



OPERATING GUIDELINES

NORTH ADELAIDE PUBLIC REALM

Noted by: *City Strategy & Policy Committee on 27/08/2007*

Next Review Date: *August 2010*

Responsible Officer

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1. INTRODUCTION

The following guidelines are to be used when works are proposed in the public realm of North Adelaide (in conjunction with any other relevant Policies and Operating Guidelines). The works may include street upgrades or renewals, maintenance of existing works and the introduction of any new infrastructure.

The guidelines are based on the findings and recommendations contained in the North Adelaide Public Realm Conservation Management Plan (Appendix 1).

2. GUIDELINES FOR EFFECTIVE IMPLEMENTATION

2.1 Road Surfaces

Objectives

- To promote a consistent approach to the surfacing of roads throughout North Adelaide.
- To ensure that new road surfaces do not negatively impact on the visual setting of North Adelaide.

Technical Guidelines

- Maintain existing bituminous concrete road surfaces.
- Re-sheet road surfaces, where necessary, in bituminous concrete.

Possible Actions

- Explore, over time, alternative asphalt compositions that contain greater colour variation and texture, to minimise the “race track” appearance of new road surfaces.

2.2 Kerbs and Stormwater Tables

Objectives

- To retain and conserve existing stone, brick and timber watertables, driveway crossovers, raised culverts and kerbs.
- To retain and conserve central stone invert drains.
- To replace existing concrete/bitumen kerbs and watertables with stone kerbs, watertables and driveway crossovers, where a predominance of this approach still remains in the street.
- To replace over time, stones set in concrete, that have not been laid in the traditional manner.

- To ensure that new stonework is carried out in a traditional manner, using original stone, where possible.
- To ensure that where new stone is required, it is comparable in colour, texture, strength, durability and appearance of the original stone.
- To encourage new work to be identified as such, to distinguish it from historic fabric.

Technical Guidelines

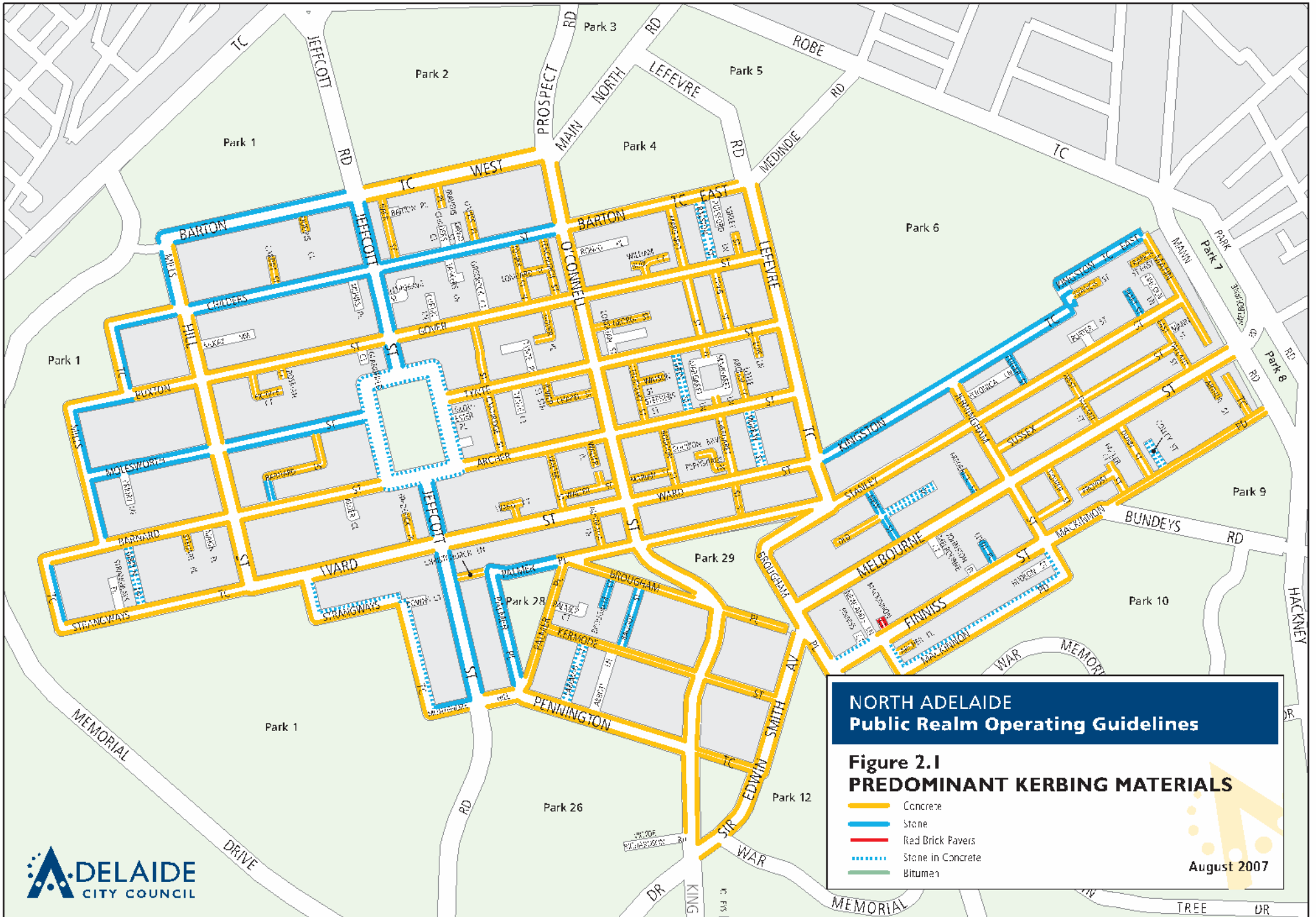
- Where any major maintenance, renewal or enhancement project is proposed in a street (or part of a street), that is identified as having predominantly stone or stone set in concrete in the kerb and/or watertable (identified in Figure 2.1 and Figure 2.2), the following approach should be followed:
 - Existing concrete and bitumen kerbs, watertables and driveway crossovers should be replaced with stone kerbs, watertables and driveway crossovers, wherever possible. (This will need to be determined on a case by case basis in liaison with heritage staff, depending on the existing condition and the degree of maintenance work required);
 - Existing stone should be re-used in the proposed works where possible;
 - Any stone that cannot be re-used in the proposed works should be recorded and stockpiled at Wingfield Depot;
 - Where additional stone is required, the stone stockpiled at Wingfield Depot should be used in the first instance, where possible (except where the stone is from the City Square mile in which case it should be retained for use in the City Square mile);
 - Stone kerbs should be dry jointed with no visible mortar on the face of the kerb. Stability should be provided by mortar at the rear of the kerb;
 - All stonework should be carried out in a traditional manner, in accordance with approved specifications contained in the Urban Elements Catalogue (to be prepared);
 - The date of construction of new stonework should be discretely inscribed in the work, where possible, to distinguish it from original stone work; and
 - Heritage Staff should be consulted as part of the scoping of the work.
- New concrete kerb and watertables should be constructed in accordance with the approved specifications contained in the Urban Elements Catalogue (amend current specifications to use standard grey Portland Cement instead of Brighton Lite cement).
- Domestic stormwater disposal to the road watertable, through the kerb, may be undertaken provided the pipe is concealed below the footpath and verge surface,

