

5.4.1 THE BOULEVARD

This site-wide connecting street comprises three primary elements:

Pavement

The Boulevard pavement material will be consistent along its length through the SICEEP site, detailing and scale of space will unify the site and elements along this pedestrian spine in a similar language to that of other significant Sydney pedestrian spaces, such as Martin Place, George Street, Custom House forecourt and East Circular Quay. Paved in the predominant Sydney stone, the Boulevard will be a visually vibrant and memorable street.

Seating

The Boulevard will be lined with seating, positioned within the shade of avenue trees and grouped to relate to key activity spaces, retail zones and amenity facilities along the north-south spine. This seating will combine concrete and natural timbers, colourfully lit at night to reinforce their festival nature.

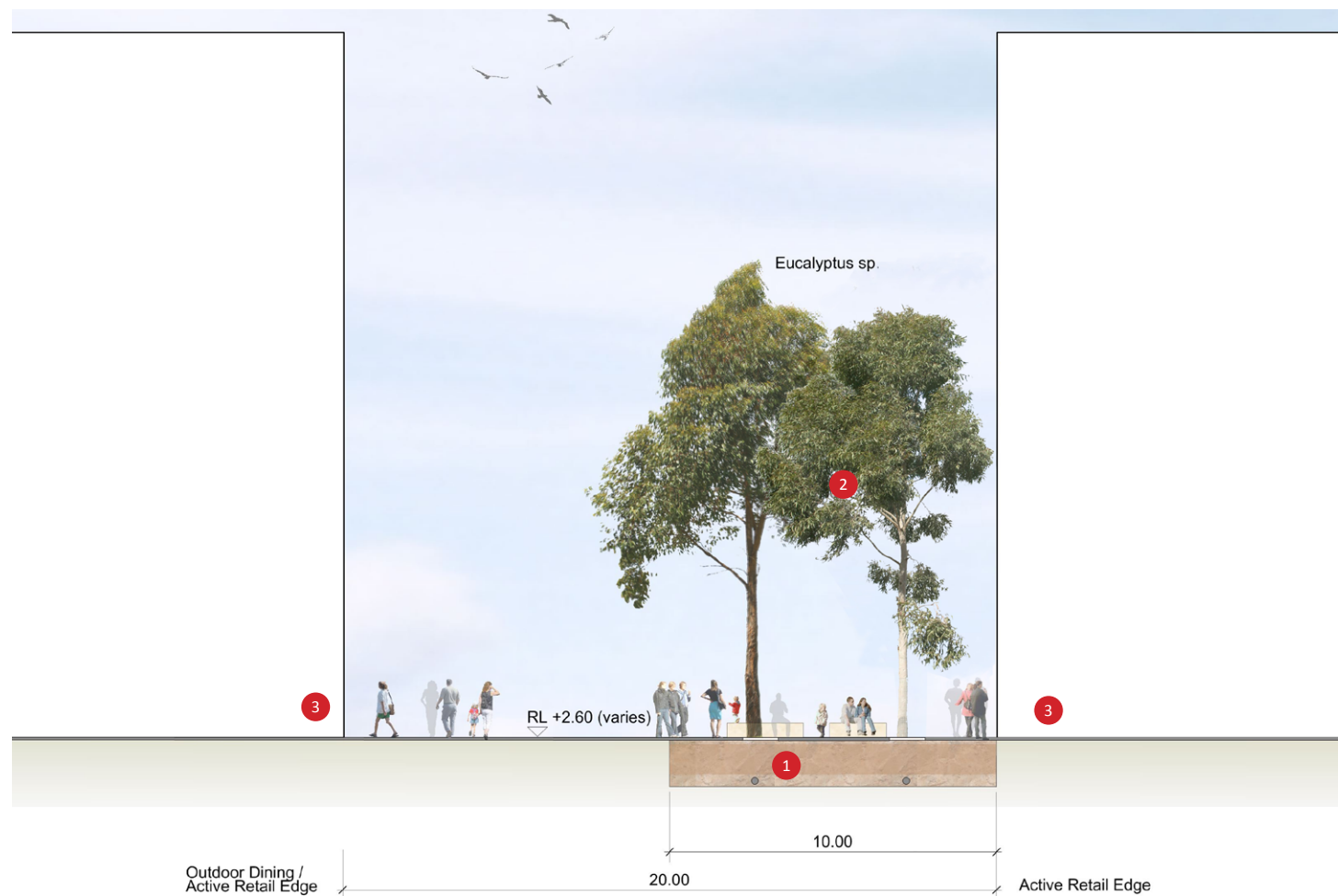
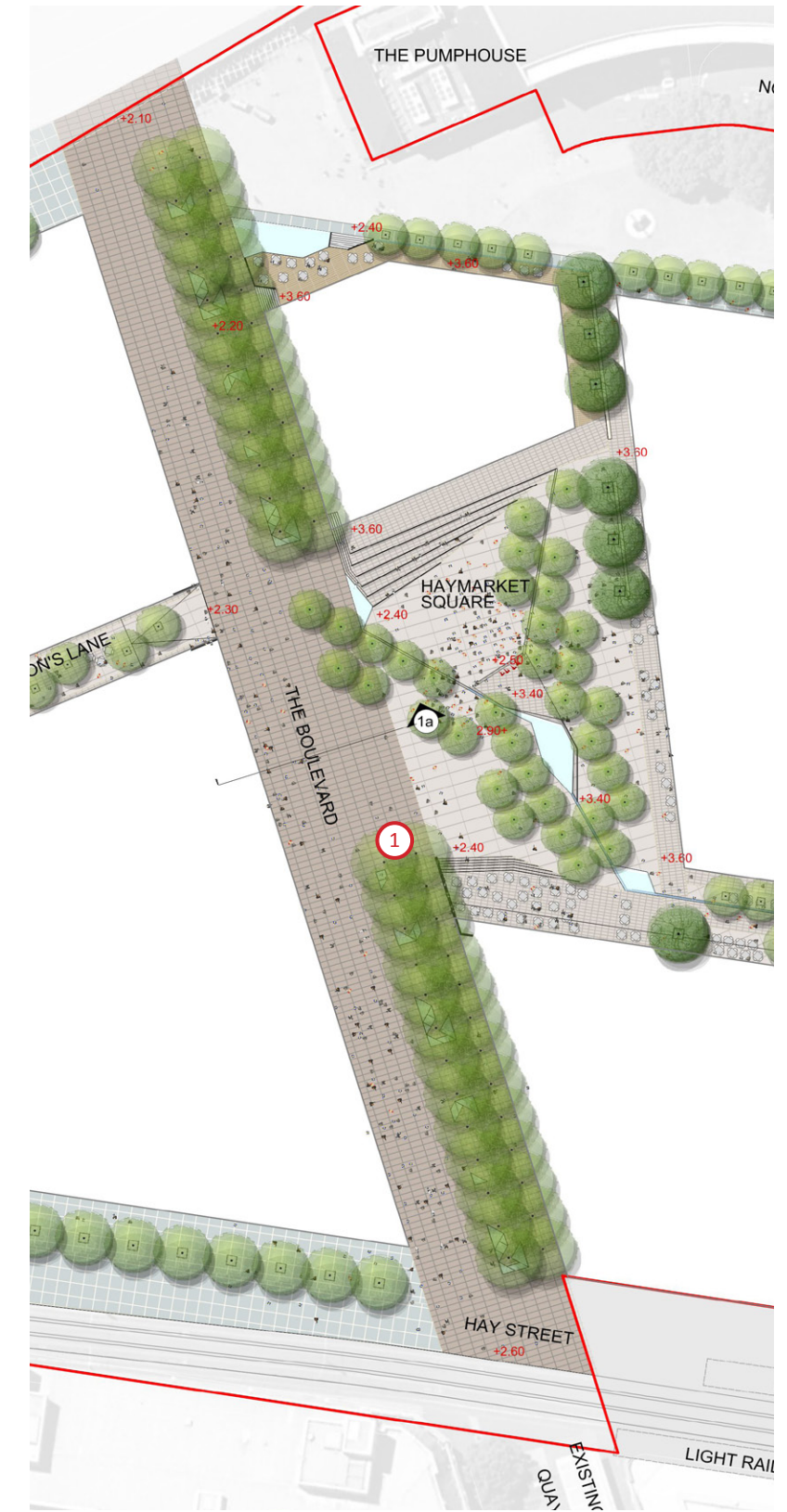


