike Park Facility** _Velosolutions pump tracks and bike parks can be design to suit all sizes, shapes and needs of the community and site. While a modern asphalt pump track can provide riding for all wheeled sports equipment from beginners to professional and competitive racers, the urban or rural skills park can offer an offroad skills deevelopment for mountain bikes or a beginner level learn-to-ride experience.

1. Beginner pump track : 200-600mm soft roller features with berms of 600-1000mm at smaller radius than full size tracks for smaller equipment.
2. Adaptive pump track : 200-300mm softer roller features with berms of 300-600mm at wider radius than beginner tracks for beginner adaptive bikes and wheelchairs.
3. Local pump track : a site area of 600-1500sqm for a full depth pump track of 80-150m with 1.3m berms and varied roller features of 300-1200mm, sometimes combined with a short alternate lines of jumps and multiple transfers for creative riding and local competition.
4. Regional pump track : a site area of 1500-2200sqm for a full depth pump track of 150m-250m with 1.3m berms and varied roller features of 300-1200mm, combined with alternate lines of jumps and multiple transfers for creative riding and regional competition, and a separate beginner track of 35-50m. This example shows how lighting can extend riding use into late evenings.
5. National pump track : a site area of 2200-4000sqm for a full depth pump track main circuit race circuit of 250m-350m with 1.3-1.5m berms and varied roller features of 300-1500mm. A separate or long 90-120m alternate line of jumps, timber and rail freestyle features and multiple transfers for creative riding and national/international competition, and a separate beginner track of 45-100m. This will have amenities such as described on the Fixtures page to support larger rider numbers and events.
6. Urban bike park : a large area combining pump tracks of various levels, skills areas, learn to ride areas, road riding criterium circuits, velodrome and event staging areas, as well as alongside skateparks and other active recreation sports . These are often built in wider sports precincts but can be focused on action sports. The facilties provide the widest access for all ages, skill levels and types of cycling and wheeled sports to this diverse sport.
7. MTB trailhead park : Skills park for off-road skills progression with gravel , dirt and asphalt surface and natural features as part of a mountain biking trailhead bike park.



7





4



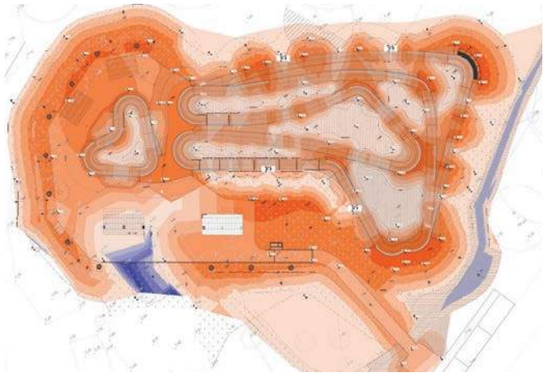
5

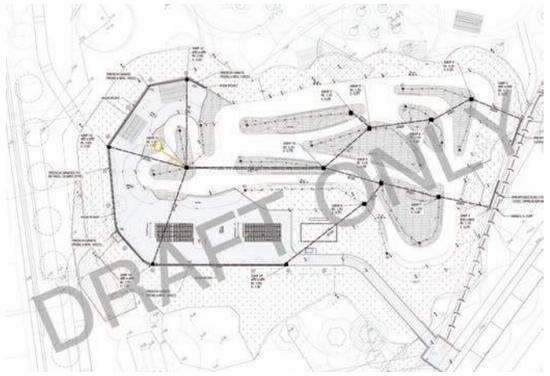


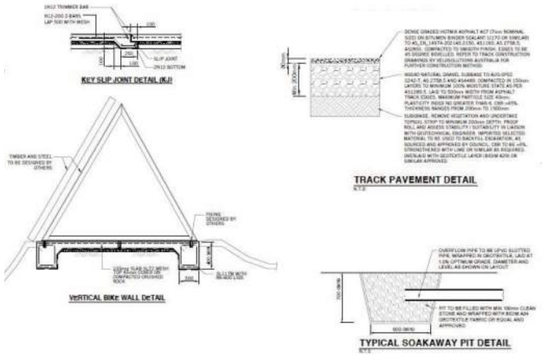
6

Subject _**Pump Track and Skills Park Context**
Stage _**Design**






example images

**Design Criteria**_Velosolutions pump tracks, skills parks and jumps parks The track designs for all our projects are bespoke, as every one of our pump and jumptracks is a custom fit to the site and the project's requirements, building on knowledge gained from building asphalt pump tracks and bike parks around the globe. Criteria for this project, as used in all our parks, are:

- Suits riding of all human-powered wheeled equipment (bikes, skates, skateboards, scooters);
- Caters to a broad range of levels and abilities, ages and genders;
- Connected to the planned footpath /cycle path network and parking for clear and safe access for all users;
- Provides fun, interest, creative interpretation and challenge;
- Retains and protects new and existing vegetation, trees and tree root systems;
- Offers good visibility and clear lines of sight;
- Safe, follows CPTED guidance and meets the requirements of relevant industry and Australian Standards : AS_EN_14974-2021 and AusCycling Standards and pump track guidance.

1. Track length : Pumptrack lengths vary from around 100-300m as a length in plan, and will work for both recreational and event use; we propose a pumptrack and skills and jump line for this project appropriate for the recreational and competitive use intended, as shown in our attached concept layout.
2. Track width : Velosolutions Pump Tracks to be average 2.5m wide as standard, with 3m minimum in berms. This not only provides safety at speed but is a good space for creative riding as it allows room for transferring between differing 'lines'.
3. Circuit layout : Velosolutions bike parks are designed and created to be used by the widest possible user groups, catering for all ability levels with super smooth custom surfaces and fully roll-able features. Through years of experience and design developments we have found that multiple loops can be problematic when it gets busy, which we expect this pumptrack to be. Over the years we have since refined the concept of a single loop but with berms that back on to straights and straights that sit close to each other allowing interconnecting lines and transfers. We have found that this type of layout is an effective way of making a safe and fun track without compromising the line options too much. Riders can ride one long loop in its entirety, in parts, or in combined parts. The main line race loop is clearly marked by the guiding Red Lines but allows for creative variation even in race runs.
4. Skills and Jump Lines : Skills and Jump lines will be set out in varying grades of experience, with both asphalt and dirt surfaces, rollable beginner features for learning, alongside sharper lipped features for more experienced riders, though without full gaps, enabling all riders to safely progess. Grade of fall will be gradual along the line avoiding overly high speeds, set by testing by experienced riders. Take-offs will be in asphalt as well as steel framed timber, providing differing experience, while minimising maintenance requirements. Combinations of timber and dirt features allow changes over time if desired. Skills line take-off lips will be made in Velofeatures wide range of beginner and more advanced steel framed timber decked features, with dirt and rock combinations of rolls and drops. These offer low maintenance and durable challenges with adaptability over time for ongoing engagement of riders, reflecting the local trail riding expected.
5. Safety :

- 2m safety buffer zones, free from any obstacles (e.g. fencing, rocks, tree trunks and lighting columns)
- Access point enters directly onto the facility across a suitable surface at DDA compliant grade
- Avoid building near/under tree canopies.
- Turfed/planted embankments to ensure no bare soils.
- Line marking and arrows for clear circulation guidance
- Provision of safety signage (outlined in Fixtures sheet)

- We propose to engage with the client team, PCBU, community and riders, by using the developed design based on the supplied concept design as a basis for consultation. We will present the layout and explain the design and rationale to all consultees. We will then give an opportunity to discuss design refinement.
- Once track layout, features and site access are confirmed, detailed levels profiles with civil and drainage engineering, fixtures and finishes specification with the landscape architect will complete the design process, in stages of 50%, 75%, 100% drafts towards the documentation approved for construction.