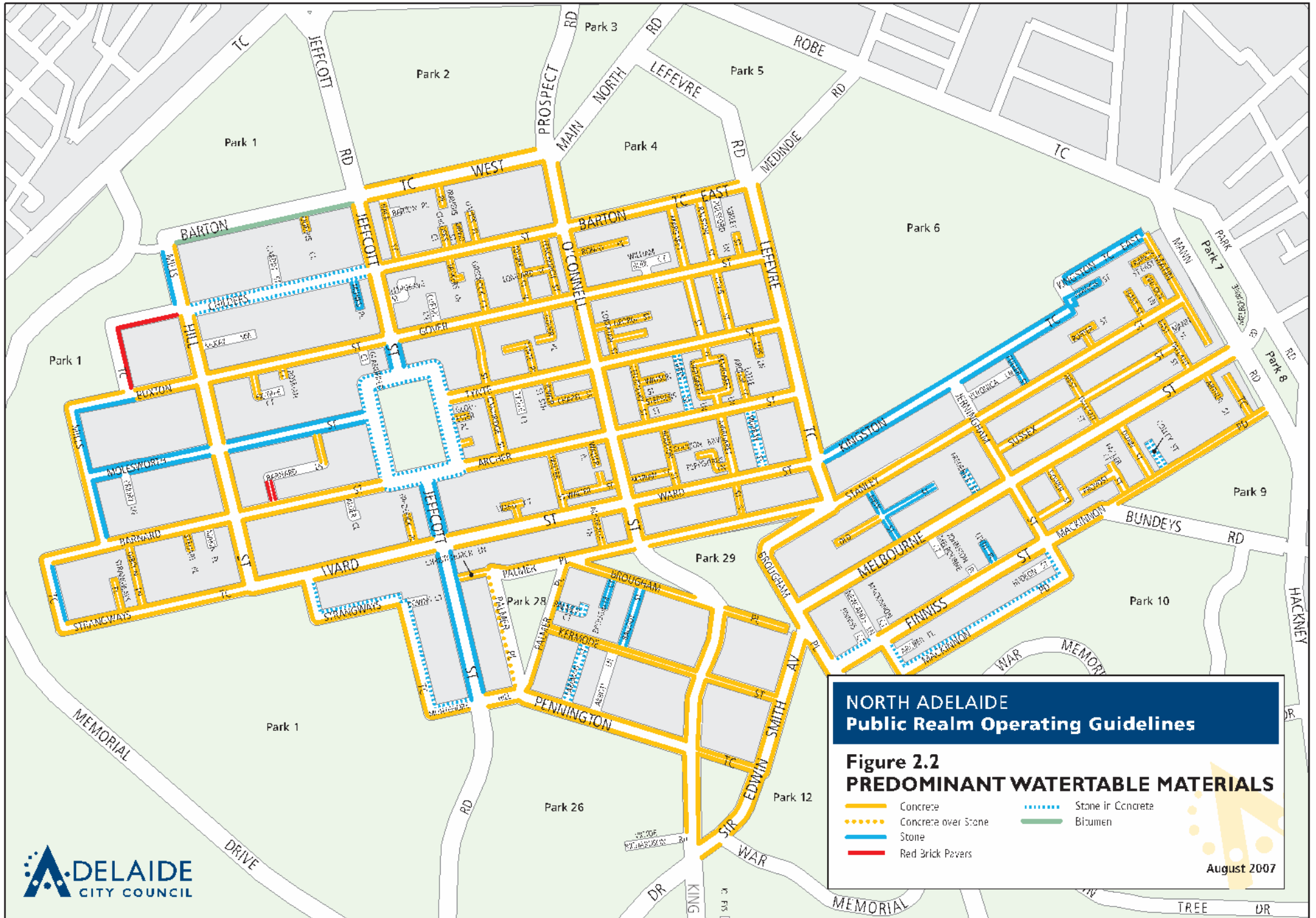
in accordance with approved specifications contained in the Urban Elements Catalogue

- The use of checker plate drains (or similar) are inappropriate.
- The use of unplasticised polyvinyl chloride (UPVC) is inappropriate.
- The use of rollover kerbs, or similar, are inappropriate, except where used as a driveway crossover in streets where the kerbs and watertables are predominantly concrete (identified in Figures 2.1 & 2.2) (amend Footpath Paving Policy and Operating Guidelines)

Possible Actions

- Consider re-setting stone kerbs in Curtis Street, Ralston Street, Murray Street, Colley Street, Lakeman Street, Strangways Terrace (between Ward and Montefiore Hill) and Wellington Square, where the stone have been set as a veneer to the concrete kerb and resulted in an inauthentic appearance.
- Undertake an audit of existing stone stockpiled at Wingfield Depot to ascertain the availability of useable stone for new work and establish a system for recording any additional stone to be stockpiled.
- Undertake a stone sourcing project to determine availability of suitable new stone.
- Prepare specifications for inclusion in the Urban Elements Catalogue for the following technical works relating to kerbs, water tables, driveway crossovers, centre stone invert drains and trees located within the kerb and water table:
 - Maintenance of existing stonework;
 - Re-setting of existing stonework;
 - Removal of bitumen from existing stone;
 - Setting of new stonework; and
 - New driveway crossovers.





2.3 Footpaths and Driveway Crossovers

Objectives

- To retain and conserve all existing concrete flagstone footpaths.
- To introduce new paving in accordance with the street hierarchy and the Footpath Paving Policy.
- To minimise physical intrusions in the footpath, such as checker plate drains.
- To retain and conserve stone, brick and timber watertables, driveway crossovers, raised culverts and kerbs.
- To replace existing concrete kerbs and watertables with stone kerbs, watertables and driveway crossovers throughout North Adelaide, where a predominance of this approach still remains in the street.
- To encourage new work to be identified as such, to distinguish it from historic fabric.

