

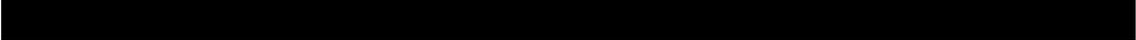
KINGBOROUGH SPORTS PRECINCT

Future Directions Plan Background Report



Prepared for
Kingborough Council

January 2020



KINGBOROUGH SPORTS PRECINCT FUTURE DIRECTIONS PLAN

prepared for
Kingborough Council

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SECTION 1

CONTEXT

1.1 BACKGROUND

Over 40 years ago the Kingborough Council acquired farming land off Summerleas Road with the vision of developing regional and municipal sporting and recreation facilities. The Kingborough Sports Centre (KSC) was opened in 1979 and with decades of population growth and additional facility development, it is now widely recognized as one of the best sporting precincts in Australia.

Today the Kingborough Sports Precinct (hereinafter referred to as the KSP or the Precinct) encompasses all of Council's land and the sporting, recreation and community facilities located within the precinct. The KSC refers to the main indoor sports centre located within the Precinct.

Map 1.1 shows the location of the KSP within Kingston.

The Precinct has ovals, sportsgrounds, netball courts, a four court indoor stadium (basketball and other indoor sports), State gymnastics centre, fitness centre, croquet greens, squash courts, table tennis centre, netball courts, tennis courts, radio car control club, martial arts/judo, circus, mountain bike park, scouts, sports training facilities, community gardens, mens shed, multipurpose learning and meeting rooms, offices, kiosk and childminding facilities. The precinct is home for 33 organisations that offer a comprehensive range of sports and recreational programs and activities.

Over the last decade, there have been significant investments in major sporting and recreation facilities within the Precinct including funds from:

the Australian Government economic stimulus package for construction of the twin ovals, basic spectator and player amenities, surrounding fences, access road, car parking and landscaping;

the Education Department which contributed \$1.1m towards the development of the new indoor stadium with the redevelopment of the Kingston High School next to the KSC;

the Commonwealth and State Governments for the construction of the State Gymnastics Centre; and



Map 1.1 - Kingborough Sports Precinct Location Plan

Council support for upgrading of Lightwood Park including an additional junior ground for training and games (now completed).

A preliminary concept master plan was prepared for the KSP in 2009¹. The master plan was reviewed and revised in 2011 to resolve pressures arising from new developments within the Precinct (e.g. new twin ovals, relocation of the Kingston High School to the Precinct, new indoor stadiums, new building entries and extended parking). It provided a vision and guidance for planning, development and management in the longer-term.

In recent times Council has initiated more specific planning investigations including:

a feasibility assessment for a synthetic surface sportsground²;

an overall master plan for Lightwood Park³ to help determine the feasibility of physical placement and arrangement of future facilities;

the feasibility of a new multi-sportsground with a turf wicket⁴; and

route options for a new road link from Spring Farm to Summerleas Road.

Council has also made improvements to the Precinct including extension of pathways, new signage, upgrading of the entry to the building and improvements to the internal fit-out of public buildings and spaces.

The main indoor facilities of the KSC are managed by the Council with a centre manager responsible for all day-to-day activities including user liaison, scheduling, bookings, promotion, marketing, cleaning and programming. Some individual clubs have full responsibility for the management and maintenance of their club facilities e.g. State Gymnastics Centre, Kingston Tennis Club, Southern Tasmania Table Tennis Association and the Indoor Cricket Centre. Some organisations lease facilities on a tender or expression of interest basis with Council.

Council takes responsibility for management and maintenance of sportsgrounds whether or not there is open public accessibility to these facilities. Ground staff, plant and equipment for maintaining Council's sportsgrounds is located at the Twin Ovals.

¹ Inspiring Place Kingborough Sports Centre Master Plan 2009 and reviewed in 2011.

² Kingborough Council 2015 Feasibility, Site assessment and Concept Planning – Kingborough Sports Centre Precinct

³ Inspiring Place 2018 Lightwood Park Master Plan

⁴ Inspiring Place 2018 Feasibility Assessment for a New Multi-use Sportsground with a Turf Wicket

1.2 PURPOSE

The Precinct is a major community asset, which caters for the sporting and recreational needs of the local community and residents of southern Tasmania and includes the Kingston High School. The diverse range and quality of educational, sporting and recreational facilities, allows the Precinct to cater for local, regional, state and some national events.

Most of the sporting clubs and recreation groups using the KSP are experiencing growth in demand for their facilities, programs and services. Some clubs and groups have outlined their aspirations for developing future sporting and recreation infrastructure to better cater for these needs. The growing population within Kingborough also have expectations for future investment in sports and recreation facilities.

The majority of recommendations contained within the *Kingborough Sports Centre Site Master Plan 2011* have been undertaken and the document now requires review to guide decision making over the coming decades.

Council engaged Inspiring Place to prepare a Future Directions Plan for the KSP with an emphasis to be on:

- undertaking extensive consultation with a range of key stakeholders;

- presenting a long-term vision for the whole of the Precinct;

- providing big, bold and visionary directions that will help inspire stakeholders to support the implementation of the plan;

- setting out short, medium and longer term infrastructure development priorities; and

- ensuring the Plan respects the policy framework and is well-integrated with other community and development initiatives.

Attachment 1 provides an overview of the policy and planning reports that provide a broader context to the KSP.

Attachment 2 provides a review of the demographic, sport and recreation participation trends within Kingborough.

1.3 APPROACH

Preparation of the Future Directions Plan has involved:

review of relevant policy documents;

meetings with Council staff;

site visits and meetings with key sporting clubs and recreation groups, agencies and interest groups;

research into trends and future infrastructure development ideas;

preparation of a Future Directions Plan;

review of Council and stakeholder feedback on the draft Plan; and

preparation of the final Future Directions Plan.

SECTION 2

A VISION FOR THE PRECINCT

2.1 THE WAY AHEAD

There are a number of important opportunities for future planning, development and management of the KSP including:

continuing population growth with estimates that the municipality will have the third highest growth rate in Tasmania over the next 20 years (an increase of almost 40%% of the existing population base)⁵;

the municipality has a younger age profile in comparison with the rest of Tasmania which will place increased demand on the capacity of sporting and recreation facilities that are already under pressure to accommodate demand;

the emerging needs and expectations of the community for improved health and wellbeing which are often linked to access and quality of sporting and recreation facilities including recreational trails, indoor centres, aquatic leisure facilities and open spaces;

the continuing evolution of some sports and recreational activities which will require the scope for adaptation of existing facilities or the provision of new facilities to meet needs;

funding support has become highly competitive and governments have become more strategic focussed – funding will increasingly be directed towards identified priority needs having broad community support and demonstrating opportunities for collaboration with multi-use benefits;

there will be a greater focus on activities that promote healthy living and community wellbeing (including mental health) in addition to core sporting team programs;

⁵ Tasmanian Government, Department of Treasury and Finance 2014 Population Projections for Tasmania and its Local Government Areas

there will be greater need to develop a focus on activities that build social capital in the community;

there will be growing interest in commercial investment associated with providing sporting, recreation and community opportunities.

This requires the Council to be pro-active about the potential for the KSP and to have a strategic plan that:

recognises the capital costs for new sporting and recreation facilities is high and will require substantial support from State and Federal governments to ensure the Precinct remains one of Tasmania's leading sports and recreation destinations;

establishes an agreed vision for the Precinct;

identifies needed major investments in new or upgrading of facilities;

describes the priorities for funding support over a long-term timeframe;

sets out an Action Plan for investment over a number of stages and indicates the responsibility to lead the implementation;

fosters skilled management and programming within the Precinct; and

demonstrates support and collaboration from the key stakeholders and community.

2.2 VISION AND GUIDING PRINCIPLES

The *Kingborough Sports Centre Site Master Plan 2011* set out a vision statement and guiding principles remains relevant as a guide for the KSP and this has been amended to also reflect the focus on community benefit, health and well-being.

The vision statement is:

The Kingborough Sports Precinct will be an exemplary leader in achieving outstanding social-economic benefits for the Tasmanian community - a place where quality outcomes are delivered through the immersion and integration of education, health, community wellbeing, sport and recreational activities.

2.3 CASE STUDIES OF EXEMPLARY SPORTING PRECINCTS AND FACILITIES

The consolidation of sporting recreation and community assets within a dedicated precinct has become more prevalent in recent decades. There are many advantages to be gained if the structure of these precincts are carefully planned in the first stage and effectively managed and administered throughout the term of operations. This has been the case for the KSP where the Council has played a dominant role in planning, sourcing funding and managing the staged development of the Precinct over the last 40 years.

A range of case studies of high quality or exemplar sporting precincts and facilities have been prepared using background research and consultations with key stakeholders. Whilst the case studies are developed at a larger scale than would be envisaged for the KSP, they are indicative of the range of facilities being integrated within successful sport precincts.

Attachment 3 describes the:

Cockburn Regional Centre, Western Australia

Boroondara Sports Complex, Eastern Melbourne

Manning Community Hub, City of South Perth

Ballarat Regional Athletics Centre, Ballarat

Gold Coast Sports and Leisure Centre, Queensland

Sydney Gymnastics Aquatic Centre, Western Sydney

Maribyrnong Sports Academy, Melbourne

Michael Long Learning and Leadership Centre, Darwin

Henley Sports Academy, South Australia

Premier Elite Athletes' Collegiate, Toronto, Canada

Palais Omnisports, Marseille Indoor Skatepark, France

A review of the case studies suggest that the precincts:

embrace more than just the provision of facilities for sport with considerable integration occurring across recreation, leisure, community, educational and commercial activities;

cater from beginner to elite participation;

accommodate a range of multi-use facilities and provide shared support facilities (such as access/entry, parking, signage, childcare etc);

make functional use of the available space – facilities are located and designed to encourage integration and awareness;

develop the capacity for hosting events, festivals and other activities;

are well-promoted and promote their point of difference or excellence; and

are based on effective and cooperative use, management and operation of the precinct.

The potential benefits with consolidating investment in a precinct include:

efficiencies and financial savings including in land use, management and administration;

the ability to share resources, across multiple facilities and functions, including equipment, first aid, technology and volunteers;

the ability to cross promote and gain the benefits of cross pollination of participants through the exposure of attending audiences to various activities;

profile raising within the community resulting in greater awareness of programs and services which are on offer;

creation of a more vibrant atmosphere and environment; and

a greater ability to vary programs and introduce new programs with the ability to respond to trends and participation rates through the capacity to re-purpose the use of the programmed space.

2.4 VISIONARY IDEAS

Research and stakeholder consultations have identified a number of potential visionary ideas for future investment at the KSP.

The major visionary projects are:

developing a new aquatic leisure centre which has attracted a strong desire from the local community over many years;

creating Kingston High School as the premier Sports College for Tasmania;

expanding the indoor stadium through conversion of the State Gymnastics Centre into new indoor sports stadiums and the construction of a new stadium to provide greater capacity for indoor sports, activities and events; and

ensuring integration with all stakeholders united in their vision for the future planning, development and management of the Precinct whilst having a central precinct business and administration base.

A number of important support projects have also been identified:

upgrading Gormley Park as a multi-use sportsground associated with outdoor community facilities;

providing a synthetic multi-use sportsground and associated upgrading of amenities at Lightwood Park;

allowing a second turf wicket at the Twin Ovals;

upgrading road and parking capacity;

providing for indoor cricket and tennis stadium; and

improved pedestrian linkages.

An outline of these potential ideas is provided in the following sections. It set out a context for selecting the idea, the potential opportunities and the directions for progressing the idea.

2.4.1 Aquatic Leisure Centre

CONTEXT

The development of a public aquatic facility in the municipality has been promoted consistently since the KSP was first developed some 40 years ago.

The *Kingborough Sports Centre Site Master Plan 2011* indicated the potential for a future aquatic facility and proposed a footprint near the entry to the Sports Centre. The footprint was based on a possible 25m pool, a hydro-therapy pool and accompanying facilities (e.g. change rooms, toilets, children's water play) similar in scale to recently developed facilities in comparable regional centres in Victoria. The Plan indicated this site would need to relocate the Southern Table Tennis Centre to achieve this outcome for a new indoor centre.

Following the *Kingborough Sport and Recreation Facilities Strategy 2013* Council had resolved not to support the construction and operation of a public swimming pool due to other competing demands and priorities.

POTENTIAL OPPORTUNITIES

Ongoing community interest and media attention has, however, led to the State Government recently providing funding to undertake a feasibility study for an aquatic facility within the KSP. Consultants have been engaged and the assessment will be for a 25m indoor pool. Council has suggested the opportunity for a private operator to build and operate the facility.

Around Australia, there have been numerous aquatic centres built with a 25-metre, ten-lane pool with ramp access, separate 10m warm-water therapy pool and spa, freeform indoor leisure pool that includes learn-to-swim and toddler areas, water-play splash pad, waterslides, gym, group fitness and wellness area, and support amenities.

An aquatic facility is a major public investment and has the potential to generate high turn-over of customers and parking requirements. The preferred location, based on other aquatic centre developments around Australia, would be to integrate the facility with the existing sports centre and to locate it as part of the future front entry from the main car parking area to the KSC. This could include the Southern Table Tennis Centre site or part of other future redevelopment opportunities near the State Gymnastics Centre and the Indoor Cricket hub.

Modern aquatic complexes are also costly to operate depending on staffing, programming and the equipment and services being provided. Rising operation costs and changed community expectations are also requiring increased investment

in environmentally sustainable design and management outcomes. Population catchments need to be sizeable enough to generate high use and to meet these costs.

Swimming remains one of the highest participated recreational pursuits undertaken by Australians in both organised and non-organised settings. Markets include those visiting the aquatic facility for recreation and leisure, general fitness/health and wellbeing, education/skills/safety and competition/training/fitness. The latter may include lap swimming, corporate fitness programs, carnivals/competitions, club training, swim squads and aquatic sports (e.g. scuba diving, water-polo, synchronised swimming and canoeing). With such high participation rates and a diverse range of users, aquatic facilities and programs have had to adapt to accommodate these activities.

Indoor pools almost invariably operate at a loss due to price resistance on the part of the market and as a consequence, they are now rarely built without being linked to ancillary 'dry' and social facilities, which can provide profit-making activities such as fitness programs, aerobics, social events etc. Many regional centres around Australia have found it necessary to design the aquatic centre to cater for a wider range of user needs (e.g. leisure, health, learn to swim programs, fitness, school, aged care) beyond being a swimming pool designed specifically for club training and competition.

This can result in aquatic centres having dedicated learn to swim pools, water play areas, hydrotherapy/warm water exercise pools to allow for aquatic healthcare programming, disability access (e.g. ramps, adjustable floors, hoists), dedicated change facilities for families, group training (e.g. community meetings, educational sessions, allied health services, spin classes, traditional aerobics, older adult programs, special needs groups sessions, programs for minority or ethnic groups) and introduction of self-entry opportunities to reduce queues and management costs.

FUTURE DIRECTION

The feasibility study will provide valuable insight into the scope and scale of a future aquatic leisure facility within the Precinct. It is also likely to indicate that the Council will need to play a major role in facilitating and managing the development to achieve the potential benefits for the community.

2.4.2 Kingston High Sports College

CONTEXT

The Kingston High School was relocated into the KSP in 2011. As part of the relocation, the Department of Education contributed \$1.1M towards the development costs for one of the new indoor stadiums.

Kingston High School's learning program is designed around 21st Century Learning principles. Teachers plan collaboratively and use innovative teaching and learning strategies. Students collaborate and classes work flexibly within the Pod based learning environments designed to meet the contemporary learning needs. In addition to the formal learning program, students have a range of other learning opportunities including camps, carnivals, extension and leadership opportunities and international excursions.

The school teaches students in grades 7-10 and currently has maintained enrolment of between 640 - 700 students. The age profile of Kingborough, the continued growth in population and the number of feeder primary schools are likely to see school enrolments move towards the 800 students in coming years.

In 2020, the school will extend learning opportunities to Grades 11-12. As part of the Grade 11/12 program the High School will introduce courses in athlete development, sports science and psychology to students. The course will allow students to develop their own training program and access the extensive range of sporting and recreational facilities within the KSP. It is envisaged this course will support students that are actively interested/involved in sport and help foster pathways to working in the sports industry. The school has already developed a health and well-being program in Year 7-10 that will help streamline students towards the athlete development program offered in Year 11/12.

The notion of a Sports College has evolved from the USA where talent sports development programs have been strongly linked to educational institutions such as high schools and university campuses. A Sports College (often referred to as an Academy) offers a special program that challenges students to develop not only their athletic sport skills, but also their personal identity, self-esteem and character. The mission is usually to attract high performing students by providing training in health, education and sports that will foster their skills and experience.

Attachment 3 provides case studies for the Maribyrnong Sports Academy in Melbourne, Michael Long Learning and Leadership Centre in Darwin and the Henley Sports Academy in Adelaide. The Premier Elite Athletes' Collegiate in Toronto (Canada) provides a case study associated with a high school.

