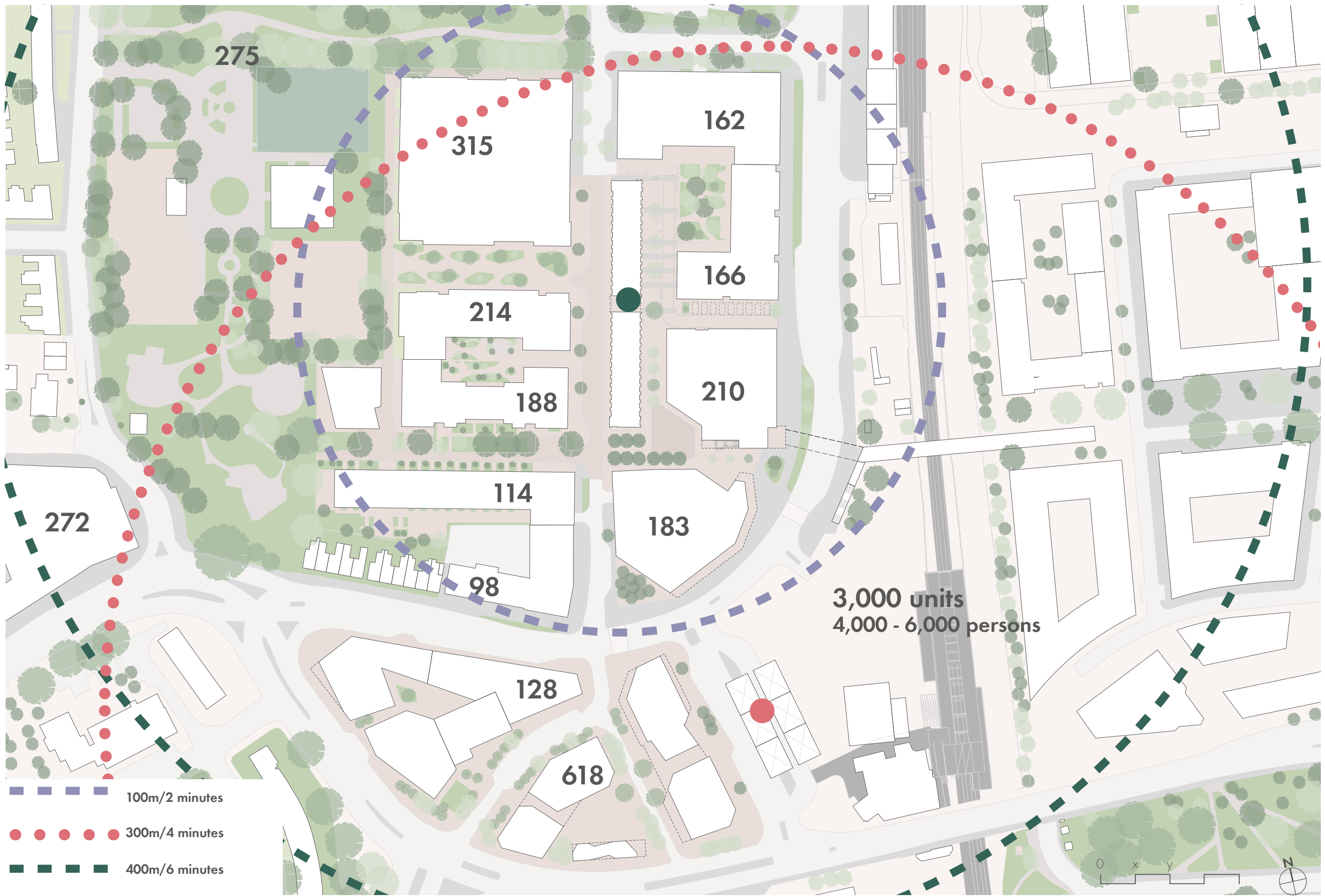




Public Access to Transport

8.2 Pedestrian access

Pedestrian Access

All parts of the site lead to the existing footway network and have been designed to address the needs of people with disabilities and reduced mobility. The layout maximises the catchment area for access to public transport services which will benefit future users of the site and neighbouring areas.

East-west pedestrian movements through the site will be via Berol Passage and Gessner Lane. North-south pedestrian movements will be via Berol Walk.

2 Berol Yard

Pedestrian access to Retail Unit 1 on the eastern side of the building will be via the existing footway on Watermead Way.

Pedestrian access to Retail Unit 2 on the southern side of the building will be via the proposed public realm area known as Green Link. To the east, Green Link leads to the public footway on Watermead Way. To the west, Green Link leads to Berol Square.

Pedestrian access to Retail Unit 3 and the Residential Lobby on the southwestern side of the building will be via Berol Square. Berol Square is a proposed public realm area. To the west, Berol Square leads to Berol House and the footway on Ashley Road. To the east, Berol Square leads to Green Link, and to the north

Berol Square leads to Berol Walk.

Pedestrian access to Retail Unit 4 on the western side of the building will be via Berol Walk. Berol Walk is a proposed public realm area which runs parallel to the east of Berol House.

Berol House

Pedestrian access to the retail units and lobby for the office land use will be via the footway on Ashley Road and via Berol Walk.

Berol Passage is located mid-way along Berol House and provides a linkage between Ashley Road and Berol Walk via the undercroft.

Accessibility for all

The proposed development of Berol House and 2 Berol Yard and surrounding public realm will be designed to be as inclusive as possible so that it can be comfortably and independently used by people living in, working in and visiting the development.