Technical Guidelines

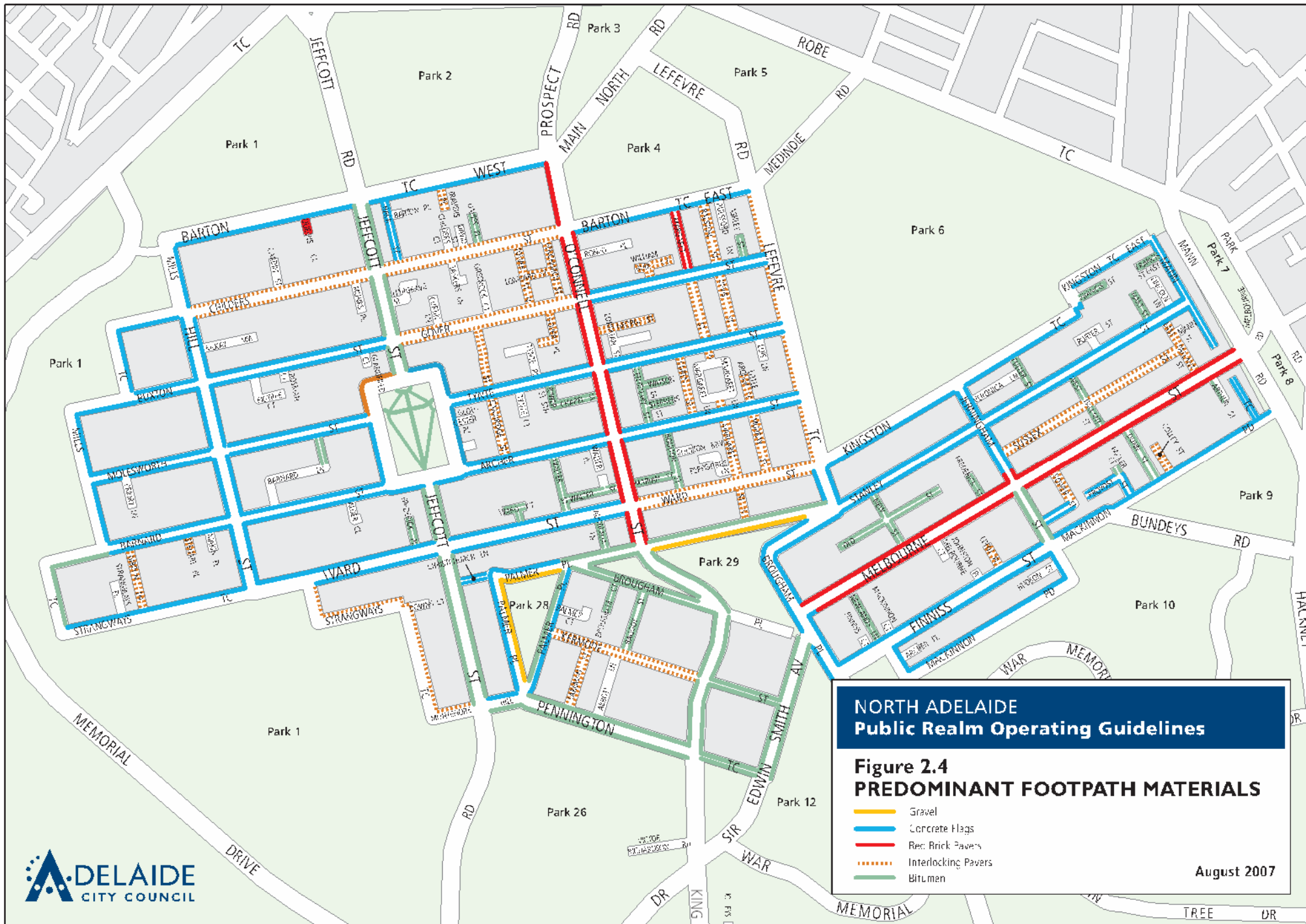
- When a street upgrade, renewal or enhancement is proposed, the footpath paving materials specified in Figure 2.3 should be introduced, in accordance with the Footpath Paving Policy and Operating Guidelines (adopted 29 January 2007). Heritage and Urban Design staff should be consulted during the scoping of the work, particularly for minor streets, to determine the most appropriate approach.
- All new stonework and the re-setting of existing stone for level driveway crossovers should be carried out in a traditional manner, in accordance with the approved specifications contained in the Urban Elements Catalogue (to be prepared).
- The date of construction of new stonework should be discretely inscribed in the work, where possible, to distinguish it from original stone work.
- Where trip hazards are identified, the problem should be rectified by the existing materials being re-layed or re-set. New materials should not be introduced (eg. two small concrete flags should not replace one large concrete flag).
- Domestic stormwater disposal to the road watertable, through the kerb, should be undertaken so that the pipe is concealed below the footpath and verge surface, in accordance with approved specifications contained in the Urban Elements Catalogue.
- Checker plate drains (or similar) are inappropriate.
- The use of UPVC is inappropriate.
- Where tactile inserts are required, the colour should meet or minimally exceed the 30% contrast requirement (as specified in the Disability Discrimination Act) of the relevant pavement treatment.
- Predominant footpath materials are identified on Figure 2.4.

Street Hierarchy	Paving material
Terraces	Concrete flagstones (600mm x 900mm) laid parallel to the kerb
Major Streets	Concrete flagstones (600mm x 900mm) OR special purpose pavers depending on the character of the street (Consult Heritage and Urban Design staff during scoping of works)
Minor Streets	One of a number of paving materials, depending on the scale and character of the street (options include 450mm x 600mm concrete flagstones, asphalt banded with pavers, asphalt, coloured concrete flagstones, brick etc.) (Consult Heritage and Urban Design staff during scoping of works)
Major Retail Streets (O'Connell Street and Melbourne Street)	Special purpose pavers consistent with Master Plan for the precinct
Wellington Square	Inside Square - Determined by Master Plan for Wellington Square Property side – Concrete flagstones (900mm x 600mm) (laid parallel to the kerb)
Brougham Gardens/Tandotittingga and Palmer Gardens/Pangki Pangki	Inside gardens – Determined by relevant Master Plan Property side - Concrete flagstones (900mm x 600mm) (laid parallel to the kerb)

Figure 2.3 Paving materials for use in North Adelaide

Possible Actions

- The Footpath Paving Policy and Operating Guidelines should be amended in relation to the laying of new concrete pavers to ensure they are laid parallel to the kerb, reflecting the existing approach in North Adelaide.
- The Footpath Paving Policy and Operating Guidelines should be amended in relation to the treatment of driveway crossovers in streets containing stone kerbs and water tables as follows:
 - The use of rollover kerbs, or similar are inappropriate in North Adelaide, except where used as a driveway crossover in streets where the kerbs and watertables are predominantly concrete (identified in Figures 2.1 & 2.2); and
 - Level stone driveway crossovers in streets identified as having predominantly stone or stone set in concrete identified in Figure 2.1 and/or Figure 2.2, should be re-instated as part of any proposed street upgrade, renewal or enhancement, in accordance with approved specifications contained in the Urban Elements Catalogue.



2.4 Street and Footpath Lighting

Objectives

- To retain and conserve lighting that has heritage value or contributes to the heritage value and historic character of North Adelaide.
- To introduce new street and footpath lighting that contributes to the heritage value and historic character of North Adelaide.
- To encourage a consistent approach to street and footpath lighting in the residential streets of North Adelaide.
- To carefully manage the undergrounding of electricity wires to ensure that above-ground cubicles, switching boxes and the like are designed and located in such a way that does not negatively impact on the heritage values of North Adelaide.

Technical Guidelines

- Maintain existing lighting until such time as a street upgrade, renewal or the undergrounding of overhead electricity wires is proposed, then replace or introduce new footpath or street lighting in accordance with the relevant approved specifications contained in the Urban Elements Catalogue.
- Where undergrounding of overhead electricity wires is proposed, existing street name plates that are attached to stobie poles, should be re-mounted onto painted timber posts in accordance with the approved specifications contained in the Urban Elements Catalogue.
- Locations of former MTT poles and the former tram route are identified on Figure 2.5.

