

Gannawarra Shire Council

Recreation Reserve Master Plans Report



TABLE OF CONTENTS

1. INTRODUCTION	1
1.1. Shire Background	1
1.2. Project Background.....	1
1.3. Purpose and Use of a Master Plan	2
1.4. Acknowledgements.....	2
1.5. Master Planning Process	3
1.6. Report Layout	3
2. CONTEXT AND BACKGROUND.....	4
2.1. Demographic Information.....	4
2.1.1. Gannawarra Shire.....	4
2.1.2. Township Profiles.....	4
2.1.3. Implications from the Community Profiles.....	5
2.2. Planning Reports and Strategies	6
2.2.1. Gannawarra Shire Council Plan (2009 – 2013)	6
2.2.2. Gannawarra Shire Recreation Strategy (2002).....	6
2.2.3. Gannawarra Youth Strategy Plan (2010-2014).....	7
2.2.4. Advancing Community Kerang Community Action Plan (2006 – 2010).....	7
2.2.5. Township Community Plans (2007 to 2008)	7
2.2.6. Other References.....	8
3. ATKINSON PARK MASTER PLAN	9
3.1. Site Background.....	9
3.2. Existing Conditions and Site Review.....	9
3.3. Consultation	14
3.4. Atkinson Park Master Plan.....	17
3.4.1. Key Directions of the Atkinson Park Master Plan	17
3.5. Cost Plan	20
4. KOONDRUCK RECREATION RESERVE MASTER PLAN	24
4.1. Site Background.....	24
4.2. Existing Conditions and Site Review.....	24
4.3. Consultation	26
4.4. Koondrook Recreation Reserve Master Plan.....	27
4.4.1. Key Directions of the Koondrook Recreation Reserve Master Plan	27
4.5. Cost Plan	29
5. COHUNA RECREATION RESERVE MASTER PLAN	32
5.1. Site Background.....	32
5.2. Existing Conditions and Site Review.....	32

5.3.	Consultation	35
5.4.	Cohuna Recreation Reserve Master Plan.....	37
5.4.1.	Key Directions of the Cohuna Recreation Reserve	37
5.5.	Cost Plan	39
6.	LEITCHVILLE RECREATION RESERVE MASTER PLAN	42
6.1.	Site Background.....	42
6.2.	Existing Conditions and Site Review.....	42
6.3.	Consultation	45
6.4.	Leitchville Recreation Reserve Master Plan	47
6.4.1.	Key Directions of the Leitchville Recreation Reserve Master Plan	47
6.5.	Cost Plan	49
7.	MACORNA RECREATION RESERVE MASTER PLAN.....	52
7.1.	Site Background.....	52
7.2.	Existing Conditions and Site Review.....	52
7.3.	Consultation	56
7.4.	Macorna Recreation Reserve Master Plan	58
7.4.1.	Key Directions of the Macorna Recreation Reserve Master Plan.....	58
7.5.	Cost Plan	60

APPENDICES

- Appendix 1 – Inspection Report of the Koondrook Recreation Reserve Sports Field
- Appendix 2 – Inspection Report of the Cohuna & Leitchville Recreation Reserves Sports Fields
- Appendix 3 – Inspection Report of the Macorna Recreation Reserve Sports Field
- Appendix 4 – List of People and Groups Consulted
- Appendix 5 – Atkinson Park Master Plan
- Appendix 6 – Koondrook Recreation Reserve Master Plan
- Appendix 7 – Cohuna Recreation Reserve Master Plan
- Appendix 8 – Leitchville Recreation Reserve Master Plan
- Appendix 9 – Macorna Recreation Reserve Master Plan
- Appendix 10 – Summary of Public Exhibition Period and Community Feedback

1. INTRODUCTION

1.1. Shire Background

Gannawarra Shire is located in the Loddon Murray region of Victoria, approximately 250 kilometres (or three hours drive) northwest of Melbourne. The Shire is bounded by Swan Hill Rural City in the north, the Murray River and the New South Wales border in the east, the Shire of Campaspe and Loddon Shire in the south, and Buloke Shire in the west.

