

Heritage Way

As explained under the Activities Theme of the UDF, Heritage Way is currently being used primarily as a service laneway, although there are some limited frontages along this strip. Given its location, size and existing layout, it has strong potential to be used as a pedestrian friendly small format, niche retail area.

There are several issues associated with the redevelopment of Heritage Way as a niche retail area. Of key importance is the existing need for truck access and waste storage and collection. One option may see the location of shared waste storage points at either end of the laneway, as illustrated in the Concept Plan on the following page. These would need to be easily accessible to all traders and also appropriately screened to retain visual amenity. The implementation of such an option would require further discussion with landowners and traders. If the Council and traders are able to reach an agreement over this issue, the redevelopment potential of the rear of lots on Aitken and Brantome Streets may be realised.

New and existing east-west pedestrian links would also need to be upgraded in order to emphasise the role of Heritage Way as a retail area. Any redevelopment would also need to involve appropriate signage on Aitken, Brantome and Robertson Streets, alerting passers-by to the existence of Heritage Way.

These ideas are illustrated in the Concept Plan and sketch on the following page.



Heritage Way today

Concept Plan Heritage Way



Potential shared waste collection points (screened areas).

Consider the location of consolidated decked car parking for traders on an existing vacant site in Heritage Way.

Opportunity for development of vacant land. Encourage establishment of smaller tenancies with active frontages and office / residential above. Extend existing building footprint to the street edge.

Encourage active frontages along Heritage Way to create a safer pedestrian environment.

Create a detailed concept for vegetation and improved street treatments within Heritage Way.

Maintain and improve existing east-west pedestrian links.

Reassess the surface of Heritage Way dependant on the implementation of shared waste collection points.

Provide primary truck access to FoodWorks via Brantome Street.

LEGEND

-  Existing Built Form
-  Potential Building Footprint
-  Existing On-Street Car Parking
-  Existing street tree planting
-  Shared accessway
-  Opportunities for improved street landscaping
-  Improve pedestrian linkages
-  Create On-Road Bicycle Lanes
-  Encourage outdoor seating and dining
-  Ensure Active Frontages
-  Prominent Corner Sites
-  Shared waste collection points

Heritage Way

Pedestrian streetscape with active retail frontages