Possible Actions

- Consider retaining and conserving some or all examples of existing acrylic prismsphere lighting in Tynte Street and Lefevre Terrace and the “heritage” lighting in Gover Street.
- Consider retaining an example(s) of a stobie pole(s) in North Adelaide, including interpretation, as part of the undergrounding of electrical services and the subsequent removal of stobie poles.
- Consider retaining and restoring to the original design, one (or a sample of) former Municipal Tramways Trust (MTT) poles *in situ* in both Ward and Hill Streets and provide interpretation regarding their original function in relation to the tram route through North Adelaide.



2.5 Street Furniture

Objectives

- To retain and conserve existing street furniture that is of heritage value.
- To introduce new street furniture that complements the heritage value and historic character of North Adelaide.
- To encourage a consistent approach to street furniture in the residential streets of North Adelaide.
- To remove, over time, elements of street furniture that have a negative impact on the heritage values and historic character of North Adelaide.
- To encourage new work to be identified as such, to distinguish it from historic fabric.

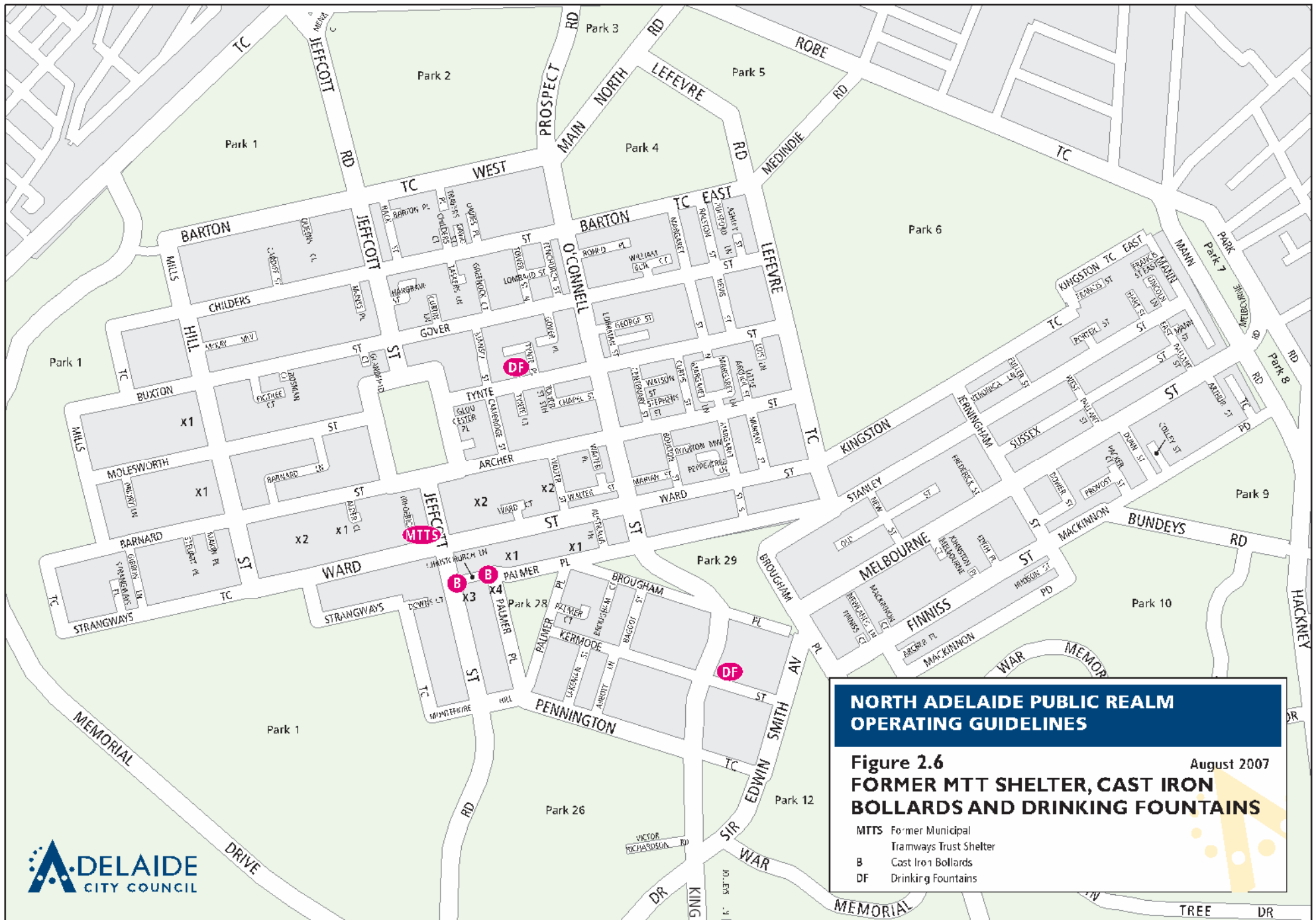
Technical Guidelines

- Until a detailed heritage assessment is completed, the former Municipal tramways trust (MTT) shelter located on the footpath of the north west corner of Ward and Jeffcott Streets should be conserved and maintained *in situ*.
- The date of construction of new work should be discretely inscribed in the work, where possible, to distinguish it from the historic fabric.
- The cast iron bollards in Christchurch Lane should be conserved and maintained.
- All drinking fountains should be conserved and maintained.
- The use of garden hoops, designed in accordance with the approved specification contained in the Urban Elements catalogue, is encouraged as a traditional method of protecting Council maintained garden beds and lawns.
- The use of “cliplock” or inauthentic Garden Hoops are to be avoided.
- Progressively replace or introduce elements of street furniture in accordance with the approved specifications contained in the Urban Elements Catalogue (or relevant specification in relation to bus shelters), with the exception of the former MTT shelter in Ward Street, the cast iron bollards and drinking fountains identified above.
- Locations of former MTT Shelter, cast iron bollards in Christchurch Lane and drinking fountains are identified on Figure 2.6

Possible Actions

- The former Municipal Tramways Trust (MTT) tram shelter located on the footpath of the north west corner of Ward and Jeffcott Streets should be the subject of a detailed heritage assessment to :
 - confirm its date of construction;
 - investigate its original configuration; and

- undertake a comparative analysis with other shelters of this type in Adelaide and the broader metropolitan areas.
- Consider replacing the garden hoops at the Jerningham Street and Stanley Street intersection with the garden hoops specified in the Urban Elements Catalogue.



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Figure 2.6 August 2007
**FORMER MTT SHELTER, CAST IRON
 BOLLARDS AND DRINKING FOUNTAINS**

- MTTS Former Municipal Tramways Trust Shelter
- B Cast Iron Bollards
- DF Drinking Fountains



2.6 Street Name Plates

Objectives

- To retain and conserve the cast iron street name plates, enamel street name plates and hand painted directional signs that have local heritage value and/or contribute to the historic character of North Adelaide.
- To introduce street name plates and painted timber posts that contribute to the heritage value and historic character of North Adelaide.
- To encourage a consistent approach to street name plates and posts in the residential streets of North Adelaide.
- To remove street name plates or posts that have a negative impact on the heritage values and historic character of North Adelaide.
- To reinstate street name plates where they have been removed.
- To encourage new work to be identified as such, to distinguish it from historic fabric.