The Shire has a population of just over 11,500, and comprises of the main towns of Kerang, Cohuna, Koondrook, Leitchville, Lalbert, Murrabit and Quambatook.

The Shire is one of Victoria's most diverse agricultural areas, particularly dairy farming, grain and crop farming, grazing, horticulture and viticulture. The western part of the Shire is predominantly used for cereal grain production, whilst the northern and eastern parts are used for dairy farming and milk processing.



The Shire also offers a variety of tourism opportunities, including nature-based activities such as bird-watching, fishing walking and recreational bike riding around the many lakes and wetlands, and numerous water sport activities on the Murray River, Lake Charm, Lake Boga and Kangaroo Lake, such as fishing, water skiing and canoeing.

1.2. Project Background

Sport and recreation are significant components for every vibrant community, not only for the personal health and wellbeing outcomes for residents but also for the broader benefits gained through socialising and networking. Gannawarra Shire Council has recognised the importance of ensuring that its communities have good access to quality and diverse local sporting and recreation opportunities through the planning for facilities and services contained in such reports as the *Gannawarra Shire Recreation Strategy (2002)*, the *Gannawarra Shire Pools Strategic Plan (2009)*, and the various community plans completed in 2007 and 2008.

Council commissioned the *Gannawarra Shire Master Plan Project* in November 2010 to further build on its commitment to assisting communities to have good access to local, relevant and well-used facilities and open spaces. The project had the overall aim to prepare a framework (master plan) to guide the future upgrade and development of the following five key sporting and recreation destinations within the Shire:

- Atkinson Park, Kerang (Murray Valley Highway).
- Koondrook Recreation Reserve.
- Cohuna Recreation Reserve.
- Leitchville Recreation Reserve.
- Macorna Recreation Reserve.

It was also timely for the Shire to undertake the project as it has received a number of requests and suggestions during the past few years for new and upgraded facilities to be considered for each of the locations. These requests have come from a number of sources, including the respective reserve committees, the clubs and groups based at the recreation reserves, and from other groups that have a role to support Council to maintain and care for specific assets available at the five locations.

In addition, the *Gannawarra Shire Council Plan (2009-2013)* contains a number of objectives and strategies to support local communities and visitors with appropriate and sustainable facilities, services and open spaces. The *Gannawarra Shire Master Plan Project* has provided the Council with an opportunity to explore and investigate a range of opportunities to achieve these broad corporate aims at the nominated sites in conjunction with local communities and other stakeholders.

The Gannawarra Shire Council engaged Simon Leisure Consulting, a sports and recreation planning firm, to prepare master plans for each of the five sites listed on the previous page. Whilst the main aim of the master plans is to establish clear directions for the future use and development of the five sites, a key element of the project was also to assess the adequacy and capacity of the existing sporting and recreation facilities to continue to meet the needs of user groups and local residents both now and into the future. In addition, the master planning process has considered options to make the recreation reserves more relevant as destinations for non-sporting uses, such as recreational walking and cycling.

This report provides an overview of the study process, describes the key findings from the study, and outlines a new 'Vision' for Atkinson Park and the four recreation reserves.

1.3. Purpose and Use of a Master Plan

A master plan determines a broad Vision for an area and outlines a number of projects and strategies that are required to be implemented in order for the new Vision to be achieved. It must be recognised that further investigation and feasibility assessment of some of the recommended projects and initiatives described in the *Gannawarra Shire Master Plans* may be required, depending upon their scale, likely impacts and estimated costs.

1.4. Acknowledgements

The preparation of the master plans and the accompanying report have been the culmination of several stakeholder and community meetings held during the period November 2010 and May 2011. The input, feedback and overall contribution of all of the representatives of the many reserve committees, sporting clubs and community groups in each of the five townships is acknowledged, as well as the involvement of other residents and stakeholders.

The consultant team also thanks those Council staff and Councillors who provided valuable background information and guidance during the project, particularly the project manager, Jason Russell (Council's Director Community Services).

