

Birkenhead Mainstreet Design April 2017

The first image (**Option 1**) is based on the current design, but instead of a fence along the retaining wall, is shown with a glass balustrade. This is seen as providing a greater degree of visibility to the businesses from the street.

The design team has re-examined the height of the upper deck and retaining wall against the level of the street-side footpath and the requirement for protection of tree roots. While some lowering of the deck may be possible in relation to the footpath, the presence of exposed and shallow roots around the tree trunk require the deck height actually being increased further than previously reported to the board on 15<sup>th</sup> March. The increase will be in the order of an additional 500mm, thereby increasing the associated retaining structure. This can be countered by making the opening around the tree larger so that the deck structure does not impact on the exposed or shallow roots. However it will not be possible to decrease the height of the deck and retaining wall below the current design of approximately 1m. Increasing the opening also reduces the usable area of the deck.



## Option 2 - Revised deck and planter layout

The second image (**Option 2**) shows the removal of the upper deck area with a lower retaining wall structure around the tree. The area around the tree roughly corresponding to that contained within the existing timber structure will be covered with a coarse bark, while the area to the north will be a planted garden area. The lower retaining wall will continue northwards to the point where the upper (street-side) and lower (shop-side) footpaths split. This will also provide informal public seating.

The lower deck area is extended northward to the edge of the retaining wall around the tree. This extension and the removal the planted area shown in the current design is possible as the removal of the upper deck provides increased watering of the tree and roots. Due to the rise in ground level from south to north, it will be necessary to have a split level deck.

While there is a loss of the upper deck space, the increase in the lower deck space and provision of informal seating along the retaining wall compensates for this loss.

The wall is lower, with no upper deck. The lower wall includes for provision of informal bench seating along the wall



### **General points**

The tables and chairs shown on the decks are indicative of the type of small café chairs that may be placed on footpaths/open spaces for 2 people. The assumption is that these would be the property of individual businesses licenced to use this public space. Note that the chairs and tables shown against the retaining walls could also be placed along the shop frontages.