Subject _**Pump Track and Skills Park Design Approach**
Stage _**Design**





1



entry roller maintains speed into turns



exit roller maintains speed out of turns



2



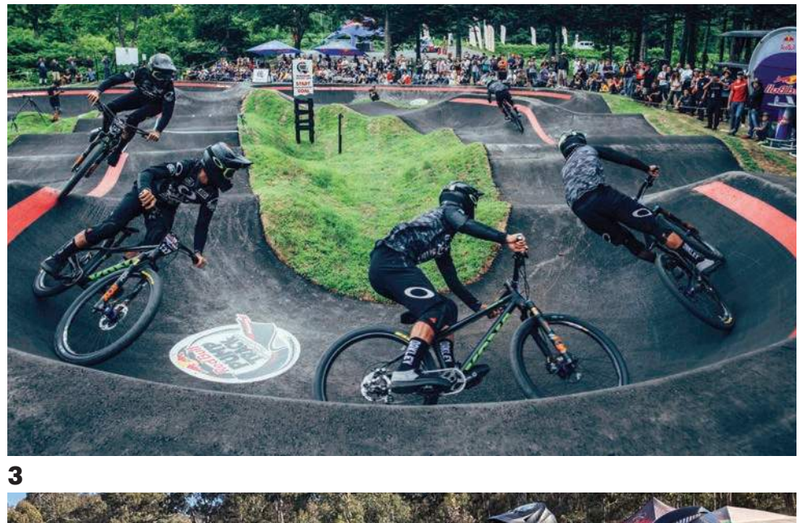








5



3



4



6

**Track features**_Velosolutions pump tracks, skills parks and jumps parks have tried and tested feature sizes,angles and orientations, which have been implemented on a great number of tracks of various area sizes and locations. This ensures consistent results for clients and users even though the design has to be sympathetic to the environment and therefore variations in lengths of straights and angles of corners. In essence, each track is very much bespoke but fits within our own well-tried dimensions. There are never any flat areas on the track surface, which can be a fundamental flaw in pump track design. Track features used in all our parks are:

1. Rollers : these are the basis of a pump track, allowing a flow of momentum up and down generating the movement around the track. They vary in length and height and shape depending on the track size, intended riding level and speed at that point in the track sequence. They are formed singly or in combinations for rhythm and jumping opportunities. Rollers are to be shaped with progressing riders in mind, the profile of the transitions and backslopes will consider the wide range of wheeled users and speeds appropriately.
2. Jumps : this provides guidance in how to enjoy riding the tracks while stating local management regulations, emergency and contact information. Usually printed on an aluminium plate at A0 or made to local client standards.
3. Berms : Velosolutions berms are to concave in shape from 2% at the base up to 50º+ at the top section. This is to ensure riders can cater for the speeds that the track is capable and provide plenty of support. The concave shape of the turns also provides progression for improving riders with a flat area at the base of the turn with increasing slope angle higher up the turn as their speed increases. Corner radii are also carefully considered in the design to ensure riders can generate speed by pumping through the turns, whilst not being too tight and slowing riders down.
4. Social rest platforms : much needed by both riders and carers to rest between laps! A elevated rest area is included in the track design. Riders spend a large proportion of time observing and coaching others, so provision of elevated areas to safely spend time is important. Areas of flat ground adjacent to the track are not generally used. This method reduces damage to the surrounding area of the track as well as reducing the risk of collision, making this a paramount consideration in the infrastructure design.
5. Transfers : these carefully planned connections between main riding lines, often using back of berm to straights, offer an infinite variety of creative expression for freestyle riding progression. This engages riders with their local track as they continue to find new challenges no matter at what skill level they are riding. The opportunity to jump between roller and jump take-offs to new landings mean there will always be another way of riding the track.
6. Skills Velofeatures : Timber decked steel framed take-offs, bridges and drops can be included in either an asphalt jump line or a dirt line. Rock roll-over and drop features can also provide a challenge to simulate local trails.

Subject _**Pump Track and Skills Park Features**
Stage _**Design**



## Social and community benefits_

With the evolution of the pump track over the last 10 years into a discipline of its own since its beginnings as a skills development area to mountain biking, Velosolutions have become the global leader in their design and construction. We propose to deliver this outcome to this project.  It is clear that this park is already planned to become a central destination for the local and regional MTB and BMX riding community and will bring a focus to the trails network here. We believe it is crucial to provide opportunities for young riders of all backgrounds to try this sport and develop their skills both for the social as well as the health and safety benefits this sport brings.



### Local employment opportunities:

The addition of a Velosolutions pump track can have huge benefits to the local community. The world-renowned Velosolutions name can have a huge draw and not only bring in riders from far afield (benefiting the local economy) but create and expand the current cycling user groups. These facilities can help promote cycling on all levels, providing a safe, controlled and progressive environment for riders to build confidence that can then be taken to any form of cycling, from commuting to work by bike to mountain biking. The controlled environment is ideal for riding skills coaching, whether that's from trained professionals or fellow riders, the skills learnt on a Velosolutions pump track are beneficial to anyone looking to spend more time in the saddle or on a board.  Local Cycle and wheeled equipment retailers will see an upturn in sales and maintenance needs which drives local youth employment – a well proven career for all genders and backgrounds.
We also look to employ local tradesmen where appropriate to assist with the project. This may include plant operators and labourers, particularly for the intensive asphalting process requiring manual barrow delivery to work locations from vehicle delivery. During this trial opportunity we try to hire able workers in our further projects when possible.



### Purchasing of local goods and materials :

As well as benefitting riders and coaches, the actual construction process of a pump track project can have a number of positive effects on a local area. Despite not being based in the area, we can help benefit the local community throughout the construction phase and after completion in a number of ways.  During the construction the team will stay locally, favoring self-catering accommodation and bed and breakfasts over nationwide hotels; this ensures money is invested back into the local economy. We will also eat in local restaurants and use local independent shops for buying produce.
We always source our quarry and asphalt materials locally and where possible, use local haulage firms for transporting aggregate from the quarry. This ensures our projects blend with the surrounding built and natural environment and establishes good local knowledge with the materials in hand.

### Engagement of local businesses, suppliers, and sub-contractors:

As we are a company working nationwide it is often not financially viable to carry large plant around with us so instead ensure we hire non-specialist plant from local plant hire firms. This ensures money to the local economy as well as ensuring any breakdowns are attended in a timely manner. We also look to employ local tradesmen where appropriate to assist with the project. This may include plant operators, labourers and joiners.
We always source our materials locally and where possible, use local haulage firms for transporting aggregate from the quarry. This ensures our projects blend with the surrounding built and natural environment and establishes good local knowledge with the materials in hand.

### Activation:

We also like to encourage the local community to get involved, be active and take ownership of a new facility. This can be achieved by running open days during the build process, encouraging school interaction and training local volunteers to carry out small scale maintenance work, e.g. cleaning drain's, cutting back overhanging vegetation and surface preservation. We design the interpretation signage in-house and as such can consult with the local community on the name of the track and its narrative.

### Racing and competition:

While the new Vorld system allows friendly competition every day on a pump track, and with the upcoming events function clubs and parties can hold their own races at low cost, a developing series of events is enabled on your new facility.
At a larger scale with Velosolutions Australia, representing Velosolutions International GmbH, our clients have the opportunity with a Velosolutions Pump Track, to be part of the Official UCI Pump Track World Championships. The UCI Pump Track World Championships is the first truly global and UCI sanctioned pump track race series. It is a unique race format,initiated by Velosolutions in 2018.
From Australia to the USA, Chile to India and France to Japan, over 25 countries in all continents are part of the race. With over 1000 riders from all over the world signing up. The series takes pump track racing to another level and is truly accessible and open to anyone. With a Velosolutions Pump Track you have the chance to host an offi cial qualifier in your community!





www.velosolutions.com
#pumpforpeace
Velosolutions has been building asphalt pump tracks worldwide ever since. Seeing the effect of those projects in third world countries has inspired Velosolutions to set up #pumpforpeace.