Technical Guidelines

- The following street name plates and directional signs should be conserved and maintained:

Local Heritage Value	<ul style="list-style-type: none"> ▪ Cast iron street name plates: "Fenchurch St", "West Pallant St", "Colley St", "Barton Terc", "Gover Place", "Murray Street", "Gloucester Pl". ▪ Enamel Street Name Plate: "Stanley Street"
Contributes to heritage value/historic character	<ul style="list-style-type: none"> ▪ Hand painted directional signs: "To Molesworth St" (corner of Tynte St and Wellington Sq); "To Molesworth St" (corner Tynte and O'Connell Streets); "To Strangways Tce" (Montefiore Hill); "To Strangways Tce" (corner of Ward and O'Connell Streets) ▪ Painted timber street name posts and attached name plates

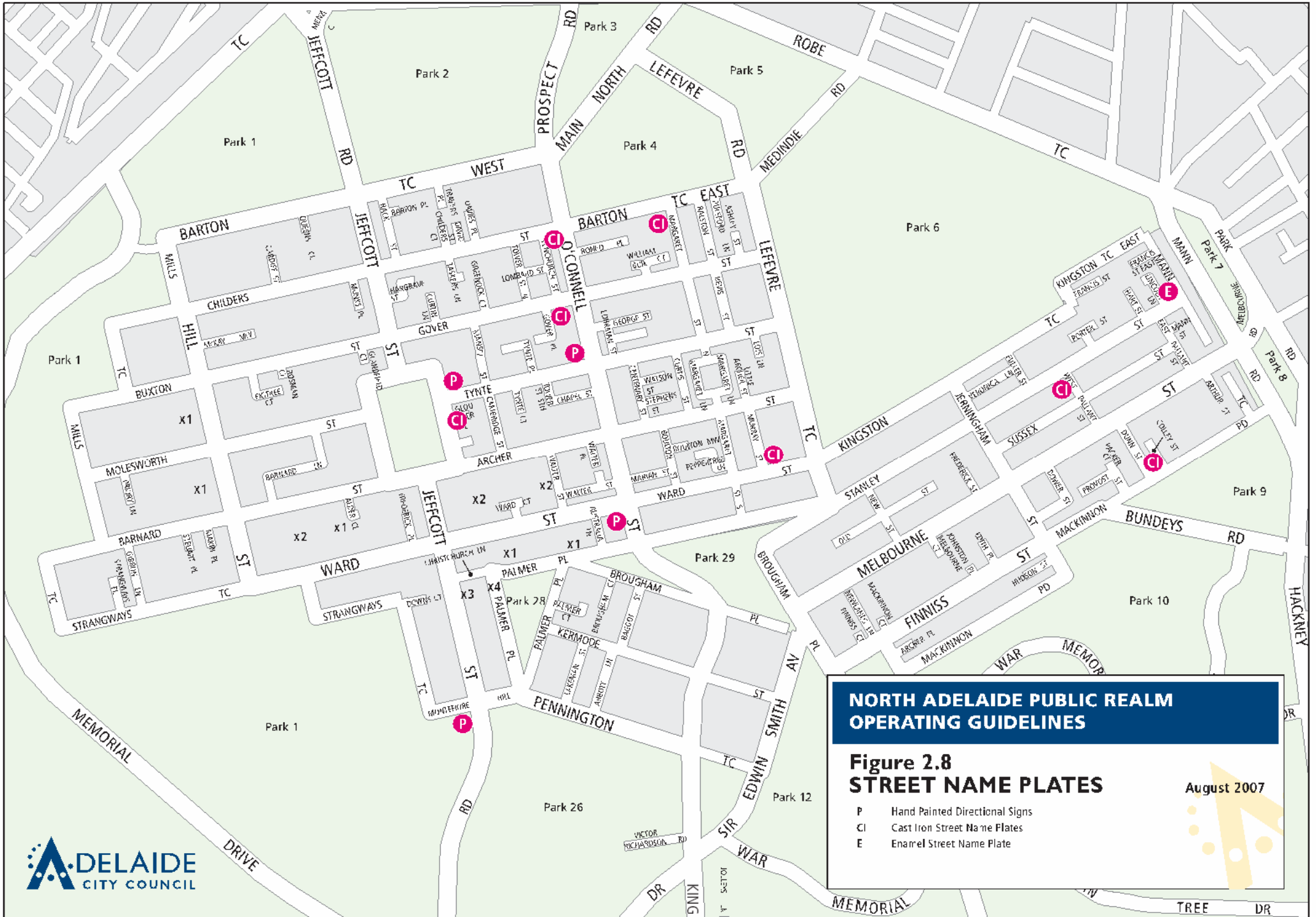
Figure 2.7 Street Name Plates to be conserved

- Maintain and conserve all existing painted timber posts with attached street name plates.
- Where a street upgrade or renewal is proposed in a residential street, introduce street name plates attached to painted timber posts where relevant, in accordance with the approved specification contained in the Urban Elements Catalogue (to be prepared). (This includes the removal of signs from stobie poles and metal posts and relocated onto painted timber posts).

- Replicate and replace any hand painted directional signs that are stolen or removed and re-affix with hidden secure screws.
- The date of construction should be discretely inscribed on any replicated street name plates, where possible, to distinguish them from historic fabric.
- Introduce a painted timber street name post for Ward Street (at the corner of Ward and O'Connell Street) and affix the existing "To Strangways Tce" painted directional sign directly below the Ward Street name plate.
- Where the undergrounding of overhead electricity wires is proposed, existing street name plates that are attached to stobie poles, should be re-mounted onto painted timber posts in accordance with the approved specifications contained in the Urban Elements Catalogue (to be prepared).
- Locations of cast iron and enamel street name plates and painted directional signs are identified on Figure 2.8.

Possible Actions

- Historic street name plates identified as having local heritage value should be included in the listing of the relevant Local Heritage Place (where applicable) in the Development Plan.
- Prepare specifications for street name plates and painted timber posts for inclusion in the Urban Elements Catalogue.
- Investigate the relocation of the ETSA box located at the West Pallant Street sign.



2.7 Street Number Plates

Objectives

- To retain and conserve the blue and white enamel street number plates that contribute to the historic character of North Adelaide, where possible.
- To progressively re-introduce street number plates within the residential streets of North Adelaide.
- To encourage new work to be identified as such, to distinguish it from historic fabric.

Technical Guidelines

- Encourage property owners to maintain and conserve all existing blue and white, enamel street number plates.
- The date of production of any new enamel street number plates should be discretely inscribed on the rear of the plate, to distinguish them from the historic street number plates.
- Streets with a predominance of blue and white, enamel street number plates are identified on Figure 2.9.