Figure 5.4.1.1 Section 1 - The Boulevard

Grand Avenue

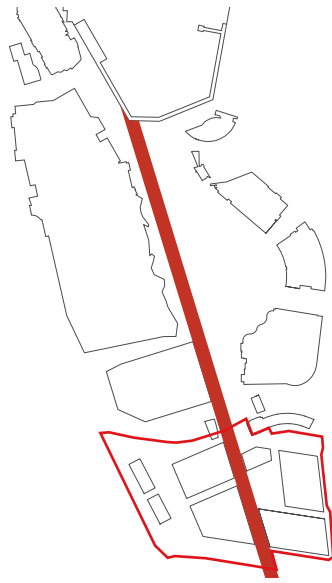
The other main element of the Boulevard will be an avenue of Eucalypts, a grand colonnade of Australian native tree species that will run the length of the Boulevard from Haymarket to Darling Harbour, shading the walkway and seating, joining the new major buildings, and providing a bold and distinctive backdrop for the entire public domain composition.

Combined with lighting, water feature elements and a site-wide art overlay, the Boulevard will create an image, both iconic and photogenic, that will not only function as the key site organiser but be remembered by everyone who visits.



① The Boulevard character zone

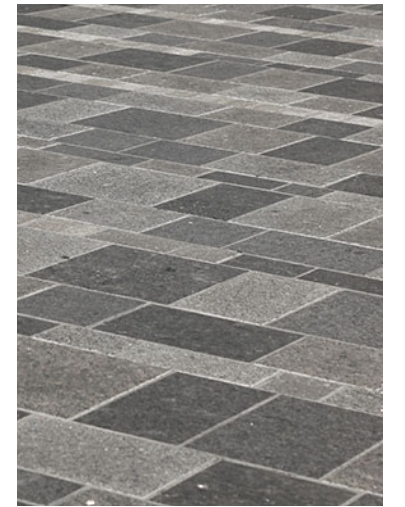
Figure 5.4.1.2 Boulevard public domain plan



The Boulevard - the primary axis



Figure 5.4.1.3 The Boulevard looking North (Shows deciduous trees 'breaking out' from Haymarket Square)



Source - Place d'Armes. Isabelle Messier-Moreau



Local Eucalyptus species to be located within the Boulevard.

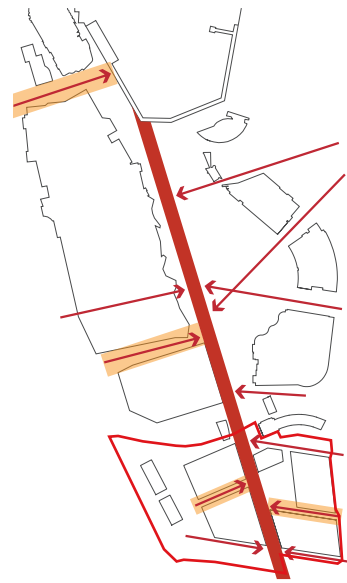
5.4.2 THE LANEWAYS

The character of Sydney's laneways and the intimate spatial qualities provided between buildings is to be extended into the site as key pedestrian movement zones, linking the city to Haymarket Square and Haymarket Square to the city. The urban grain and intimate qualities of the streets and pedestrian movement zones of Chinatown, Pyrmont, Ultimo, and the UTS and Tafe precincts will permeate into The Haymarket through the extension of the existing laneway character.

Opportunity for retail activity and day/night activation through ground level building uses, spill out zones and integrated art and lighting will ensure a rich and dynamic environment and a new pedestrian attractor for the city.

A simple palette of natural stone paving or similar at various sizes and finishes will provide a textural quality and help define thoroughfare and seating zones. An interpretive 'rill' will run through Little Hay Street, as the suggestion of water, and the 'source' of an urban stream connecting to the water within Haymarket Square. At the end of Little Hay Street, a simple intermittent fountain will act as a visual signal terminating the 'rill' at the mouth of the square.