The research and case studies indicate that sports academies have:

been operating for many years overseas whilst they are more recent developments within Australia;

achieved success in attracting students into specialist sports academy programs for a range of sports;

developed the capacity to attract international students to the academy;

required and benefitted from being co-located with quality sporting and recreation facilities;

the potential to attract government funding;

the opportunity to target special interests and deliver wider social and economic benefits from participation in the educational and training programs; and

the capacity to partner with State sporting organisations and incorporate accreditation standards.

POTENTIAL OPPORTUNITIES

The Kingston High School is ideally located to become the first sports college within Tasmania. The KSP is already one of the State's premier sports precincts and the Kingston High School is already instigating the groundwork for an athlete development, sports science and psychology program to support students in Year 11/12 in 2020.

Potential opportunities to further develop the project could include:

seeking support from the State Government to help make Kingston High School the first sports college for Tasmania;

trailing the 2020 athlete development program to consider options for extension to attract students from outside the local area, including in the longer term, students from overseas;

further developing co-operative arrangements with the sports clubs in the KSP to utilise the skills, coaching and resources within the academic program;

assessing the potential for access to accommodation on-site or off site to extend the sports college options for short term training camps or training programs;

the school taking over further space within the KSC to allow for more classroom and training use (e.g. KSC Fitness Experience from the lower ground floor if this use was relocated as part of extensions to the indoor stadium facilities); and

in the longer term, extending the appeal of the sports college to the existing (e.g. Twin Ovals and indoor facilities) and proposed new facilities (e.g. synthetic ground at Lightwood Park, Gormley Park sportsground, aquatic leisure centre)

FUTURE DIRECTION

The concept of a sports college linked with the Kingston High School will require consultation with the Education Department and investigations into the concept development and overall feasibility.

2.4.3 New Indoor Multi-Purpose Stadium

CONTEXT

The State Gymnastics Training Centre was a joint proposal between Gymnastics Tasmania and the KSC Gymnastics Club. It was purposely designed and dedicated to meet the needs for gymnastics programs and services commensurate with rapid growth in participation.

At the time of construction in 2010 there were 800 members at the KSC Gymnastics Club (now known as Kingborough Gymsports) – the membership over the last decade has increased with 2,300-2,500 people now using the facility during the week at peak times. In addition there are a number of sports such as circus training, cheerleading, rhythm gymnastics, martial arts and dance that have been required to find alternative venues/space to cope with their limited space and increased participation.

Consultation with clubs indicates continued growth in indoor sports. For instance basketball is the second highest team participation sport in Australia and has the fifth highest participation level in organized physical activities in Australia. Southern Tasmania accounts for 35% of the total State membership of basketball associations within the State. Locally, the Kingborough Huon Basketball Association has over 700 members with up to 80 teams in senior, junior and social competitions. Notably, the number of junior teams has increased by 100% in the last 4 years.

The Kingborough Sports Centre Fitness Experience operating at ground level under the indoor stadiums has proven to be very successful. Membership has increased to over 1500 users and it expected that there will be continued interest and growth in

future years. The operation is managed by Council and provides support, resources and information for members to enhance their health and well-being, both indoors and outdoors. Members have access to multiple group exercise classes⁶, use of weights, personal training, electronic fitness machines and offers free child care.

The existing facilities limit the potential for increased capacity and a better venue should be found with upgraded facilities in the future.

POTENTIAL OPPORTUNITIES

Kingborough Gymsports have indicated the desire for a larger indoor stadium to better accommodate gymnastics and other related sports. The existing State Gymnastics centre was designed to have the capacity to allow conversion to indoor courts to service basketball, volleyball, netball and other indoor sports. This would allow all the indoor courts to be fully integrated along the same alignment of the KSC.

The logical location for a new indoor stadium to cater for gymnastics and other indoor sports is the western end of the KSC using space that is currently devoted to indoor cricket, scouts and outdoor netball courts. The new stadium would ideally accommodate gymnastics and a range of other indoor sports that could be co-located to share toilets, changerooms and other amenities. These could include:

- Southern Table Tennis Centre;

- relocation of the Kingborough Sports Centre Fitness Experience to be accessed with the new entry;

- circus training (from level 4 within the KSC) to provide for growing numbers of participants and to provide more suitable training space with sufficient height and storage of equipment;

- multi-use space(s) dedicated to dance and martial arts;

- KSC Fitness Experience (from the lower ground floor of the KSC) to be more accessible from the main car parking areas, associated with the proposed Aquatic Leisure Centre and better integrated with the indoor stadiums including the proposed new State Gymnastics Centre; and

- youth sports and cultural hub.

The high turn-over of users at the KSC Fitness Experience indicates the facilities should ideally be located close to the main car park and proposed new main entry

⁶ These programs currently include metafit, burn sulpy circuit, staying active, pilates, power hours in the gym, pumped, spin/spin express, step on it, body works, tri-fit, ASRAP (as many rounds as possible).

into the sports centre. In doing so, there could be greater synergy with an aquatic leisure centre, Sports College, other indoor sports facilities and future support services.

During the consultation process, several students mentioned that the development of an indoor skatepark would be a major attraction to encourage active use of the KSP by youth across all ages. Currently there is very limited indoor space for indoor skatepark within the Hobart region⁷.

There has been significant growth in 'extreme' sports and the likely inclusion of some of these sports in future Olympics and other world events. The hub could consider:

- multi-use with scooting and bmx riders;
- access to an outdoor skatepark;
- emerging activities e.g. chariot skating⁸;
- roller-blading course;
- rockclimbing and bouldering walls;
- outdoor half basketball and netball court;
- outdoor 'beach' volleyball court;
- an ice skating rink;
- performing space for local music and small events; and
- access to a café and meeting/learning spaces with free wifi.

The hub would provide a new and exciting focus for youth activities within the Kingborough and Huon Valley communities, but also have the potential to attract interest from a wider catchment. It is also an ideal adjunct to the Kingston High School and development of a sports college.

The potential development and impact of the proposed new stadium will need consultation with existing sports and recreation clubs.

⁷ The Federal Government has announced a \$6M grant for the upgrading of the Glenorchy YMCA which may include an indoor skate facility.

⁸ Chariot skating is a new skating activity using wheel-skates that uses outdoor trails and crosses boundaries into skiing and cycling.

FUTURE DIRECTION

Include the provision for conversion of the State Gymnastics Centre into two new indoor stadiums. Investigate the potential to construct a new stadium to house the State Gymnastics Centre, Southern Table Tennis Centre and space for other sports including circus training, cheerleading, rhythm gymnastics, martial arts and dance.

The desired outcome would be to have the three key facilities that attract regular and high turn-over patronage (i.e. Aquatic Leisure Centre, KSC Fitness Experience and the State Gymnastics Centre/Kingborough Gymsports) co-located towards the arrival to the KSC. This would also improve the feasibility for future commercial businesses (e.g. café and retail outlets, medical practices, creche) near the arrival.

Indicate the potential to relocate the KSC Fitness Experience with the proposal for developing new indoor facilities at the western end of the Kingborough Sports Centre.

Investigate the potential for incorporating a youth sports and culture hub within the overall concept for the Future Directions Plan for the KSP.

2.4.4 Precinct Integration

CONTEXT

The marketing and promotion of the Kingborough Sports Centre is fragmented to the extent that the Twin Ovals, Lightwood Park and Gormley Park are often known or referred to as being separate facilities. There is considerable benefit from defining the Kingborough Sports Precinct as the one destination for all the facilities, programs and services that are offered.

Government funding support will be guided by those proposals that show co-ordination, collaboration between stakeholders and can demonstrate how the investment may contribute towards improving the health and well-being of the community. The focus for future planning, development, marketing and promotion of sport, recreation and community opportunities needs to be based on an united vision for the whole of the Precinct and not individual sports or facilities. Having such a commitment from all the stakeholders provides a powerful position for seeking investment and promoting the Precinct.

Linked to the integration of the Precinct is the provision of a central base office for information/bookings with shared facilities would assist Clubs to focus on program delivery. Most of the existing clubs and groups do not have access to meeting rooms and support facilities to effectively manage their administrative, business and training operations. Some clubs are constrained by the size of the space available to them.

There is no central place where these roles can be consolidated and shared by the majority of sports, recreation and community based clubs⁹.

A new entry and central business base would allow the sharing of facilities such as:

- reception staff for enquiries;
- administrative support staff;
- access to office equipment such as desks, computers, printers and filing systems;
- a range of meeting spaces to cater for small scale meetings, board/committee meetings and community presentations;
- training rooms;
- storage space;
- kitchen and lunch room; and
- toilets.

The central business base would also provide scope for commercial facilities including café, retail sales, medical and health rooms, education and training facilities.

P O T E N T I A L O P P O R T U N I T I E S

Sport and recreation delivers social and health benefits by promoting social inclusion, a sense of connection, improving physical health and condition and also helping to build relationships through shared experiences and achievements.

The Council with the support of the Clubs and local community can start the process of adopting the Kingborough Sports Precinct as the overall 'place name'. This would allow Council and Clubs to work together to promote and market the Precinct as the overall destination. This will help achieve greater community awareness and better return from the costs incurred in marketing and promoting the Precinct.

⁹ The Kingborough Tigers Football Club sought funding for a Kingborough Sports and Community Hub to be located at the Twin Ovals. The proposal was for the development of multi-purpose spaces, classrooms, training areas, community office spaces, consulting suites and improved club facilities for the Kingborough Tigers Football Club. It was seeking \$15m investment funds from Federal and State Governments and had the support of the North Melbourne Football Club. The Twin Ovals is not the best location within the KSP to cater for the majority of community, sporting and recreation clubs. Ideally the facilities should be associated with a central management office in close proximity to the future major indoor centre facilities that capture the highest level of users (e.g. aquatic leisure centre, State Gymnastics Centre, Kingborough Gymsports, Kingborough Fitness Experience). This is the location where there is parking and have the highest level of public access across day and evening times.

Positioning the Precinct will help support:

investing in facilities that deliver a vibrant and contemporary destination;

developing a compelling story about Kingborough that can be used to engage with key stakeholder groups, including the three tiers of government;

promoting Kingborough as a thriving and innovative place to attract capital investment that will in turn, facilitate social and economic growth; and

influencing strategic planning to deliver facilities and events centred around the benefits of increasing community use, health and well-being and physical fitness.

FUTURE DIRECTIONS

With a growing population and increased participation levels for sport and recreation, the challenge is to continue to build upon the existing infrastructure and community support and make strategic investment decisions to capitalise on opportunities. This will be enhanced by promoting a message that there is:

One destination - The Kingborough Sports Precinct

An agreed Master Plan and Marketing Plan for the Precinct

Diverse facilities and activities that deliver multiple values and experiences for all

The future planning and design for the Precinct consider the options to locate a central business base for the majority of community, sporting and recreation clubs at the main entry area to the indoor complexes.

2.4.5 Important Support Projects

These projects include:

upgrading Gormley Park as a multi-use sportsground associated with outdoor community facilities;

providing a synthetic multi-use sportsground and associated upgrading of amenities at Lightwood Park;

allowing a second turf wicket at the Twin Ovals;

upgrading road and parking capacity;

providing for indoor cricket and tennis stadium; and improved pedestrian linkages.

Gormley Park Multi-use Sportsground and Outdoor Community Facilities

C O N T E X T

The *Kingborough Sports Centre Site Master Plan 2011* recommended a range of improvements to Gormley Park including:

extension of the track to the east to achieve a full 400m running track;

construction of new jumps pits given the existing runway and pits are in poor condition and the need to overcome damage caused by access of management vehicles onto the sportsground;

inclusion of the shot put and javelin areas within the radius of the track but outside the area of the soccer pitch; and

sealing, fixing drainage issues and a new parking layout for Gormley Drive; and

improvements to the clubhouse facilities used by Little Athletics and soccer.

Consultation with Kingborough Little Athletics Club indicated club membership had increased to 200 participants with 100 social members (mainly parents). Last year, 15 schools used Gormley Park for their school carnivals. The Club indicated that Little Athletics is moving towards embracing Athletics Australia model for becoming a club involving all age groups. The Club indicated the major issues with Gormley Park were:

the small size of the oval does not cater for 400m races (as it requires a 65m overlap) and only has 6 lanes;

the run-up length to the jump pits is too short creating safety issues;

the clubhouse and amenities are of a very poor standard and lack suitable storage;

continuing drainage issues;

parking layout issues off Gormley Drive; and

ground lights are suitable for athletics but not other users.

POTENTIAL OPPORTUNITIES

The opportunity exists to upgrade the overall layout and provision for sporting and outdoor community facilities at Gormley Park. This would accommodate a range of community users including athletics, running, community fitness and a multi-use sportsground and support facilities for other sports. It would also provide additional car parking to cater for the Twin Ovals and Lightwood Park.

FUTURE DIRECTION

Consider the potential layout and provision of multi-use sporting and outdoor community facilities at Gormley Park to accommodate a range of community users.

Upgrade Lightwood Park

CONTEXT

The *Kingborough Sports Centre Site Master Plan 2011* recommended a range of improvements to Lightwood Park for it to become one of the best venues for soccer in the Greater Hobart Region.

In 2015, Council prepared a report on the feasibility, site assessment and concept planning for a synthetic surface sportsground at the KSP. The report recommended Gormley Park as a suitable venue for a multi-use all-weather synthetic surface sportsground. However following further stakeholder review and geotechnical investigations, it was proposed that Lightwood Park 2 would be the better location for the synthetic surface sportsground.

More recently Council has undertaken significant work to upgrade the playing surface of Lightwood Park 1. The Council are keen to upgrade that sportsground to have the capacity to attract multi-use.

In 2018 Inspiring Place was engaged by the Kingborough Council to prepare a master plan for Lightwood Park to help determine the feasibility for physical placement and arrangement of future facilities. The plan was prepared with the input and collaboration of the Kingborough Lions United Football Club (KLUFC).

The KLUFC are the principal users of Lightwood Park and have sportsground tenancy agreements with the Council for both summer (October – February) and winter (April – September). An additional soccer pitch suitable for training and

playing night National Premier League and Women's Championship standard games was completed in 2018 as part of the Stage 1 redevelopment.

The KLUFC has experienced considerable growth in membership and teams since starting in 1998 and provides development pathways from U6 through to the State-wide National Premier League. The Club experienced a 30% growth in playing members in the last five years. The Club has over 600 playing members (men and women) and is the biggest soccer club in Tasmania. The Club also has over 120 official volunteers such as coaches, managers, support staff. Junior members have continued increased by 10% in the last year to reach a total of 290 players.

The existing sportsgrounds and facilities at Lightwood Park are no longer coping with the growth of soccer and the Club's playing members in recent years.

POTENTIAL OPPORTUNITIES

The *Lightwood Park Master Plan 2018* is an aspirational plan for the long-term future of Lightwood Park and proposed that the next second of investment be an all-weather synthetic football and sportsground with upgrades to access, car parking, clubroom facilities and amenities. The master plan is an indicative concept and there will need to be detailed site and geotechnical engineering investigations, costings, business case, investment prospectus and development approval processes before the project progresses.

The Council has granted \$500,000 to the KLUFC for Lightwood Park improvements but further funding is required for new toilets and changerooms.

The potential benefits of upgrading Lightwood Park sportsgrounds and facilities include:

- strengthening Lightwood Park as the premier soccer hub in Southern Tasmania;

- meeting current and future demands for soccer at all levels;

- upgrading the sportsgrounds for multi-use with the capacity to cater for training and school use, when other sportsgrounds are closed to wet conditions;

- scope for having running tracks linked with the Sports College training programs in the future;

- improving access to all-year round quality soccer facilities while reducing the impact of heavy rain preventing use of training grounds during winter months;

consolidating club facilities to provide a more integrated soccer precinct;

reducing ongoing maintenance costs;

increasing capacity to host future events; and

furthering the potential for the Club to raise revenue through better quality clubroom facilities and hosting of events.

FUTURE DIRECTION

The future direction should be to implement the *Lightwood Park Master Plan 2018*.

Second Turf Wicket

CONTEXT

One of the Twin Ovals at the KSP is the only sportsground with a turf centre wicket in Kingborough. The oval is used for training and matches by first, second and occasionally third grade and women's cricket by the Kingborough District Cricket Club (KDCC), playing in the Cricket Tasmania Premier League in Southern Tasmania.

All the other ovals and sportsgrounds used for cricket in Kingborough have a concrete or synthetic wicket. There are a range of pressing needs for a new sportsground with a turf wicket within Kingborough. The Council population continues to grow rapidly ahead of most other Councils in the State. The existing turf wicket at Twin Ovals is utilised by KDCC and growth in club members has meant the Club has had to use other sportsgrounds outside of Kingborough to play their home games. This has affected the rostering of home games for the Under 17's boys, Under 17 girls and the Under 15 teams.

At the same time, Cricket Tasmania is strongly pushing for younger age groups (especially Under 15's and Under 17's) to have better pathways to senior and elite cricket with access to turf wickets. In addition to growth in junior cricket participation, there has been a significant uptake in women's cricket and consequently the need for access to sportsgrounds and improved facilities.

POTENTIAL OPPORTUNITIES

Council resolved to investigate the development of a multi-use sportsground with a turf wicket to support the growing demand for cricket facilities within the municipality. An initial feasibility study was undertaken into the options for the location and construction of a sportsground with second wicket within Kingborough.

