



*Pathways Cremorne
Online Community Information Session*

PATHWAYS

CREMORNE



Monday 13 February 2023

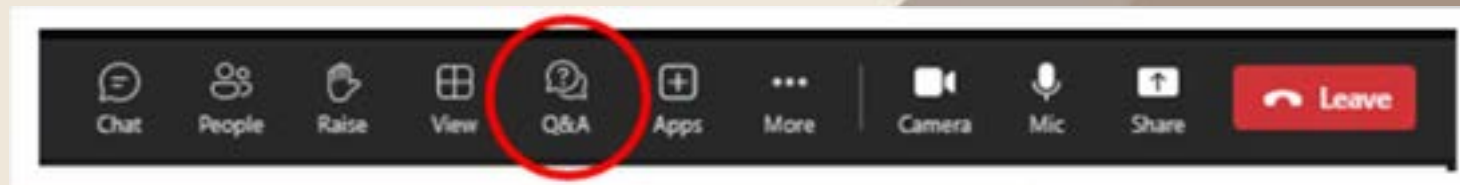
Acknowledgement of Country

We acknowledge the Gadigal of the Eora Nation on which we are hosting this webinar, and the Cammeraygal People of Cremorne.

We also acknowledge the Traditional Custodians of the various lands that our participants are joining us from today, and pay respect to Elders past and present.

WEBINAR

- Introduction to the Pathways Cremorne proposal
- Design package and rationale
- Planning process and timeframes
- Questions and answers:
 - Please use the “Q&A” button in the top tool bar
 - Type your question and submit to the team
 - Questions will be moderated and directed to the right team member for response
 - Any questions we don’t have time for, or cannot answer on the spot will be taken on notice and a written reply will be sent to all participants



THE TEAM

- Caroline Anthony – Engagement, Gyde Consulting
- Claire Ward – Aged Care Advisory, Anchor Excellence
- Tai Rophia – Architecture and Design, CHROFI
- Markam Ralph – Architecture and Design, MDP
- Juliet Grant – Planning, Gyde Consulting
- Jennifer Hill – Heritage, Architectural Projects
- Carina Johnson – Communications, Pathways Residences
- Tatenda Mwanza – Engagement, Gyde Consulting

PATHWAYS RESIDENCES

Founded in 1993, Pathways Residences has developed seven successful high quality aged care homes and is an organisation held in high regard by consumers, families and the sector.

The Founder and Managing Director is a visionary. His passion to deliver luxury environments that provide excellence in care and quality services that support older Australians underpins the organisational strategy and governance framework.

It is proposed that Pathways Residences Cremorne will be an integrated co-located community with a focus on enablement, enjoyment and connectedness with family, friends and the local neighbourhood.

Pathways will deliver flexible, supportive, and connected living spaces where people can age well, with support and dignity.



The vision for Pathways Residences Cremorne is a luxurious lifestyle in an integrated co-located community. This is proposed to be genuine '5-minute community' concept and model where amenities are all close by and easy to access.

Concierge Services

The concierge services will be similar to that of a 5-star hotel with the addition of meal ordering, arranging care and support services and housekeeping.



Socialise with Family and Friends

Choose one of the on-site dining experiences, private dining room, media room, and library for reflection and quite time.



Connect with Nature

Flora and fauna will be combined throughout the community, with several public, community and private areas to choose from.



Pathways Residences Cremorne will combine an intimate luxury living resort-style environment, advanced technology, superb amenities including health and wellness rooms and numerous activities with the added convenience of being co-located with aged care. The Pathways Model of support promotes independence and choice, offers first class services and amenities and has been meticulously designed to the highest standard.

Access to wellness rooms, gym, hair and beauty.

The wellbeing hub will be for both the Seniors Living Community and the Co-located Aged Care.



Access to Home Care services 24/7

Home care services will either be self-funded or via our Government approved CAC Provider.



Medical Rooms

A range of onsite Health Professionals including; GP, Podiatry, Nutritionist, Imaging facilities and Laverty





DESIGN PACKAGE

THE SITE

Pathway Residences is proposing to deliver a new, seniors living and aged care community, located at 50-88 Parraween Street and 59-67 Gerard Street, Cremorne.



THE VISION

1

Complementing the high street with active frontages and a low scale to Parraveen Street.



2

Respect for the existing character of the street.



3

Connecting Parraveen Street to district views.



4

Creating a high quality open space for the public on Parraveen Street.



5

Creating a new mid block public through site link.



6

Responding to the local built form and landscape setting whilst minimising overshadowing impact.

