

PARK LAND SNOR THRA NDWI CK

PARKLANDS
NORTH
RANDWICK
LOCAL
CHARACTER
STATEMENT

DRAFT



Randwick City Council
a sense of community

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randwick.nsw.gov.au

Aboriginal and Torres Strait Islander statement

Randwick City Council acknowledges that Aboriginal and Torres Strait Islander peoples are the First Australians of this land, and the Bidjigal and Gadigal people who traditionally occupied the land we now call Randwick City.

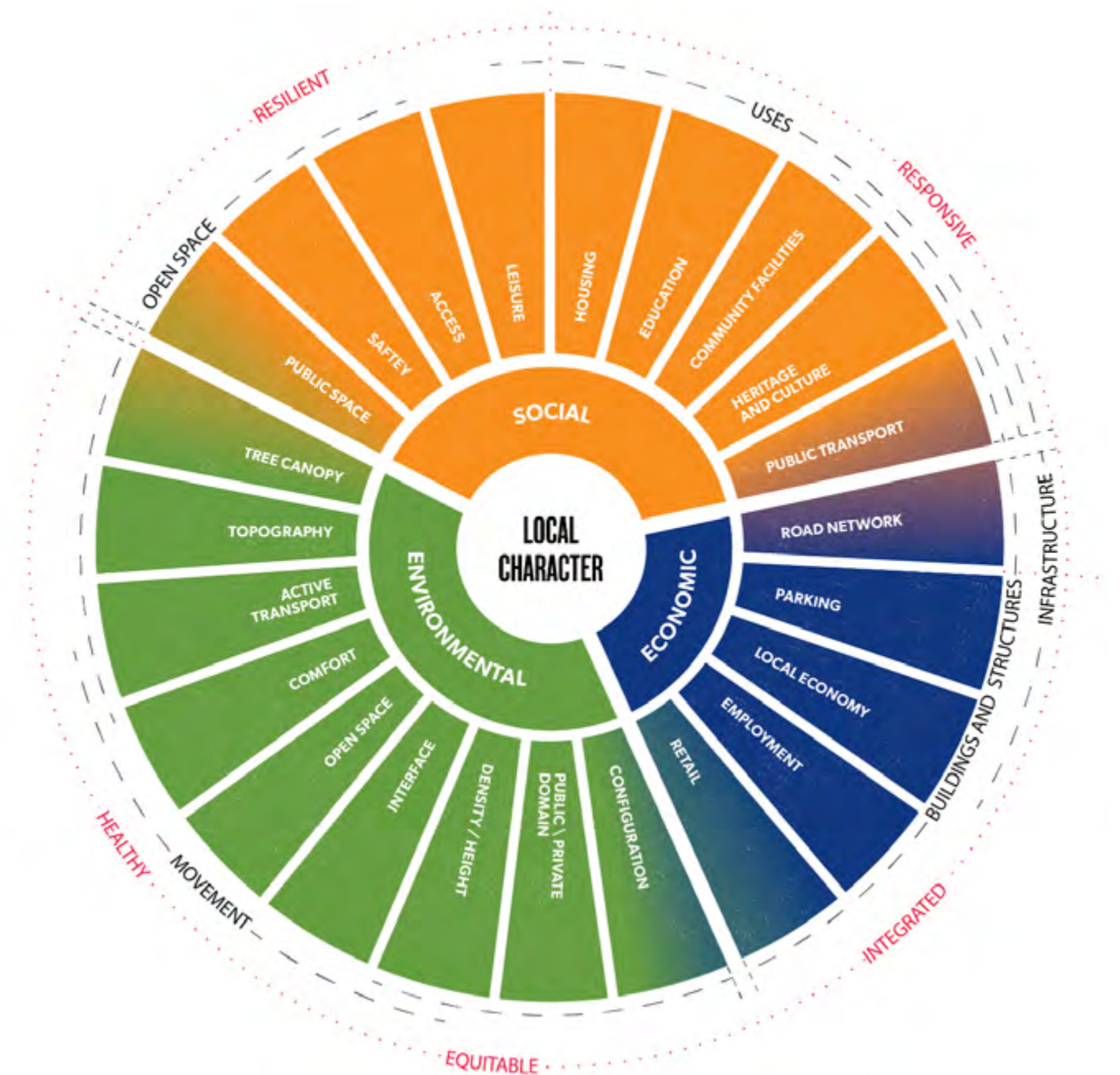
Randwick City has a rich and unique Aboriginal cultural history, with La Perouse being the only area in Sydney where the local Aboriginal community have had an unbroken connection to the land.