Deciduous street trees will allow winter sunlight and seasonal interest. Lighting will invigorate the lanes at night, and in summer, the laneways will be a shady, intimate yet vibrant space to be.



Increased Site wide Connectivity

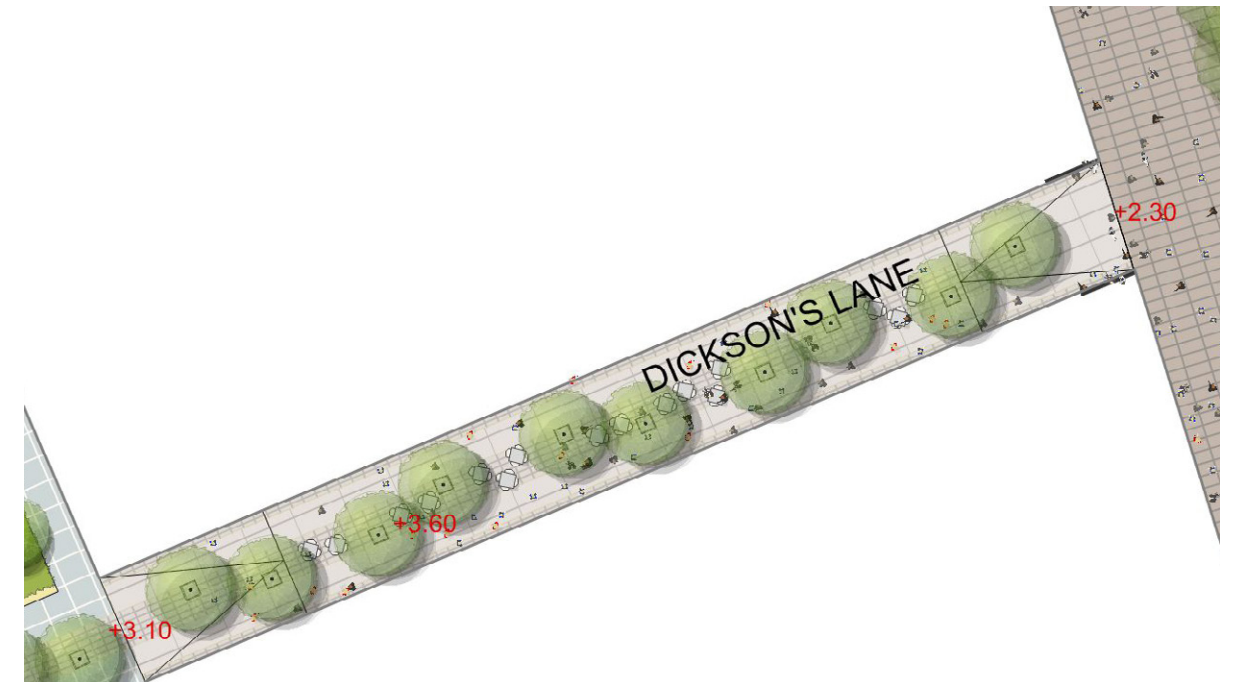