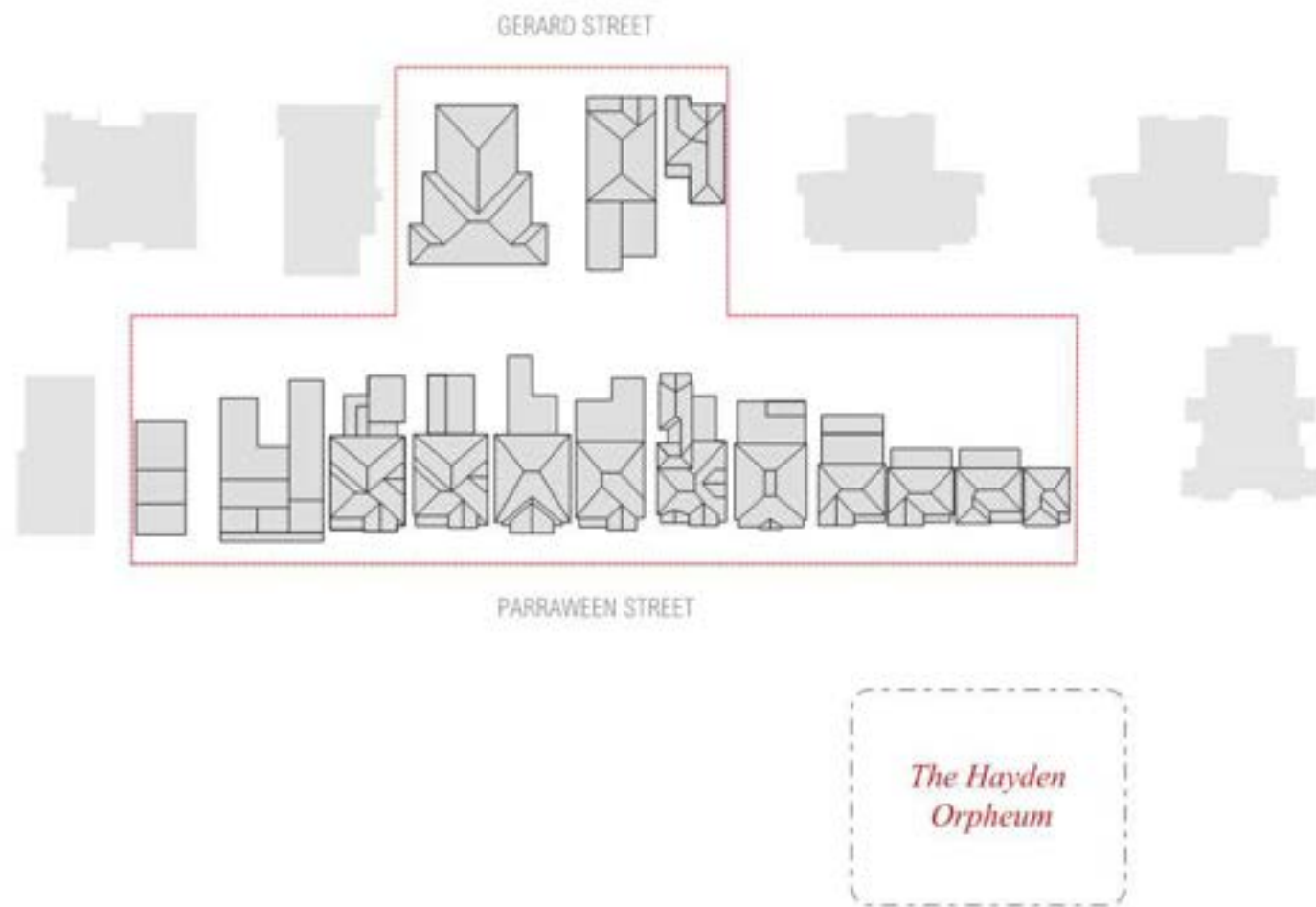


7

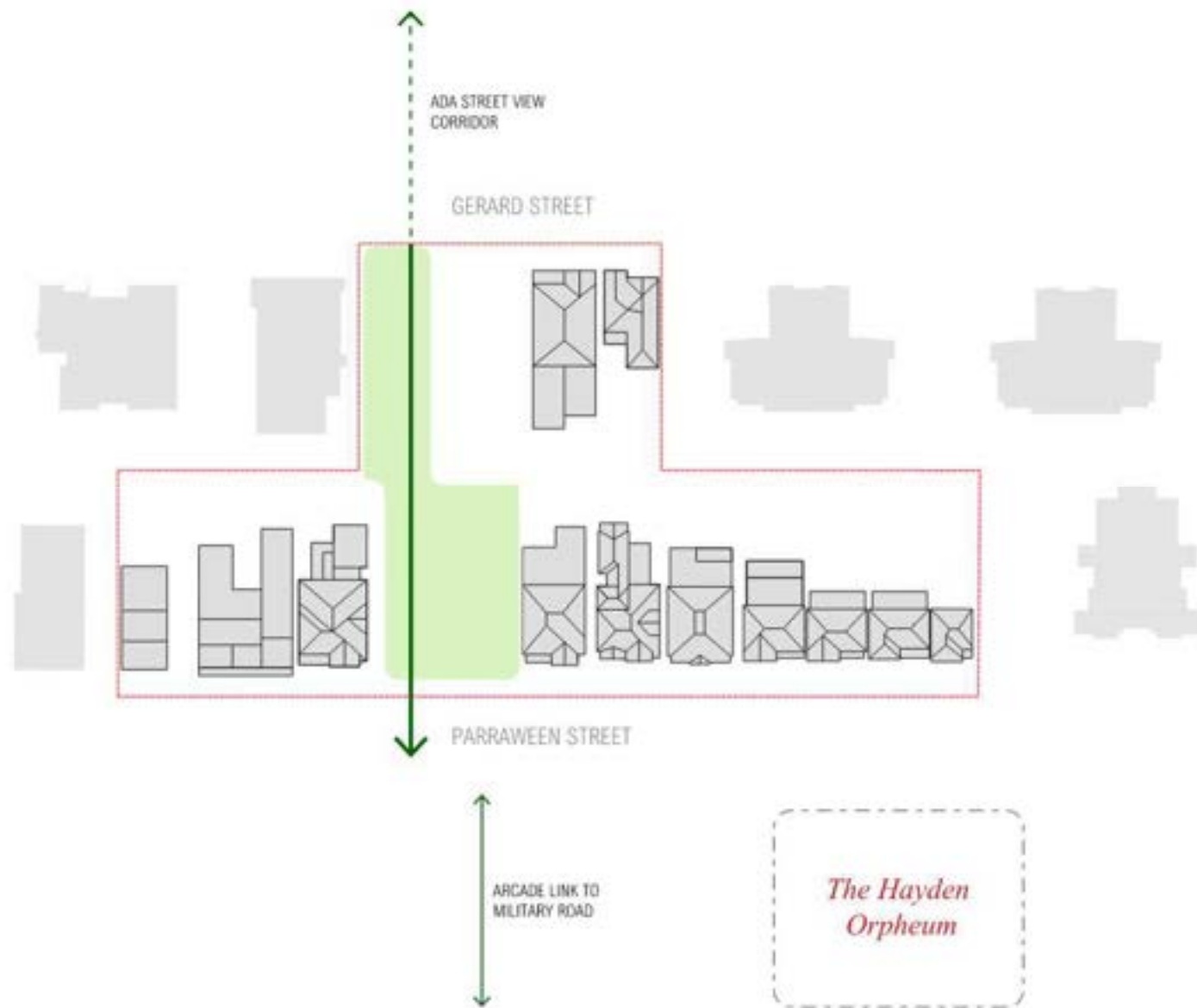
Creating new contemporary architecture that contributes to the high quality of Cremorne.