We recognise and celebrate the spiritual and cultural connection Aboriginal and Torres Strait Islander people have with the land which long pre-dates European settlement and continues today.

Building on our Statement of Recognition and commitment to Reconciliation, Council wishes to support the vision and plans of our local Aboriginal and Torres Strait community in order to close the gap on disadvantage, build stronger local and regional economies and support culturally rich and healthy communities.

Our Approach

Local character is the identity of place and what makes a neighbourhood distinctive. It is a combination of land, people, the built environment, history and culture and looks at how these factors interact to make the character of an area.



The Department of Planning, Industry and Environment's Local Character Wheel.



Centennial Park

Council's methodology for identifying local character has involved two main streams of research – expert and local knowledge. Our expert knowledge is drawn from Council's databases and is based on the three indicators of local character – environmental, social and economic. Local knowledge is drawn from extensive community consultation conducted in 2019 and social media analytics. By mapping and overlaying all of this data, we have generated spatial representations of local character and have identified draft Local Character Areas (LCAs) and draft Special Character Areas across the LGA.

Eleven draft Local Character Statements have been prepared that will outline the key features and desired future character of each LCA. In addition, Council has identified draft Special Character Areas where local character indicators and community engagement outcomes emerge as a dense layer based on the methodology. Each LCA has one Special Character Area, while the Maroubra Central and Bunnerong Creek LCAs each have two.

For more information on local character, please refer to the the Department of Planning Industry and Environment's *Local Character and Place Guideline*.



Parklands North Randwick Local Character Area

Parklands North Randwick Local Character Area (LCA #01) is situated on the north-western boundary of Randwick City, adjacent to the City of Sydney, Woollahra and Waverley LGAs. The LCA includes the regional open space area of Centennial Park and some residential land in the north of Randwick.



Parklands North Randwick LCA Key Features



Rich cultural and built heritage



Significant historical open space providing peaceful and unique recreational infrastructure for the community



Strong family feeling in North Randwick

Community Feedback

To inform our local character analysis, Council undertook comprehensive community engagement in 2019 through online surveys, interactive mapping, interviews, community workshops and pop up stalls.

In workshops and online, participants were asked to put points on the map for places they consider have changed for the better, stayed the same and changed for the worse. They were also asked to map their special place.



Participants of the community workshops were asked to consider their suburb both now and into the future.

Centennial Park area character: **now**

CLEAN DULL
TREE-LINED
RELAXED
PEACEFUL
GREEN
ACTIVE
UNIQUE
BEAUTIFUL
NARROW-STREETS
WALKABLE
ACCESSIBLE
SCENIC
VIBRANT
BUSTLING

Centennial Park area character: **future**

LIVEABLE
HERITAGE
NATIVE
UNIQUE
CLEAN
GREEN
OPEN
ACTIVE
PEACEFUL
WALKABLE
NO-CARS
PLANTS
MODERN-TERRACES
MATURE-TREES
ACCESSIBLE
TREE-LINED
URBAN-WALKS
LOW-DENSITY
BIODIVERSITY-HUB
RELAXED

Social media analytics were not undertaken for this LCA. For social analytics information on Randwick, please refer to the Randwick Local Character Statement (LCA #04).

Key findings from our community engagement on Parklands North Randwick LCA include:

- Centennial Park is a much loved place for many people in the community for active and passive recreation
- Centennial Park has a high scenic and landscape significance and strong biodiversity values
- The community values the North Randwick Federation period buildings and their characteristic streetscapes
- Would like cycle-path improvements connecting Centennial Park to residential areas including along Darley Road
- The loss of trees along Alison Road as a result of the CBD and South East Light Rail has made the area change for the worse



Environmental characteristics



The premier environmental feature of Parklands North Randwick LCA is Centennial Parklands, a 360 hectare public space that provides critical habitat for many species of local flora and fauna.

Pockets of terrestrial biodiversity and SEPP Coastal Wetlands areas are located within the LCA. The remnant sand dunes support elements of the critically endangered Eastern Suburbs Banksia Scrub (ESBS). The Centennial Park ‘Bird Sanctuary’ is the most significant environmental item of this LCA. More than 150 species of native birds, including migratory waders have been recorded in the parklands. Native fish (including eels) together with brushtail possums, native mice, lizards and skinks, five species of bats, five species of frogs, and seven species of turtles have been recorded in the parklands.

