



View 07



View 08



View 09

Views 7, 8 and 9

Existing - A series of views looking west and north west from Paget Road across the eastern part of the site. The existing buildings are locally prominent and dominant, and are significant local detractors in the view. Their long, horizontal slab form and uninterrupted rooflines are in contrast with the nearby residential terraces and locally restrict views out across the bay. The sloping open space in the foreground provides some visual amenity. Arcot Triangle (View 8) provides limited benefits to the local streetscene.

Proposed - The proposed development will completely change the character of the local built form with new development comprising a mix of individual buildings, crescents and terraces. Views across the bay will be available between, over and through the new built form. The open space will be substantially retained in the foreground as part of the setting to the new development. Opportunities to enhance Arcot Triangle include the removal of the unmanaged soft landscape, providing improved access and incorporating public art.

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Figure 9 - Photographs 7, 8 & 9