



Figure 5.3.1 - Area A/Millars Well Development Area  
Schematic drawing only

## A – Millars Well (Implementation Area 2)

The redevelopment Area A in Millars Well, (Improvement Area 2) can potentially stimulate the rejuvenation of the Millars Well community.

A similar series of key actions will again be required, including:

- Preparation and Adoption of an Improvement Area Local Structure Plan
- Rezoning
- Ancillary Planning instruments including Design Guidelines and DAPS
- Undertake various swale and POS upgrades, and
- Undertake various local street improvements.

The illustrative plan above highlights some of the key principles to be considered in developing a structure plan, namely:

- Consolidation and rationalisation of existing recreation facilities (including strategies for broadening the range of community facilities

offered by the existing club/recreational facilities)

- Improving N-S road connections
- Establishing a mix of housing typologies
- Creating exemplar streetscapes in new development as a benchmark for the revitalisation of existing streets in Millars Well (including localised place-creation), and
- Improving drainage and parkland corridors, potentially integrated with housing and local streets.

A preliminary inventory of possible implementation actions for these precincts is described in section 6.4.

In considering prospective designs for the Millars Well Development Area, three alternative options to that depicted in Figure 5.3.1 may be suitable for further investigation as follows:

- **Alternative 1:** Retention of Kevin Richards Memorial Oval with a modified local movement network and redevelopment of adjacent area(s).