The study was part funded by the Department of Planning and Community Development, via the Loddon Mallee Team, and this contribution is also acknowledged.

1.5. Master Planning Process

A number of research and consultative processes informed the development of the five master plans, including:

- Review of relevant Council planning reports.
- Analysis of demographic information relating to Gannawarra Shire generally, and analysis of relevant characteristics relating to each of the specific townships where the subject sites are located.
- Review and assessment by the consultant team of the sporting facilities, recreation facilities, and open spaces currently available at the subject sites.
- Extensive consultation with relevant Council staff, reserve committees, user groups, local community groups and residents, and other stakeholders.
- Analysis of issues and opportunities identified, and the preparation of various concept plans.
- Preparation of the draft master plans.
- Public Exhibition and community review and feedback of the draft master plans (August / September 2011).
- Assessment of feedback received and finalisation of the master plans and study report.

1.6. Report Layout

This report consolidates all project information relating to each of the five master plans. The first section of the report outlines information that is generic to each of the master plans, and the sections that then follow deal specifically with each master plan, in the following order:

1. Atkinson Park, Kerang.
2. Koondrook Recreation Reserve.
3. Cohuna Recreation Reserve.
4. Leitchville Recreation Reserve.
5. Macorna Recreation Reserve.

2. CONTEXT AND BACKGROUND

The *Gannawarra Shire Master Plan Project* was informed by a number of research and planning considerations. This section provides a summary of the key planning and contextual factors which were important to be assessed and considered during the preparation of the five master plans.

2.1. Demographic Information

The demographic profile of Gannawarra Shire provides a broader municipal context for the planning process, whilst the review of the population profiles and projections for Kerang, Koondrook, Cohuna, Leitchville and Macorna were undertaken to identify local characteristics and trends important to consider during the master planning process for each respective site.

2.1.1. Gannawarra Shire

The total population of Gannawarra Shire in 2006¹ was 11,394, which represented a decline of 97 people (or 0.1%) since 2001. Whilst the Shire has a lower percentage of adults aged 18 – 64 years (55.1%) compared to all of Regional Victoria (59.3%), there is a lower percentage of persons aged below 18 years (24.6% in the Shire compared to 25.4%). This indicates that the Shire is expected to experience a higher rate of 'ageing' compared to other local government authorities across Regional Victoria mainly as a result of continued 'out-migration' of younger people from the Shire, rather than through abnormal increases in the numbers of older people migrating into the Shire.

Gannawarra Shire has a significantly low cultural diversity compared to all of Victoria, with a high percentage of residents being Australian born (89.9% in the Shire compared to 69.6%), however, this is down from 90.3% in 2001.

The SEIFA Index of Relative Socio-Economic Disadvantage is derived from attributes such as low income, low educational attainment, high unemployment, jobs in relatively unskilled occupations and other variables that reflect disadvantage. The lower the score, the more families on lower income and people with little training and in unskilled occupations. Gannawarra Shire is ranked in the mid-range of local government areas in Regional Victoria, being 31st of 49 LGAs.

The Shire is also one of seven local government authorities in Regional Victoria that is projected to continue to experience a population decline over the next 20 years². In 2016 the population is projected to be 11,330 and by 2026 at 10,810 (or a decline of 5.1% since 2006).

2.1.2. Township Profiles

Whilst the above summary of the general demographic characteristics of Gannawarra Shire is important, it is equally important to recognise that different population characteristics are evident between the townships within Shire in which the master planned sites are located. These differences in community profiles may assist when prioritising some of the projects recommended in the master plans.

The key demographic characteristics for sports and recreation facility planning are shown in the following tables for Kerang, Koondrook, Cohuna and Leitchville.

[Due to the small population size of Macorna, no town-specific population data is available for this town.]

¹ Source: *id Consulting Pty Ltd.*

² Source *Victoria in Future (2008)*, Dept of Planning and Community Development.