Subject _**Social and Community Benefits**
Stage _**Design**



At Velosolutions, we are passionate about making pump track racing more accessible and enjoyable for everyone. To support this vision, we are publishing our official pump track design and construction guidelines. Velosolutions is the founder and organiser of the official Velosolutions UCI Pump Track World Championships. By publishing these guidelines, we want to support safe and fun pump track racing around the world, bringing more fast riders to the world championships.

These guidelines are not made to restrict creativity—quite the opposite. We believe every builder should have the freedom to bring their own ideas to life. However, by following these recommendations, we can help raise the overall quality of pump tracks worldwide, making them safer, more fun, and more durable for riders of all levels. Velosolutions sets these guidelines as a minimum standard for its pump tracks. Only Velosolutions Pump Tracks with these minimum standards are eligible to host qualifying events for the Velosolutions UCI Pump Track World Championships. We strongly encourage applying these guidelines for all racing events in order to maintain the safety of the racing community. At the same time, meeting the parameters mentioned below does not guarantee the functionality and safety of a pump track. This depends strongly on the experience and workmanship of the shapers who carry out the construction.
The standards don't always apply for specific beginner tracks or tracks.

## Race Pump Track Standards:

Design Guidelines Important: When designing race pump tracks, keep in mind that they are generally used by all skill levels. Therefore, Velosolutions designs all tracks beginner-friendly, while making it exciting and challenging for experts at the same time.
 Track width: Minimum 2m (Velosolutions Standard).
 Turn height: Consistent from entrance to exit of each turn. Turns with a direction change of more than 90° have a minimum height of 130cm. Turns with a direction change of less than 90° can be lower than 130cm.
 Turn steepness: Minimum 55° (Velosolutions Standard). A few degrees less are tolerable, but not below 50°.
 First roller placement: The first roller before and after each turn must be at least 1m from the turn. (Velosolutions Standard 1.5m).
 Turn radius: Minimum 3m (Velosolutions Standard: 4m).
 Roller spacing: Minimum 3m between each roller.
 Roller height: Must interact with roller spacing, but does not need to be strictly proportional.

## Quality Recommendations :

 Foundation: A minimum of 200mm of compacted crushed stone as the base layer before applying asphalt. In regions with freezing temperatures, a thicker base layer is required.
 Compaction: The raw shape must be thoroughly compacted before paving.
 Asphalt Mix:
 Elevated fine aggregate content below 2mm for a smooth and grippy surface.
 High binder content to enhance durability.
 Minimal coarse stone content, with a maximum size of 12mm.
 Soft binder for improved flexibility and longevity.
 Asphalt Application:
 Lay asphalt at 100mm thickness and compact it to 80mm.
 Extensive compaction is required to achieve a long-lasting, smooth, and high-performance riding surface.
While the 80mm asphalt standard differs from conventional road construction norms, it is highly recommended to ensure the required shaping, stability in steep turns, and overall longevity of the pump track.

## Contractor Recommendations:

 Experience: If you're new to pump track construction, we strongly recommend building 3–5 kids' tracks before taking on a full-scale race track.
 Specialized Expertise: General road construction companies are not recommended for pump track projects, as they typically lack the precision needed for detailed, rounded shapes and may not prioritize maximum steepness in turns, both of which are essential for the function and the safety of pump tracks.
By following these guidelines, we can work together to create high-quality pump tracks that are not only race-ready but also fun, safe, and built to last.

## Racing and competition:

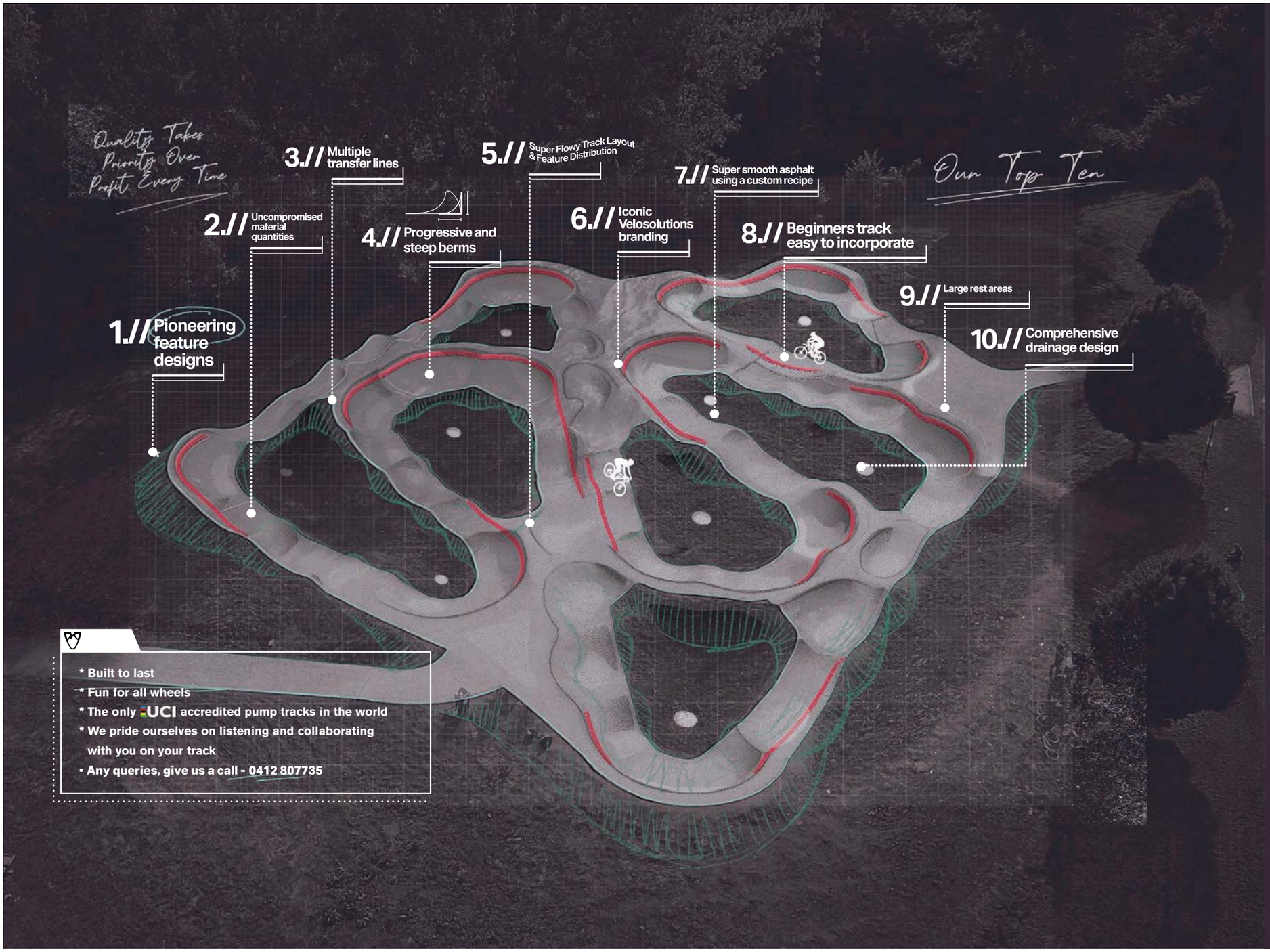
While the new Vorld system allows friendly competition every day on a pump track, and with the upcoming events function clubs and parties can hold their own races at low cost, a developing series of events is enabled on your new facility.
At a larger scale with Velosolutions Australia, representing Velosolutions International GmbH, our clients have the opportunity with a Velosolutions Pump Track, to be part of the Official UCI Pump Track World Championships. The UCI Pump Track World Championships is the first truly global and UCI sanctioned pump track race series. It is a unique race format,initiated by Velosolutions in 2018.
From Australia to the USA, Chile to India and France to Japan, over 25 countries in all continents are part of the race. With over 1000 riders from all over the world signing up. The series takes pump track racing to another level and is truly accessible and open to anyone. With a Velosolutions Pump Track you have the chance to host an offi cial qualifier in your community!







