

Option 3C. Viewing platform at car park grassed area

Option 3C provides a ramp to a viewing platform in the grassed area directly adjacent to the car park.



Figure 1. Option 3C viewing platform on car park grassed area

Advantages

- Option 3C has the least environmental impact of the viewing platform options with no removal of existing native vegetation needed.
- Proximity to the car park is ideal.
- Low ocean risk location.

Disadvantages

- Option 3C competes with existing usable lawn area. The height of the viewing platform would need to be in the order of 5m above existing ground level to achieve adequate ocean views. To achieve this at least 75m of ramp would need to be constructed to achieve the required ramp gradient. This ramp, along with the viewing platform, would occupy in the vicinity of 150m² of ground space.
- The height needed for the structure to provide a platform so it is above the dunes, would necessitate a large imposing structure.
- The cost is likely to be high due to the size of the structure.