Township	No. of People 1996	No. of People 2006	Numerical Change	% Change	% People Aust-born (2006)	% of 18-44 yo's 2006
Gannawarra Shire	11,992	11,394	-598	-5.0%	89.9%	28%
Kerang	3,883	3,671	-212	-5.5%	88.0%	29%
Koondrook	799	759	-40	-5.0%	90.0%	23%
Cohuna	1,979	1,816	-163	-8.2%	88.6%	24%
Leitchville	333	255	-78	-23.4%	NA	28%

Towns in Time Data (i.d Consulting Pty Ltd)

The table shows that the net migration of people away from Cohuna and Leitchville for the period 1996 – 2006 was higher (in proportional terms) than for all of Gannawarra Shire, Kerang and Koondrook.

There is no significant difference in the cultural diversity between the four towns, however, Kerang and Leitchville have a higher proportion of their residents within the active age cohort of 18 – 44 year olds, the age of those adults with the highest participation in organised sport.

2.1.3. Implications from the Community Profiles

The demographic characteristics reported above have implications for the direction of the four recreation reserve master plans, the most significant being that there is likely to be little or no demand for additional active sporting opportunities within the towns, and within the Shire generally, due to declining populations. In addition, the high proportion of Australian born residents suggests that the typical Anglo-sports of Australian football, cricket, netball and tennis will continue to be the dominant activities of choice of townspeople.

In relation to the older profile of the Shire and the towns, this indicates that there will be an increasing proportion of the respective town communities that will be seeking improved access to passive recreation opportunities, such as walking paths, outdoor seating in parklands, shade, etc. rather than generating additional demand for sporting facilities. This characteristic also supports the upgrade of Atkinson Park to provide improved and better quality facilities and spaces suitable for older adults, notwithstanding the significant role of the park to cater for the needs of travellers for short-term rest and recreational breaks.

The mid-range ranking of the Shire on the SEIFA Index also supports the upgrade of the recreation reserves and Atkinson Park to increase their appeal as destinations where residents can participate in and experience 'no-cost' or 'low-cost' recreational pursuits. Examples of these are formal or informal play, picnicking, reading, walking, cycling, and nature-based activities.

2.2. Planning Reports and Strategies

The following Council reports provided valuable background information for the project.

2.2.1. Gannawarra Shire Council Plan (2009 – 2013)

The Gannawarra Shire Council Plan (2009 – 2013) is the key document that guides Council's strategic direction to 2013. It outlines the strategies and related actions that Council will undertake to ensure the ongoing enhancement of the liveability, productivity and sustainability for the Shire and all members of the community. The 'Vision' for Gannawarra Shire as outlined in the Council Plan is

"Gannawarra Shire: a vibrant, caring and prosperous community that offers social, economic and environmental

The Plan is underpinned by five Key Results Areas, of which the following three have direct relevance to the master planning process.

Key Results Area #2: Our Environment

Outcome Leadership in Environmentally Sustainable Practices
Strategy Develop and implement plans, practices and strategies to reduce water consumption.

Outcome Preservation and Enhancement of our Natural and Built Environments
Strategies Support economic and community development by planning and encouraging public art in appropriate locations
In conjunction with community groups, investigate opportunities for increased recreational activity by creating tracks and trails where feasible

Key Results Area #3: Economic Prosperity

Outcome Support the Growth and Development of Tourism
Strategy Create and maintain attractive places for to meet, relax and exercise by implementing park improvements across the municipality

Key Results Area #5: Assets and Infrastructure

Outcome Appropriate, Affordable and Fair Management of Assets and Infrastructure
Strategies Develop a clear understanding of existing asset condition and replacement requirements
Rationalise and dispose of inefficient and/or unnecessary assets
Identify opportunities for additional infrastructure investment, in line with growth opportunities e.g. in tourism and other areas

2.2.2. Gannawarra Shire Recreation Strategy (2002)

In 2002, Gannawarra Shire Council developed and adopted a municipal recreation plan that provides a framework for the strategic management and development of recreation infrastructure and facilities. Although now almost 10 years old, the Strategy does identify some projects that are still relevant today for consideration for inclusion within the five planning sites.