Subject _**Velosolutions Pump Track Standards**
Stage _**Design**




Velosolutions

## Here's why we're unrivalled:

1. Pioneering feature design
2. Uncompromised material quantities
3. Multiple transfer Lines
4. Progressive and steep berms
5. Super flowy track layout & feature distribution
6. Iconic Velosolutions branding
7. Super smooth asphalt using a custom recipe
8. Beginners track, easy to incorporate
9. Large rest areas
10. Comprehensive drainage design

Velosolutions
Australia
progression for us all

← PREV PAGE | NEXT PAGE →

Subject _**Velosolutions Pump Track Unique**
Stage _**Design**



Velosolutions
Pumptracks & Bike Parks







# CONSTRUCTION METHODOLOGY

# Details

Sectional view from a pump track line
1:200




**Track Structure** _Velosolutions pump tracks are specified to a very high standard to create a state-of-the art facility. All surfaces eliminate erosion processes, ensuring the track requires zero-maintenance. The specifications also allow a more durable base structure than that of traditional dirt pump track construction, allowing construction of a long lasting facility no matter the existing site conditions.
The materials for the Pump Track can be broken into two distinct courses:

- Base Course : crushed rock FCR20/40 Class 2/3, recycled if possible ; 200mm min. over site pad, laid to full depth of track features from prepared bench
- Surface Wearing Course : 80mm AC7 Fine Asphalt

Our smooth asphalt mix has been developed through the completion of multiple Pump Track projects across the world. Having used a range of different products, Velosolutions have established the optimum range of aggregate sizes, binder content and Pen rating to create a specific mix for our pump tracks. By working closely with local asphalt suppliers we can produce this bespoke product. This is a single pass surface course providing an extremely smooth and rich finish that can be applied to the steep angles found on our Pump Track.

1_Site Levelling
The area will first be levelled using a rotary laser level. This is to ensure that it works well when ridden in all directions of travel for all levels of rider.
We will establishment the levels and dimensions of the required pad to suit our proposed track design.

2_Track Marking
The team will mark the key elements of the track using detailed design plans uploaded into the survey rover unit. Radius points, key features and locations will be marked with biodegradable line marker spray paint. Track feature reference points and berm radius centres are marked with steel ground pins. These will be maintained and reset throughout the project ensuring consistency.

3_Base Course Import
Material deliveries will be received in accordance with specific method statements to be included in the WH&S folder. The base course material will be imported in a methodical fashion using wheeled or tracked dumpers and distributed over the course-shaped site material in consistent layers of 150-200mm compacted by roller and plates to the required full depth of features and tested for compaction specified, for consistent structural performance and efficient placing and shaping process.

4_Shaping
When sufficient base material has been tipped, string lines and survey rover markings will be set up to ensure that the track is shaped to the correct finished width and batters are sufficiently angled. This also ensures the track has straight 'straights' and consistent radii. Skilled operators will then shape the base course to the approved design whilst the team will hand finish the shape of the track using hand tools. Shaped material is compacted using 60-80kg wacker plates, with a minimum of 5 passes. This is tested for compaction specified.

5_Surfacing
Laying our custom asphalt on the steep gradients found on Velosolutions pump tracks is a technical task and therefore requires skilled and experienced pump track asphalters. In order to achieve a high quality finish, a team of no less than 8 staff will distribute and lay the asphalt, with only experienced staff carrying out technical tasks. Berms should be no shallower than 50 degrees.
The custom asphalt will be mixed at a local plant and transported in insulated trucks to the site. The asphalt is then transferred into powered barrows through a chute to ensure it remains hot. It is then transported to location before being shaped and compacted to the specified depth. The asphalt is then compacted using hand tampers, rollers and 60-80kg wacker plates, with a minimum of 5 passes.

6_Line Painting
The Velosolutions asphalt Pump Track has achieved an excellent image all around the world displayed through our Red Line marking and logo. The line painting must be carried out in temperatures above 5deg and a minimum of 4 weeks after the asphalt has been laid, in order for it to cure.

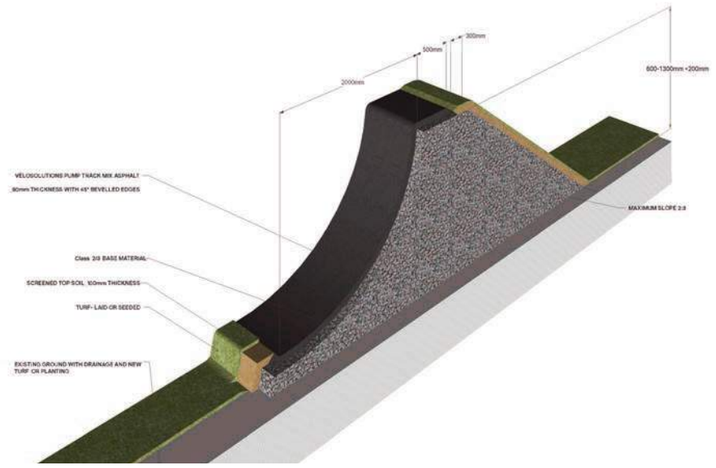
- Red lines with a width of 20cm follow partially on the outside of the turns of the main line. The lines play with the design of the track and vary in length.
- The red lines provide a visual guiding through the main line of the Pump Track;
- It increases safety as users have to cross a red line when entering from the starting platform or transferring from one line to another;

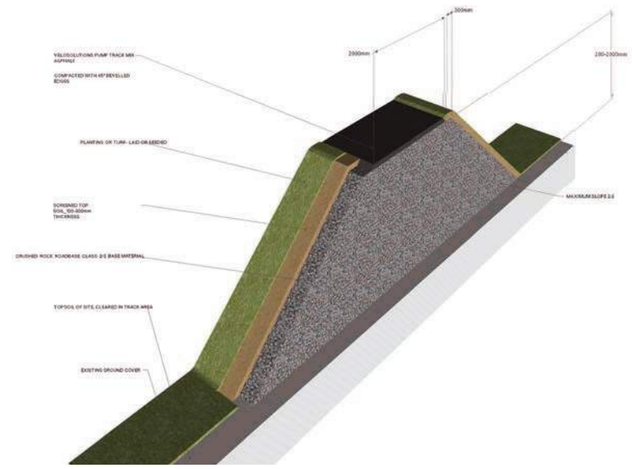
7_Landscaping and fixtures
Specified landscaping finishes and fixtures are installed around the track surface: see following pages for description.

Subject **_Pump Track Standard Construction Process**

Stage **_Construction**



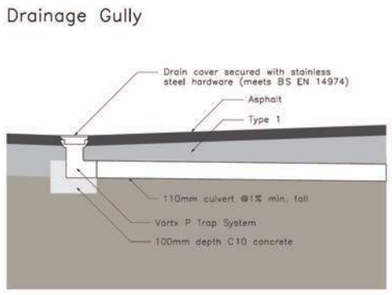



PUMPTRACK.COM #pumpForpeace



**1**

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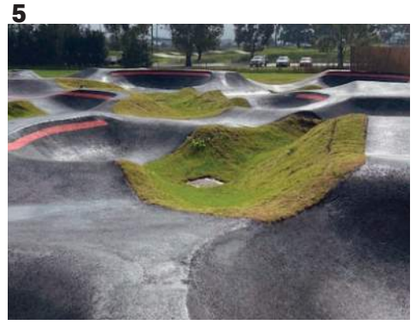


**6**



**Drainage**_Velosolutions pump tracks and skills parks are intended to be used in all weathers and should therefore be drained of surface water. Track surface is built to shed run off water and track area bowls are then shaped from batters to falls as required for drainage collection.