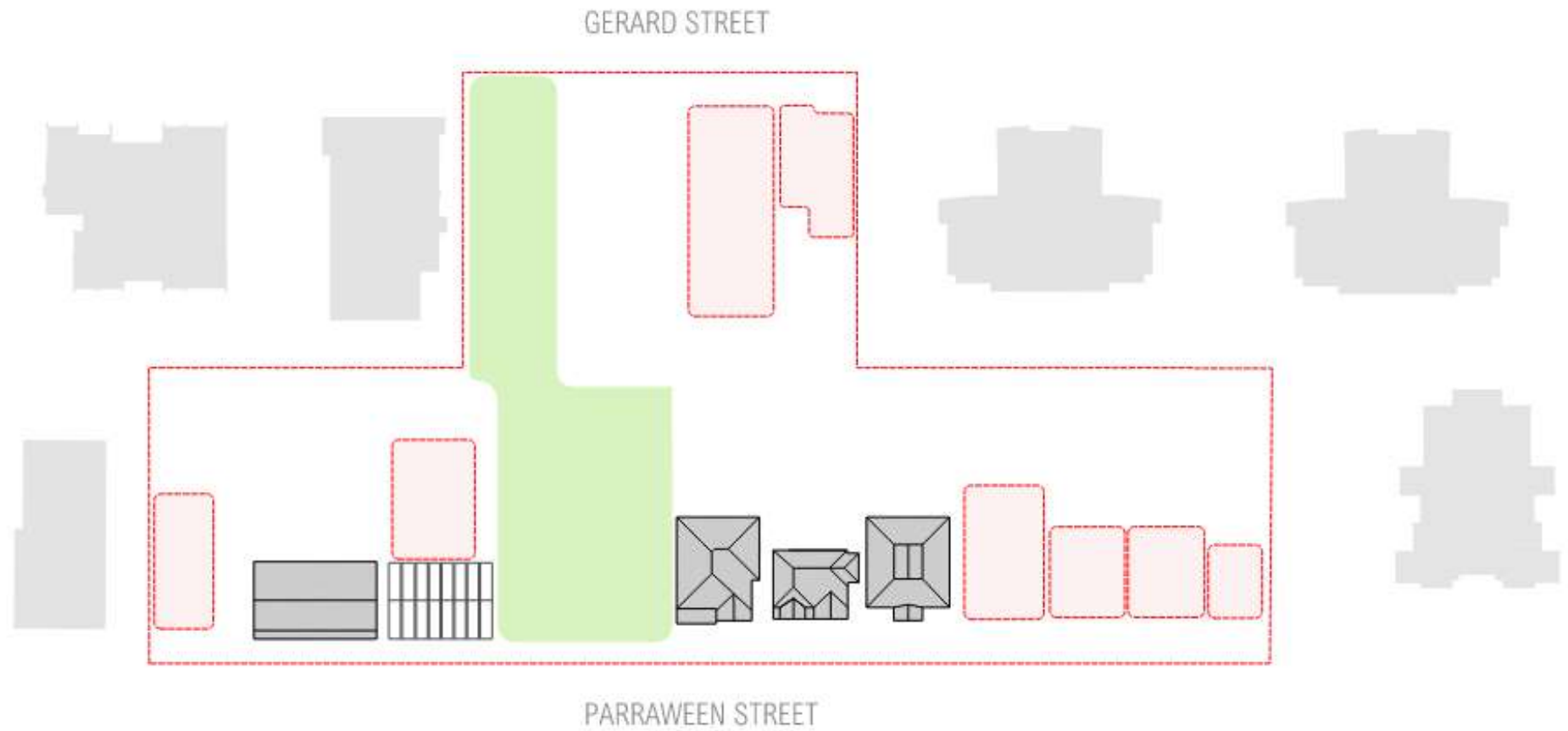
THE SITE - EXISTING



THE SITE - THE PUBLIC PARK + THROUGH SITE LINK

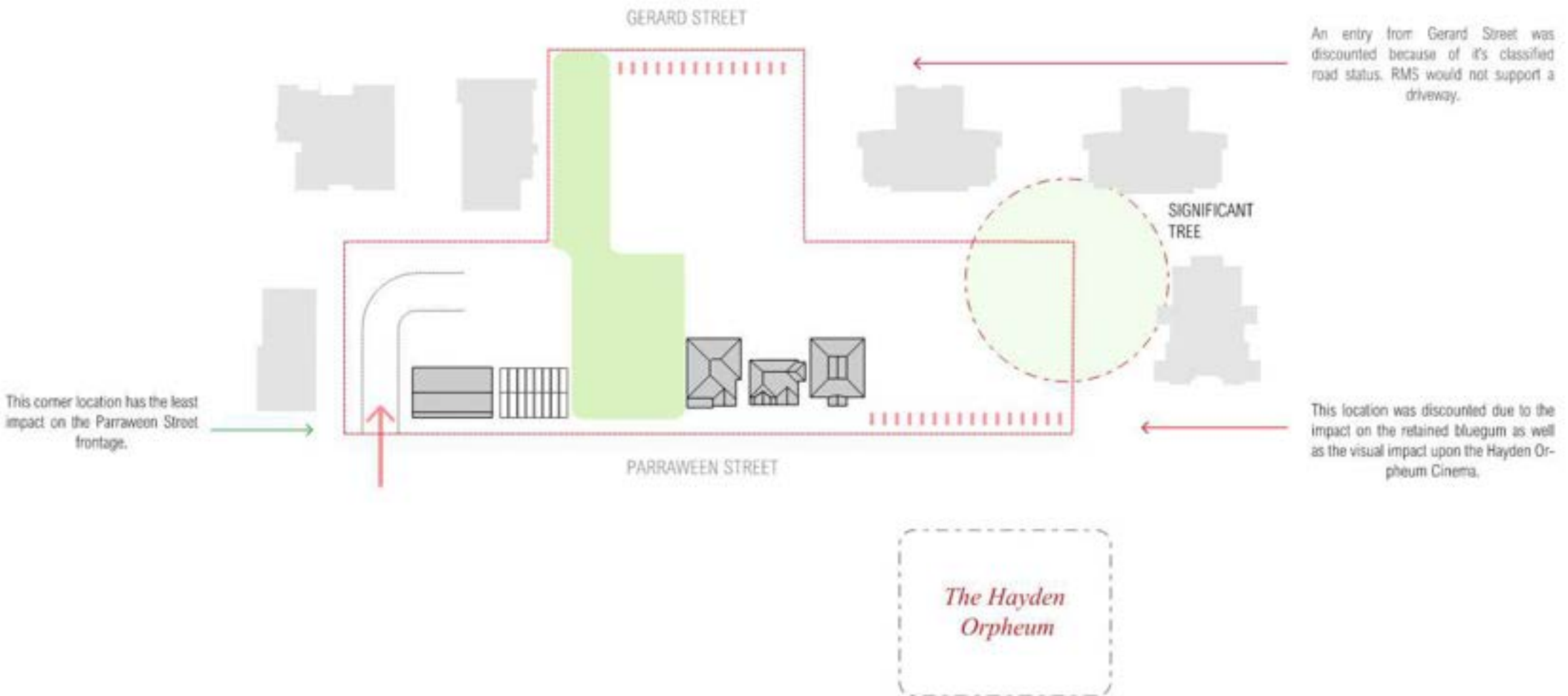


THE SITE - LOW SCALE FRONTAGE RETAINED

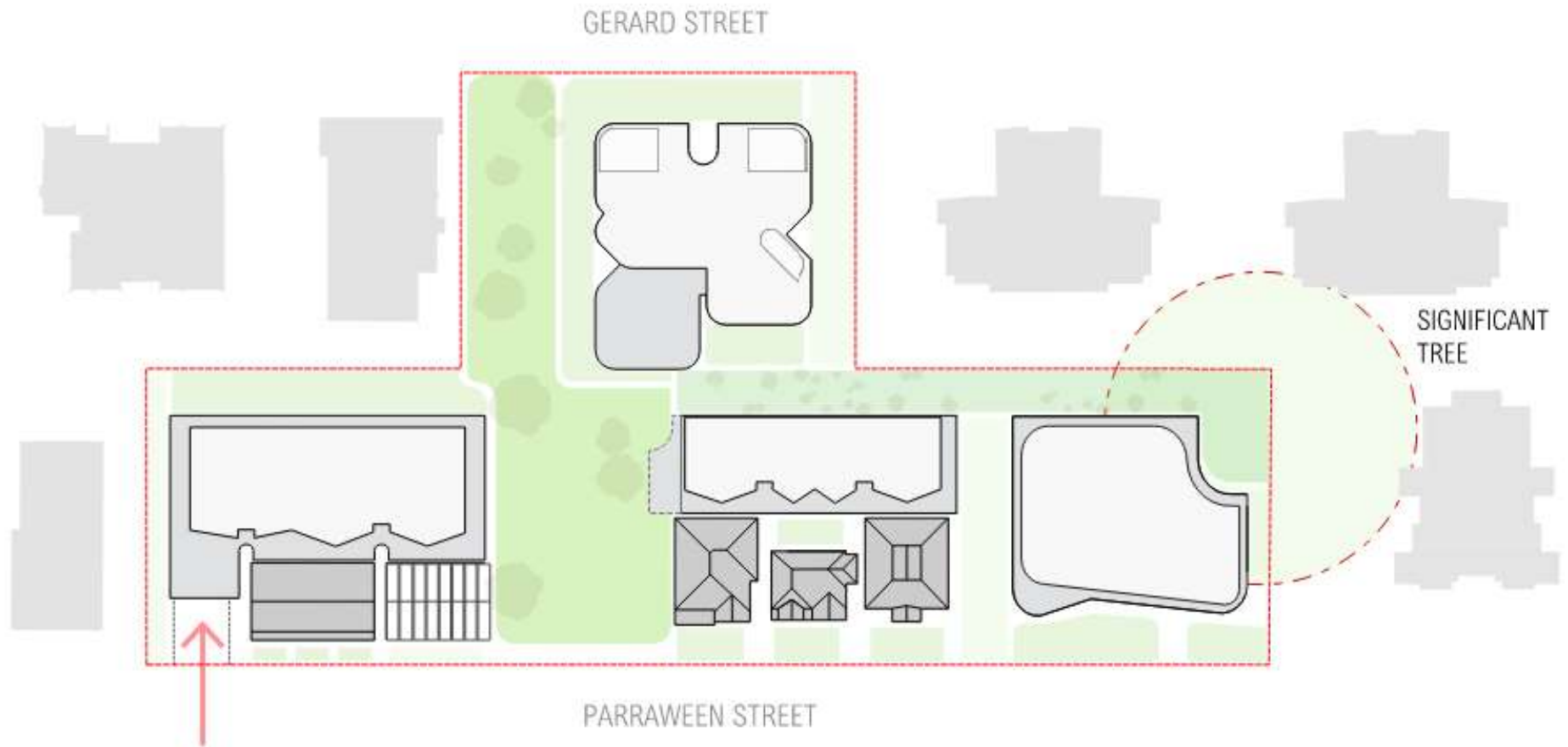


*The Hayden
Orpheum*

THE SITE - DRIVEWAY ACCESS + TRAFFIC CONSIDERATION



THE SITE - THE BUILT FORM



*The Hayden
