



Important information for residents and homebuyers

Proposed café at Foreshore Park

Since it opened in 2008, Foreshore Park has rapidly developed into the social and recreational heart of Burns Beach Estate, with a growing number of residents using the area for private and community events.

Peet Limited is currently considering plans for a new café to be built at Foreshore Park to service the local community.

Foreshore Park has been earmarked for a café or retail development since the earliest stages of planning for the Estate. A café was included in the *Burns Beach Structure Plan* which was approved by the City of Joondalup and the Western Australian Planning Commission in 2007.

Dôme Café proposal

Peet is working with experienced hospitality provider Dôme Coffees Australia (Pty) Ltd to develop a café at Foreshore Park.

Dôme is an experienced café developer, operating in Western Australia for almost 20 years and with 100 cafes across six countries. The company is well-credentialed to deliver a first-class food and beverage venue to the residents of Burns Beach Estate.

The proposed café will be located on the south-eastern side of the Park, adjacent to the playground and beach.

The facility will be a custom-designed two-storey building with seating for up to 206 people – made up of 134 internal seats and an alfresco area for 72.

The size and location of the proposed café will allow it to accommodate the needs of the growing Burns Beach Estate community which ultimately will be home to more than 1500 households. The size of the café will also ensure that it is commercially viable and has the potential to become a long-term community asset.

The proposed café will provide the community with a local coffee shop and meeting place. Burns Beach Estate residents will be within walking distance of the café, which will be linked to the community's network of pedestrian and cycle pathways. Bicycle racks will be provided for café patrons.

Whilst the café is expected to primarily attract Burns Beach Estate residents, there are 95 car parking bays located within 400 metres of the café site to be used by patrons if required.

The café is expected to employ approximately 20 people, including some from the local area.

The trading hours for the café will be from 7.00am to 7.00pm Sunday to Thursday, and 7.00am to 9.00pm on Friday and Saturday.

The café building will be owned and operated by Dôme, whilst Peet will continue to maintain Foreshore Park and its surrounds until it is ultimately handed over to the City of Joondalup for ongoing care and management.

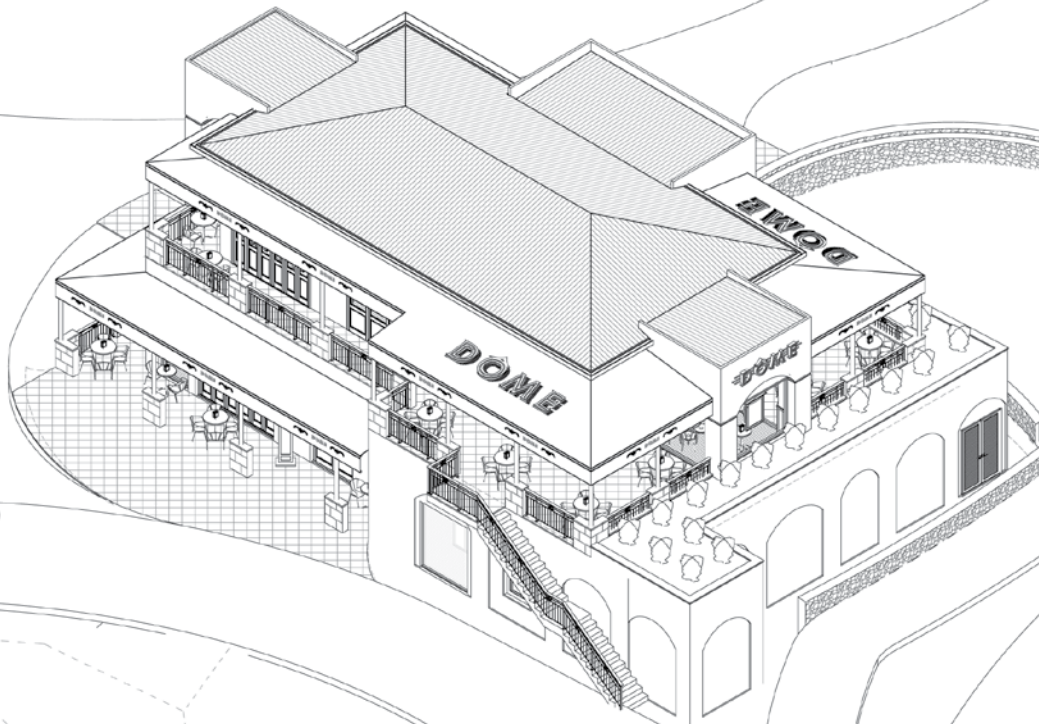
Timeline

The Development Application for the café has been submitted to the City of Joondalup for its consideration. If approved, it is expected that construction will commence following receipt of a building licence and all necessary approvals.



COMMUNITY

INFORMATION SHEET



West view



South west view

YOUR FEEDBACK IS WELCOME

Peet is keen to hear from Burns Beach Estate residents and homebuyers about the proposed development, in particular:

- Are you looking forward to a local café at Burns Beach Estate?
- Would you or other members of your household be likely to use the proposed café?
- Do you have any other comments?

Please provide your feedback before Friday 29 July 2011 by email to community@peet.com.au or phone 1800 819 912.

For more information about Burns Beach Estate visit www.burnsbeachestate.com.au.

All images are early design concepts only and subject to change.