Drainage systems can be specified in these recommended options depending on the intended landscape design:

1. Cambers and Crossfalls To ensure that ponding does not occur on the track surface, a minimum of a 2% crossfall will be used in all low points and platforms of track paving, with particular care taken to ensure that water is shed from the track surface and no ponding occurs. In track paving forming a bowl due to feature profiles, a round flush set grated outlet can be used connected to drainage pipework below.
2. Bowl catchment options listed in order of cost

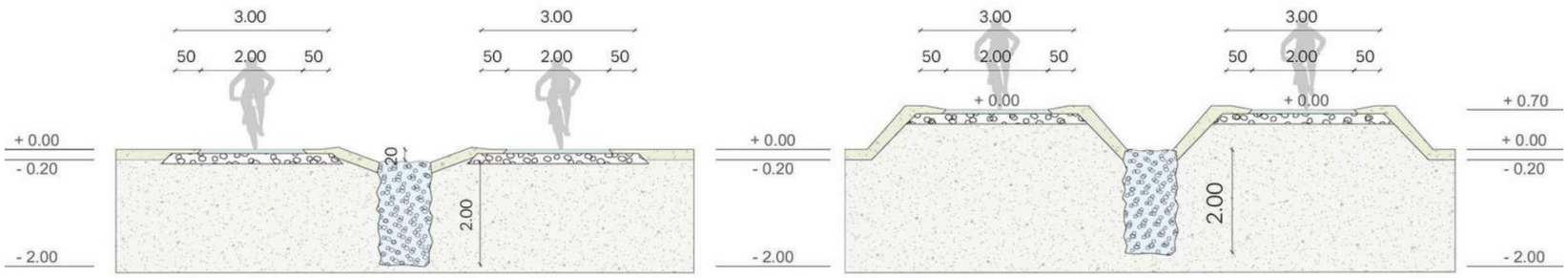
- Swales and culverts These are grassed or planted channels formed in track bowls directing run-off into under-track pipe culverts and on into swales outside the track area. These can be supplemented by slotted pipework set into track bowls to help direct run-off across track bowls. These are easily formed during track shaping and can be used for low budget projects where subgrade stormwater systems are not available or required.
- Soakaways To ensure that the area around the track does not pond soakaways are installed in locations adjacent to the track formation. A pit is dug in the central low point 200mm below track surface, a permeable geo-textile wrapped geocell box is installed to level flush with surrounding landscape finish, surrounded with 10-20mm clean stone and capped with 40mm clean stone. The geo-textile is a separation and filter membrane preventing clays, silts and other sediment from entering the soakaway cells and pipework. This is used where site subgrade percolation is sufficient to allow absorption of stormwater run-off after rain events. The soakways can be connected with 150mm pipework as an overflow system if required, emptying to an approved outlet.
- Raingardens These are a larger version of the soakaway option, using wetland planting within an area of the track bowls and surrounds to collect run-off, acting as a detention area relieving the stormwater outfall into the local system or as a slow release into subgrade. This is an option providing a low impact environmental solution and a visually pleasing finish.
- Collection pits To ensure that the area around the track does not pond pipe-connected collection pits are installed in locations adjacent to the track formation. A pit is dug in the central low point 200mm below track surface, lined with polymer, glass-reinforced concrete or steel-reinforced concrete pit liner and fitted with a heel-safe galvanized steel grate. The UPVC or twinwall polymer pipework is installed to connect pits, as per engineering design, to outlet run-off to an approved outlet, fitted with a concrete headwall usually emptying into a swale or creek. This is used where site subgrade percolation is not sufficient to allow absorption of stormwater run-off after rain events and the local policy is for collection of stormwater, or the impact of water absorption on the subgrade is detrimental to surrounding structures.
- Large scale detention beds/tanks These structures are used in larger projects where stormwater run-off is expected to be too large for outlet to the local system and must be detained on site prior to gradual release. They can be formed under or beside the track area from geocells and stone layers in a simllar way to geocell soakaways described above. They will be used in combination with either soakaway cells or collection pits.



Example: multiple track bowls collect stormwater run-off from track and surrounding platforms, piped to outlet into the adjacent swale, right, planted to aid retention before outflow into the adjacent tidal lake.

Subject _**Pump Track and Skills Park Drainage**
Stage _**Construction**





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**Track Batters and Bowl detail**_Velosolutions pump tracks are highly popular and therefore require a durable and low maintenance finish around the track as well as the riding surfaces. A base course shoulder of 500mm minimum level width is formed from all track paving edges as standard to avoid undermining of asphalt paving by physical and stormwater erosion.
Batters are built in structural base course material to a maximum 1:1.5 and then overlaid with the preferred finish. Bowls are then shaped from batters to falls as required for drainage.

The materials for the pump track batter finish can be specified in these recommended options depending on the intended landscape design, listed in order of cost:

1. Compacted crushed rock : base course FCR20/40 Class 2/3, recycled if possible, laid to 500mm width level shoulder from all track paving edges with minimum slopes to batter. This option is only used where budget requires and vegetation will not survive in the location. Easily repaired in areas of high wear.
2. Natural grass seeding/hydromulch : a minimum 100mm layer of topsoil with natural mixed meadow grass seed or hydromulch is laid over the base course to minimum width of 2m from track edges. This is allowed to grow without mowing and is the preferred option for low budget projects with a low cost maintenance and commonly blending with bushlands and a lower environmental impact outcome. Easily repaired in areas of high wear.
3. Natural Turf : a minimum 100mm layer of topsoil with natural turf is laid over the base course to minimum width of 2m from track edges. This is the preferred option for low to mid level budget projects with a low cost maintenance and commonly blending with parklands and a lower environmental impact outcome. Easily repaired in areas of high wear.
4. Polymer stabilised decomposed granite gravel : (7mm) 50mm thickness laid to width of 2m from track edges and compacted. This is a very low maintenance option with fair durability where vegetation is not preferred. The finish is not as suitable for beginner riders, since it provides no soft fall for impacts.
5. Native planting and turf border : a minimum 300mm layer of topsoil with native planting laid over base course. locally sourced mulch is spread throughout batters and bowls. A 500mm border of turf laid on 50mm topsoil-filled geomat on geotextile with root barrier edging is preferable to provide a durable buffer between planting and track riding surface. A jute mat layer can be used instead or as well as chip mulch to control erosion and weeds- see example above right.
6. Asphalt paving : further asphalt can be laid on batters and bowls of the track area to provide either stabilised finish (at 50mm thickness) or riding surface in the case of a pump park. This is an expensive option to use throughout unless the design is intended to be a fully ridable track area.
7. Synthetic turf : batters are filled out in crushed rock to required slopes and finished in fine crusher dust and compacted to a smooth finish before laying over with synthetic turf. Edges must be glue fixed to either the bevelled asphalt edges, pinned, or glue-fixed to concrete kerbing following the profile of the track paving. This is an expensive option with an variable lifespan, high environmental impact and compromised track profile shaping due to the kerbing process, and is therefore not advisable as a finish choice without high budget and longer construction program. Also difficult to repair damage from vandalism or accidental ripping or deformation of batter surface. Causes hotter microclimate of the facility and is not a soft fall finish despite appearances.
8. Softfall rubber : batters are filled out in crushed rock to required slopes and finished in fine crusher dust and compacted to a smooth finish before laying over with wet-poured rubber softfall to specified thickness by qualified installer. This is a low maintenance option with good softfall finish available in a variety of colours. Negatives include the very high installation cost and likely issues with edge damage requiring repair, high environmental impact and heat effect on microclimate of the facility.





geogrid reinforcement used within track border in high wear areas such as roller peak shoulders

Subject _**Pump Track Standard batter and bowl landscaping**
Stage _**Construction**

7







Velofeatures wall ride on berm for freestyle challenge!