Orpheum*

PRELIMINARY STREETSCAPE



THROUGH SITE LINK - PARRAWEEN STREET

INTERIM HERITAGE ORDERS



Our team is investigating the presettlement history of the site.

Identifying people capable of speaking on behalf of Country.

With this knowledge and access to these people, we will incorporate references of this history into the design.



Positioning within an established town centre with good services and public transport.

Retention of existing houses.

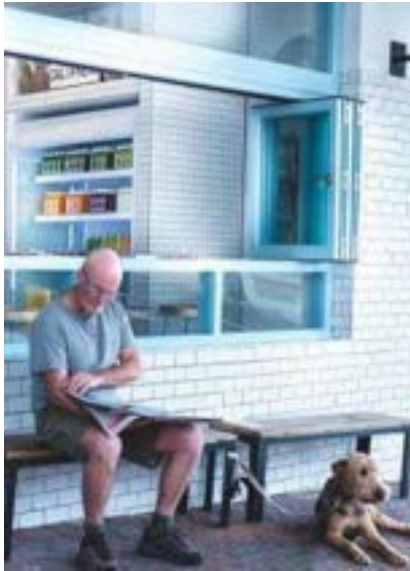
Re-use of existing trees and shrubs.

Passive design to minimise reliance on mechanical systems.

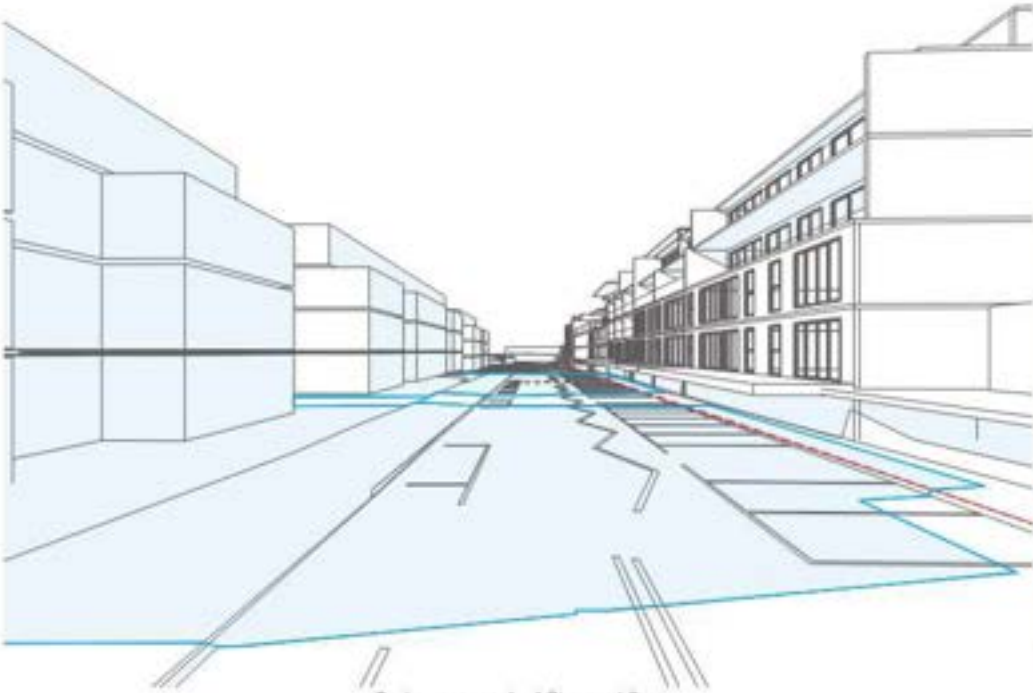
Adopting state of the art systems to minimise carbon footprint.



