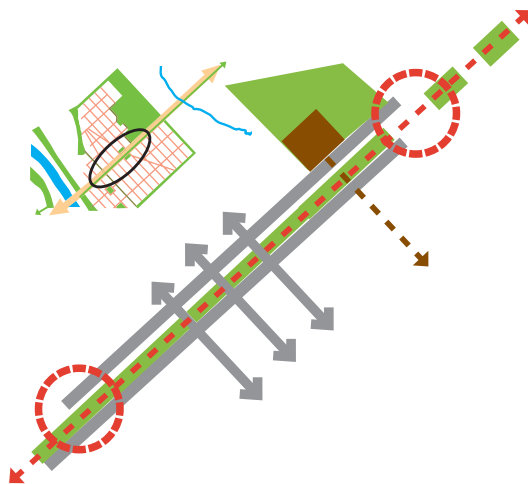


enhancing the town centre

The Town Centre Concept Plan identifies several key projects, which will need to be designed as a whole but could be implemented in parts as Council funding allows. Photos from other successful towns and cities have been provided to give an idea of possible outcomes. To get a further indication of what some of these might look like, refer to the Preliminary Design Options for the Burnett Street crossing, East Street and Baring Square upgrades.

key projects

Green Corridor 'The Green'



Purpose:

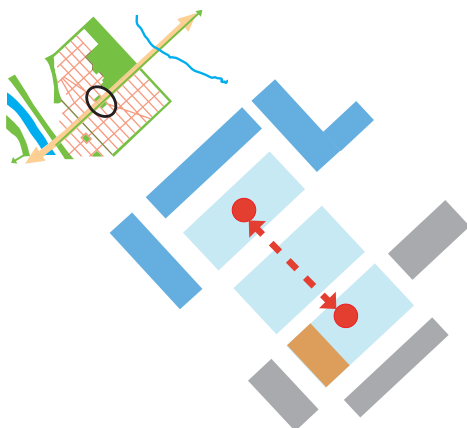
To repair and strengthen the existing green links connecting the two major open spaces within the town, the Domain and the Ashburton River, via a GREEN CORRIDOR. Enhance existing links across the corridor between the two parts of the town centre.

Suggested improvements:

- Signal approach to town centre by establishing 'green gateways' along the highway at either end of the town centre (e.g. Wakanui Stream crossing, Walnut Avenue intersection, Domain and Railway Station, Ashburton 'River Park')
- Add a pedestrian path to the eastern side of the bridge to improve direct walking access from Tinwald
- Complete continuous cycling and walking lanes adjacent to East Street
- Upgrade East Street to slow road within the three main retail blocks
- Enhance visual and movement links across the corridor between eastern and western parts of the town centre
- Establish public spaces and visual landmarks within the 'Green Corridor' to encourage visitors to stop (e.g. playground, cafés, viewing platforms, sculpture etc.)
- Soften commuter and visitor car parking areas along highway
- Refurbish and extend historic bridge across railway and West Street.



Civic Precinct (Including Baring Square)



Purpose:

To better integrate both sides of Baring Square (east and west) across the railway/highway corridor and establish these spaces as the civic 'heart' of Ashburton and the District.

Suggested improvements:

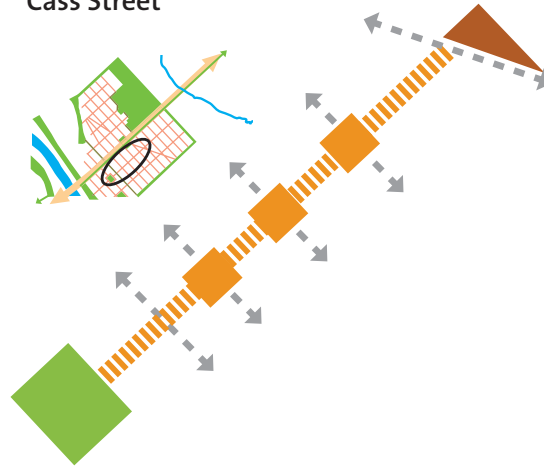
- Refurbish and extend the existing core of civic buildings around Baring Square to define, address and open out onto the Square
- Upgrade Baring Square to better cater for civic functions, including public and ceremonial events
- Improve movement connections to and through the square and upgrade surrounding streets to tie in with the square design
- Provide market space to encourage more daytime and weekend use
- Establish visual links between East and West parts of Baring Square, particularly between monuments.



enhancing the town centre

key projects (cont'd)

Cass Street



Purpose:

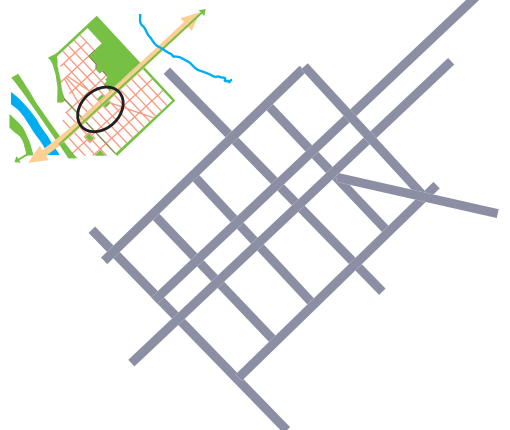
To extend the smaller retail area of the town centre to the eastern side of Cass Street; strengthen the link from Mona Square to the Triangle shops; and establish gateway points into the town centre from the eastern suburbs.

Suggested improvements:

- Implement special design controls on corner sites to reinforce their significance as gateways into the town centre and encourage a mix of uses, including residential
- Upgrade Cass Street with an emphasis on the intersections, to create 'Stepping Stones' along this new retail street, and create its own identity within the overall street grid
- Upgrade Mona Square into a high quality urban park with recreational facilities for local residents (e.g. play grounds)
- Create a new square "The Triangle" as an end point to both the Cass Street retail street and proposed Cultural Precinct



Reinforcing the local grid



Purpose:

To prioritise public street upgrades within the town centre to focus on improving pedestrian orientation and the quality of footpaths and crossings points.

Suggested improvements:

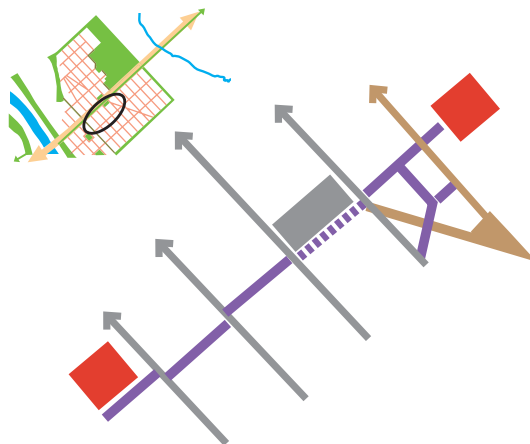
- Establish a clear hierarchy between different types of streets to increase legibility and way-finding
- Redistribute street width to accommodate wider pedestrian footpaths or create shared surface streets, where pedestrians get priority.
- Improve walking amenity and safety by introducing trees, shelter, pedestrian scaled lighting, high quality paving and level and/or raised crossings.
- Maintain and protect sightlines towards the mountains from streets which are unique to the town and provide a sense of identity.



enhancing the town centre

key projects (cont'd)

The Lanes - Cultural Precinct



Purpose:

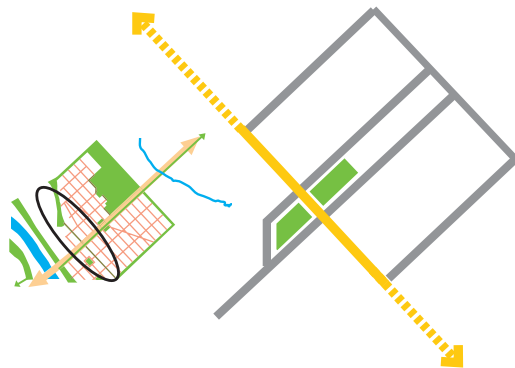
To create alternative routes cutting through the large town centre blocks to improve access throughout the retail precinct and establish better connections with the proposed Cultural Precinct. Diversify pedestrian experiences within the town centre by creating intimate and interesting, yet safe, laneways.

Suggested improvements:

- Develop the Triangle shops as a cultural hub with links to the Performing Arts Theatre. Use development controls to encourage an Arts and entertainment land use focus.
- Upgrade the existing lanes and arcades to improve access and safety throughout the town centre.
- Extend the laneway network through additional street blocks, towards the supermarket and Performing Arts Theatre (north) and Farmers store (south). These are strong 'anchor' activities that draw people along these routes.



The 4th Avenue – Moore Street



Purpose:

To complete the southern side of the square established by Oak, Walnut and Chalmers avenues. This fully defines the southern extent of the town centre and upgrades the main western approach from Methven and other outlying towns of the District.

Suggested improvements:

- Establish a greener tree-lined avenue into the town centre via Moore Street, while still maintaining it as a major traffic route.
- Create gateways into the town centre from the south at the intersections with East and West streets, incorporating the Skate Park
- Upgrade the intersections with Chalmers and Oak avenues to ensure the other avenues fully contribute to completing the avenue enclosure of the town centre.