1



2



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4



5



6



**Track fixtures and amenities**_Velosolutions pump tracks are social meeting places for riders, friends, carers and families alike so they need some amenities to support the activity. As well as some common park fixtures, these are some fixtures recommended for a successful bike park:

1. Drinking fountain : any form of drinking water outlet supports the energetic riding often in the sun.
2. Safety guidance signage : this provides guidance in how to enjoy riding the tracks while stating local management regulations, emergency and contact information. Usually printed on an aluminium plate at A0 or made to local client standards.
3. Equipment Maintenance Stand : a great facility for many riders to learn to take care of their equipment and crucial in a breakage situation.
4. Seating : much needed by both riders and carers to rest between laps! Should be robust and durable in either aluminium or timber. Can be located either as a barrier to riding routes for safety or as a freestyle riding opportunity.
5. Bike racks : for secure storage of bikes and equipment during those rest breaks for riders.
6. Shelters : providing sun and rain shade for all users of the facility means they can stay longer and enjoy meeting friends and family. These can provide an entry marker and landmark for the destination if located appropriately. They are also needed for hosting events, both celebrations and competition!
7. Riding features : Velofeatures can enhance the riding experience by adding to the freestyle challenges around the track, such as wall rides, rails and take-off lips. These are galvanised steel framed timber decked elements designed for profile to complement the shapes of the Velosolutions pump track and jump lines.
8. Red Lines : Velosolutions are famous for the red safety lines painted around the track, denoting the safe riding height and route of the main line. Logos also mark riding direction and helmet reminders at all entry locations: important for beginner riders and when the track is busy.
9. Vorld timing system : this online phone based application and gate hardware is offered to all our tracks to provide riders with a fun and competitive experience and engagement for timing their laps! Please ask for further details of the system included in our offer.

DOWNLOAD THE APP NOW!

VORLD.com

8



concrete paving surrounding platform with benches, shelters, racks, maintenance stands and connections ready for lighting and event services



Subject _**Pump Track and Skills Park Fixtures**

Stage _**Construction**



# Design and Construction Statement of an asphalt pump track facility at West Esplanade Park, Smithton, TAS.

Our proposed pump track facility will respond to the project vision and criteria in the following ways to provide an enduring, exciting and progressive riding experience for the community. Please refer to the attached Design Methodology for further details.

By ensuring a visually open and varied experience, with variety of riding challenges for all wheeled equipment, the facility will encourage all ages, genders and skills levels in this active and healthy recreation.

- Sense of place: on arrival at the site from all directions on existing paths from north or south, this bike park will be designed to use the open grassed area on the riverside to settle the track area into the contours of the park. There is a natural overview of the proposed track area from west approach from the car park and amenities area. This can accommodate the proposed congregation area, allowing the track to be seen beyond and clearly be accessed from the three proposed platforms on the north, west and east sides, from collecting approach pathways. The adjacent trees provide a natural perimeter creating a shaded area for spectators on the grass overlooking the tracks. This will be a clear destination within the park and be an ideal event venue for competitive riding of all disciplines and local and regional bike and skate clubs and groups.
- Varied challenge: the balance of beginner and more experienced track circuits and features will provide an enduring progression for the riders, whether in a softer and lower roller and berm for skating and newer bike riders, or a steeper and more defined take-off roller series and deeper, steeper berm for faster riders of all types. The important opportunity for creative riding lines using transfers between main riding lines and other track features allows riding progression to engage all levels of rider, as they see others extending their skills. The careful shaping of all track features by location, set out and profile will make a safe and encouraging introduction for younger riders, while being a fun and exciting experience for skilled riders, depending on their speed. The basic fundamental skills experiences to be included are:

1. Pumping : this is the essence of the pump track, creating momentum without pedalling by riding the undulating rollers and bowls at increasing speed.
2. Turns: by banked berms of consistent radius and steepness the smooth riding while changing direction is one of the most exciting moments of any lap.
3. Jumping: as speed increases the roller features can be used as take offs and landings in many combinations, with an ever-increasing variety available to more experienced riders. Some features will be built as sharper shapes encouraging jumping over rolling in dedicated track sections. These features can be provided in a most durable and safely predictable way by asphalt surfacing, ensuring jump shapes can be maintained without specialist skills by Council staff. Gravel surfacing may not meet this need so is not recommended in our proposal.
4. Manualling: on a bike this is a faster and fun way of negotiating the roller sections, allowing riders higher speeds as they ride a racing loop.
5. Freestyle tricks: from any part of the tracks a trick can be practiced, only governed by the imagination of the rider. Space should be allowed on platforms for this.


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- Safety: in design and construction of this facility, safety will be considered in all aspects of the bike park.

1. Overall approach shape and direction for public via access pathways will ensure no fast riding or 'fly-outs' from or to the tracks can endanger other park users.
2. The natural clear surveillance of all parts of the tracks will provide confident use by both **riders of all ages and genders, and their friends and carers**.
3. While the trees to be retained and protected on the west of the site present both riding dangers and surveillance issues and so a buffer space will be allowed in the track design layout, allowing the area to be used for other park users and for shaded spectating alongside the tracks.
4. The tracks will also be set out far enough from riverside to avoid possible run-off into the water by riders out of control.
5. By careful location of the start platforms and by turfed landscaping finish, the possible run-up riding routes from the park approaches will be prevented, ensuring no inappropriately and unexpectedly fast riding creates dangers for facility and other park users.
6. The details of track set out and adjacent finishes will also ensure the safest experience for riders while using the tracks. Following the AS 14974-2021 requirements for minimum 2m clearance from obstacles to the track edges, natural and easily maintained turfing will cover all track batters before higher soft planting is used within the track area. Where a 'creative line' may cause excessive danger to other riders, this will be blocked by use of planting finish, distance, or angle of approach.
7. The separation of younger or lesser skilled riders from those faster and more experienced will be important to allow confident skill development without daunting competition. With a separate circuit of by track layout for a shorter loop this can be accommodated for safe enjoyment by all levels of rider.
8. The use of smooth asphalt without rough undulations or coarse stone finish will provide a reliable and predictable surface for all wheeled equipment. This is important in terms of both speed and smooth ride.
9. Clear direction and riding route marking, as well as start entry and finish exits, will avoid collision and confusion during riding. The etiquette of how to use the tracks will be explained in guidance signage, along with facility rules, PPE requirement and emergency information.

- Recreational and competitive riding: this facility will be design for primarily recreational riding but the intermediate circuit will allow faster competitive riding using the **Vorld timing system** to be installed. **Based on a freely accessible smartphone application, this allows casual self-timing for solo and group riders and also a very inexpensive accessible way for local and regional clubs to hold friendly and more serious competition. The activation this provides for the facility will ensure long term enjoyment of the bike park and encourage their healthy progression and the sport.**
- Construction: please refer to the attached Construction Methodology for details. The track area will follow existing contours placing the shallower beginner track on higher western ground to minimise earthworks or spoil removal. The use of a **graded imported fill in the full depth of track** features ensures structural stability on a prepared site bench, based on a consistent base level, important in this flood prone zone. This level will be set for a contained drainage approach, without contaminated outfall into the adjacent river or into lower grassed areas. Clearance from trees will be maintained to avoid effects on track structure over time. No trees will be used within the track area for the same reason.
- Associated amenities will be developed within the design and budget for best access to or provision of the following:
  Drinking water, Shade, Seating, Signage, Bins, Emergency access.


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1 Pump Track Concept
Scale: 1:250

0 1 2 5

ASPHALT
SAFETY LINES
LANDSCAPING
DRAINAGE PIT
SURFACE DRAINAGE GULLY

Concept track layout: **164.3m** total_
**34.8m separate beginners/kids circuit** : 6 rollers (0.3m-0.6m height), 2 berms (1.0m height)
**129.5m intermediate/advanced circuit :** 16 rollers (0.3m-1.3m height), 4 berms (1.3m height) + 3 advanced double jumps (1.0m - 1.6m height)
for freeride and race specification with Vorld timing system included shown at 10.
Asphalt track surface area= 556sqm
Asphalt path and congregation space surface area= 85sqm
Safety Line= 121m
Turfed landscaping area= 880sqm



Legend:
***1***_ new asphalt congregation space (with future park shelter) connected to existing park amenities and direct connection from car parking
***2***_shared social start platform for all riders to rest and socialise.
***3***_alternative track entry to shared social platform for intermediate and advanced riders to rest and socialise sepoarate from the beginner and younger riders if preferred.
***4***_shared social start platform for all riders to rest and socialise, with clear visibility from track and congregation area 1 for carers of beginner riders.
***5***_central platform for riders to rest.
***6***_creative riding transfer opportunity for more freestyle riding lines.
***7***_stormwater drainage grate set flush into turf.
***8***_Vorld pump track timing gate for engaging lap records- see www.vorld.com
***9***_proposed surface swale drain with subsurface slotted piping connected to outlet pit.