Three major gullies are located in the central area Centennial Park. These were natural topographic features falling towards the former wetlands. The greatest range of elevation is from the 30-metre contour in the south-west corner to the 88-metre contour at the top of the Woollahra Reservoir in the north-east corner of Centennial Park. The ponds system is a modified remnant of the originally much more extensive freshwater wetlands at the head of the Botany Bay catchment. Land filling and urban development in the late 19th century has reduced the extent of these wetlands. Twelve ponds, fed by sandstone and concrete lined channels, have replaced the original wetlands.

REMNANT BUSHLAND SITE	ITEMS
Centennial Park ‘Bird Sanctuary’	Threatened species, indigenous plant species rare in the City of Randwick, aeolian dune deposits, native revegetation, wetland/ponds, gully forest, sandstone outcrop.

The overall landscape character unites the Centennial Parklands, in particular the consistent use of plants, especially the native figs and introduced evergreen oaks. The landscape is consistent with Victorian period planting styles, and is defined by expanses of grassed fields surrounded by umbrageous trees.

In North Randwick the open space is characterised by the Federation streetscape where a combination of street pattern, topography and native and cultural plantings, set off the areas original buildings to good advantage. Street planting is generally strong and consistent across the residential area. Fig and Canary Island palms and melaleuca and brushbox species make a significant contribution in many streets and enhance the environmental quality of the area.



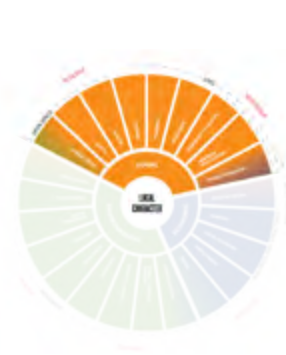
The landscape character of Centennial Park

Environmental indicators density map

The following map is the spatial representation of the environmental indicators mapping overlay. It shows the concentration of indicators such as topography and tree canopy, hydrography, open space and protection areas. It provides evidence of nodes where environmental indicators emerge as a dense layer (i.e. dark pink) at Centennial Park.



Social characteristics



There are significant heritage features in Centennial Park and the North Randwick residential area. Centennial Parklands is a unique place of exceptional national, state and local heritage significance.



Centennial Park developed at the top of the Botany Bay catchment in an area originally part of the territory of the Gadigal people. It retains evidence of the original landforms that developed as part of the dune systems in the area at the time.

Centennial Park is highly valued for its scale and beauty and the diversity of its natural, Indigenous and cultural heritage. It continues to play an important role in Sydney’s history and retains significant associations with the development of the early colony of NSW, the establishment and design of parks and gardens for the public good, and prominent events. These include the Centenary and Bicentenary of the establishment of the NSW colony, inauguration of the Commonwealth of Australia in 1901, the 2000 Olympic Games, the Paralympics and the Centenary of Federation celebrations in 2001 (Heritage NSW). It is highly significant for its leisure and sporting facilities, supporting a diversity of activities for the whole community.



Darley Road houses fronting Queens Park

The **North Randwick Heritage Conservation Area (HCA)** is significant for its Federation and Inter-War housing, its predominantly single storey scale, face brick construction, dominant slate and terra cotta tiled roofs and well established cultural plantings. The area along Darley Road is characterised by its single-storey Edwardian cottages and duplexes overlooking Centennial Park. The consistency of the architecture in North Randwick is partly a reflection of the unusual historical circumstances which delayed the release of the area for housing. The street and subdivision pattern is Victorian in origin, though the area developed over a long period resulting in a juxtaposition of Federation and Inter-War housing often on narrow Victorian allotments.