Possible Actions

- Consider offering blue and white, enamel street number plates to all property owners in North Adelaide, upon request.
- Prepare guidelines on how the plates should be positioned and affixed.



2.8 Nature Strips

Objectives

- To reinforce the heritage value of North Adelaide.
- To ensure that nature strips are landscaped in a way that contributes to the heritage value and historic character of North Adelaide.
- To remove nature strips that do not contribute to the heritage value and historic character of North Adelaide.

Technical Guidelines

- All nature strips should be established and maintained in accordance with the Nature Strip Operating Guidelines (to be prepared).

Possible Actions

- Prepare Nature Strip Operating Guidelines that take into account the following considerations:
 - the heritage value and historic character of North Adelaide;
 - consistency of approach for each street;
 - the historical importance of quarry rubble;
 - the restriction of structural elements eg. planters tubs, urns, garden hoops etc;
 - maintenance issues;
 - sustainable landscape principles;
 - biodiversity issues; and
 - urban design issues (including water sensitive urban design principles).

2.9 Traffic Control Devices

Objectives

- To reinforce the heritage values of the City of Adelaide's Historic Layout, with particular reference to the wide, straight streets.
- To design, locate and landscape traffic control devices in a way that does not compromise the heritage value and historic character of North Adelaide.

Technical Guidelines

- Traffic control devices should be designed, located and landscaped in accordance with the Traffic Control Device and Streetscape Area Operating Guidelines (to be prepared).

Possible Actions

- Prepare Traffic Control Device and Streetscape Area Operating Guidelines that take into account the following considerations:
 - the heritage value and historic character of North Adelaide;
 - consistency of approach;
 - maintenance issues;
 - sustainable landscape principles;
 - biodiversity issues; and
 - urban design issues (including water sensitive urban design principles).

2.10 Street Trees

Objectives

- To reinforce the heritage values and historic character of North Adelaide.
- To retain and maintain street trees that form part of significant avenues in North Adelaide.
- To remove street trees that do not form the predominant species in each significant avenue and replace with the appropriate species.

Technical Guidelines

- Maintain and conserve all existing Oriental Plane trees in Jeffcott Street, Stanley Street and O'Connell Street. Remove other tree species over time and replace with Oriental Plane trees.
- Maintain and conserve all existing Hackberry trees in Gover Street, Buxton Street and Archer Street. Remove other tree species over time and replace with Hackberry trees.
- Maintain and conserve all existing Desert Ash trees in Childers Street, until such time as replacement planting is necessary, whereby a new species should be considered.
- The locations of the Significant Avenues are identified in Figure 2.10.

Possible Actions

- Update and maintain the existing Street Tree Register for North Adelaide, highlighting those trees that have heritage value and/or contribute to the historic character.
- Develop a Street Tree Master Plan for each street in North Adelaide which considers the following:
 - the heritage values and historic character of North Adelaide;
 - consistency of approach and strong streetscape;

- the use of street trees that are common in the area;
 - the use of exotic species in the North Adelaide historic context;
 - the long term removal of trees that are inconsistent with the street tree plan for the street;
 - the creation of significant avenues in the future;
 - biodiversity issues;
 - diseases and pests;
 - street tree placement;
 - tree surround treatments and materials;
 - planting specifications;
 - community desires;
 - street hierarchy; and
 - management issues (eg. strategies to avoid damage to infrastructure).
- Develop a Street Tree Maintenance Plan for each street in North Adelaide which identifies maintenance requirements that are needed to maintain existing tree stocks to the desired standard, tree health, age and location.
 - Develop a Street Tree Succession Plan which includes a comprehensive community consultation strategy and future budgetary forecasts.



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**Figure 2.10
SIGNIFICANT AVENUES**

August 2007

- Oriental Plare
- Desert Ash
- Ilackberry

2.11 Views and Vistas

Objectives

- To maintain and reinforce views and vistas that contribute to an understanding of the spatial and historical relationship of North Adelaide with the City and broader metropolitan Adelaide.
- To carefully manage the introduction of landscaping and built structures in the Park Lands that may compromise the view corridors.

Technical Guidelines

- Overhead wires should be progressively undergrounded to enable street trees to grow without interfering with overhead wires.
- Significant Views and Vistas are identified on Figure 2.11

Possible Actions

- The relevant Community Land Management Plans, upon their next review cycle, should identify the significant views and vistas across the Park Lands (identified in Figure 2.11), including relevant implementation recommendations, to ensure that any proposed planting programs and/or structures, are not positioned in a way that would compromise the view corridors.
- An Overlay Map should be considered for inclusion in the Adelaide (City) Development Plan identifying significant views and vistas (illustrated in Figure 2.11), including associated provisions, to ensure that any proposed planting programs and/or structures are not positioned in a way that would compromise the view corridors.



2.12 Signage and Public Information

Objectives

- To encourage a coordinated and consistent approach to signage and public information delivery that reinforces, not detracts from the heritage values and historic character of North Adelaide.

Technical Guidelines

- Continue the installation of enamel heritage plaques on heritage places in North Adelaide via the Heritage Plaques program.
- Maintain and repair where necessary, the Historical Walking Trail signs (refer to Historic Park Land Elements Section 2.15).
- “One-off” public information signs should not be permitted unless they form part of a comprehensive Signage Strategy.
- All signage and public information should comply with the specifications contained in the Urban Elements Catalogue, where applicable.

Possible Actions

- Consideration should be given to the preparation of a North Adelaide Historic (Conservation) Zone Interpretation Strategy, taking into consideration elements of importance identified in the North Adelaide Public Realm Conservation Management Plan.