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SCALE
1:250 @A3

CLIENT
Circular Head Council

PROJECT
West Esplanade Pump Track

TITLE
Track concept for tender

STATUS
FOR TENDER ONLY
_NOT FOR CONSTRUCTION

| | |
|---|---|
| DATE | 21-09-26 |
| DRAWN | VF |
| DRAWING NUMBER | TD02 |

# West Esplanade Play Space Landscape Sketch Plan

inspiring place

We acknowledge and pay respects to the traditional owners and continuing custodians in Northwest Tasmania. We honour their continued care for this country and respect their connection to these lands, skies, and seas.

We pay our respects to Elders past and present and to all Aboriginal people who call this place home.

We acknowledge in particular the 9 Tribes who made up the Northwest:

The tommeginer people of Table Cape
The lowreenner people of Rocky Cape
The parperloihener people of Robbins Island
The pennemuker people of Cape Grim
The pendowte people of Studland Bay
The peerapper people of West Point
The manegin people of Arthur River
The tarkiner people of Sandy Cape
The peternidic people of the mouth of the Pieman River.

We honour their culture and the stories they left behind for the people of this land.



## LANDSCAPE SKETCH PLAN




inspiring place

CIRCULAR HEAD COUNCIL

0 5m

NORTH

West Esplanade Play Space
Landscape Sketch Plan

06.10.2026

# SURFACES SCHEDULE

| Item | Name and description | Colour / Finish | Image | Quantity | Supplier or Approved Equivalent |
|---|---|---|---|---|---|
| | Existing trees | - | - | - | - |
| | Advanced trees (planting design to further design development) | - | - | - | - |
| | Mass Planting (planting design to further design development) | - | - | - | - |
| | Existing path | - | - | - | - |
| | Concrete Pathway<br>Material: in situ, general-purpose grey Portland cement concrete pavement with exposed aggregate<br>Aggregate: Mersey mix | - | - | - | - |
| | Rubber wetpour<br>Product: Opal EPDM<br>Wear layer colour mix: 33% rainforest green, 33% green apple, 34% cream<br>Installation: to be determined by play equipment supplier | - | - | - | Surface Designs<br>02 9986 2445 |
| | Certified playground mulch | - | - | - | - |
| | Certified playground sand | - | - | - | - |
| | Turf | - | - | - | - |
| | Scramble boulder climb<br>Material: weathered and 'rounded' dolerite boulders with level top surface<br>Dimensions: 590 H x 600 W x 600 L mm. Ensure finished rock height is under 600mm.<br>Installation: allow for sub-surface installation below ground | - |  | 1 | - |
| | Timber balance logs and stumps<br>Reclaimed timber logs minimum diameter of 350mm | - |  | 1 | - |
| 1 | Name: Double Cableway with ramps for flat surroundings<br>Code: NRO88201-0901<br>Fall zone: to manufacturer's specifications and Australian Standards<br>Installation: In ground subsurface | Posts: HDG finish with C4 upgrade option for coastal conditions<br>Timber: Robinia |  | 1 | Kompan<br>(07) 3635 6200 |
| 2 | Name: Custom Variant Swing with 2x toddler bucket seats, 2x strap seats, 1x basket swing<br>Code: NRO0926 20508063<br>Fall zone: to manufacturer's specifications and Australian Standards<br>Installation: In ground subsurface | Timber: Robinia |  | 1 | Kompan<br>(07) 3635 6200 |
| 3 | Name: VIP Swing<br>Code: 97.100.026<br>Fall zone: to manufacturer's specifications and Australian Standards<br>Installation: In ground subsurface | Posts colour: Grey aluminium<br>Rope colour: Beige<br>Ball colour: Black |  | 1 | Urban Play<br>(07) 3256 0554 |
| 4 | Name: We Go Swing<br>Code: 277778<br>Fall zone: to manufacturer's specifications and Australian Standards<br>Installation: In ground subsurface | Proshield Finish: Matte Gray Recycled Permalene: Brick |  | 1 | PARX<br>1300 669 074 |
| 5 | Name: Giant Birds Nest Swing<br>Code: M98301-1009<br>Fall zone: to manufacturer's specifications and Australian Standards<br>Installation: In ground subsurface | Posts: HDG finish with C4 upgrade option for coastal conditions |  | 1 | Kompan<br>(07) 3635 6200 |
| 6 | Name: Jumper Round 112 cm<br>Code: JUM102<br>Fall zone: to manufacturer's specifications and Australian Standards<br>Installation: In ground subsurface | Colour: Medium Grey |  | 2 | Kompan<br>(07) 3635 6200 |
| 7 | Name: Explorer Dome<br>Code: CRP812501-0404<br>Fall zone: to manufacturer's specifications and Australian Standards<br>Installation: In ground subsurface | Posts: HDG finish with C4 upgrade option for coastal conditions<br>Rope: Hemp |  | 1 | Kompan<br>(07) 3635 6200 |
| 8 | Name: Custom Slide Tower<br>Code: KRS8200786A<br>Fall zone: to manufacturer's specifications and Australian Standards | Posts: HDG finish with C4 upgrade option for coastal conditions<br>Tunnel slide: Stainless steel<br>Membrane slide: Black<br>Rope: Hemp |  | 1 | Kompan<br>(07) 3635 6200 |
| 9 | Name: Custom Variant PCM157 Inclusive Carousel with bench seat<br>Code: 20508058<br>Fall zone: to manufacturer's specifications and Australian Standards<br>Installation: In ground subsurface | Colour: Red |  | 1 | Kompan<br>(07) 3635 6200 |
| 10 | Existing and relocated Kompan Supernova | - | - | 1 | - |
| 11 | Existing and relocated Kompan Flower Swing | - | - | 1 | - |
| 12 | Name: Double Horse<br>Code: PCM106<br>Fall zone: to manufacturer's specifications and Australian Standards<br>Installation: In ground subsurface | Colour: Beige |  | 1 | Kompan<br>(07) 3635 6200 |