Figure 5.4.2.2 Dickson's Lane public domain plan



Source - www.walkingmelbourne.com



Source - Boffa Miskell, 360 Urban, JFC



Figure 5.4.2.1 Little Hay Street Public Domain plan

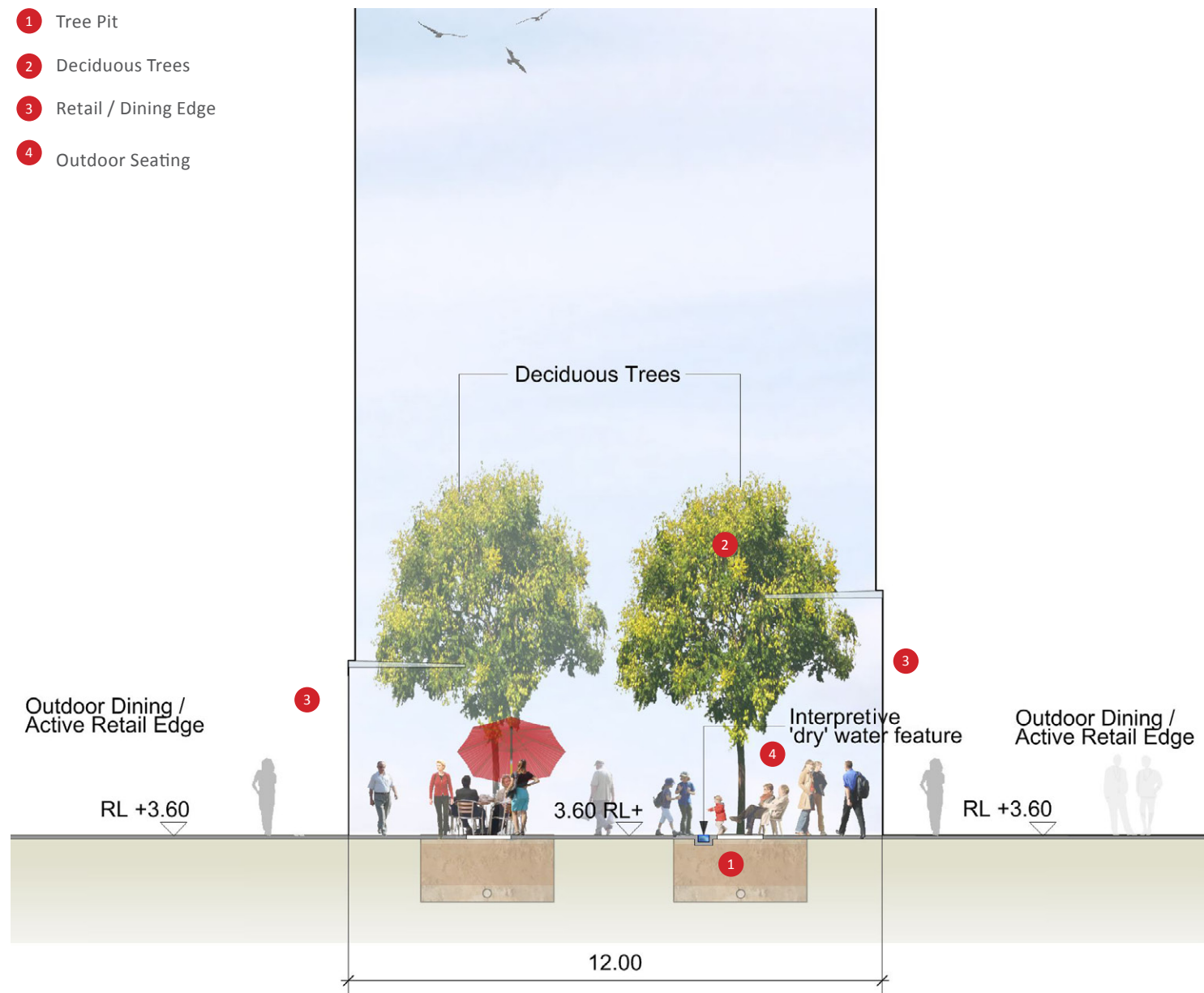
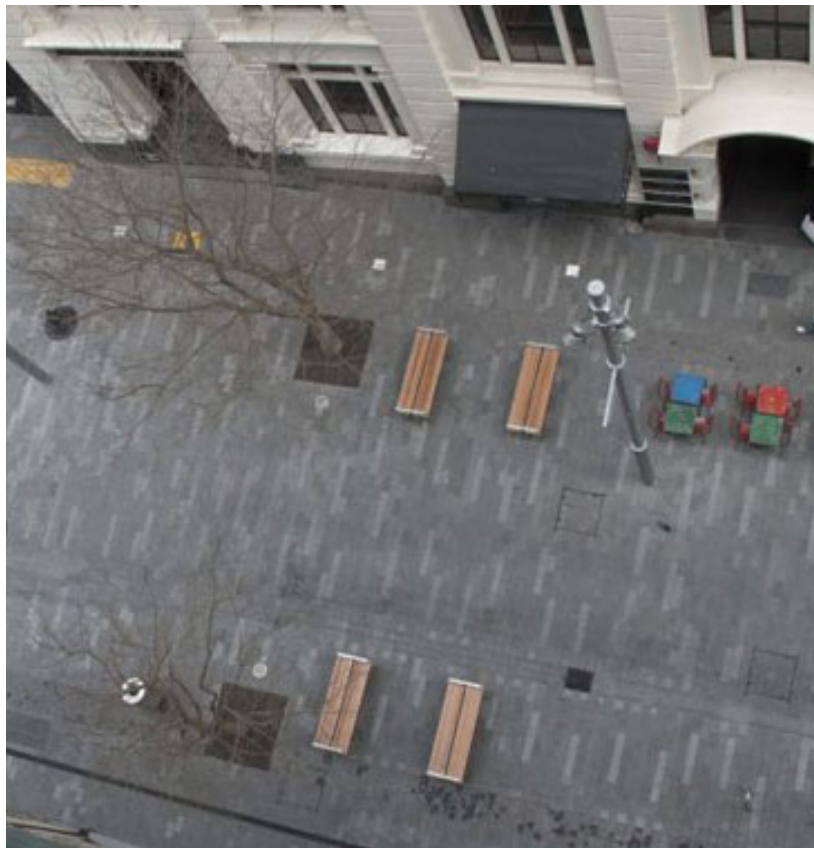