Initial feasibility investigations showed the preferred location for a multi-use sportsground would be on land used by the Southern Dog Obedience Club site, accessed off Gormley Drive. It indicated the potential to relocate the Southern Dog Obedience Club to the western side of Lightwood Park 3 sportsground. However the initial cost estimates for the works were considered to be in excess of \$1m.

Council are currently reviewing the option for constructing a turf wicket on the Twin Oval used for AFL football¹⁰. A Memorandum of Understanding (MOU) existed between Council and the AFL at the time, that referred to not allowing installation of a turf wicket due to the need for the oval to be ready for pre-season football games. The MOU has a five year review clause. The requirements of AFL football has since changed, and it would be logical to revisit the opportunities and implications for introducing a second turf wicket at the Twin Ovals. There are many other ovals used for AFL, including Blundstone Arena, that have turf wickets and manage the use of the ground during the pre-season time.

FUTURE DIRECTIONS

Review the current MOU arrangements and allow a second turf wicket on the Twin Oval currently used for AFL training and home games. Similar to other AFL venues, this will require management of the use of the oval and maintenance of the ground surfaces during the pre-season training times for the Kingborough Tigers AFL Club.

Upgrade Road and Parking Provision

A range of potential road and parking upgrades are being investigated by Council for the Precinct.

The most immediate project is the upgrading of Gormley Drive. This involves sealing of the road surface, improved drainage, construction of concrete footpaths and provision for additional car parking spaces. In doing so, Gormley Drive would become a permanent through route for vehicles and help reduce the pressure for access and egress at the current main entry into the KSP at Kingston View Drive.

Other projects are subject to funding. It is envisaged that some funding will become available under the proposed City Deal arrangement between the Federal Government and Councils in the Greater Hobart area. These projects will need to proceed through design and approval stages. The projects are:

- upgrading the intersection of Summerleas Road with Kingston View Drive to facilitate increased traffic volumes and potentially increased use by Metro buses;

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creating a new road link between the Spring Farm residential estate and the KSP¹¹; and

creating a 'park and ride' opportunity for commuters to Hobart by extending the car parking area to the north of the Kingborough Sports Centre with connection to future Metro bus services.

The *Kingborough Sports Centre Site Master Plan 2011* shows the future diversion of Kingston View Drive to the north of the KSC to maximise the car parking capacity and provide safe and convenient access to the centre. Consultation with stakeholders indicated continuing support for the proposal.

There are two other major car parking opportunities for the KSP:

provision for car parking spaces under the development of any future indoor centre (at the western end of the KSC) given the favourable slope of the land and potential for access directly off the main road leading to the Twin Ovals; and

future provision for car parking on some of the land currently used by the Southern Dog Obedience Club¹² which would be convenient for events and games held at the Twin Ovals, Lightwood Park and any future redevelopment of Gormley Park sportsground (refer to Section 2.4.5).

Indoor Cricket and Tennis Centre

C O N T E X T

The potential for a new aquatics leisure centre, new stadium and other indoor sports building at the western end of the KSC may require the relocation of the existing indoor cricket hub and scout hall.

P O T E N T I A L O P P O R T U N I T I E S

The indoor centre could be considered as part of the new gymnastics and other indoor sports building but given the space required, it may need to be relocated to another site. One option could be the site currently being used by the Hobart Radio Car Control Club. The *Kingborough Sports Centre Site Master Plan 2011* indicated the need for major upgrade of this site and the potential for future conflict (e.g. noise

¹¹ The potential for a road link was shown in the *Kingborough Sports Centre Site Master Plan 2011* but would involve assessment of a range of potential routes including a connection through to the existing round-about located to the north of the Twin Ovals. The road link would improve access from southern areas south of Kingston. The road link is likely to impact upon the entry road, starting location and extent of the existing MTB bike park.

¹² The Feasibility Assessment for a New Multi-use Sportsground with a Turf Wicket 2018 identified the opportunity to relocate the Southern Dog Obedience Club to Lightwood Park 3 so as to allow for the potential development of a new multi-use sportsground.

levels with nearby residences). Discussions with the Club at that time, indicated a preference to stay at the KSP site but they also had a realistic understanding that there may be other sites in Southern Tasmania where greater synergies could be developed through co-location. One of the locations discussed was Baskerville Raceway, which has a sealed race track and an adequate buffer to surrounding areas. The Club indicated they would need the support of Council to assist with the relocation of the Club given their limited resources.

The relocation of the Hobart Radio Car Control Club to a new location would allow for the future use of the current site. It was envisaged this could include:

expansion of courts at the Kingston Tennis Club with all-weather indoor court (s);

relocation of the high performance indoor cricket centre to the site;
or

if Kingston High School needed to expand onto Department of Education land currently used by the Kingston Croquet Club, the possible relocation of the Kingston Croquet Club to the existing Hobart Radio Car Control Club (this was an option presented in the *Kingborough Sports Centre Site Master Plan 2011*).

Discussions with the Kingston Tennis Club indicated a long term desire for an indoor court to be located at the club.

The Kingston Croquet Club has recently sought the approval of the Department of Education to construct a third green, which is likely to consolidate the long term use of the existing club site.

FUTURE DIRECTION

The Hobart Radio Car Control Club site is a potential location for the relocation of the high performance indoor cricket centre and for future indoor tennis courts for the Kingston Tennis Club, as a result of other proposed major upgrades of indoor stadiums and facilities. The potential exists to install car parking on the northern side of the proposed new centre.

2.5 ONGOING UPGRADES OF EXISTING FACILITIES

2.5.1 Club Facilities

There is an ongoing need to upgrade existing facilities within the KSP to cater for growing use and demand. Discussions with sporting clubs and groups indicated their desire for works such as:

fixing drainage issues;

upgrading of changerooms and toilets at Lightwood Park;

a third green for the Kingston Croquet Club (the Club is seeking initial approval from the Education Department who own the land);

upgrading lights at Gormley Park and relocating the PA system (to face back onto the oval);

improved storage capacity for Club equipment;

upgrading of the outdoor netball courts; and

providing 3:3 outdoor basketball courts for public use.

2.5.2 Community Facilities

The KSP has largely developed for sport with limited facilities to cater for broader community activities without a cost. The exceptions are the Mens Shed, community garden, dog exercising area and the mountain bike park located off Kingston View Drive.

The opportunities to attract wider community interest and use include:

improved the recreational trails and footpaths that would encourage people to walk, run or bike ride to get to the KSP;

further trail/footpaths within KSP to better access the facilities and spaces;

a small community park that provided space for outdoor picnics and play, 3:3 basketball/netball court and an exercise/fitness park or course.

RECREATION TRAILS/FOOTPATHS TO THE KSP

There are three trail links to the KSP:

the footpaths along Summerleas Road, Kingston View Drive and Gormley Drive that connect with Whitewater Creek Trail and extend back to Kingston Park and the Kingston city centre are the main links to the KSP;

a short link off Dadu Place onto the land used by the Southern Dog Obedience (no formed path or trail); and

a short link from the northern side of the residential lots (adjacent to the Huon Highway) with a side connection to Welcome Avenue to connect into the car park area to the north of the KSP.

The planned upgrading of the footpaths along Gormley Drive will upgrade pedestrian access in the future.

INTERNAL KSP TRAILS/FOOTPATHS

The *Kingborough Sports Centre Site Master Plan 2011* shows a network of footpaths to help improve the accessibility within the Precinct. The overall network has been reviewed and revised as part of the Future Directions and the location of the proposed new facilities (as outlined in Section 2.4).

COMMUNITY PARK

Kingston Park on the former Kingston High School site is to be developed as a major community hub and will include public open public space for outdoor events, trails, play areas and other activities for the community. It will be a regional scaled park that will attract use and interest from the Greater Hobart urban region.

The potential is to provide a small community park area within the KSP to primarily cater for Precinct users and spectators whilst also attracting some nearby local residents within convenient walking distance.

The preferred location for a small community park is off Gormley Drive which is centrally located to the other sportsgrounds and could utilise proposed parking and toilets. The potential for relocation of the Southern Dog Obedience Club site (refer to Section 2.4.5) would allow this land to be re-used: as

part of the proposed overall redevelopment of Gormley Park oval as a multi-use sportsground including the capacity to locate future clubrooms, changerooms and toilets;

designated parking to cater for Twin Ovals, Lightwood Park and Gormley Park; and

a small community park including picnic, play, outdoor 3:3 basketball/netball courts and an exercise/fitness park.

The infusion of a community park would help alter the perception of the Precinct as just being a place for sporting activities.

SECTION 3

FUTURE DIRECTIONS PLAN

Map 3.1 shows the Future Directions Plan indicating how the longer term vision for the Precinct could be developed based upon the vision, research, stakeholder consultations and site visits undertaken. It focusses on four key areas for future improvements to the Precinct, those being:

- improving access and connectivity;
- upgrading infrastructure and facilities;
- sustainable management; and
- maintaining landscaping and amenity.

3.1 IMPROVING ACCESS AND CONNECTIVITY

Improving access and connectivity refers to:

- overall road network servicing the Precinct;
- public transport linkages;
- car parking capacity;
- pedestrian paths network; and
- wayfinding signs.

3.1.1 Road Network

The key elements of the road network are:

- improving the efficiency and safety of the intersection of Summerleas Road and Kingston View Drive, being the main entry road into the Precinct;
- a north-south road spine from Summerleas Road through the centre of the Precinct off Kingston View Road and linking to Gormley Drive and back to Summerleas Road – providing two important access and egress points to the Precinct; and

the potential for a road connection between Spring Farm residential estate and Kingston View Drive which would also improve access from regional areas south of Kingston and alleviate pressures on the junctions at the Channel Highway and at the Huon Highway¹³.

The Department of State Growth is in the final stages of a planning study for the section of the Channel Highway from Kingston and Margate. The proposed improvements include a recommendation for undertaking a feasibility study for an off-road shared path from Margate to Huntingfield. However the Plan does not indicate how connectivity to Kingston or the KSP can be achieved. These issues suggest the Council should prepare an Active Transport Plan that sets the priorities, preferred routes and detail action plans for improving accessibility and connectivity within the Kingston urban area.

3.1.2 Public Transport Services

Metro provides 21 bus services to Kingston along Summerleas Road (Route 429) passing the entrance to the Precinct between Monday to Friday (latest being at 6.42pm), 14 services on Saturday and no bus services on Sunday.

Council is considering the option to commence a 'park and ride' station using the large car parking area within the Precinct. This would utilise the car park during work hours when there is likely to be less demand for car parking at the Kingborough Sports Centre. This would need to be re-assessed if a future aquatic leisure centre was developed.

The road layout of the *Kingborough Sports Centre Site Master Plan 2011* allowed for convenient dropping-off and pick-up locations for a public transport service, as well as appropriate turning circles to promote efficient access and egress.

Priorities

1. Upgrade Gormley Drive including sealing of the surface, a shared footpath, stormwater management and improvements to adjacent parking.
2. Improve the efficiency and safety of the intersection of Kingston View Drive and Summerleas Road.
3. Investigate route options for a potential new link road from Spring Farm.

¹³ Council are investigating options for the potential road route. The preferred option from a recreation planning perspective is to have the route along the western edge of the Precinct so as to minimise the impact on existing recreational use (e.g. mtn bike park and skills course, dog off lead park), reduce thru traffic on the internal roads of the Precinct and maintains the entirety and safe connectivity of the Precinct. This route is shown on Map 3.1.

Key:

- 1 Upgrade the intersection onto Summerleas Road
- 2 Install precinct marker and new entry sign
- 3 Develop a Tasmanian Sports College at the Kingston High School
- 4 New parking layout with additional parking spaces and re-alignment of Kingston View Drive
- 5 Extension of parking area and potential for establishing 'park and ride' station for commuter transport
- 6 Original main indoor sports stadium with squash, offices, kiosk and multi-use spaces
- 7 Indoor sports stadiums
- 8 Current table tennis centre proposed to be redeveloped for future fitness centre (relocated from under site 6) or small aquatic leisure centre if space sufficient
- 9 Current gymnastics centre proposed to be converted to two new indoor sports stadiums for basketball, volleyball, netball and other sports
- 10 Proposed new main entry to the Kingborough Sports Centre to include foyer, reception offices, cafe, club offices, meeting rooms and orientation to sports facilities
- 11 Proposed aquatic leisure centre to be developed on an existing indoor cricket and scout hall site
- 12 Current outdoor netball courts and clubhouse proposed to be new indoor centre accommodating gymnastics, table tennis, dance, circus, martial arts and multi-use activity spaces. Access to car parking under the new building from existing road to Twin Ovals.
- 13 Potential redevelopment of the car park for youth sports and culture club
- 14 Potential site for 2 new outdoor netball courts and clubhouse
- 15 Potential for future development. Options may include indoor cricket, indoor tennis and outdoor netball courts
- 16 New car park to service the indoor cricket and tennis centre
- 17 Existing starting area for mountain bike park for which access and layout may change as a result of any future road link (refer to 19 below)
- 18 Existing fenced dog off leash exercising area
- 19 Council to investigate road link options from Spring Farm residential estate to Kingston View Drive (preferred route shown subject to feasibility assessment)
- 20 Future consideration for road link (refer to 19 above) and parking areas
- 21 Upgrading of Lightwood Park (as per Lightwood Park Master Plan 2018) including new clubrooms in central location incorporating changerooms, amenities, kiosk, storage and seating for premier ground.
- 22 Upgrade Lightwood Park 2 ground with synthetic surface to accommodate all weather and high levels of training and multi-use. Use integrated with Sports College programs
- 23 Provision for additional green(s) for the Kingston Croquet Club
- 24 Consider future pathway to connect with Kingston High School
- 25 Upgrading of Lightwood Park 3 including drainage, access and lighting issues
- 26 Proposal for relocation of the Southern Dog Obedience Club building with fenced puppy area and managed access to Lightwood Park 3
- 27 Planned upgrading of Gormley Drive with sealed surface, footpaths, drainage and car parking. Upgrade entry signs at intersection with Summerleas Road.
- 28 Potential redevelopment of Gormley Park as multi-use sportsground with improved capacity for athletics training and events, new clubrooms and amenities, and parking.
- 29 Potential for future car parking area to service surrounding sportsgrounds or alternatively to be developed as a multi-use sportsground with site 30. This latter option would limit the capacity of Gormley Park to have a sportsground to allow 400m races (without overlapping lanes).
- 30 Potential for a small community park including play, 3.3 basketball and netball court and exercise/fitness facilities.
- 31 Improve pedestrian access to Dadu Place
- 32 Existing community gardens and Mens Shed
- 33 Continued improvements and additional infrastructure at the Twin Ovals to facilitate access and use
- 34 Turf wicket added to oval



3.1 Kingborough Sports Precinct Future Directions Plan

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4. Prepare an Active Transport Plan to improve accessibility and connectivity within the urban area.
5. Investigate the feasibility for a 'park and ride' station with expansion of the northern car park area.
6. Review the provision and frequency of public transport services to the Precinct given the increased demand expected with major sporting and recreational developments, the Kingston High School and the potential 'park' and ride' station.

3.1.3 Car Parking

Council implemented a range of recommendations from the *Kingborough Sports Centre Site Master Plan 2011* for improving car parking within the Precinct, principally to the north of the Kingborough Sports Centre.

Growth pressures on the site mean that demands for parking will continue to grow for some time in the future. The Future Directions Plan indicates where this growth might best be accommodated, considering proximity to facilities, topography and drainage.

The principle parking areas shown are:

developing the additional car park to the north of the Sports Centre where new traffic arrangements combined with existing and proposed parking areas provides capacity in the order of 450-500 cars;

at the Kingston Tennis Club and proposed new indoor cricket centre where the potential for an additional 60 parking spaces on a lower terrace level;

developing car parking under the proposed new indoor sports centre with the capacity to provide in the order of 180- 200 car parking spaces;

below the Sports Centre where there are approximately 70 spaces are currently provided (this allows for 30 spaces to be lost with any development of the proposed site for the youth sports and culture club);

in the area to the north of the twin ovals that could accommodate in the order of 60-80 cars, with further parking possible at right angles to the road running to the west (if it is ever built) (~20 shown on the plan);

in the area previously used by the Southern Dog Obedience Club where 95-100 car parking spaces could be developed;

in the area to the west of Lightwood Park 3 where it is recommended that the Southern Dog Obedience Club be relocated, could provide 13 car parking spaces; and

along Gormley Drive with an upgraded car park at Gormley Park (~50 cars).

The Kingston High School provides car parking spaces on site (lower access area) and make use of existing car parking areas. It was intended that 26 spaces will be allocated in the lower access area and 24 spaces may be used in the community car parking area above the school. There will be no need to provide car parking for students as the high school is catering for year 7-10 students only. The move to adding year 11-12 in 2020 may see some additional car parking spaces to be utilised. The school requires that 25 parking spaces be designed as 'small cars' for the purposes of Green Star accreditation and these have been split 12 above the school and 13 below.

In total, then the site could accommodate up to 1300-1400 car parks (including other existing car parking areas at the Tennis Club, Croquet Club, along Kingston View Drive) within reasonable distance of the venues and with moderate earthworks. Beyond this, additional car parking would be extremely expensive to provide due to the cut and fill involved.