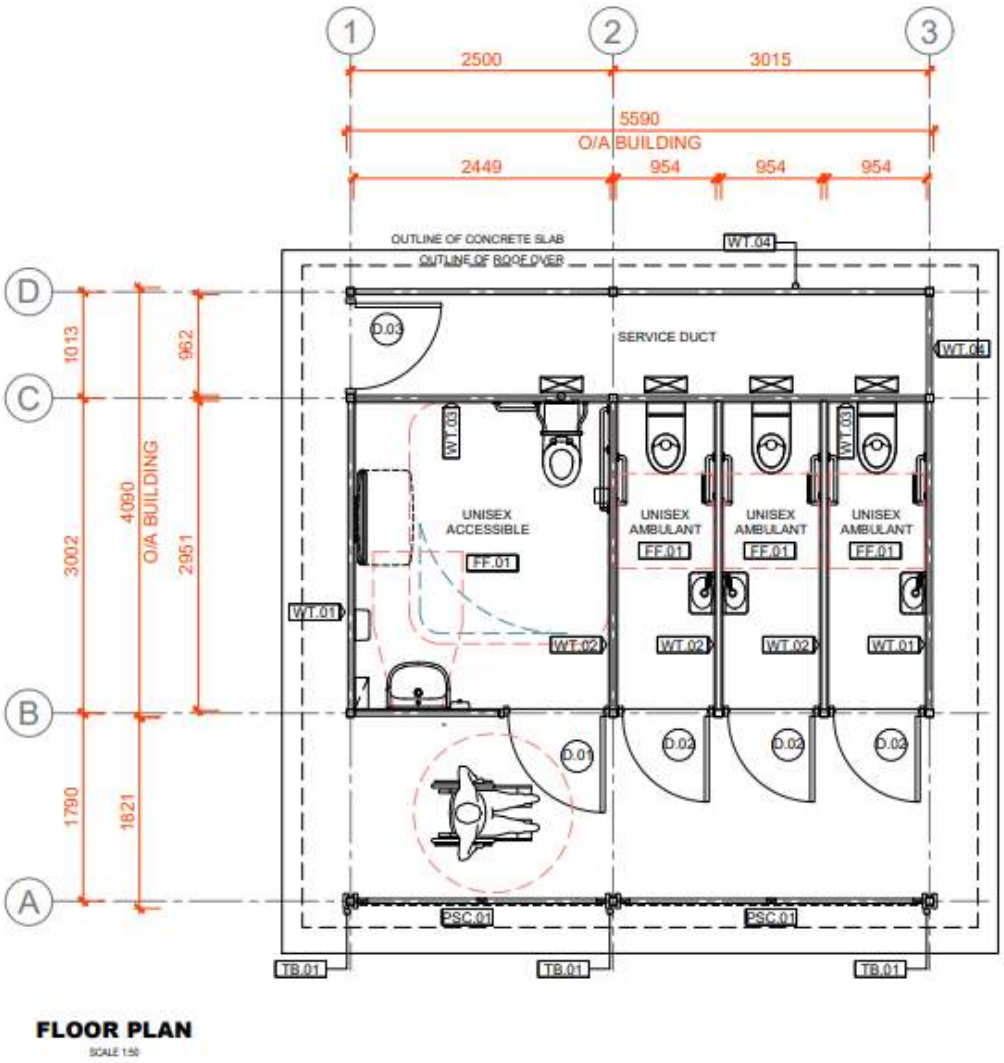
| | | | | | |
|---|---|---|---|---|---|
| 13 | Name: Crazy Gander<br>Code: M106<br>Fall zone: to manufacturer's specifications and Australian Standards<br>Installation: In ground subsurface | Colour: Yellow |  | 1 | Kompan<br>(07) 3635 6200 |
| 14 | Name: Tractor with Slide<br>Code: PCM51021<br>Fall zone: to manufacturer's specifications and Australian Standards<br>Installation: In ground subsurface | Colour: Medium Green |  | 1 | Kompan<br>(07) 3635 6200 |
| 15 | Name: Embankment Tunnel Slide 1.5 m high<br>Code: COR71003<br>Fall zone: to manufacturer's specifications and Australian Standards<br>Installation: In ground subsurface | Finish: Stainless Steel |  | 1 | Kompan<br>(07) 3635 6200 |
| 16 | Name: Embankment Double Slide 1.5 m high<br>Code: KSL30303<br>Fall zone: to manufacturer's specifications and Australian Standards<br>Installation: In ground subsurface | Finish: Stainless Steel |  | 1 | Kompan<br>(07) 3635 6200 |
| 17 | Existing climbing wall and rope pull<br>Fall zone: ensure fall zone retained to Australian Standards | - | - | - | - |
| 18 | Existing rock climbing wall<br>Fall zone: ensure fall zone retained to Australian Standards | - | - | - | - |
| 19 | Existing swings<br>Fall zone: ensure fall zone retained to Australian Standards | Repainted with Dulux Fluorescent Fire | - | 1 | - |
| 20 | Existing shelter and seating | Repainted with Colorbond 'Windspray' | - | 1 | - |
| 21 | Name: Peninsula Series<br>Code: K304<br>Dimensions: 10 x 4 m<br>Hardwood timber posts<br>Roof: Colorbond | Roof: Colorbond 'Windspray' |  | 1 | Landmark Pro<br>1300 768 230 |
| 22 | DDA Compliant Table<br>Name: Alfresco Table<br>Code: TM4653<br>Frame: hot-dip galvanised steel, powdercoat 'Monument' finish<br>Timber: Hardwood spotted gum<br>Installation: Surface mount<br><br>Benches<br>Name: Alfresco Bench<br>Code: T652<br>Frame: mild steel powdercoat 'Monument'<br>Timber: Hardwood spotted gum<br>Installation: Surface mount | Cutek Extreme oil 'Clear' |  | 2 | Commercial Systems Australia<br>(03) 9723 4111 |

| | | | | | |
|---|---|---|---|---|---|
| 23 | Name: Arqua Fountain for DDA use<br>Code: DF4<br>Material: Stainless Steel 316 Electropolished | - |  | 1 | Street Furniture Australia<br>1300 027 799 |
| 24 | Name: Timber Bin Enclosure 240 L<br>Code: LR6225<br>Timber: Hardwood spotted gum<br>Installation: Surface mount | Cutek Extreme oil 'Clear' |  | 3 | Commercial Systems Australia<br>(03) 9723 4111 |
| 25 | Name: Nexus Seat<br>Code: TM4330<br>Frame: hot-dip galvanised steel, powdercoat 'Monument' finish<br>Timber: Hardwood spotted gum<br>Installation: Surface mount | Cutek Extreme oil 'Clear' |  | 20 | Commercial Systems Australia<br>(03) 9723 4111 |
| 26 | Half Basketball Court<br>Surfacing: Laykold Sports Court Surfacing | Laykold Brick Red | - | 1 | Island Recreation<br>(03) 6248 5070 |
| 27 | Realigned existing fence with three gates | Black to match existing | - | - | - |
| 28 | Circular timber bench seat<br>Dimensions: 2700 mm overall diameter<br>Timber: hardwood spotted gum | Cutek Extreme oil 'Clear' |  | 1 | - |
| 29 | Custom structure<br>Material: mild steel<br>Dimensions: 2.5 m high x 2 m wide<br>Installation: In ground subsurface<br>Fall zone: ensure fall zone retained to Australian Standards and complies with AS 4685 | - |  | 1 | - |
| 30 | Name: Agility Trail 9<br>Code: NRO854-1001<br>Fall zone: to manufacturer's specifications and Australian Standards<br>Installation: In ground subsurface | Timber: Robinia |  | 1 | Kompan<br>(07) 3635 6200 |

| | | | | | |
|---|---|---|---|---|---|
| 31 | Name: Water Tap<br>Code: M59305<br>Circulation zone: to manufacturer's specifications and Australian Standards<br>Installation: In ground subsurface | - |  | 1 | Kompan<br>(07) 3635 6200 |
| 32 | Name: Splash Table<br>Code: NRO506<br>Circulation zone: to manufacturer's specifications and Australian Standards<br>Installation: In ground subsurface | - |  | 1 | Kompan<br>(07) 3635 6200 |
| 33 | Name: Water Channel<br>Code: NRO505<br>Circulation zone: to manufacturer's specifications and Australian Standards<br>Installation: In ground subsurface arranged so the starting trough sits below the tap outlet and the finishing trough sits above the Splash Table | - |  | 1 | Kompan<br>(07) 3635 6200 |
| 34 | Name: Brushwood Xylophone<br>Code: J-2246<br>Circulation zone: to manufacturer's specifications and Australian Standards<br>Installation: In ground subsurface | - |  | 1 | Moduplay<br>1800 806 145 |
| 35 | Name: Brushwood Musical Garden Chimes<br>Code: Q-1444<br>Circulation zone: to manufacturer's specifications and Australian Standards<br>Installation: In ground subsurface | - |  | 1 | Moduplay<br>1800 806 145 |
| 36 | Name: Drum<br>Code: Q-1400<br>Circulation zone: to manufacturer's specifications and Australian Standards<br>Installation: In ground subsurface | - |  | 2 | Moduplay<br>1800 806 145 |

WEST ESPLANADE TOILET BLOCK

The concept plan for the toilet block with a maximum height of 3.6m.




**FLOOR PLAN**

SCALE 1:50