The projects identified in the Strategy that were considered during the master planning project include:

- Create a walking trail network throughout Cohuna, with linkages to major recreation facilities (Strategy #12).
- Demolish the abutting toilet block at the (Koondrook) Recreation Reserve (Strategy #19).
- Dual line marking on the netball courts to cater for tennis (at Macorna Recreation Reserve) (Strategy #34).

2.2.3. Gannawarra Youth Strategy Plan (2010-2014)

The preparation of the *Youth Strategy Plan* was a key component of the Gannawarra Shire Council's commitment to improving the planning, development and delivery of youth programs and infrastructure throughout the municipality. The Strategy Plan articulates Council's role in service and infrastructure provision, planning, advocacy and community development for young people.

Part of the methodology for preparing the Strategic Plan involved surveying young about a range of issues. One of the questions was, 'What do you do in your spare time?' The majority of young people spent their time across six different activities, with 'Playing sports' (74.2%) being the most popular response.

The Strategy Plan is underpinned by five Key Areas. Key Area #3 – 'Places to Go, Things to Do' includes the following two relevant Actions

1. Provide the place and the 'space' (for youth to 'hang out' in).
2. Partake in and create opportunities to bring arts and cultural activities to the Gannawarra Shire communities.

2.2.4. Advancing Community Kerang Community Action Plan (2006 – 2010)

The Advancing Community Kerang Community Action Plan was produced by the Advancing Community Kerang Steering Committee and is an outcome of a very well attended (150 people) community meeting held in November 2006.

The Plan articulates eight 'Priority Projects / Initiatives' all designed to strengthen the Kerang community through a collaborative approach and to make the township a better and more vibrant place to live. Of the eight Priorities, Priority One – 'Arts and Culture' has a direct relevance to the Atkinson Park master plan process as it advocates for improved venues and facilities for the performing arts, and identifies the possibility of a 'performance shell' in Atkinson Park.

2.2.5. Township Community Plans (2007 to 2008)

The following is a summary of the key priorities areas contained in the respective community plans for Koondrook, Cohuna, Leitchville and Macorna that relate to the recreation reserves, or associated sporting and recreational activities. The Community Plans were prepared as part of a broader initiative of the Gannawarra Shire in 2007 to have more local people and groups participate in community decisions and actions concerning their own town and services.

Koondrook Community Plan (2008)

The only priority influencing the Koondrook Recreation Reserve master plan process was the direction to develop cycling and walking paths in the Koondrook area (Priority #3).

Cohuna Community Plan (2007)

The following Priorities were considered for the Cohuna Recreation Reserve master plan:

- To develop improved health & fitness facilities and programs, such as a community gymnasium (Priority #2).
- To develop cycling and walking paths in and around Cohuna to improve linkages between destinations within the town, and to provide opportunities for social connectedness (Priority #6).
- To develop an events, promotion and cultural hub / precinct with Cohuna (Priority #8).

Leitchville Community Plan (2007)

The only priority influencing the Leitchville Recreation Reserve master plan process was the direction to develop cycling and walking paths in the Leitchville area (Priority #2).

Macorna Community Plan (2007)

The following Priorities were considered for the Macorna Recreation Reserve master plan:

- To undertake tree planting and landscaping works throughout Macorna (Priority #2).
- To continue to develop the pavilion and associated facilities at the Macorna Recreation Reserve as the key meeting place for residents in the absence of a local hall (Priority #3).
- To maintain the sports oval at the reserve to a high quality in an environment of reduced access to water for irrigation (Priority #4).
- To establish junior cricket in Macorna for the benefit to engage with local youth (Priority #7).

2.2.6. Other References

Other information sources and references reviewed and assessed as background material to inform the master plans were:

- Gannawarra Shire Council website.
- Gannawarra Shire Community Profile, i.d. Consulting Pty Ltd.
- Gannawarra Buildings Asset Management Plan (2008).