Roadside parking should not be allowed on the side of internal roads, other than where designated parking is allowed and indicated on signs. This is to reduce the risk of damage to roadside areas and paths and to minimise the risk of safety concerns for other users including both spectators and other vehicle users.

If demand dictated the next option would be to consider opportunities for 'dynamic parking' methods include:

advance notice to visitors of parking protocols (this could be done immediately through club and sports centre media)¹⁴ and possible problems for peak events (say through club newsletters, newspapers or radio);

identification of alternative parking locations off site or alternative transport options; and

directions to locations on site where parking is available (say through electronic messaging or via parking attendants).

All future roads and parking areas should incorporate WSUD principles, directing stormwater to landscaped spaces for infiltration and treatment, rather than direct piping into the stormwater network.

All roads and parking areas should be sealed to reduce maintenance costs and limit sediment run off from gravel areas.

Priorities

1. Upgrade Gormley Drive including sealing of car parks and drainage improvements.
2. Develop the final area of parking shown to the north of the Sports Centre.
3. Consider survey and early planning works for creation of the new road west from the roundabout with a view to expanding parking areas to the north of the football oval.
4. Continue to monitor parking demands to more accurately identify where and when the pressures for more parking occur with planning and approval for future development.
5. Restrict the use of roadside parking on internal roads to only designated areas signposted for car parking use.
6. Utilise appropriate 'dynamic' parking methods at times of peak demand (or anticipation of peak demand).

¹⁴ For instance, information could be sourced from a downloaded app to indicate the availability of car parking sites in real time – this would inform users/visitors of the best parking options available at the time.

3.1.4 Path Network

The Future Directions Plan illustrates a notional pedestrian path network that links the principle areas of the site within the constraints of the existing pattern of buildings and roads and the limitations of the site's topography.

The key components of the path network are:

maintaining the existing footpath on the southern side of Kingston View Drive that links Summerleas Road to the High School, Sports Centre and Kingston Tennis Club;

the east-west path from Summerleas Road running below the High School and linking facilities along this terrace of the site;

a shared path parallel to the north-south link road entering the site from Gormley Drive and connecting to Kingston View Drive;

a link from Gormley Drive to Dadu Street.

Priorities

1. Develop the shared footpath through the site (Gormley Drive to Kingston View Drive).
2. Construct the north-south link from the High School through to Dadu Street.

3.1.5 Wayfinding Signs

The *Kingborough Sports Centre Site Master Plan 2011* provide an overall hierarchy for wayfinding signage within the Kingborough Sports Precinct. The need for improved signage continues with any future major developments occurring in the Precinct and the increased level of visitation expected with future sporting use and events.

Given the multiplicity of clubs and facilities within the Precinct, it would be appropriate to adopt a hierarchy for wayfinding signs around:

Level 1 – wayfinding signage outside of the site that is used to guide visitors to the main destination, the Kingborough Sports Precinct (i.e. directional signs on the Huon Highway, Channel Highway and Summerleas Road).

Level 2 – directional signage upon arrival into the Precinct that leads visitors to the major sporting and recreational facilities which attract a high level of activity e.g. Kingborough Sports Centre, State Gymnastics Centre, Lightwood Park, Twin Ovals, future aquatic centre etc; and

Level 3 – wayfinding signage located at the entry to the individual facilities and clubs

It would be appropriate to use a general site map and display internationally recognised symbols/pictograms as the directional markers for the individual sports facilities within the Precinct. This is preferable to avoid listing of individual clubs on directional signs at different sites along the arrival route as this would:

be more costly;

contribute to visual blight given the likely size and number of the signs;

be less effective in ease of communication to visitors arriving by vehicle; and

require alterations with any change of Club names or relocation of clubs.

However it would be appropriate to list all clubs after entering the Precinct on Kingston View Drive and Gormley Drive. This would reinforce in the mind of the visitor that they have reached the right destination to access the facility of the club. It could indicate the travel distance from the entry sign to the facility/club site and be designed as a signboard system where individual club names could be replaced if required.

Map 3.2 and Table 3.1 provides a strategic approach to the presentation of directional signs.

Social media is also an important tool for wayfinding and supporting the signage present in the Precinct.

Priorities

1. A hierarchy of wayfinding directional signs be adopted for the guiding users and visitors to the Precinct, clubs and facilities.

2. A new sign be constructed at the intersection of Summerleas Road and Kingston View Drive that identifies the entry to the site and incorporates a digital screen for electronic messages promoting events and activities.
3. New entry signs be located on Kingston View Drive and Gormley Drive that provides a site map and lists the facilities and clubs based at the site.
4. Wayfinding signs within the Precinct refer the primary facilities and adopt pictograms for direction to the individual sports facilities and clubs.
5. Signs naming sporting and recreational clubs are located at the entry to each of their sites rather than as directional signs along the route.
6. Review and upgrade information on regular social media platforms to assist with improving wayfinding to and within the Precinct.



3.2 Kingborough Sports Precinct Directional Signs

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Location (Map)	Recommended Directional Sign
1	Directional sign on Huon Highway and intersection of Summerleas Road and Channel Highway incorporated within existing traffic sign panels to indicate direction to the Kingborough Sports Precinct.
2	Entry sign at intersection of Summerleas Road and Kingston View Drive that reinforces this as the main entry to the Kingborough Sports Precinct. The sign could incorporate a digital screen that allowed electronic messages about the events or programs running at the Precinct.
3	Whilst there is no need for listing of all the clubs and facilities at location 2, a sign could be installed further along Kingston View Drive that lists clubs with defining sports pictograms for reassurance to visitors of these clubs/facilities being located at this destination.
4	Existing sign for the Kingston High School administration and performing arts centre.
5	Existing sign for the performing arts centre.
6	A directional sign should be used to signify the main entrance to the Kingborough Sports Centre (new entry as shown in the plan) that would help direct visitors (using pictograms to indicate aquatics, basketball, table tennis, fitness centre, gymnastics etc) and to continue along the entry road to other facilities (e.g. using pictograms for tennis, netball, football, cricket, soccer etc). Would also include signage for parking areas.
7	The directional sign would indicate the option to continue along Kingston View Drive to the regional cemetery, Kingborough Tennis Club, future indoor cricket centre, MTB bike park (if entry remains as is) and other facilities (e.g. dog exercising area). The directional sign should indicate the option to proceed to the other sporting facilities (e.g. twin ovals, Lightwood Park, netball courts, Gormley Park) with the use of pictograms for the sports (e.g. netball, soccer, football, cricket, athletics, community park). The facility and club name would be present upon arrival at the destination of the club.
8	Directional sign for those approaching Kingston View Drive from south indicating left turn (to regional cemetery, tennis club) and turn right into car park to reach Kingborough Sports Centre and State Gymnastics Centre etc.
9	Directional sign at entry to the proposed underground car parking area.
10	Directional sign (using pictograms) prior to round-about to direct visitors left to Lightwood Park, ahead to twin ovals and Gormley Park or to right (proposed car parking and possible mtn bike riding starting point).
11	Directional sign to Lightwood Park
12	Directional sign to twin ovals and Gormley Park
13	Directional sign to car parking, mtn bike riding area and exit ahead via Kingston View Drive when approaching from Gormley Drive
14	Entry sign at intersection of Summerleas Road and Gormley Drive as second entry into the Precinct with directional sign indicating Gormley Park, Twin Ovals and Lightwood Park with pictograms for sports and recreational use e.g. athletics, soccer, football, cricket

3.1.6 Advertising Signs

The site is zoned Recreation in the Kingborough Interim Planning Scheme 2015. Any applications for advertising signs are dealt with under the Signs Code of the planning scheme.

The purpose of the Code includes to promote well designed signs that do not exacerbate visual clutter, impact on streetscape or cultural heritage values but assist way-finding and pedestrian access. The Code applies to the construction, putting up for display or erection of signs as development and the continuous display as a use. An acceptable solution and performance criteria are presented to guide development approval.

The Code indicates the status (e.g. permitted, discretionary, prohibited) for different sign types within the Recreation Zone. It also provides standards for the height, width and length of signs.

One of the key acceptable solutions is that a sign associated with the sale of goods and services must relate directly to the use of the building or site to which it is affixed and there is no performance criteria (in other words no alternative to meeting the acceptable solution). This should assist Council in preventing pressure for commercial advertising signs being placed on the outside of buildings within the Precinct. Currently advertising signs for sponsors of various sporting and recreational clubs are generally located on the internal walls of indoor facilities or on the perimeter fences of sportsgrounds to be viewed by spectators at those venues. These have limited impact on adjoining uses or the general visual amenity of the site.

There are a number of issues with prominent spaces (including electronic signs) used for commercial advertising, those being:

- the commercial advertising would potentially compete with other directional signage that assists visitors to locate the sporting facilities;

- the commercial product may have no direct relationship with the presentation of the Kingborough Sports Precinct as a major venue for health and wellbeing;

- the commercial interests for the advertising signs often seek maximum exposure and size, thus contributing to the overall visual impact within the site and viewed from surrounding areas (e.g. residences, Huon Highway);

commercial sponsors between buildings or clubs may be market competitors or be promoting goods inappropriate for the role of the centre and Kingston High School (e.g. alcohol, smoking, gambling/sports bets); and

commercial sponsors or products often change thus requiring removal of or alteration of the sign (this can degrade the overall appearance of the building).

Council should continue to only be allowing venue-naming signage for major venues (e.g. Kingborough Sports Centre, State Gymnastics Centre, Lightwood Park, Twin Ovals) to be placed in prominent places (such as roofs and walls of buildings) without any commercial advertising (e.g. text, logos or product images).

Priorities

1. Restrict any commercial advertising signs in prominent places (such as roofs and outside walls of buildings).
2. Consider allowing venue-naming signage for major venues only to be placed in prominent places (such as roofs and walls of buildings).
3. Continue to allow commercial advertising to be placed on the internal walls of buildings or inside fences of individual sporting venues where the primary purpose is exposure to spectators at those venues.

3.2 UPGRADING INFRASTRUCTURE AND FACILITIES

The Future Directions Plan shows the opportunity for adding new infrastructure and facilities within the Precinct, subject to proven feasibility and funding support:.

Section 2.4 has outlined the major visionary projects being:

developing a new aquatic leisure centre which has attracted a strong desire from the local community over many years;

creating Kingston High School as the premier Sports College for Tasmania;

expanding the indoor stadium through conversion of the State Gymnastics Centre into new indoor sports stadiums and the construction of a new stadium to provide greater capacity for indoor sports, activities and events; and

ensuring integration with all stakeholders united in their vision for the future planning, development and management of the Precinct whilst having a central precinct business and administration base.

It also identifies a number of important support projects for the future upgrading and enhancement of the Precinct. These include:

upgrading Gormley Park as a multi-use sportsground associated with outdoor community facilities;

providing a synthetic multi-use sportsground and associated upgrading of amenities at Lightwood Park;

allowing a second turf wicket at the Twin Ovals;

upgrading road and parking capacity;

providing for indoor cricket and tennis stadium; and

improved pedestrian linkages.

The Future Directions Plan is conceptual only as to the potential footprint that may be required for the functional space of these proposed new facilities. Over time, Council will need to engage professional architects with expertise in sports and leisure facilities to prepare a revised conceptual layout for the facilities. The business feasibility for funding, operating and maintaining the facilities will also need to be prepared.

The proposal for developing a Sports College with the Kingston High School is included on the Future Directions Plan. The intent is that the College could utilise existing facilities at the High School or within the Precinct to operate the educational and training programs. These opportunities may include:

develop co-operative arrangements with the sports clubs in the KSP to utilise the skills, coaching and resources;

the school taking over further space within the KSC to allow for more classroom and training use e.g. KSC Fitness Experience from the lower ground floor if this use was relocated as part of extensions to the indoor stadium facilities; and

in the longer term, extending the appeal of the sports academy around the existing (e.g. Twin Ovals and indoor facilities) and proposed new facilities (e.g. synthetic ground at Lightwood Park, Gormley Park sportsground, aquatic leisure centre).

The Plan also shows the opportunities to attract wider community interest and use by:

improving the recreational trails and footpaths that would encourage people to walk, run or bike ride to get to the KSP;

developing further trail/footpaths within KSP to better access the facilities and spaces; and

developing a small community park that provided space for outdoor picnics and play, 3:3 basketball/netball court and an exercise/fitness park or course.

Priorities

1. Council to review the feasibility investigations for the development of a new aquatic leisure centre.
2. Council to engage architects to prepare a concept layout plan for the proposed new facilities at the Kingborough Sports Centre including provision for an aquatic leisure centre, future extension of the indoor stadium to cater for a range of uses, potential relocation of fitness facilities, business base for Precinct management and a youth and cultural hub.
3. Support the development of a Sports College linked to the Kingston High School that would utilise the infrastructure and facilities within the Precinct.
4. Add a second turf wicket into the Twin Ovals.
5. Support the implementation of the *Lightwood Master Plan 2018*.
6. Assess the feasibility for Gormley Park to become a larger multi-use sportsground designed to include athletics and resolve various site issues and upgrading of access, car parking and facilities.
7. Commence investigations for the relocation of the Hobart Radio Control Car Club to allow for potential redevelopment of the site.

3.3 SUSTAINABLE MANAGEMENT

3.3.1 Sustainability Development Guidelines

The application of environmental sustainability development principles (ESD) to public infrastructure is increasingly expected by the community and land managers. Incorporation of ESD principles in planning and design for the Precinct will add to the user's experience of the site, lead to long term cost savings for Council and address global concerns for the health of the planet.

The *Kingborough Sports Centre Site Master Plan 2011* set out sustainability principles. Provision for bicycle and pedestrian access addresses concerns for transport (Section 3.2.1) along with the opportunity for establishing a 'park and ride station' for commuters to utilise public transport services. The use of indigenous plant species in landscaping (Section 3.2.3) incorporates good design practice to enhance environmental and social sustainability.

The Kingston High School achieved a 5 Star Green Star rating for design. In the future, all new buildings should incorporate passive and/or active ESD systems to ensure sustainability objectives are met. Importantly, ESD systems should not be seen as 'add-ons' but be designed to be a fundamental part of the architecture through attention to siting, orientation, choice of building materials, building envelope design, energy source and efficiencies, climate control and choice of fixtures, fittings and appliances.

In the planning stages of any building project, preference should be given to the use of:

renewable or recycled materials over disposable products (the former ensures the long term availability of the material, the latter reduces the waste stream);

natural over manufactured products (lower embodied energy and fewer toxins);

biodegradable materials over chemically persistent compounds (reduces toxins entering the environment);

local over distant sources (reduced impacts from transport);

lower maintenance over high maintenance requirements (reduces cost of labour and maintenance materials);

longer life over lower cost and poor performance (reduces the volume of materials consumed); and

the impacts of materials on visitor and staff health (i.e. eliminated materials containing volatile organic compounds).

At the detail design and construction stage, attention should be given to resource efficient construction detailing through:

the use of the right material for the task (considering both sustainability concerns and aesthetics);

the use of standard materials dimensions (to avoid off-cuts);

creative structural engineering opportunities that reduce materials use;

detailing that allows the reuse or recycling of component in the future; and

detailing that enhances durability and lowers maintenance requirements.

Sustainable site management will also have considerable sustainability benefits. In these regards, the Future Directions Plan has focused attention on water cycle management across the site in the following section.

Priorities

1. All future building works must address ESD principles in their planning and design.

3.3.2 Water Cycle Management

Water cycle management is an integrated approach to all of the water entering and leaving the site (potable water, stormwater, waste water and recycled water). It examines water budgets (quantity) and water quality with a view to minimising the overall consumption of water across the site.

Central to water cycle management is the control and treatment of stormwater. Historically, the aim of stormwater management has been to 'collect, conduct and dispose' of water'. In doing so infrastructure was seen to be best protected from the impacts of water. Such a strategy, however, whilst successful in protecting on-site infrastructure, has led to great impacts in catchments from erosion to pollution.

Current practice, often called Water Sensitive Urban Design (WSUD), increasingly aims to minimise the impact of development on the water cycle with regards to flood control and water quality. The goal in applying WSUD techniques is to capture water

throughout the system such that it leaves the site in the same volume and at the same time, velocity and quality as when it entered it.

This goal is made difficult where vegetation cover is cleared (say to create paddocks) and exacerbated further where large areas of hard surfaces replace vegetation and the issues are further compounded where run-off is polluted (say from roads or car parks).

At the Precinct, stormwater management is already an issue that affects infrastructure in a number of places, making several grounds unusable or difficult to access. Changes such as the ovals, the creation of new roads and parking areas and the significant increase in roof space has compounded issues downstream on and off the site. Further, off-site stormwater also runs through the property in an unmanaged manner and there are numerous natural springs that add to the complexity of water management.

Some measures have already been taken at the Precinct to address stormwater management such as the capture of high nutrient water from the ovals for reuse on the ovals and the construction of water tanks at the High School. Greater effort, however, is required with continuing drainage issues at Lightwood Park 3, Gormley Park and the outdoor netball courts.