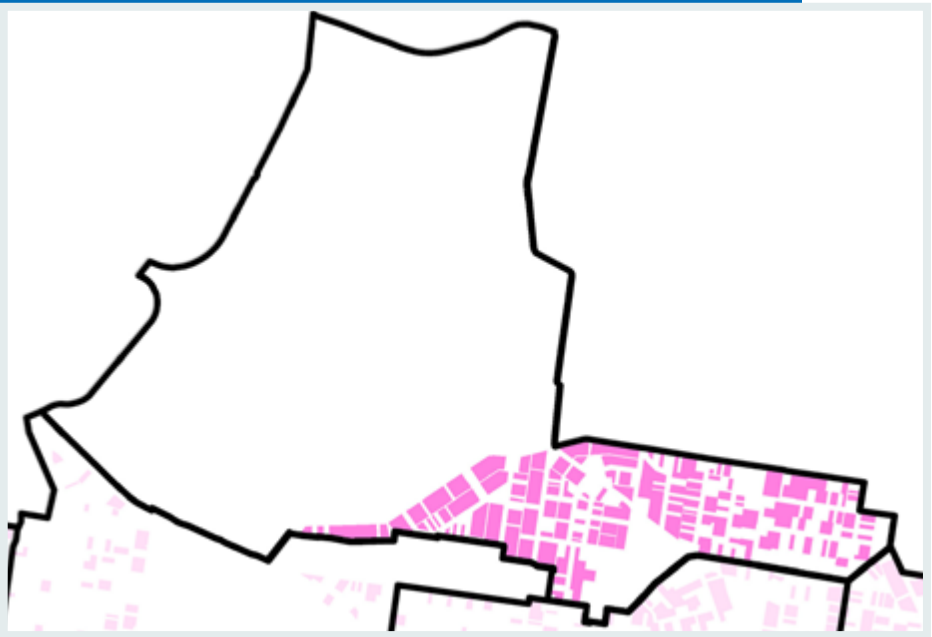


The low speed roads and children’s bike tracks in Centennial Park invite people to cycle, walk, run and play sport. A shared path extends along the southern edge of the park along Darley Road, and there is also a new separated shared path along Alison Road as part of the light rail project. Tree-lined streets provide a pleasant environment for active travel throughout the area. Improvements to access to Centennial Park from surrounding residential areas will improve active transport opportunities in the LCA. The Queens Park Pedestrian and Cycle Path (in Waverley LGA) which is a project by Centennial Parklands in partnership with Waverley and Randwick Councils will work to achieve this. Council is also working to provide better pedestrian crossing facilities along Darley Road.

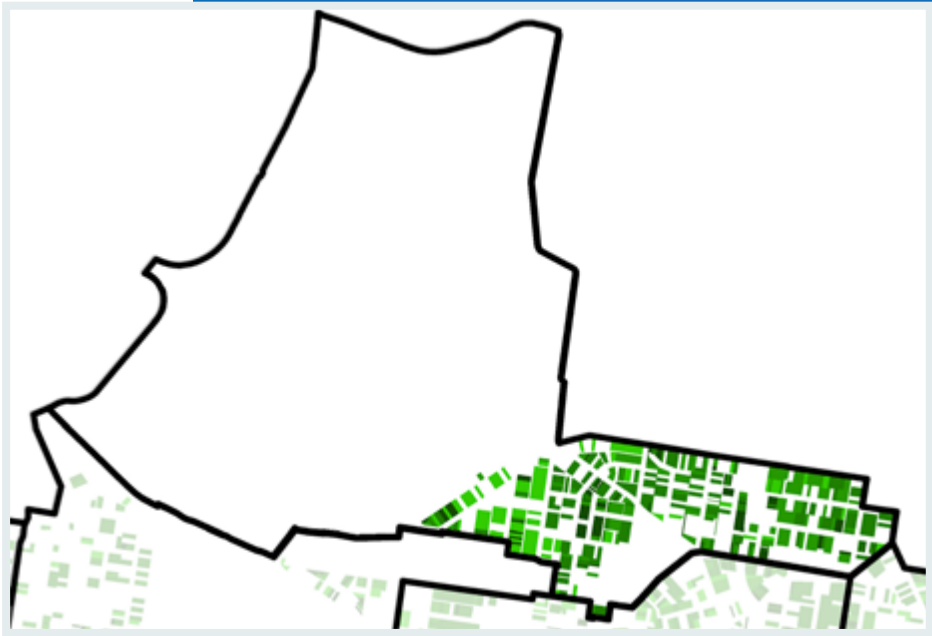
The North Randwick area's mixed building stock adds significantly to its local character, ranging from larger Federation houses on Darley Road to small semi-detached homes on Dangar Street. There has been very little redevelopment relative to other parts of Randwick, with most buildings and streetscapes retaining their essential period character. The built form character of the area has a strong affinity with areas bordering Queens Park which forms part of the Waverley LGA.

The LCA's lot size and frontage widths are consistent with the Victorian subdivision pattern and standard house designs to suit narrow frontages. The majority of lots are small, with 70.29% of all lots ranging from 150 to 450sqm. Similarly, smaller frontage widths of predominantly 3m to 10m reflect the narrow Victorian allotments. Lots above 800sqm are exceptions to this and are located mostly along Darley Road facing Centennial Park.