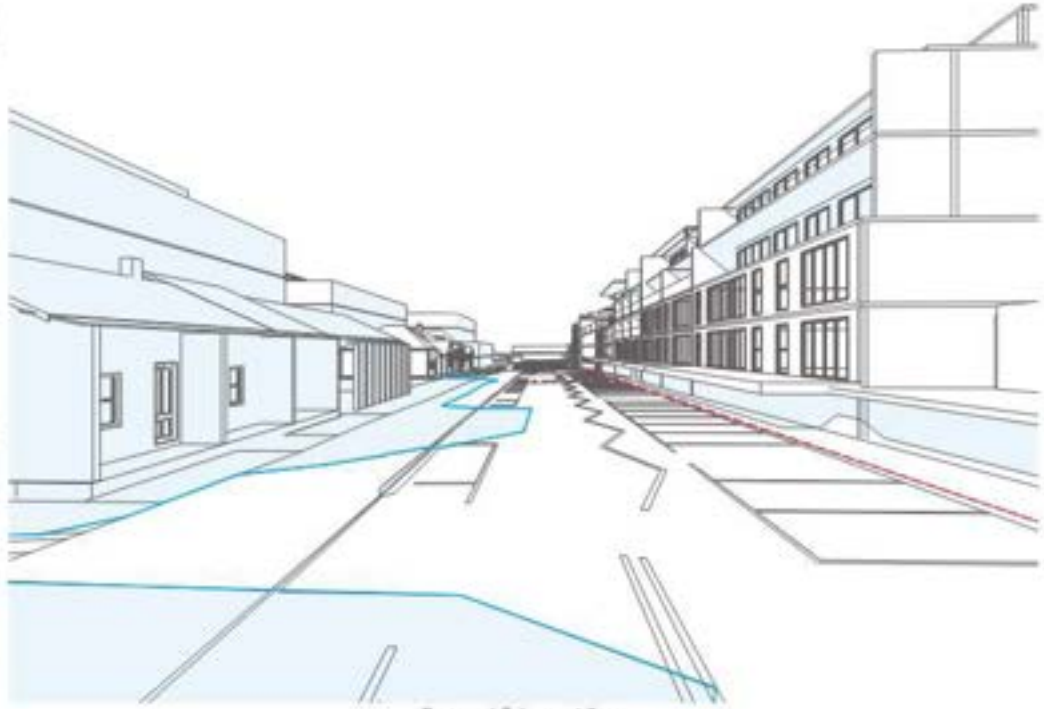
PARRAWEEEN STREET CHARACTER- EMERGING STREET CHARACTER



PARRAWEEN STREET CHARACTER - SHADOW STUDY

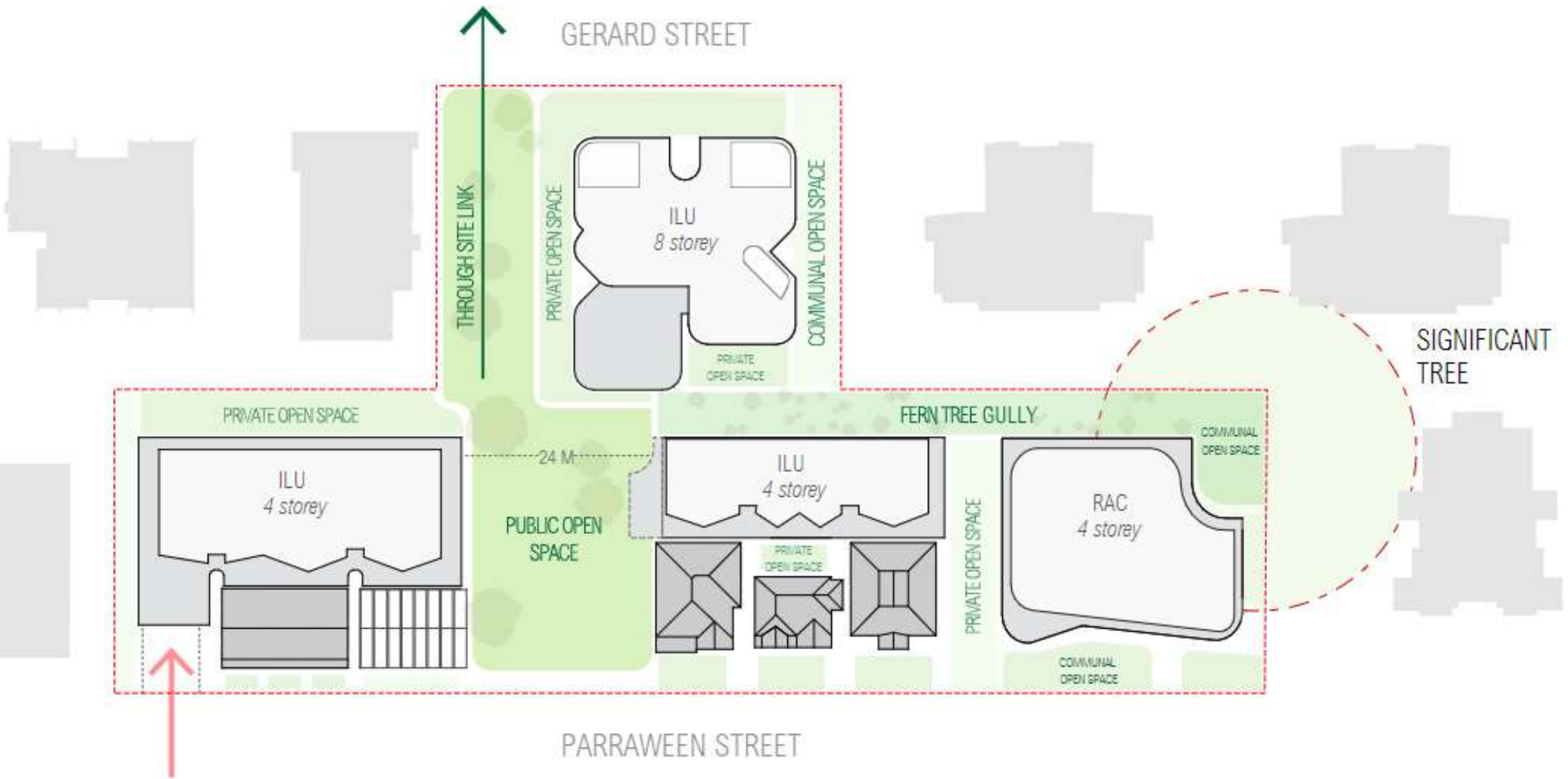


Business as usual - 4 Storeys at 2pm



Proposed Scheme at 2pm

STRUCTURING THE LANDSCAPE



STRUCTURING THE LANDSCAPE - IDEAS



PRIVATE OPEN SPACE



COMMUNAL OPEN SPACE



FERN TREE GULLY



PUBLIC OPEN SPACE



THROUGH SITE LINK

PRELIMINARY STREETSCAPE



THROUGH SITE LINK - GERARD STREET

PRELIMINARY STREETSCAPE



PROPOSED SCHEME - GERARD STREET

PRELIMINARY STREETSCAPE



PROPOSED SCHEME - PUBLIC OPENSACE



PLANNING PROCESS

INDICATIVE TIMING	PROJECT MILESTONES
Q1 2023	<ul style="list-style-type: none"> • State Design Review Panel • Community information sessions
Q2 2023	<ul style="list-style-type: none"> • Lodge SSDA with Department of Planning and Environment