Figure 5.4.2.3 Sectional Elevation of Little Hay Street Laneway



Figure 5.4.2.4 The laneways character image



*Paved pedestrian street - Fort Street Upgrade, Auckland.
Source - Boffa Miskell, 360 Urban, JFC*



Deciduous Trees- Robinia pseudoacacia

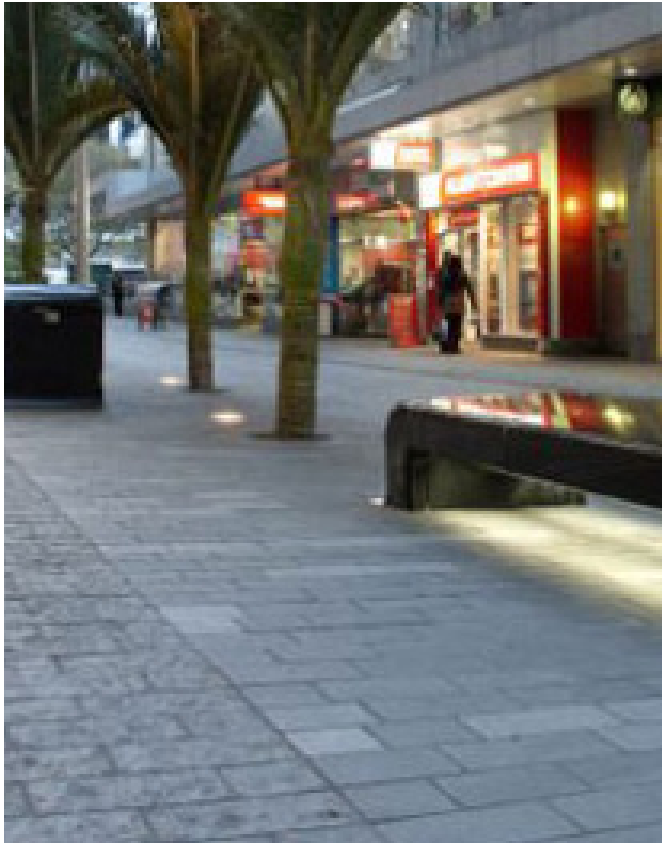


Intimate atmosphere - Source - Sugar-Hi Blog



Paved pedestrian environment - Kobma Gergade Shopping Street. Source - Ty Stange

The laneways - precedent images



Stone paving and benches -Source -
Boffa Miskell, 360 Urban, JFC



Banyoles Town Centre, Josep Mias Architects.
Source - Adria Goula



Textural paving - More London -
Townshend Landscape Architects