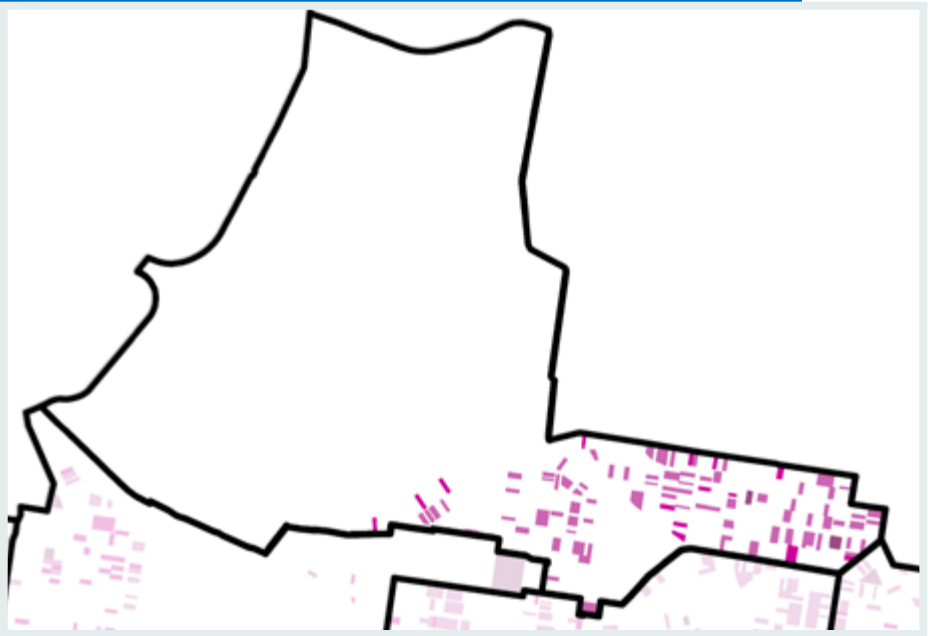
The prevalent typology are single dwellings with 1 or 2 storeys (58.1%) which reflects the persistent, strongly Federation streetscapes as part of its character. This is followed by semi-detached dwellings and dual occupancies which together account for 30.1% of all housing. This is reflective of the smaller lot sizes and frontage widths in this area. Flats account for 8% of dwellings and are located predominantly on Gilderthorpe Avenue and Darley Road.