The site has two catchment areas – east and west. The *Kingborough Sports Centre Site Master Plan 2011* proposed that all run-off from the west of the site be redirected to and through a 'wetland' system' along the western boundary of the site - a meandering watercourse commencing at the northwest corner of the site and running into the southwest corner along including a number of treatment beds. In the short term this water would leave the site with the longer term view being to establish a number of small storages along the creek, which Council will obtain as part of the approval for residential development. It is not possible to create a major storage dam on the adjoining property or for additional land to be acquired for this purpose.

To the east, there is pressure on the existing stormwater system, with the outflow from the site being at capacity. The *Kingborough Sports Centre Site Master Plan 2011* proposed that a portion of the water from the east could be readily piped to the western catchment where the excess volume of water can be more effectively dealt with. Nonetheless, within the eastern catchment various retention and treatment methods should be employed.

Specific locations for immediate stormwater management include:

along Gormley Drive to eliminate impacts on Gormley Park;

along the upper edge of the lower soccer ground (Lightwood Park 3) to improve the playability of that pitch;

off the entry road to the outdoor netball courts and clubrooms; and

above the Kingston Tennis Club/radio model car club sites to improve access and protect pavements.

The *Kingborough Sports Centre Site Master Plan 2011* was supported by detailed WSUD investigations prepared for Council as part of its successful grant application to the Federal government¹⁵.

Priorities

1. Commence planning and design for a funded stormwater management plan for western area of the site incorporating design of diversion bulk stormwater from the northeast to the southwest of the site.
2. Address drainage in the Lightwood Park 3 ground and Gormley Park area¹⁶.

3.4 MAINTAINING LANDSCAPING AND AMENITY

Recommendations for landscaping and amenity were presented in the *Kingborough Sports Centre Site Master Plan 2011* and these have been reviewed in light of the future directions for the overall Precinct. It focusses on achieving consistency in the application of soft and hard landscaping across the Precinct.

3.4.1 Soft Landscape

The scale of the Future Directions Plan drawing has precluded detailed planting design but rather shows the general intent to continue to plant in a manner that recreates the historic 'light wood' after which this area of Kingston is named – to create an informal, naturalistic feel for the site with plantings of indigenous and/or Australian native species being the dominant plant selections. This landscape character of the Precinct:

builds on the extensive use of native plantings found across the Precinct;

¹⁵ SEMF *Kingborough Sports Centre – WSUD Concepts 2010*. Council's original application was for the creation of a 35 megalitre dam in the southwest of the site. The master plan moved away from such a solution for a number of reasons.

1. A dam of that scale attracts significant management constraints (e.g. safety, monitoring) and it would be better to have several smaller water bodies rather than a one large one. 2. Without treatment upstream, stormwater would arrive at the dam in a polluted state and would not be suitable for re-use as irrigation on the sportsgrounds. 3. The size of the dam would have significant impacts on the general amenity and the ability to cater for other recreational activities in the future.

¹⁶ Council have received funding and allocated additional funds to address the drainage issues at these locations during 2019-2020.

maintains an open rolling visual character whilst adding amenity and function (wind break¹⁷, shade, air quality improvements);

responds to an anticipated community expectation for and Council response to the development of an Australian landscape character within the municipality; and

provides opportunities to add to the biological conservation values of the Precinct by using rare, threatened or uncommon plant species and/or by creating habitat for native animals.

To achieve this character, indigenous trees are shown in clusters around the site on grassed embankments where ride-on mowing is possible (slopes flatter than 1:3 maximum). Ideally slopes greater than 1:3 should be planted out and mulched. Where this is not possible, grassed embankments will have to be maintained by hand. A planting schedule for appropriate plants is provided at Attachment 4.

The 'wood' is shown more densely planted in some locations such as in the southwest where there is a remnant stand of *Eucalyptus ovata*¹⁸ and in areas where windbreaks or screening are required.

Areas in high visibility locations (such as at the front of the Sports Centre are shown as being treated in a traditional ornamental manner – mulched garden beds with plantings arranged to achieve full ground cover (to reduce maintenance) as well as for textural and colourful effects.

Future plantings should:

integrate with and be responsive to the needs of the sporting facilities of the Precinct (i.e. providing wind breaks, outside of important view lines, providing an attractive backdrop, etc.);

clearly define the perimeters of the Precinct and act as a buffer to adjacent residential areas;

reinforce the proposed footpath, road and parking network for the Precinct;

create a variety of spatial types which range and size, shape, surface treatment, location and orientation and, therefore offer a variety of opportunities for imaginative informal or formal use of the spaces created;

¹⁷ By providing a light tree cover over the whole site, the need for dense, formal wind breaks can be reduced.

¹⁸ Importantly this stand of trees is to be retained for its high conservation values.

establish long vistas and observation of activities and other users and avoiding shelter for illicit uses to ensure safety; and

provide visual delight to users and passers-by in terms of colour, seasonal interest, texture and overall composition.

The quality of grassed areas should be directly related to expected uses and use levels. Thus maintenance regimes should include areas:

where longer grass lengths are allowed, particularly in informal, low use areas of the Precinct (this serves to reduce maintenance requirements, provides visual diversity in the treatment of grassed spaces and enhances the proposed naturalistic character); and

of higher quality grassing on and around the perimeter of sports fields and at the front of the Sports Centre.

Water conservation is of paramount importance to sustainability objectives for the Precinct. Sports fields and grass at the entry to the Sports Centre are the only areas that should be irrigated. Where new plantings occur, they should use species that are tolerant of natural rainfall levels (after their establishment period during which watering will be required).

Priorities:

1. Develop plantings to the surrounds of the new ovals, taking into consideration future road, path and stormwater improvements proposed for the areas to the north and west of the football oval.

3.4.2 Hard Landscape

Works at the entry to the Sports Centre have set a standard for future quality design of hard landscape elements throughout the site. Attachment 4 shows the suite of street furniture and paving treatments used there (as well as some additional elements) that are now recommended for use throughout the Precinct.

Paving should be robustly constructed and well maintained to ensure usability and to add to the high quality visual image that is increasingly expected for the Precinct. Major footpaths should be of plain general purpose concrete. Exposed aggregate concrete may be used in areas of high use as a contrast as has been done at the entry to the Sports Centre. Gravel paths, where they are built, should be well constructed with proper edging, formed to drain and properly maintained.

Roadways and car parks should be bitumen sealed throughout the Complex. WSUD principles should be applied to all run-off from these areas.

New seating should be carefully sited with consideration for security and outlook/overlook and with a view to providing rest stops for elderly and other users of the Precinct. Bins (if provided) should be in close proximity to seating areas. Recycling bins should be installed at key spectator and high user numbers locations.

Security fencing, if required, should be black chain wire. Safety fencing should be weldmesh.

Retaining walls where they are required should be either gabions, pre-cast concrete (with black oxide), 'Tasman' block or equivalent (charcoal) or informally placed dolerite boulders.

Steel bollards, as used at the Sports Centre, are preferred for important visitor gathering points (say at the new ovals car park or on the road/parking terrace below the Sports Centre) over timber barriers. In the broader landscape, treated pine bollards or recycled plastic posts should be used.

Roads and footpaths should be lit to the appropriate Category P rating for the area of the site concerned. Lighting should be of a low pedestrian scale (say 4m but up to 6m poles) and of robust construction to minimise vandalism.

Irrigation should be restricted to grassed areas as above for Soft Landscaping above.

Priorities:

1. Replace gravel paths with concrete surfaces throughout the reserve.

3.5 THE BENEFITS

There are a range of benefits that can be identified with implementing the future directions for the Kingborough Sports Precinct. These benefits are:

the development of new facilities and upgrading of existing facilities, services and programs is consistency with the vision and policies of the Commonwealth Government, State Government and Kingborough Council for improving the health and wellbeing of the community;

consolidating sporting, recreational and community facilities within the Precinct will allow it to be more accessible, multi-use and flexible for changing needs in the future;

providing the capacity and flexibility to cater for growth in existing and new sporting, recreation and community activities;

delivering a range of social benefits to the community including extending active participation choices, improving social cohesion and educational outcomes and helps to build communities through social inclusion and a sense of connection;

helping create opportunities that promote the use of active modes of transport;

developing safe and better paths to the local schools, town centre and residential areas;

reducing ongoing maintenance costs for Council and clubs with relocating and upgrading aged and poor quality sporting and recreational facilities;

increasing the capacity for the facilities to host sporting, recreational and community events that deliver social and economic benefits back into the regional and local community;

providing the opportunity for new revenue from upgraded facilities, greater multiple use, function space, business and meeting rooms;

allowing Clubs and community groups to focus on their activities and programs rather than on building maintenance, insurances and security; and

creating the opportunity for commercial investment as partners in the Precinct facilities and services.

SECTION 4

ACHIEVING THE VISION

4.1 UNITED AS A PRECINCT

There needs to be strong commitment between all key stakeholders to achieve the vision and to have a clear set of priorities. The focus for future planning, development, marketing and promotion of sport, recreation and community opportunities needs to be focussed on the Precinct and not individual sports of facilities. The Future Directions Plan is a starting point for setting the long term vision and identifying the key infrastructure projects to lobby funding support over the coming decades.

Prior to the last Federal election, a Franklin Electorate meeting¹⁹ was held with speakers from the government and all parties. The core message delivered by all parties and individual candidates was that there was significant competition for funding support from all electorates across Australia, and that future funding will be guided by those proposals that show co-ordination, collaboration between stakeholders and can demonstrate how the investment may contribute towards improving the health and well-being of the community.

A Marketing Plan should be developed for the Precinct involving stakeholders to collaborate in marketing and promoting the Precinct as the premier sporting and recreation destination within Southern Tasmania.

The implementation of the Future Directions Plan would benefit from the Council preparing:

- an Active Transport Plan that addresses the priorities and preferred routes for improving accessibility and connectivity for the Kingston urban area including Kingston CBD, Kingston Beach, Kingston Community Park, KSP, Huntingfield, and Margate; and

- Urban Design Guidelines for the KSP that will improve the built form, the relationship and placement of new buildings and contribution to the public domain.

¹⁹ Meeting held at the Kingborough Sports Centre on 24th April 2019 that was well attended by representatives of all sporting clubs and recreation groups using the Precinct.

4.2 ACTION PLAN

The Action Plan is a guide for implementation of the Future Directions Plan and may vary in response to the availability of resources or level of support. In many cases, additional planning or feasibility assessment may be required before a recommendation action can be acted upon. Further, whilst an action may have priority within this report, other Kingborough Council priorities may necessitate that actions be reviewed or delayed.

The Action Plan shows the recommended actions for future investment in the Precinct over the long term. It indicates priorities, responsibilities and staging for guiding implementation.

The recommended actions are listed under five major priorities of:

Priority 1 Approvals and Support

Priority 2 Initial Feasibility Assessments

Priority 3 Major Investment and Development Proposals for the Precinct

Priority 4 Actively seek funding support and grants

Priority 5 Ongoing Improvements, Management and Maintenance within the Precinct

These priorities indicate the staging of approval, planning, design, feasibility and funding process to achieve implementation.

Number	Recommended Action	Responsibility	Timing
Priority 1 Approvals and Support			
1	Council approve the draft Kingborough Sports Precinct Future Directions Plan for review by key stakeholders prior to finalising the report for wider community review.	Council	Early 2020
2	The draft Plan is exhibited for public review and comment.	Council	Early 2020
3	The final Plan is prepared following any changes determined by public review and comment.	Council	Mid 2020
4	Council consider the in-principle adoption of the Kingborough Sports Precinct Future Directions Plan.	Council	Mid 2020
5	Representatives from all precinct users/stakeholders continue to meet, share information and progress the implementation of the Plan.	Council, key stakeholder clubs and groups	2020 onwards
Priority 2 Initial Feasibility Assessments			
6	The feasibility study be conducted for the proposed aquatic leisure facility	Council engage consultants	Early 2020
7	Concept design plan be prepared for the future expansion of the Kingborough Sports Centre to determine functional space requirements, layout options and indicative costings	Council engage sport facility architects	2020
8	Pre-feasibility investigations be undertaken into the potential for the Kingston High School to become Tasmania's first Sports College linked to achieving access and use of the existing and planned facilities, programs and services within the Precinct.	Kingston High School, Department of Education, Council	2020
9	Depending on the outcomes of recommended action 6, initial investigations be undertaken to resolve the potential relocation or redevelopment of existing facilities on any preferred site for the proposed aquatic leisure facility.	Council and sporting clubs	2020
10	Further design and cost investigations into the proposed upgrading of the Summerleas Road intersection with Kingston View Drive, upgrading of parking capacity, potential for a park and ride station, and future link options from Spring Farm residential area.	Council	2020
11	Funding strategy be developed for the long term investment for the Kingborough Sports Precinct	Council	2020 - 2021

Number	Recommended Action	Responsibility	Timing
12	An Active Transport Plan be prepared for the urban areas to identify the priorities, preferred routes and action plans for implementation. This should include the options for improving accessibility and connectivity to the KSP.	Council	2020 - 2021
Priority 3 Major Investment and Development Proposals for the Precinct			
13	Complete upgrading of Gormley Drive to the Twin Ovals including drainage, parking and footpaths	Council	2020
14	<p>Undertake concept development plans and feasibility assessments for the identified major investments. This would include initial designs, demands and needs analysis, capital cost, operating financial performance, whole of life cost analysis, management model etc. The information will be required for seeking funding support. The proposed priority for major facilities are listed below but will be influenced by opportunities for funding support:</p> <ul style="list-style-type: none"> • Development of the aquatic leisure centre and depending on the preferred location, response to relocation of any existing site users • Upgrading of Kingston View Drive and parking sites to accommodate increased use in future • Expansion of the multi-use indoor stadium to accommodate the future needs of indoor sports, gymnastics, table tennis, circus training, cheerleading, rhythm gymnastics, martial arts and dance • Upgrading of Lightwood Park in accordance with the Lightwood Park Master Plan • Development of youth and culture club • Upgrading of Gormley Park as a multi-use sports ground to accommodate athletics and other sports including new clubroom facilities • New car parking, community park, exercise park and car parking with the potential relocation of the Southern Dog Obedience Club 	Council lead but will involve peak sporting bodies, clubs	<p>2020- 2022</p> <p>Timing for projects to start within 2020 -2025 subject to approval, feasibility, support and funding</p>

Number	Recommended Action	Responsibility	Timing
Priority 4 Actively seek funding support and grants			
15	Council to identify its capacity for contributing funding to assist the implementation of the Future Development Plan.	Council	2020 - 2025
16	Council, peak sporting organisations, clubs and community to lobby the State Government parliamentarians for special funding assistance in the lead-up to State elections, especially those members representing the electorate	Council, peak sporting organisations, clubs and community	Ongoing
17	Council to target the Commonwealth Government for funding assistance ²⁰ for the implementation of project stages through National Stronger Regions Fund, Building Better Regions Fund, Stronger Communities Program and other new funding programs that may be introduced.	Council	Ongoing
18	Individual sporting clubs to consider opportunities for fund raising support from the Australian Sports Foundation involving opportunities such as tax deduction for donations, deductible gift recipient and Fundraising4Sport-F4S	Sporting clubs	Ongoing
19	Council and sporting clubs to review the guidelines for Sport and Recreation Major Grants or Sport and Recreation Minor Grants administered by Communities, Sport and Recreation for projects consistent with the vision and implementation of the Future Directions Plan.	Clubs and community groups	Ongoing
20	Individual sporting clubs work with their State peak bodies to seek funding under the State Grants Program administered by Communities, Sport and Recreation.	Sporting clubs	Ongoing
Priority 5 Ongoing Improvements, Management and Maintenance within the Precinct			
21	A hierarchy of wayfinding directional signs is adopted for the guiding users and visitors to the Precinct, clubs and facilities.	Council	2020 and ongoing
22	Develop Urban Design Guidelines for new buildings and structures within the KSP	Council	2020-2022
23	Construct the north-south pedestrian link from the High School through to Dadu Street.	Council	2025-2030
24	Develop plantings to the surrounds of the new ovals, taking into consideration future road, path and stormwater improvements proposed for the areas to the north and west of the football oval.	Council	Ongoing

²⁰ The National Stronger Regions Fund initiative which aims to boost social and economic development in Australia's regions by funding priority infrastructure projects in local communities. The Building Better Regions Fund aims to fund projects outside of the major capital cities. The Stronger Communities Program aims to fund small capital projects that deliver social benefit (support of Federal Member of Parliament required for the project),

4.3 MANAGEMENT ROLES

The *Kingborough Sports Centre Site Master Plan 2011* reviewed current management arrangements, identified key elements of successful management, reviewed different management models and recommended future management directions.

The different management models included:

Club Management: Under this traditional model, individual venue components such as cricket grounds, croquet, indoor courts, tennis facilities etc are individually managed by user clubs and groups, even if they are co-located on the one reserve, on the one ground or in the one building. Under this model, each user club is given an exclusive long term lease or seasonal lease and is responsible for some or all of the development and upkeep of buildings and facilities. In some instances and for some sports (but not others), Councils will undertake capital works developments and contribute to ongoing maintenance works. Councils generally also undertake wider reserve maintenance works.