2.13 Hitching Posts

Objectives

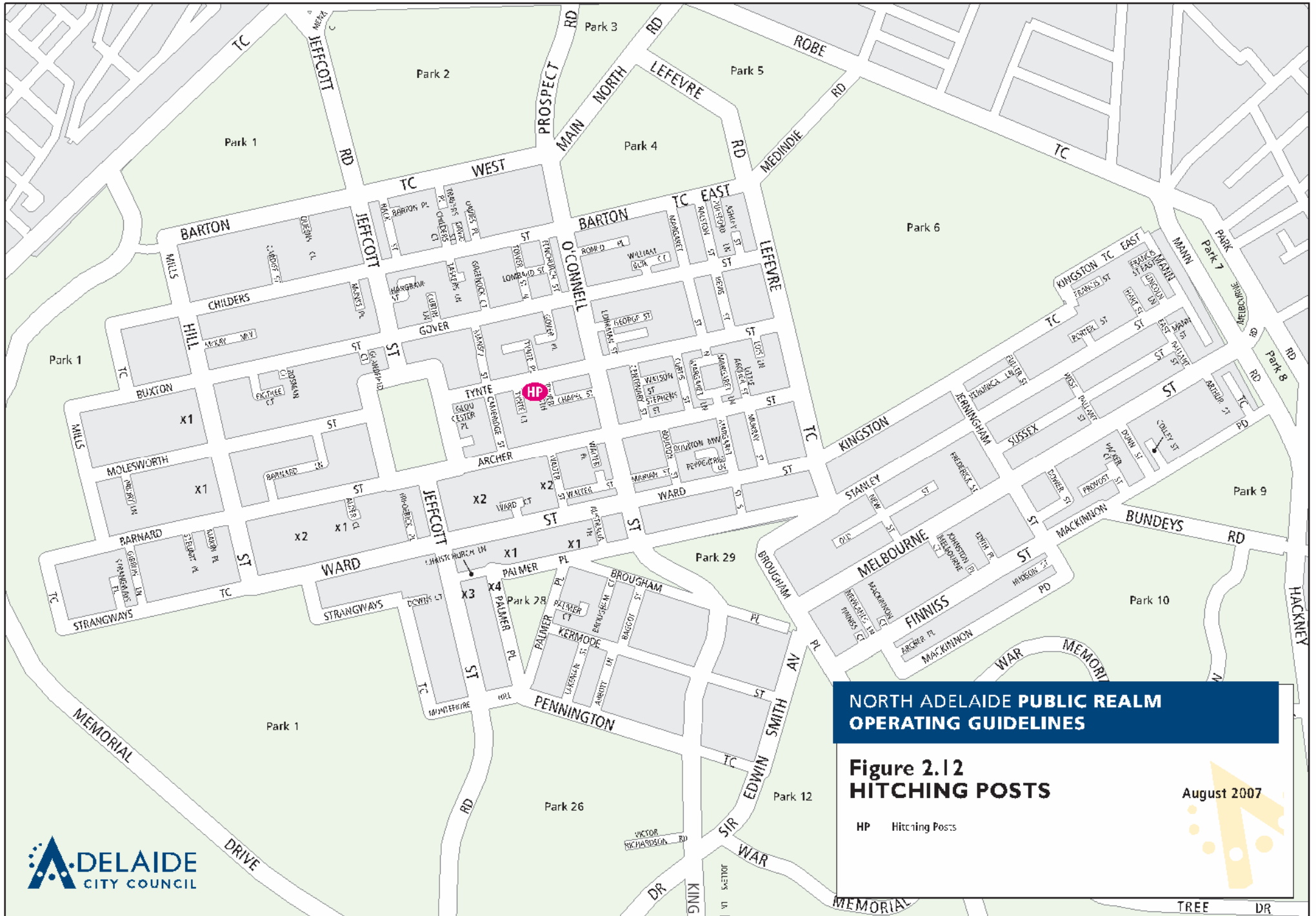
- Retain and conserve the two hitching posts located on the footpath in front of the Daniel O’Connell Hotel.

Technical Guidelines

- Inspect the hitching posts on an annual basis to assess their condition.
- Undertake conservation works, where necessary.

Possible Actions

- Include the two hitching posts as part of the Local Heritage Place listing for the Daniel O’Connell Hotel in the Development Plan.
- The location of the Hitching Posts are identified in Figure 2.12.



2.14 Bench Marks

Objective

- To retain and conserve Bench Mark 15 (corner Stanley Street and Jerningham Street) and Bench Mark 88 (154 Kermode Street).

Technical Guidelines

- Inspect the bench marks on an annual basis to assess their condition.
- Undertake conservation works, where necessary in liaison with the Surveyor General's Department.
- Location of Bench Marks are identified on Figure 2.13.

Possible Actions

- Include Bench Marks 15 and 88 as Local Heritage Places in the Development Plan.
- Remove Bench Mark 15 from the City of Adelaide tripping hazard register.
- Consider the installation of an interpretive plaque adjacent to the Bench Mark's to explain their role in South Australia's surveying history.



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**Figure 2.13
BENCH MARKS**

August 2007

BM 88 Bench Mark 88
BM 15 Bench Mark 15

2.15 Historic Park Land Elements

Objectives

- To retain and conserve all historic park land elements that are located on the edge of the Park Lands, adjacent the residential areas of North Adelaide.
- To encourage new work to be identified as such, to distinguish it from historic fabric.

Technical Guidelines

- Ensure all items and elements identified in Figure 2.14 as having local heritage value and contributing to the heritage value/historic character, are managed appropriately.
- The date of construction of any new work should be discretely inscribed in the work, where possible, to distinguish it from the historic fabric.

Local Heritage Value	<ul style="list-style-type: none"> ▪ Wellington Square – existing layout, pedestrian pathway system, significant trees, cast iron bollards and stone kerb and stormwater tables around the inner and outer perimeter roadway ▪ Light's Vision – Colonel Light's Statue, orientation plaque, text, balustrade and 1st Town Planning Conference Plaques) ▪ Cast iron "Francis Morton & Co, Liverpool" fence posts (x 6): Strangways Tce (Park 1/Piltawodli x 2), Lefevre Tce (Park 6/Nanto Womma x 1), Mackinnon Pde (Park 9/Tidlangga x 2) ▪ Galvanised steel fence post embedded in tree: Strangways Tce (Park 1/Piltawodli x 1) ▪ Galvanised steel "Simpson" fence posts (x 9): Mackinnon Pde (Park 9/Tidlangga) ▪ Timber fenced Tennis Court: Mills Tce (Park 1/Piltawodli) ▪ Victorian cast iron bollards (x 32): Wellington Square (x 11); Palmer Gardens/Pangki Pangki (x 5); Brougham Gardens/Tandotittingga (x 4); Pennington Tce, Pennington Gardens East (Park 26/Tarndanya Womma x 4); Kingston Tce (Park 6/Nanto Womma x 2); and North Adelaide Golf Links Entrance (Park 1/Piltawodli x 6)
Contributes to heritage value/historic character	<ul style="list-style-type: none"> ▪ "Twig Benches" located throughout all the Park Lands ▪ All timber post drinking fountains located throughout all the Park Lands (eg. Palmer Gardens/Pangki Pangki, Peace Park) ▪ Lower North Adelaide Soldiers Memorial ▪ "The Glover Playground North Adelaide" sign, Lefevre Tce (Park 6/Nanto Womma)