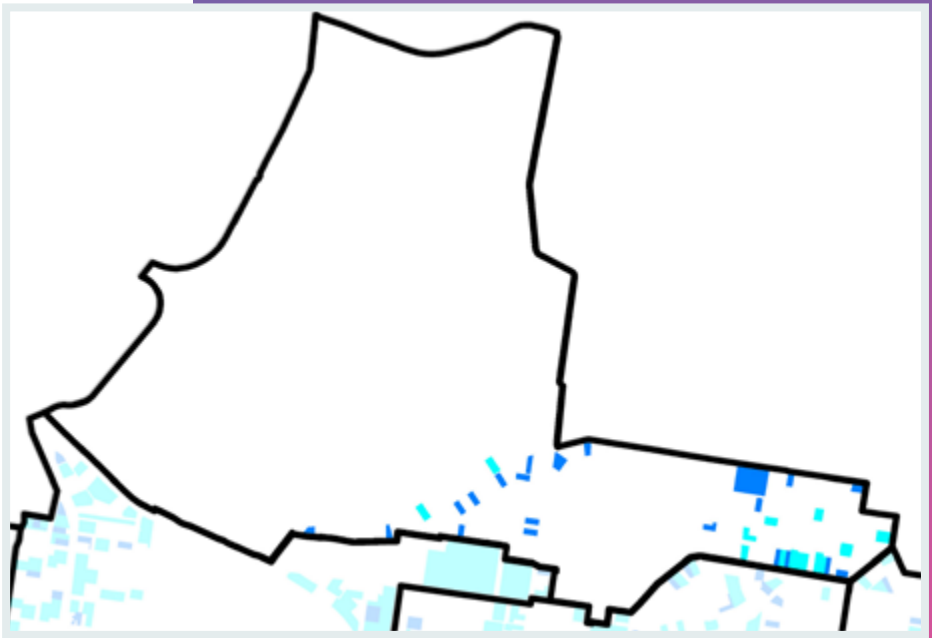
Single dwellings



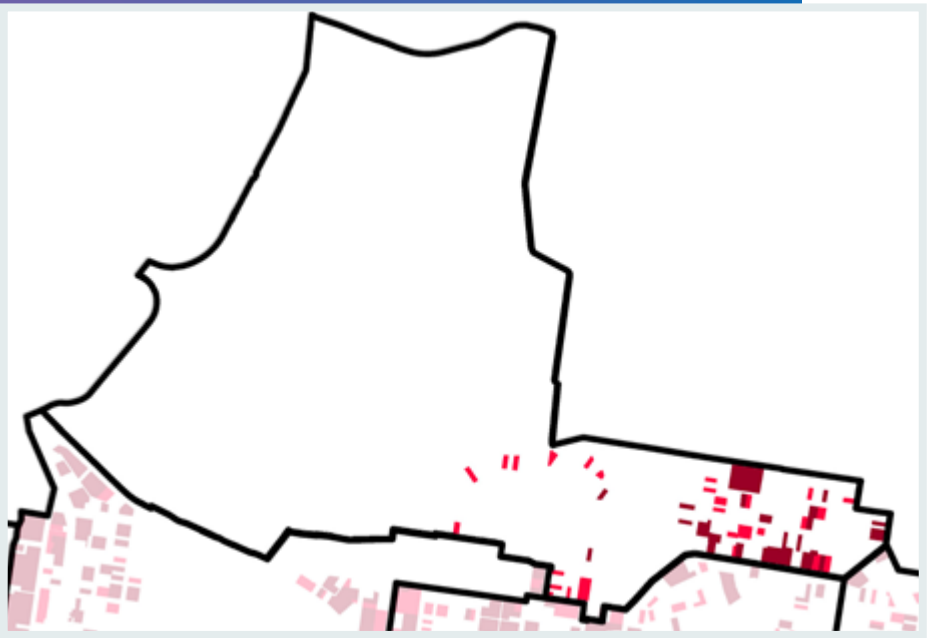
Lot areas from 150 to 450sqm



Semi-detached, dual occupancies and attached dwellings

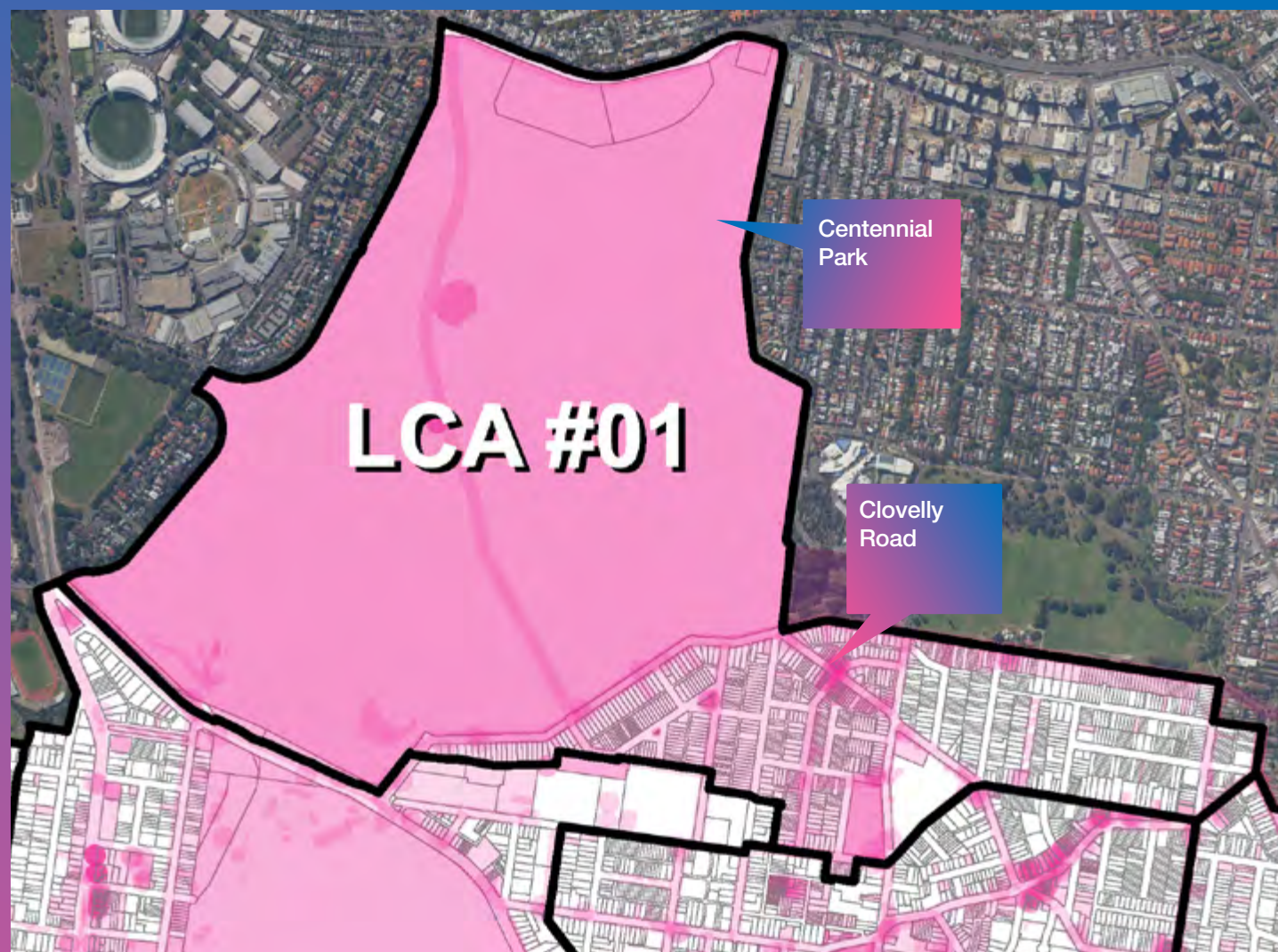


Lot areas above 800sqm



Multi storey flats

The following map is the spatial representation of the social indicators mapping overlay. It shows the concentration of indicators such as community facilities, heritage and culture, leisure and recreation, public transport and social housing. It provides evidence of nodes where social indicators emerge as a dense layer (i.e. dark pink) along Clovelly Road and in Centennial Park.