Direct Council Management: Under this model, venues are directly managed and operated by Council employees on a full or part time basis. However, this generally only applies to venues that user clubs do not have exclusive rights to, such as community halls, neighbourhood houses, multi-purpose indoor leisure centres or integrated community hubs. Other built facilities, such as tennis clubs, football and cricket facilities and bowls, scout, sailing club and similar facilities are managed under the “Club Management” model.

Indirect Management: Here, venues are managed or part-managed by a specialist not-for-profit or commercial management agency through a management services agreement. This model has generally only been applied to multi-component indoor leisure and (some) performance venues. However, agreements covering playing fields, informal parks and playgrounds were signed by a number of Councils during the height of the competitive tendering era of the 1990s and some continue to this day.

Independent Management: Under this model, venues provided by Council or by other not-for-profit or commercial bodies are managed and operated for Councils by private (commercial) individuals or organisations through a formal lease. An extension of this model that is now emerging is where Council provides a site and seeks commercial development of it according to a predetermined scope of works or where it offers to assist commercial developers in providing an identified mix of facilities and programs.

Each of the above management models has strengths and weaknesses which can be advantageous or detrimental to the community and to achieving the outcomes desired by Council, user clubs, operators and investors.

Currently the Kingborough Sports Precinct is managed by Council with many Clubs being responsible for their own facilities under a lease arrangement with Council. It is difficult to see how any of the existing clubs could take responsibility for the overall management of the Precinct.

Council should be open to exploring different management models, especially with the vision for major investment in the Precinct in future years, but there is no compelling need for the Kingborough Sports Precinct to be managed by the other models. Whilst there are examples of these arrangements operating successfully throughout Australia, any advantages have to be balanced against Council losing some degree of control in terms of staged development, meeting priorities, program delivery, promotion and a focus on meeting community service obligations. Council will need to play a crucial role in implementing the recommended actions outlined in the Future Directions Plan and in particular, negotiate funding support from the Commonwealth and State governments with community interests in mind.

While there are many benefits to be derived, these are based on upon effective and cooperative use, management and operation of the site. In order to provide every opportunity for success the following matters need to be considered:

- the engagement of an appropriately resourced, and skilled management structure;

- the application of a governance structure which monitors and measures the effectiveness of the operation;

- documented tenancy arrangements which clearly detail the arrangement between each user group and management;

- documented and clearly detailed distinction of rights and responsibilities of all parties accommodated on the site;

the inclusion of measurable Key Performance Indicators (KPI's), for all tenants and management;

an effective maintenance plan for all elements of the site;

the inclusion of a Sinking Fund which sets aside funds for maintenance, refurbishment, and improvements to the site;

acknowledgment and acceptance that not all sport and recreation activities are complimentary, and as such some programming or the hosting of certain sports or events may be better suited at alternate sites; and

awareness and consideration to the amenity of neighbouring residents, especially with noise, lights, traffic and parking.

The management role of the Council to facilitate implementation of the proposed investments in the Precinct include:

agree on a staged implementation process to match sourced funding;

consider opportunities for partnership involvement in the funding and operational of the investments;

engage suitably qualified professionals to undertake pre-feasibility, design, construction documentation and cost estimates for the planned works;

seek development approval for the proposed works;

seek tenders for approved works;

appoint a Project Manager to oversee the works; and

continue seeking funding support for the implementation of other stages of the project.

4.4 USING THE FUTURE DIRECTIONS PLAN

Once approved by Council, the Future Directions Plan will provide a framework for guiding on-going decision making about the Precinct and for future negotiations with the sporting and recreation Clubs and groups. Having an agreed Plan will enable Council to:

assess proposals for development and/or key management decisions about the Precinct;

formulate a long term budget and funding strategy to upgrade and improve the Precinct;

seek resource and funding assistance to instigate the recommended actions; and

consult with key stakeholders and the community about the future planning, development and management of the Precinct.

4.4.1 Decision Making

Once the Future Directions Plan is reviewed by the wider community and adopted by the Council, it provides a strong basis for assessing new proposals for development or key management actions in the Precinct.

The Plan will assist Council to assess whether any future proposed development or management action will impact, either positively or negatively, on the achievement of the other recommended actions for the Precinct.

Council should ensure that any proposed development or major management action does not conflict with the long term vision and guiding policies for the Precinct Sports, as set out in Section 3.1. A thorough appraisal with community consultation should take place if any proposed development and/or major management action provides scope for conflict with the long term vision and guiding principles for the Precinct or restricts the potential achievement of the other recommended actions.

The design of any future development (especially buildings) should be consistent with the outcomes for the preparation of Urban Design Guidelines for the Precinct.

4.4.2 Long Term Budget

The Plan allows Council to prepare a long term budget for the upgrading of facilities and improving the management of the Precinct. This could be undertaken through the preparation of a 5 Year Priority Works Plan.

Whilst funds need to be distributed across many Council functions, the Precinct is the premier sports and recreation facility for the municipality (and a significant State and regional sporting and recreation venue) and consistent investment of resources over a long time frame will provide a range of environmental, economic and social benefits to the community beyond the dollar value involved. Investment will also reinforce the potential of the Precinct to better cater for a range of recreational, social and health needs within the community.

4.4.3 Resource Assistance

The Plan can be used as a vehicle to support submissions for funding assistance under programs managed by the Commonwealth and State Governments. As the Plan covers a wide range of interests – sport, recreation, community open space, health, access etc – there may be opportunities to use the Plan to target available funds. The Plan may also be used as a guide for engaging and guiding the support of community and Service Clubs for improving facilities for the community.

4.4.4 Consultation

The Plan can become a useful mechanism for communicating with stakeholders interested in the development and management of the Precinct. In particular, stakeholders can provide advice as to the priorities for action and what aspects of the Plan may need to alter during any review process. It is recommended that Council undertake 'minor' reviews of the Plan every second year with the input of the user clubs. A 'major' review of the Plan should occur every 10 years, with significant involvement of the local community and other stakeholders.

ATTACHMENT 1

POLICY AND PLANNING FRAMEWORK

The policy and planning framework for the Kingborough Sports Precinct is guided by a range of documents including:

State Government Visionary Goal;

Kingborough Strategic Plan 2015-2025;

Kingborough Sports Centre Master Plan 2011;

Kingborough Planning Scheme 2015;

Kingborough Sport and Recreation Facilities Strategy 2013;

Kingborough Open Space Study 2019;

Lightwood Park Master Plan 2018;

Feasibility Assessment for a New Multi-use Sportsground with a Turf Wicket 2018.

STATE GOVERNMENT VISIONARY GOAL

The State Government has announced a goal to make Tasmania the healthiest population in Australia by 2025²¹. It recognizes that:

21.7 per cent of Tasmanians smoke, compared to 18 per cent nationally;

69.4 per cent of Tasmanians are physically inactive, compared to 67.5 per cent nationally;

65.6 per cent of Tasmanians are now overweight or obese, compared with 63.9 per cent five years ago; and

39.4 per cent of Tasmanians have high cholesterol – compared to 32.8 per cent nationally.

Importantly it recognizes that a healthier Tasmania must also start with promoting a healthy lifestyle and preventing chronic disease.

²¹ http://www.premier.tas.gov.au/releases/a_healthy_tasmania

An assessment²² of sport and physical recreation value in Tasmania indicated that there is \$4 value back to the Tasmanian community for every \$1 invested in sport and recreation.

KINGBOROUGH STRATEGIC PLAN 2020-2025

The Strategic Plan sets out the policy framework for what Council wants to achieve over the next decade. The Plan is based up[on three key principles:

Encourage and support a safe , healthy and connected community;

Deliver quality infrastructure and services; and

Sustaining the natural environment whilst facilitating development for our future.

A range of strategic priorities fit well with the vision of the Future Directions Plan:

An active and healthy community, with vibrant, clean local areas that provide social, recreational and economic opportunities.

Service provision meets the current and future requirements of residents and visitors.

Infrastructure development and service delivery are underpinned by strategic planning to cater for the needs of a growing population.

Community facilities are safe, accessible and meet contemporary standards.

KINGBOROUGH SPORTS CENTRE MASTER PLAN 2011

This Plan has been used as a guiding document for planning, development and management decisions over the last decade. It provides a planning context, demand assessment, views of the sporting clubs, a vision, the master plan and recommended actions. Many of the recommended actions have since been undertaken (as funding permits) but Council recognises the need to review and revise to determine the future directions over the coming 20 years.

²² Millar P, Wadsley, A, Adams, D, Arthur, D, D & Felmingham, B 2010, The Value of Sport and Physical Recreation to Tasmania, Australian Innovative Research Centre, University of Tasmania, Australia.

KINGBOROUGH PLANNING SCHEME 2015

The Precinct is zoned Recreation under the planning scheme.

The zone purpose statements are

To provide for a range of active and organised recreational use or development and complementary uses that do not impact adversely on the recreational use of the land.

To encourage open space networks that are linked through the provision of walking and cycle trails.

The local area objectives indicate that the Sports Centre Precinct will be utilised for a wide range of public sporting and community based activities and that any future will be consistent with the master plan adopted by Kingborough Council.

The desired future character statement states that the Precinct will provide a wide range of high quality facilities and associated infrastructure that best meet the sporting and community needs of the Kingborough community. This means that existing facilities will be upgraded as necessary and new facilities provided to satisfy increased demand or emerging interests.

The following use table shows the status of development that can occur within the Precinct (use classes are defined within the planning scheme).

Development standards are provided for building and works and subdivision within the Recreation Zone.

No Permit Required	
Use Class	Qualification
Natural and cultural values management	
Passive recreation	
Sports and recreation	Only if provided by the Council or an agency .
Utilities	Only if minor utilities .

Permitted	
Use Class	Qualification
Sports and recreation	Except if No Permit Required.
Discretionary	
Use Class	Qualification
Business and professional services	Only if office for a community-based organisation
Community meeting and entertainment	
Domestic animal breeding, boarding or training	Only if for animal training
Educational and occasional care	Only if employment training centre
Emergency services	
Food services	
General retail and hire	
Pleasure boat facility	
Tourist operation	
Utilities	Except if No Permit Required.
Vehicle parking	
Visitor accommodation	Only at 1393 Channel Highway, Margate (CT 150926/1)
Prohibited	
All other uses	

KINGBOROUGH SPORT AND RECREATION FACILITIES
STRATEGY 2013

The Strategy makes a number of recommendations, many of which are consistent with the recommended actions in the *Kingborough Sports Centre Site Master Plan 2011* for:

constructing at new tennis courts (with lights) at the Kingston tennis Club;

develop a Lightwood Park master plan with further redevelopment of clubroom/changeroom facilities and improvement of the playing surface at Lightwood Park 3²³;

improvements to Gormley Park pavilion to better meet the needs of users;

develop a master plan for Gormley Park including clubrooms, oval layout, athletics, car parking, drainage and other issues;

expand Lightwood Park to include a full sized junior soccer pitch (work now completed);

continue to pursue funding opportunities for spectator facilities and car parking areas at the Twin Ovals;

implement the Kingborough Mountain Bike Park (work now completed); and

investigate retractable seating options at the Kingborough Sports Centre, improve external access to the centre and further investigate issues and opportunities for level 4 in the centre.

KINGBOROUGH OPEN SPACE STUDY 2019

The study provides research and analysis to guide future planning for open space and recreation facilities within the municipality. It developed strategic directions for:

1. more open space for a growing population;
2. better parks, sport and recreation facilities;
3. improve the provision and diversity of sport recreation facilities;
4. access to recreation will be inclusive and accessible for all;
5. linking the network;
6. involving the community;
7. recreation will be environmentally sustainable; and
8. looking after existing parks, sport and recreation facilities.

²³ This was investigated and included in the Lightwood Park Master Plan 2018.

Recommended actions specific to the Precinct included:

consider the potential location for a new sports ground to provide a second turf cricket wicket;

review change room/toilet provision to cater for the demands associated with increased female participation in sport;

regularly maintain and upgrade the trails and features at the Kingborough Mountain Bike Park to ensure its long term viability and usability;

provide a suitable play space at the Kingborough Sports Centre Precinct to cater for local and visitor user groups; and

plan for an additional sports field with a turf wicket within the KSP and consider rebuilding other sports grounds such as Gormley Park with new sub-base, drainage and soil profiles to provide long term sustainability and all weather access.

LIGHTWOOD PARK MASTER PLAN 2018

The Plan prepared an overall master plan for Lightwood Park including geotechnical assessment of selected sites and indicative cost estimates for proposed works. The master plan showed the opportunity for:

improving access and connectivity within the Park;

upgrading the sportsgrounds and associated facilities;

providing a location for new clubrooms; and

improving landscape and amenity.

It recommended that Lightwood Park 2 be upgraded with a synthetic surface to accommodate the high levels of training use with substantial growth in membership at the Kingborough Lions United Football Club. It was recommended that Lightwood Park 3 be upgraded to better cater as a multi-use sportsground.

FEASIBILITY ASSESSMENT FOR A NEW MULTI-USE SPORTSGROUND WITH A TURF WICKET 2018

The assessment involved a review of demand for a multi-use sportsground and the potential options for provision on Council owned land within the northern urban area of the municipality. It identified a potential preferred site within the Precinct on land used by the Southern Dog Obedience Club. The master plan shows the possible layout of the sportsground and the potential for relocation of the Southern Dog

Obedience Club to the western side of Lightwood Park 3. A geotechnical assessment of selected site and indicative cost estimates were prepared for the proposed works.

ATTACHMENT 2
DEMOGRAPHIC, SPORT AND
RECREATION TRENDS ASSESSMENT

DEMOGRAPHIC TRENDS

In 2016, there were 35,843 people living within the Kingborough municipality, one of the fastest growing local areas within the State. The municipality has a younger age profile (19.9% under the age of 14 years as compared with 17.7% for Tasmania). The population is expected to grow and reach 40,000 by 2022.

The Kingston – Blackmans Bay urban area accounts for about 56% of the total municipal population. Many of the existing sporting clubs and recreation groups also attract playing members across the population catchment of Southern Tasmania.

Table 1.2 provides a comparison of the Municipal age groups in comparison with Tasmania. It shows the Municipality has a higher younger age profile (0-4 years to 10-14 years) and younger parent age profile (35-39 years to 45-49 years) than Tasmania, but also a slightly lower older age profile (65 Years +).

Age	Kingborough	%	Tasmania	%
0-4 years	2,176	6.1	28,469	5.6
5-9 years	2,446	6.8	31,514	6.2
10-14 years	2,503	7.0	30,219	5.9
15-19 years	2,155	6.0	31,078	6.1
20-24 years	1,674	4.7	29,865	5.9
25-29 years	1,759	4.9	28,703	5.6
30-34 years	2,058	5.7	29,328	5.8
35-39 years	2,082	5.8	28,333	5.6
40-44 years	2,382	6.6	31,495	6.2
45-49 years	2,522	7.0	34,512	6.8
50-54 years	2,382	6.6	35,538	7.0
55-59 years	2,609	7.3	37,378	7.3
60-64 years	2,469	6.9	34,778	6.8
65-69 years	2,260	6.3	32,945	6.5
70-74 years	1,682	4.7	24,434	4.8
75-79 years	1,182	3.3	17,613	3.5
80-84 years	787	2.2	11,994	2.4
85 years +	718	2.0	11,767	2.3

Table 1.2 Age Profile of Kingborough Municipality and Tasmania 2016 (Source ABS Census)

SPORT AND RECREATION TRENDS

There has been significant shift in the way Australian's participate in recreation over the last 10-20 years. At a broad level, there has been a decrease in the participation of some traditional sports and an increase in the popularity of informal recreation activities such as walking and bike riding.

Alarming rates of obesity, particularly among children and young people, and widespread cardiovascular disease and diabetes have also increased in severity in recent years.

The ways by which leisure, sport and recreation opportunities have been provided has changed quite substantially over recent years. Given the significant investment in community sport and recreation infrastructure (both indoor and outdoor), it is important that this be considered with an understanding of the broader sport and recreation trends being observed.

These changes have encompassed:

- major trends that are likely to impact sport, recreation and leisure in coming years;
- participation levels;
- building and site designs;
- the siting of facilities;
- the development of a strong relationship between indoor and outdoor areas;
- elements of commercial provision; and
- programming.

These trends also reflect the changing aspirations of the community regarding its engagement in recreation activities. A summary of these trends is provided in the following sub-section of the report.

MEGATRENDS

The CSIRO published a key report in 2013, which sought to assess a set of critical “megatrends” which could be expected to impact on sport and recreation in Australia over coming years.²⁴

The following main conclusions were reached:

The commitment to regular, organised sport will fall in comparative terms as more people pursue single-person and small group fitness activities. This will mean that funding for facilities for these activities will need to increase, perhaps at the expense of traditional sports.

Greater efforts will need to be put into both understanding and responding to the link between sport and recreation and mental and physical health, crime prevention, social development, and international cooperation. This may mean that some activities will be found to warrant greater funding while others are given less funding than in the past.

Sport and recreation providers will need to respond to the changing age and cultural make-up of the community if they are to attract continuing support.

Corporate funding and salary differentials between sports will disadvantage “loosely organised sports associations” and activities, which do not need or have structured organisations. It is thus likely that local and state governments will need to strengthen their support for these activities if the growing diversity and quality of opportunities sought by the community is to be achieved.