Q3 – Q4 2023	<ul style="list-style-type: none"> • SSDA assessment and report preparation by DPE



SECRETARY'S ENVIRONMENTAL ASSESSMENT REQUIREMENTS (SEARs)



ISSUED



SITE ANALYSIS



UNDERWAY



DESIGN



UNDERWAY



COMMUNITY CONSULTATION



UNDERWAY



STATE SIGNIFICANT DEVELOPMENT APPLICATION (SSDA)



NOT YET LODGED



PUBLIC EXHIBITION



NOT YET STARTED



SSDA DETERMINATION



NOT YET STARTED



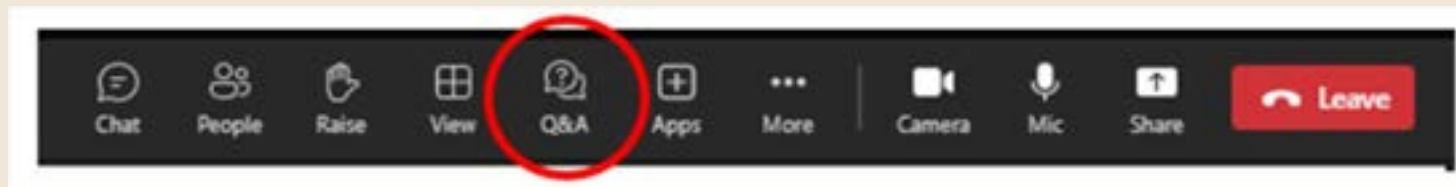
CONSTRUCTION




NOT YET STARTED

Q&A

- Please use the “Q&A” button in the top tool bar to submit your question to the team





PATHWAYS

RESIDENCES

THANK YOU

If you would like to receive project updates please register your interest at community@gyde.com.au

Visit pathwayscremorne.com.au for more information