The circular sunburst chart illustrates the distribution of cement types across different regions. The central circle is labeled 'TOTAL CEMENT'. The chart is divided into three main segments, each representing a different cement type, with further sub-segments for specific regions or countries.

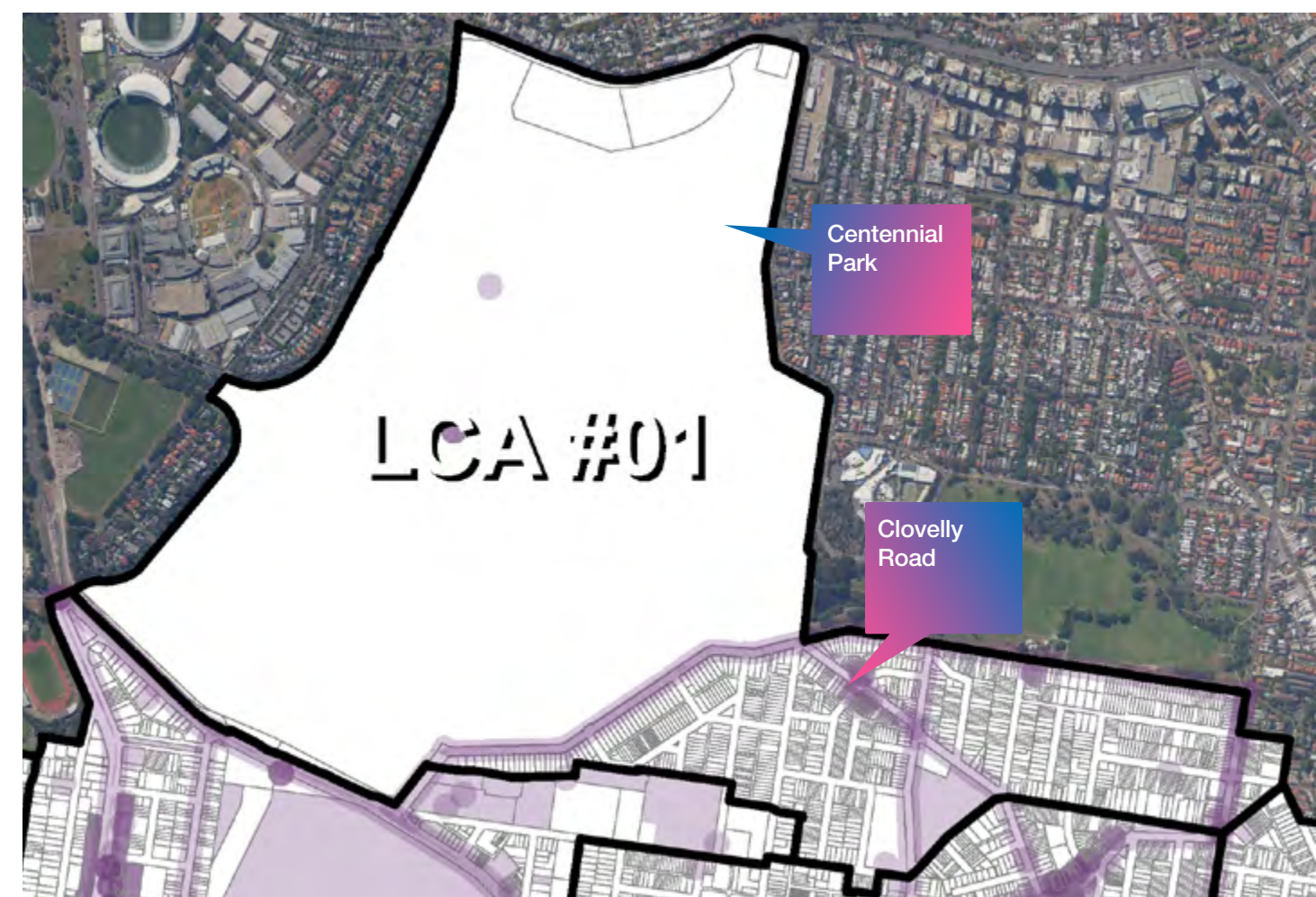
Cement Type	Region/Country	Percentage
PORTLAND CEMENT (Orange)	INDIA	35%
	CHINA	25%
	USA	15%
	EUROPE	10%
	OTHER	15%
PORTLAND CEMENT WITH ADDED FLY ASH (Green)	INDIA	25%
	CHINA	15%
	USA	10%
	EUROPE	10%
	OTHER	40%
PORTLAND CEMENT WITH ADDED GGBS (Blue)	INDIA	15%
	CHINA	10%
	USA	5%
	EUROPE	5%
	OTHER	65%