PARTICIPATION LEVELS

Table 2.3 presents a summary of the broad findings from the *2013-2014 Australian Bureau of Statistics Multi-Purpose Household Survey Participation in Sport and Physical Recreation* module. The survey covers 500 persons over the age of 15 years and over within Tasmania.

²⁴ CSIRO Futures, 2013: *The Future of Australian Sport. Megatrends shaping the sports sector over coming decades*, Australian Government, Australian Sports Commission

Key Findings from the 2013-2014 Australian Bureau of Statistics Multi-Purpose Household Survey	General comment in relation to the KSP
<p>67.3 % of Tasmanians aged over 15 participated at least once in physical activity for exercise, recreation or sport in the previous 12 months – this has grown from 65.2% in 2005-06</p>	<p>Tasmania had the second highest participation rate (67%) of all state and territories and was 7% above the national rate (60%).</p> <p>The Australian and Tasmanian community is becoming increasingly aware of the need to participate in some form of regular physical activity – whether an organised sport or group fitness activity, or unstructured activities such as walking or cycling.</p> <p>The KSP is ideally located to allow convenient access to a range of indoor and outdoor sporting and recreation facilities. These have been well located and developed over time in response to community needs.</p>
<p>The survey shows a general trend of decreasing participation rates with age in Tasmania. Highest participation rates in Tasmania are in the 25-34 age group, then 45-54 years and 35-44 years. The lowest participation is in the 65+ age group.</p>	<p>Kingborough already has the capacity to cater for a wide range of organised sports, unorganised sports and recreational activities. The municipality is one of the fastest growing local areas within the State and has a younger age profile.</p> <p>The new and upgraded facilities, programs and services will provide opportunities to provide for, and encourage, older people to participate in physical activity. Incorporation of community functions will foster activities – both active and passive, for a wide cross section of the community.</p>
<p>The Tasmanian rate of participation in three or more physical activity sessions per week was 26.5%. The Tasmanian regular participation rate is 3.9% above the national average of 22.6%.</p>	<p>Sport and recreation has always been an important facet of community life within Kingborough. The KSP attracts users from outside the municipality and provides some regional facilities that also cater for the Huon Valley. Most of the existing clubs and groups are experiencing continued growth in membership and this requires consideration of management and programming of the facilities to identify opportunities to cope with future use and needs.</p>
<p>The survey showed that regular participation rates are stable across age groups with the highest rates of regular participation in the 35-44 age group (32%) and the lowest rates of regular participation in the 15-17 and 65 and over age groups.</p>	<p>This suggests the potential for the new and upgraded facilities to attract interest across all age groups within the local and regional community. It is expected that an aquatic and leisure facility offering all-year round use would attract significant interest in the Kingborough and Huon Valley municipalities. The KSP has the capacity to provide increased opportunities for both male and female participation in physical activities and organised sports.</p>
<p>The survey indicates that regular participation in physical activities in Australia and Tasmania are correlated with education levels – regular participation rates increase as the level of education increases.</p>	<p>The existing facilities are accessible to a broad range of users, including those of lower socio-economic status. It is important that these people continue to have access to community facilities, and to be encouraged to participate in sport and recreational activities in the future.</p>

Table 2.3 Sport and Recreation Trends Assessment

The *Exercise, Recreation and Sport Survey 2010* (ERASS) indicated that there was a moderate trend of increased physical activity in Tasmania in the previous decade – an increase of 3.1%. It provides an indication of the most popular organized sports and physical activity undertaken within Tasmania.

It found that the most popular organised sport activities were (listed in order) aerobics/fitness, golf, Australian rules football, netball, basketball, cricket, running, tennis, football, lawn bowls and dancing. The most popular physical activities (listed in order) were walking, aerobics/fitness, swimming, cycling, bushwalking, running, golf, Australian rules football, fishing and tennis.

The Australian Sports Commission provides data on participation in sport and physical activity by adults and children in Tasmania. In the period October 2015 to September 2016, the most popular club sports for adults were netball, golf, football, tennis and touch football. Some 80% of adults participated in sport and physical activity once a week, 69% twice a week and 59% three times a week. This participation level is similar to that of the national participation level.

There are general observations that dance, soccer and cycling are some of the fastest growing activities across Australia whilst traditional sports must work hard to maintain levels of use. The exception to this is the emergence of women's AFL football, women's cricket and continuing growth in basketball and netball.

The most popular club sports for children in Australia were football (soccer), netball, Australian football, basketball and swimming. The participation level of 53% was comparable with the National level of 54% but was lower than all other States except Western Australia.

There has been an overall trend of decreasing participation in organised physical activities (e.g. organised by a sporting club, association, fitness centre or other organisation) over the last 5 years. The shift towards unstructured, or un-organised physical activities is likely, due in part, to the time and financial pressures that the community face. Despite this overall trend, sports like basketball, netball and futsal continues to grow in participation and attraction within the Australian community.

Many people now pursue sport and recreational activities specifically because they are aware of the significant personal and community health benefits that involvement provides rather than for the enjoyment of the selected activities *per se*. This is occurring across a wide range of age groups with people taking up or recommencing activities that offer body strengthening, enhanced aerobic capacity, weight loss and a general improvement in their health. Much of the activity is non-competitive engagement but some sports are also gaining significant participation numbers such as dancing and martial arts.

Significantly, the pursuit of healthy outcomes has generated another linked trend, that being participation in active recreation pursuits across nearly all age groups with some of the greatest growth occurring in the 50s, 60s and 70s age groups as older, healthier people remain active.

Importantly, venues that deliver these programs need to be attractive and the presence of staff and programmers is often very important.

During consultation, several of the clubs and groups indicated that juniors are often involved with different sports and this can cause issues with the timing of competitions.

BUILDING DESIGN TRENDS

Building design and presentation have been greatly improved over recent years, as have the settings in which the buildings are placed, to attract more use and to meet rising user expectations of attractive venues.

Building quality and user conditions (e.g. use of colour, materials, air conditioning, heating, quality amenities, lounge areas etc) are rising dramatically in response to building and health regulations, workplace safety standards, competition, wider user experiences, expectations regarding the standards of local provision, and the recognition that the quality of the use setting enhances the quality of the user experience and the number of users.

There are substantial increases in the expectation of, the legal requirement for improved building amenities and services, for user safety, parking, safety and security lighting, access, pathways, and signage. Provision of these reduces costs and litigation while enhancing the user experience and attracting higher use levels.

Buildings are increasingly being designed with inherent use flexibility and the capacity to “move spaces around” or be changed and expanded as demands and needs grow, contract and change.

There is an increased focus on the linked provision of indoor and outdoor/ breakout/ bootcamp and informal spaces as a means of allowing programming flexibility and variability, providing attractive social areas, linking the built facilities to surrounding and district spaces (such as parks and trails) and providing cheaper program areas.

Overall, there is a growing move to create community hubs and “destinations” for all members of the community.

SITING AND LOCATIONAL TRENDS

Buildings are no longer treated as stand-alone venues but rather, are increasingly being sited along with other community activity hubs such as schools, rail and bus interchanges and stations, outdoor sporting and recreation venues and trail networks, shopping centres and libraries. This co-location widens community awareness, encourages the “cross pollination” of use and saves significantly on infrastructure and servicing costs

In a similar vein, the consolidation and co-location of sport and recreation opportunities entails the development of multi-component and multi-user venues rather than multiple, stand-alone facilities for each different sport and recreation activity.

There is increased linking of sport and recreation initiatives with other wider economic, social and educational initiatives. For instance, TAFE colleges in Victoria have recently used sporting venues as a base for hospitality and catering student work placements.

The consolidation of provision and sharing of use allows:

- the freeing up of land for other purposes;
- efficiency savings through the sharing of enhanced infrastructure and other services across several user groups and activities;
- clubs to focus on their activities and programs rather than on building maintenance, operation, building insurances and security;
- reduced maintenance costs by having fewer venues to care for and repair;
- the possible application/sharing of professional management; and
- the hosting of far more effective regional events and programs.

COMMERCIAL INVOLVEMENT

There is a growing mix of community and commercial program and services delivery (e.g. physiotherapists, hairdressing, chiropody, personal trainers, café and food services) associated with major sporting and recreation facilities. There has been some degree of commercial investment in public venues.

The growth of leisure and sport participation and the greater capacity of many in the community to pay for recreation activities not provided by government has led to substantial commercial investment in recreation. While some pursuits such as

restaurants, travel, tourism and the like have always been commercially-focused, more and more businesses are investing in health and fitness venues, recreation-related service industries, tennis and golf clinics, boating, off road adventure activities, music and the arts.

Many Councils now license the use of parks and gardens for bootcamp/fitness programs while others lease the operation of their aquatic, health and fitness and stadium facilities to private or not-for-profit organisations.

Increasingly in these situations, leaseholders are expected to provide diverse, quality programs and in some instances, to make a capital investment in the assets. In other Councils, commercial providers have offered to invest in Council facilities, to diversify the mix of opportunities provided. Such opportunities should be pursued and promoted as they strengthen the economic and market base of venues, diversify the client base that is attracted and offer opportunities that may not have otherwise been afforded by, or appropriately provided by, a Council or government agency.

PROGRAMMING AND USE TRENDS

There is increasingly tight management control over programming and program timetabling to optimise venue use and to offer a diverse array of activities to a wider cross-section of the community

Professional programmers have replaced volunteers at many venues in response to user expectations, risk and insurance issues, and competition. In virtually every Council across Australia, professional managers and programmers are now employed to run libraries, indoor leisure and sports centres, pools, museums and galleries. Good managers and programmers know how to engage people, how to identify and meet community and member needs and how to evaluate and improve on what they have offered previously.

One of the strengths of programming is that it does not have to be regular. Rather, programs might be run on anything from a one-off, daily, weekly, monthly, half yearly, annual, holidays/seasonal or even less frequent basis. Many Councils, which do not have the financial capacity or space to build new facilities, have put a growing emphasis on targeted programming and services.

There is a growing trend to link the activities that are programmed to local, state and national health objectives rather than running programs for the program's sake. This has led to the deletion of some activities and replacement with others with known health benefits. Some community sporting and recreation venues have developed doctor referral programs while the opportunity to include medical practices in community leisure centres has been explored by many Councils.

Venues are staying open for increasingly longer hours to accommodate demand levels, to ensure accessibility for shift workers, part time workers and families of mixed make-up and to counter commercial 24/7 operators.

Program diversification entails providing new and different activities that encourage participation. It includes:

provision of new opportunities that target residents who are not actively involved in existing groups and clubs e.g. youth at risk, people with disabilities, new residents, aged and lone household members of the community, members of cultural minorities;

provision of programs that deliver benefits that cannot be achieved through existing pursuits; and

existing clubs working together to offer a mixed program of activities over say one or two weekends annually.

There is a growing provision of community activities and sports, and non-competitive activities. This trend embraces two elements - the provision of activities and sports as opposed to buildings, and the provision of non-competitive activities.

Built sport and recreation facilities (whether ovals, parks or buildings) are simply the means to a recreational outcome: not an end in themselves. Councils and State governments are increasingly recognising that there are many people in the community who need access to programs and services (such as community transport, information, fee assistance) ahead of facilities. They are also recognising that where existing facilities are better programmed, greater benefits are delivered to the community. This applies to all age and ability groups, but particularly to the aged, people with disabilities, a person from different cultural backgrounds, children, and the families of working couples, single parents, lone residents and new arrivals in a town or district. Well-designed multi-user facilities have a strong capacity to support a diversity of programming initiatives.

From a competition versus non-competition perspective, for many people, being active does not involve competitive sports: instead, it involves for example, boot camps, fitness classes, walking a dog, cycling, gardening, going for a run, casual swimming, scratch matches of 5-a-side teams, and the use of walking/ cycle tracks. The availability of facilities for these self-programming opportunities encourages regular but casual enjoyment of healthy, largely self-directed recreation activities.

The non-competitive programming trend is increasing as the population ages, as people become more aware of the health benefits of exercise, as the cost of competitive participation increases and as family, work and other commitments

impact on the availability of regular free time in large blocks. As such, it is important that whatever sport and recreation facilities, programs and services are provided, they are provided with a capacity to sustain casual, informal, non-competitive or irregular use.

A final point of relevance, about this trend is that greater support needs to be given to sports that can be pursued across a far broader age span compared with those with a narrow age span. Activities with a narrow age span are looking to identify and develop ways by which people can/will continue to participate. These may include rule changes for older participants (e.g.: different balls, fewer players, shorter duration games), the addition of social activities as part of the competition program, the development of alternate training regimes, and changed times of competition.

ATTACHMENT 3
CASE STUDIES

SELECTED CASE STUDIES

COCKBURN REGIONAL CENTRE, WESTERN AUSTRALIA



The most recent, and arguably the most grandiose, example of a consolidated community hub of infrastructure and services is the Cockburn Central West Regional Physical Activity and Education Centre in Western Australia.

This development includes the following key features:

a six-court, multi-sport indoor sports stadium;

specialist community facilities, including crèche, birthday party room, indoor play centre and meeting and function rooms;

fully equipped gym and separate studios for fitness, mind and body and spin;

café;

aquatic Centre including

- four waterslides
- eight-lane, 25-metre indoor heated pool
- 50-metre outdoor heated pool
- three specialty pools: warm water, learn-to-swim and interactive water facilities, including three world-class water slides
- hot spa, sauna and steam room
- hot and cold recovery pools (not open to general public, for use by FFC only)

- change facilities catering for families, schools/group entry and people with a disability

multi-sport rectangle fields catering for rugby, soccer and a variety of junior sport;

two elite AFL training fields being Fremantle Football Club's new professional permanent training facilities;

aquatic recovery and hydrotherapy pools, an altitude chamber and indoor running track offer first class facilities for elite footballers; and

educational components include a lecture theatre, health and wellness consulting suites, sports medicine facilities and multi-media rooms.

The project integrates elite sport, community and educational facilities into one large complex with one central management responsible for the tenancy arrangement with the Fremantle Football Club, sporting clubs and the education tenant.

BOROONDARA SPORTS COMPLEX, EASTERN MELBOURNE



Another example of bringing sport and recreation facilities and community services together is the Boroondara Sports Complex, which shares its integrated site with Gordon Barnard Reserve and the Balwyn Library. The site was previously an example of disjointed facility provision which had no planned relationship or amalgamation. There were stand-alone ovals with distant amenities, a leisure centre (now the library), swimming pools and a stadium all operating without any relationship to one another.

Now with an effective Master Plan of the total precinct there is obvious linkage between all aspects, complimentary activity and combined provision of programs and services across the site.

The works completed to integrate the facilities included the following:

re-development of the two main ovals with the building of a two-way pavilion clubhouse between the two Ovals which services activities on both ovals and provides for meetings and functions on non-sport days;

a new Sports Complex which brings together the aquatic facilities, multi-sport indoor sports stadium, and gymnastics. - the programs and activities originally accommodated at the Balwyn Leisure Centre have also been transferred to the new Sports Complex, and the original Leisure Centre is now the site of the Balwyn Library;

community spaces, a crèche, flexible program rooms, and a Café are also provided within the Sports Complex; and

the open space has been reconfigured to provide areas of informal recreation and play, and pathways have provided obvious links between the various components of the site.

MANNING COMMUNITY HUB, CITY OF SOUTH PERTH



The Manning Community Hub facility was developed with Council's underlying objective being to create a new 'heart' for Manning and provide the community with a vibrant, connected and attractive precinct integrating community services, sporting and social activities.

The development includes the relocated Manning Library, a community hall, Manning Child Health Clinic, Moorditj Keila Aboriginal Group, a sporting clubroom to house the Manning Rippers Football Club and an early years' centre which is the home of the Manning Toy Library and a new Manning Playgroup association.

The Manning Community Hub was developed with Council's aim being to deliver the following benefits and features for the local community:

sustainable, modern and multipurpose spaces for groups and community use;

an integrated open space with pedestrian orientated development, with linkages between the oval and the Community Centre;

design that activates the area and encourages passive surveillance, based on the principles of crime prevention through environmental design;

the provision of family orientated services in one location;

economic development and investment and employment opportunities for the local community;

opportunities for public art and the inclusion of Aboriginal culture and local heritage creating a vibrant cultural precinct; and

seventy-five bay basement level car park, which maximises the opportunity for public open space and waterwise landscaping at ground level.

Similar to Meander Valley this project was initiated by the City of South Perth in response to studies undertaken demonstrating that the existing community facilities were ageing and reaching the end of their life.

There are many other working examples including Kyneton Sports and Aquatic Centre and the Hume Regional Tennis and Community Centre, successfully delivering integrated sport and community programs and services within the one site.

It is evident that the ultimate success of these developments is determined by careful planning specific to the needs of that community, followed by detailed and documented agreements between all parties involved.

BALLARAT REGIONAL ATHLETICS CENTRE, BALLARAT



Llanberris Reserve is an IAAF approved athletics track located in the City of Ballarat.