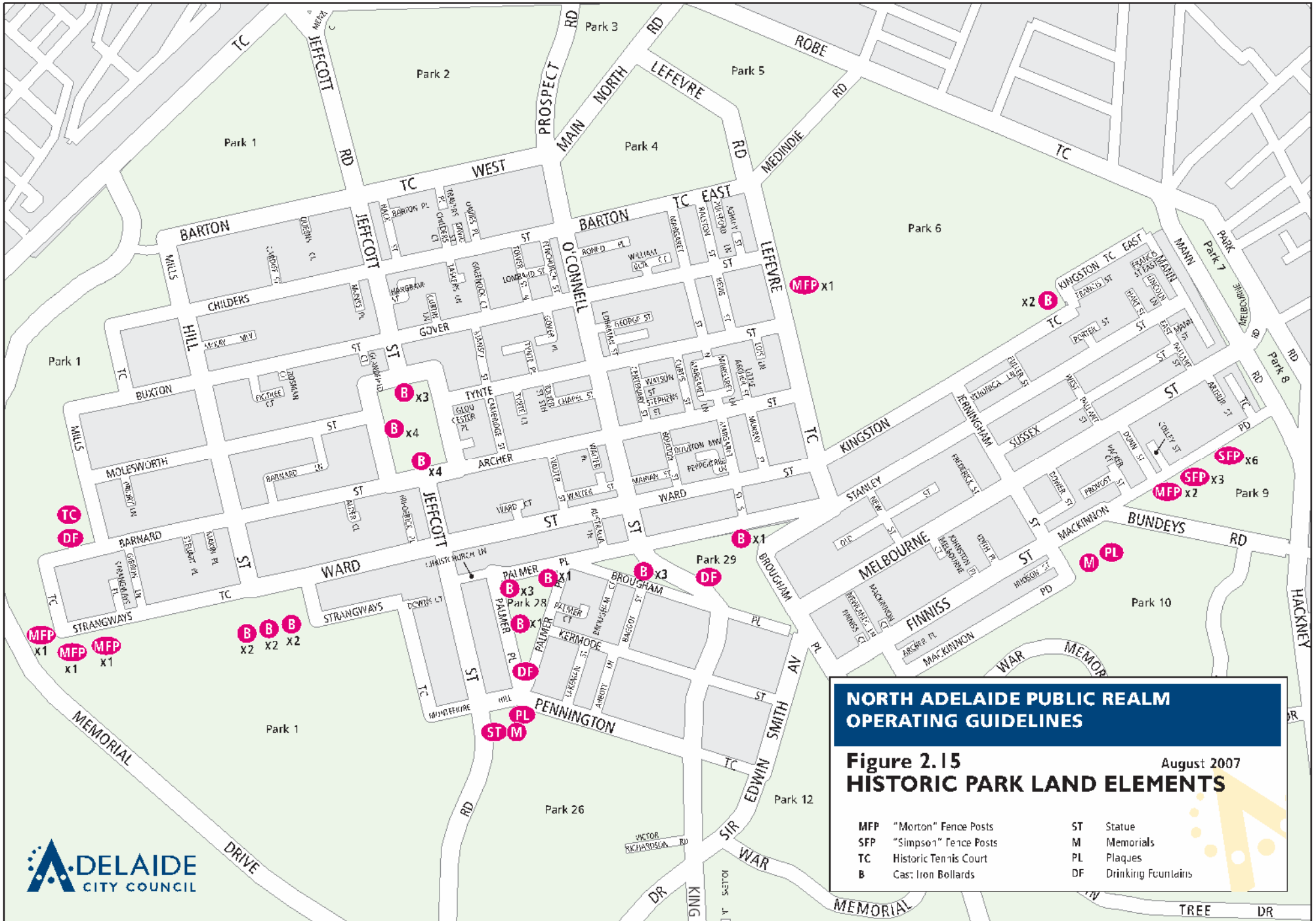
Figure 2.14 Historic Park Land Elements to be conserved.

- The locations of Historic Park Land Elements are identified in Figure 2.15.

Possible Actions

- Ensure all items and elements identified as having local heritage value are included as Local Heritage Place's in the Development Plan and in the relevant CLMP, where necessary.

- Include additional recommendations into the following CLMP's, as part of the next review cycle, as follows:
 - Consider relocating the cast iron bollards in Wellington Square that are currently located in garden beds to an alternative, historically accurate position at the pathway entrances.
 - Stabilise all cast iron and galvanised fence posts on Strangways Terrace, Lefevre Terrace and Mackinnon Parade and consider interpreting these posts *in situ*, where possible.
 - Prepare a Conservation Management Plan to inform the conservation approach to the historic tennis court on Mills Terrace.
 - Repair and/or replace the Historical Walking Trail Sign in Brougham Gardens/Tandotittingga and Pennington Gardens West in Park 26/Tarndanya Womma as the images are illegible.
 - Recognise significant views and vistas through Park 26/Tarndanya Womma from Light's Vision and Park 6/Nanto Womma from Lefevre Terrace in the context of a tree planting strategy and the location of any built structures in the view corridor.



2.16 Public Utilities

Objectives

- To retain and conserve elements that contribute to the heritage value and the historic character of North Adelaide.
- To encourage new service infrastructure to be located and installed in a way that does not compromise the heritage value and historic character of North Adelaide.
- To encourage new service infrastructure to be located underground to minimise visual impact on the streetscape.
- The undergrounding of overhead electricity wires is encouraged.

Technical Guidelines

- Ensure that all works are carried out in accordance with specifications contained in Council's Urban Elements Catalogue, where applicable.
- Where undergrounding of services is proposed, trenching should occur in the road reserve, where possible.
- Installation of underground services using low impact methods such as boring is preferred, where stone kerbs, watertables and/or driveway crossovers may be affected.
- Where underground work has occurred, resurfacing should be in accordance with the *City Works Guidelines*, the Footpath Paving Policy and Operating Guidelines and urban Elements Catalogue, as relevant.
- No additional overhead cabling should be undertaken by any service provider, including new replacement "lead-in" cabling to private properties, and should be placed underground.
- Switching boxes for new development should be incorporated into that development.

Possible Actions

- Develop Public Utility Design Guidelines and Procedures in collaboration with ETSA, SA Water/United Water, Envestra/Origin Energy, Telstra and Optus, which considers the following:
 - the design and appearance of infrastructure such as transformers, switching boxes, above ground cubicles, mobile phone towers, pit covers, protective bollards and the like, so they make a positive contribution to the public realm, not detract from it.
 - the location of infrastructure such as transformers, switching boxes, above ground cubicles, pit covers, protective bollards and the like, for example on private property or in Minor Streets/Laneways.

- improving consultation procedures with all service providers for trenching works proposed in North Adelaide, including two-way communication between Council and the service providers.
- Liaise with SA Water to ensure that a fire hydrant maintenance program occurs in North Adelaide between 2007-2009.
- Existing procedures should be refined and guidelines prepared to facilitate the location and design of switching boxes in new development on private property, as part of the Development Assessment and undergrounding process.

3 ROLES AND RESPONSIBILITIES

- 3.1 Maintenance and review of the Policy and Guidelines will be the responsibility of the Policy and Strategy Division.
- 3.2 The City Assets Division will be responsible for initiating asset renewal and capital works projects as client. The City Assets Division will also develop appropriate maintenance programs for Council assets.
- 3.3 Heritage and Urban Design advice is to be sought as part of all new street upgrades as well as for major renewal of existing street elements.
- 3.4 The City Assets Division will provide planning and project management services for implementation of projects.

4 MONITORING AND REVIEW

Overall monitoring and review of the effectiveness of the Policy will be undertaken in August 2010 by the Policy and Strategy Division.

The effectiveness of this policy will be measured by:

- The extent to which elements of heritage value and historic character are retained and conserved in the public realm areas of North Adelaide;
- The extent to which new works and work practices comply with the standards set in the North Adelaide Public Realm Operating Guidelines; and
- The extent to which the elements that have been identified as having a negative effect on the heritage value of the area have been modified or removed in the public realm areas of North Adelaide.