The open space of Centennial Park provides health, environmental and economic benefits to both the local community and the Greater Sydney region.

While the economic value of such a large area of trees and open space is immeasurable, some of the economic benefits that Centennial Park provides include:

- Supporting tourism, both domestic and international
- Promoting and supporting the research sector
- Providing a space for economic opportunities such as events, music festivals and weddings
- Cafes and restaurants

The predominant commercial activity of the LCA is focused on the small centre at the top of Clovelly Road toward Darley Road. This centre consists of a number of cafes and restaurants and bicycle stores due to its proximity to Centennial Park and essential stores such as hair salons, a butchery and dog washing store. It also contains some services such as a physiotherapist, plumbing trade store and mechanic.



The above map is the spatial representation of the economic indicators mapping overlay. It shows the concentration of indicators such as local economy, commercial areas, food

and health-related activities, road network and parking. It provides evidence of nodes where economic indicators emerge as a dense layer (i.e. dark purple) at the small centre on Clovelly Road.

Parklands North Randwick Special Character Area

Centennial Park Special Character Area has been derived from the indicators overlay density analysis and the community's shared values and future aspirations.

The Centennial Park Special Character Area has high environmental, social and economic significance to Randwick City and Greater Sydney as a whole. Our community engagement found that the community has a strong connection with Centennial

Park and many value it as their special place. Maintaining the quality and scale of the Parklands in its urban context means that maintaining the environment for future generations is the key character direction for this Special Character Area.



Character principles

These character principles have been prepared to set the desired future character of Parklands North Randwick LCA. The character principles have been formulated based on the analysis documented in this statement.

Parklands North Randwick LCA character principles:

- Improved walking and cycling access into Centennial Park
- Increase in shading over the shared paths along Alison Road
- Provide green grid connections from Centennial Park to surrounding areas
- Increase street tree planning to support local wildlife
- Enhance the village feel in the shopping strip on Clovelly Road

These character principles will inform the comprehensive review of the Randwick *Local Environmental Plan 2012* occurring in 2020 and guide future provisions in the *Randwick Development Control Plan 2013* which will be reviewed and updated following the adoption of the new LEP.

By elevating local character in the local planning framework, we will deliver better place-based planning outcomes for the community.





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