The Ballarat Regional Athletic Centre (BRAC) board is made up of 2 members from each of the five Athletic Clubs operating in Ballarat from Little Athletics to masters. It provides a good example of the integration of athletics

The BRAC vision for the next 10 years is to:

- become an outward-looking organisation that engages the wider community;

- adapt its business model and organisational structure to suit the new operating environment;

- listen and respond to the needs of athletes and their families and supporters;

- develop innovative programmes to engage existing and new athletics participants;

- form strategic partnerships that establish new pathways into the sport;

- build a coaching system and infrastructure to develop athletes of all ages and abilities;

- support, reward and recognise their team of volunteers;

- leverage the strong network of physical infrastructure across the region;
- and

- offer an exciting, fun and rewarding athletics experience to the whole community.

GOLD COAST SPORTS AND LEISURE CENTRE, QUEENSLAND



This multi-purpose community facility opened in early 2017 and comprises two indoor halls connected by a pedestrian plaza. It supports a large range of sport and community facilities including function rooms, change rooms and administrative facilities. It was designed as a new venue for the 2018 Commonwealth Games and continues to function as a core element within the sporting precinct used by a range of sporting groups

The mixed-use sports courts are designed to accommodate court sports including basketball, netball, indoor soccer, volleyball and more. The show hall also has the ability to be transformed for major sporting events, corporate banquets, exhibitions and trade shows.

The Gold Coast Sports and Leisure Centre provides world-class competition and training facilities capable of hosting international sporting events such as the badminton, weightlifting and wrestling competitions during the Gold Coast 2018 Commonwealth Games™.

The show hall also has the ability to be transformed for major sporting events, corporate banquets, exhibitions and trade shows.

The facilities include:

- 15 multi-use sports courts and a retractable 5000 set arena show court
- 16,500 square metres
- 400 undercover car parks
- access to additional 1000 outdoor car parks
- two large functions rooms
- eight meeting rooms
- speciality rooms
- four official change rooms
- eight team change rooms
- courtside café and bar
- ticket office/cloak room
- lift access
- accessible amenities
- two large outdoor areas
- outdoor green area
- two snack bars
- bar
- catering packages.

SYDNEY GYMNASTICS AQUATIC CENTRE, WESTERN SYDNEY



The Sydney Gymnastic and Aquatic Centre (SGAC) is a state of the art, purpose-built gymnastic and aquatic facility serving the western Sydney community through a range of sport and recreation programs. It is one of the largest purpose-built gymnastics facilities in the southern hemisphere with Olympic standard equipment and has two 25 metre pools. Located opposite the SGAC is one of the largest health and fitness facilities in Western Sydney with state-of-the-art equipment, facilities, fitness instructors and personal trainers.

The centre also contains a café, gymnastics and aquatics retail outlet, a leading sports medicine and rehabilitation clinic and a Gymnastics NSW High Performance Centre.

Gymnastics include a wide range of programs designed around Kinder Programs, Recreational Programs and Competitive Programs that include Men's and Women's Gymnastics, Team Gymnastics, Acrobatic Gymnastics and Trampolining.

The Aquatic Centre runs learn to swimming programs (including aqua babies, pre-schoolers, school-aged, adult learn to swim and stroke correction courses), squad training (junior to elite), aqua group fitness and special needs assistance programs.

MARIBYRNONG SPORTS ACADEMY, MELBOURNE



The Victorian Department of Education and Training indicated that more than 2700 Victorian students were enrolled in specialist sports academy programs in Victorian public schools in 2018.

Maribyrnong College is Victoria's only state-funded Sports Specialism school with a sports enrolment comprising nearly 40% of the school population. The College provides a broad VCE and nearly all students undertake additional study after Year

12, most at university. Around 30 international students attend the school across Years 10 to 12.

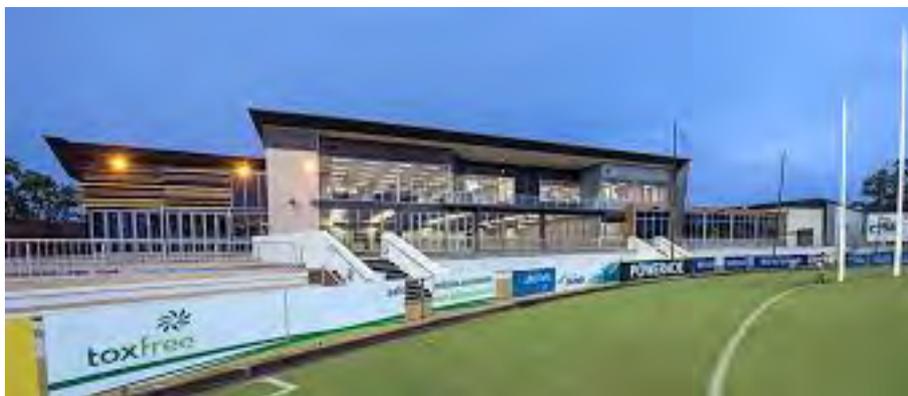
The first stage of the Sports Academy opened in July 2010 and includes a 7000 square metre sporting complex with indoor running track and elite training centre and six international standard tennis courts. All students at the college use this facility for Health and PE classes, and the facility forms the base for the Sports Academy program. Stage 2 sports fields including an outdoor running track, national standard artificial hockey pitch, and a FIFA rated soccer field were completed during 2012

Maribyrnong Sport Academy (MSA) offers Technical Training and coaching in 13 sports and services from all sports including athletics, badminton, AFL, baseball, basketball, cricket, golf, hockey, football, tennis, netball, taekwondo and volleyball.

There are specific training programs for each sport. For instance the MSA Badminton program aims to develop talented young badminton players through providing them with technical skills and game sense understanding that will lead to selection in state, national and international pathways. At MSA, the students work through curriculum that has been developed by the Badminton World Federation. The staff are Level 2 Australian Badminton accredited coaches and provide a safe and productive training environment and dynamic training programs. MSA develops young people who can balance sporting and academic performance.

All student athletes at MSA are expected to maintain a high standard in education and sport. All student athletes enter into a student athlete agreement detailing all expectations.

MICHAEL LONG LEARNING AND LEADERSHIP CENTRE,
DARWIN



The Michael Long Learning and Leadership Centre (MLLLC) was opened in March 2015 and was designed to harness the power of AFL football in the Northern

Territory and to give young Indigenous Territorians the same opportunities as all Australians.

The centre targets Aboriginal students aged 11-14 and engages them through an AFL-based curriculum. Students take part in a 15-week community-based program that teaches them about leadership, health and wellbeing, and increases awareness of education opportunities beyond their communities.

The Centre has a focus well beyond football, delivering education programs for indigenous students from remote areas. School attendance, engagement and behaviours, completion of secondary education, work readiness and awareness of opportunities are some of the many outcomes the MLLLC education programs focus on improving.

The Centre has accommodation facilities for up to 72 people, a state-of-the-art gym, pool/recovery, education spaces and corporate facilities for functions and events. It is conveniently located in the Marrara Sporting Complex, in close proximity to the Darwin Airport.

HENLEY SPORTS ACADEMY, SOUTH AUSTRALIA



The Henley Sports Academy at Henley High School was established as part of funding provided by the Department of Education and Child Services in November of 1997 to assist student athletes to maximise their potential whilst achieving a balance between their academic, sporting and life goals.

Initially, the program ran from years 8 – 11 and students completed 220 minutes per week over the year accessing high quality coaches provided by the school or in conjunction with State Sporting Associations. Sports offered in the first year were

football, netball, basketball, athletics, cricket and softball. In 2001, four new sports were added to the program: hockey, tennis, soccer and surf lifesaving.

Since its inception the program has made a number of changes to meet the needs of students' educational and sporting needs. Some of these changes have included:

- introduction of dance into the program;

- establishment of a Year 8 overlay program supporting the middle schooling model of the school;

- providing a curriculum pathway up to Year 12;

- incorporating a variety of accreditation into the program including a Certificate III in Sport and Recreation (partial completion), National Coaching and Officiating Schemes courses; and

- fostering stronger relationships between the school and local primary schools.

The Henley Sports Academy is conducted by highly experienced and credentialed coaches in partnership with the relevant State Sporting Organisations. The program's focus is on the development of the 'student athlete' with its core elements including skill training in the relevant sport, physical preparation, performance analysis, personal development, and a flexible and supportive academic program from Years 8 to 12.

PREMIER ELITE ATHLETES' COLLEGIATE, TORONTO,
CANADA



Premier Elite Athletes' Collegiate (PEAC) is a co-ed private school designed for high-performing student-athletes. It provides a unique opportunity for students to learn and train in state-of-the-art facilities. PEAC accommodates the needs of high

performance athletes by enabling them to complete their elementary and secondary level education while continuing to train and compete in their respective sports.

Sports include but are not limited to hockey, freestyle skiing and snowboarding, soccer, squash and figure skating. The school has full use of the sports facilities that surround it including the indoor and outdoor fields at Downsview Park, the rinks at Buckingham Arena and the state of the art classrooms and work-out facility within the school.

The mission is to further the development of Canadian student-athletes and help them become top-level performers in their sport, life-long learners and career-oriented, respectful individuals. PEAC truly is where athletes come to learn.

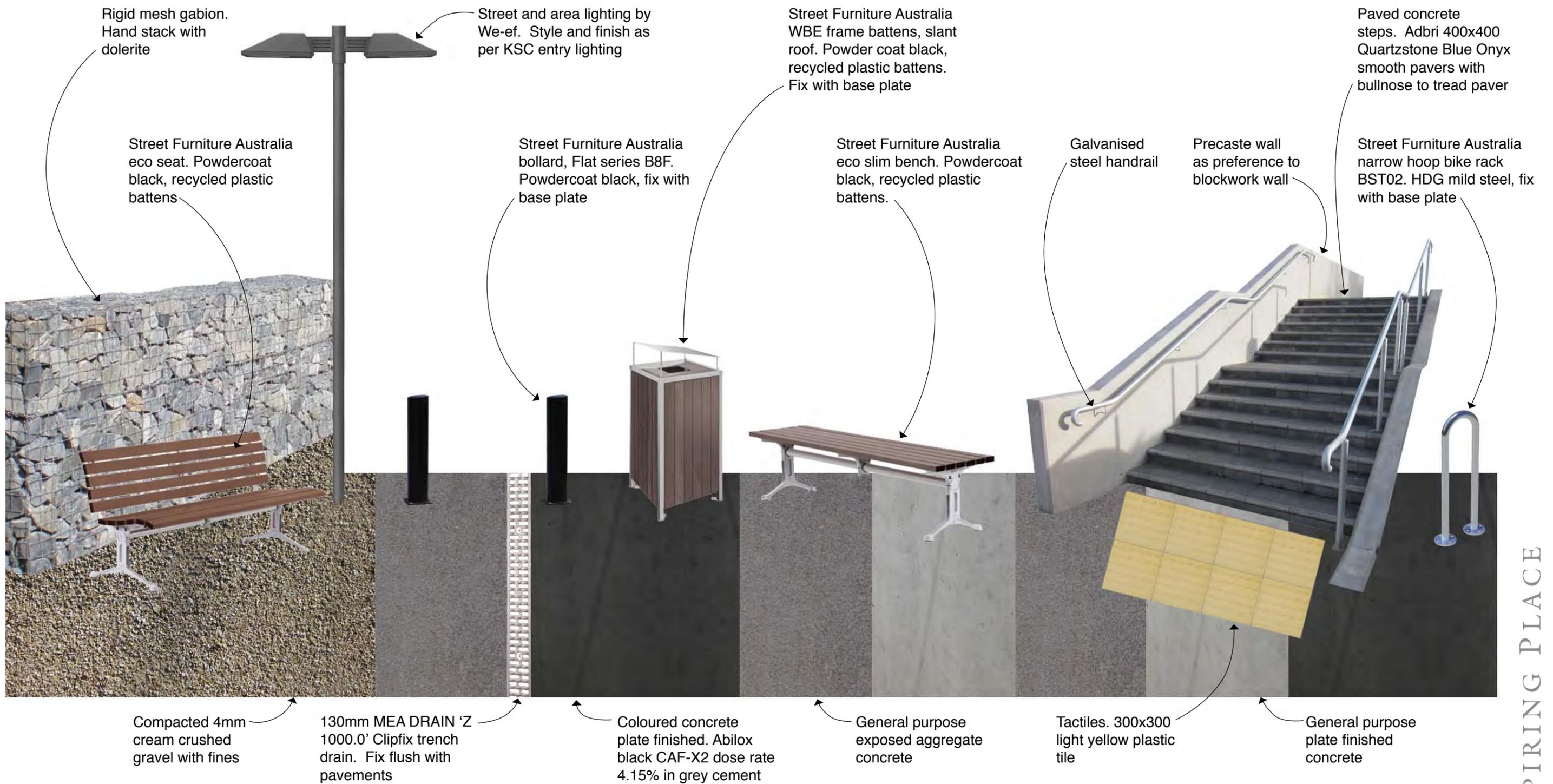
PALAIS OMNISPORTS, MARSEILLE INDOOR SKATEPARK, FRANCE



Opened in 2009, the centre has the biggest ice rink (Olympic standard) and recreational ice rink in France and one of the biggest indoor skate parks in Europe. The centre accommodates roller skating, freestyle scooter, skateboard and BMX users.

The indoor skatepark is wooden build on concrete floor and includes massive halfpipes, bowls and quaters, also a range of street style ledges stairs and rails.

ATTACHMENT 4
PLANTING PALETTE



Suite of Materials Furniture and Pavements

FIG. 3.3



KINGBOROUGH SPORTS PRECINCT PLANTING PALETTE

TYPE	BOTANICAL NAME	COMMON NAME	HEIGHT	SPREAD	BUSHLAND & SPORTS GROUND PRECINCTS	HIGH SCHOOL PRECINCTS	COMMENTS
CANOPY TREE	<i>Acacia melanoxydon</i>	blackwood	15m	12m	X	X	
	<i>Eucalyptus amygdalina</i>	black peppermint	10-30m	7-20m	X		
	<i>Eucalyptus globulus 'nana'</i>	dwarf blue gum	8m	6m		X	
	<i>Eucalyptus globulus</i>	blue gum	15-55m	10-25m	X	X	Where space permits
	<i>Eucalyptus ovata</i>	swamp gum	8-30m	8-20m	X		Wetter sites
	<i>Eucalyptus pulchella</i>	white peppermint	9-21m	6-15m		X	
	<i>Eucalyptus viminalis</i>	white gum	10-50m	8-15m	X	X	Where space permits
SMALL TREE	<i>Acacia dealbata</i>	silver wattle	8m	3m	X		
	<i>Acacia meamsii</i>	black wattle	9m	8m	X		
	<i>Acacia verticillata</i>	prickly moses	5m	3m	X		
	<i>Allocasuarina verticillata</i>	drooping she oak	9m	6m	X	X	
	<i>Banksia marginata</i>	silver banksia	10m	5m	X	X	
	<i>Bedfordia salicina</i>	Tasmanian blanketleaf	2.5m	2m	X		
	<i>Bursaria spinosa</i>	prickly box	3.5m	2m	X		
	<i>Leptospermum lanigerum</i>	woolly teatree	2-8m	1.5-5m	X		Wetter sites
	<i>Leptospermum scoparium</i>	common teatree	2m	1.5m	X	X	Wetter sites
	<i>Melaleuca ericifolia</i>	swamp paperbark	4m	3m	X	X	Wetter sites
	<i>Pomaderris apetala</i>	common dogwood	3-15m	2-6m	X	X	
	SHRUB	<i>Aotus ericoides</i>	golden pea/common aot	1.5m	1.5m	X	
<i>Calistemon pallidus</i>		bottle brush	2.5m	2.5m	X	X	
<i>Correa alba</i>		white correa	1m	1.5m		X	
<i>Epacris impressa</i>		common heath	1.5m	1m	X	X	
<i>Geranium spp.</i>		native geranium	.3m	.3m		X	
<i>Hakea nodosa</i>		yellow needlebush	3.5m	3.5m	X		
<i>Leucophyta brownii</i>		dwarf cushion bush	1m	1m		X	
<i>Leucopogon spp.</i>		beardheath	.6m	.5-1m	X	X	
<i>Melaleuca squarrosa</i>		scented paperbark	4m	3m	X		WSUD applications
<i>Pimelea spp.</i>		rice flower	.9m	.9m	X	X	
<i>Westringia fruticosa</i>		native rosemary	1m	1.5m		X	
GRASSES	<i>Blechnum ssp.</i>	water fern	1m	1.5m	X		WSUD applications
TUFTNG PLANTS	<i>Dianella revoluta</i>	spreadiang flaxlily	.4m	.4m	X	X	
& FERNS	<i>Diplazena moraea</i>	white flag-iris	.6m	.3m		X	
	<i>Helichrysum apiculatum</i>	everlasting	.1m	.3m		X	
	<i>Isolepis nodosa</i>	knobby club rush	.5-1.5m	.6-2m	X	X	WSUD applications
	<i>Juncus pallidus</i>	rush	4m	.6m	X	X	WSUD applications
	<i>Lepidosperma concavum</i>	hill sword-sedge	.3-1m	.5-1.5m	X		
	<i>Lomandra longifolia</i>	sagg	.8m	.5-1m	X	X	
	<i>Poa labillardieri</i>	silver tussock grass	1m	.5-1.5m	X	X	
	<i>Polystichum proliferum</i>	mother shield fern	.5-1m	.3-1.5m	X	X	WSUD applications