3. ATKINSON PARK MASTER PLAN

This section of the report documents the process undertaken to develop the Atkinson Park Master Plan, including background information considered, community engagement, issues and opportunities assessed, and recommended projects.

3.1. Site Background

Atkinson Park is located on the sweeping bend of the Murray Valley Highway, in the southwest area of Kerang. It is bound by the Highway to the north, by the Kerang Bowling Club to the east, Riverwood Drive to the south, and the Kerang Caravan Park and Museum Drive to the west.

The Park is Council-owned land managed by Council and is zoned *Public Park and Recreation Zone*. The site is subject to no overlays.

3.2. Existing Conditions and Site Review

An initial review and analysis of the existing facilities and spaces within Atkinson Park was undertaken on 29th November 2010 by the consultant team, comprising of:

- Richard Simon (Simon Leisure Consulting – sports and recreation planner).
- Matthew McFall (MEMLA Pty Ltd - landscape architect).

Richard Simon carried out follow-up inspections in April and May 2011.

Precinct / Area	Description / Comments
Visitor Recreation Area (eastern section)	<p>The large shelter and BBQ and picnic tables are all in good condition (<i>see below</i>). The equipment is well maintained by the Kerang Rotary Club</p> <p>The area in which the township and Shire information signs are located is subject to inundation (<i>see below</i>)</p> <p>The ornamental lake is a feature of the park, however, some characteristics of it can be improved, i.e. the edging, and the island with its display of former irrigation equipment (<i>see over the page</i>)</p> <p>The skate park comprises steel equipment set on a concrete pad. Its condition is average and the skatable elements available are basic (<i>see over the page</i>)</p>





Precinct / Area	Description / Comments
Visitor Recreation Area (western section)	<p>This area comprises of two shade structures and a BBQ and picnic tables on a paved area (<i>see below</i>). The infrastructure is in average condition, and the style and theme of the park furniture in this area is different to that in the eastern area</p> <p>There is a large unfenced playground set back from the picnic facilities, which is in good condition</p> <p>These facilities are maintained by the Kerang Lions Club</p> <p>The heritage picnic shelter (<i>see below</i>) is in poor condition and has functional constraints due to its internal height and configuration. Its contribution to the landscape amenity is questionable</p> <p>There is a small performance stage and associated flagpole set within the open space area along Museum Drive, which are utilised for the Community Market and other civic events (<i>see below</i>)</p> <p>The open space area is in good condition and is well treed (<i>see below</i>)</p>



Precinct / Area	Description / Comments
RSL precinct	<p>This area comprises of a cenotaph set in an ornamental rose garden and paved concourse. It is in good condition and is well maintained by the Kerang RSL (<i>see below</i>)</p> <p>There is a chain link fence and heritage gates which frame the area from the Highway side, and a Lone Pine tree of significance</p>



Precinct / Area	Description / Comments
Kerang Fire Brigade training & competition track	<p>The infrastructure supporting this facility is extensive, and includes a 190m long x 12m wide sealed training track (asphalt), perimeter grid fencing, a judges tower / canteen building, and stand-alone storage shed (<i>see below</i>)</p> <p>There is also a junior training track along the western end of Riverwood Drive</p> <p>All of the infrastructure is in good condition</p> <p>The main track cuts Atkinson Park in half which detracts somewhat from the overall amenity of the park and the sense of open space</p>



Precinct / Area	Description / Comments
Riverwood Drive side	<p>The open space at the rear of the park along Riverwood Drive is in poor condition mainly due to the prevailing heavy soil type</p> <p>The area drains poorly and experiences ponding during periods of rain (<i>see below</i>), whilst during summer is weed infested and is characterised by large cracks when the soil dries out</p> <p>This area needs an attractor or for the surface to be treated to improve the landscape amenity and the general quality of the space</p> <p>There is evidence that unauthorised car parking occurs on this area, and this should cease (<i>see below</i>)</p>



Precinct / Area	Description / Comments
Adjoining Areas	<p>The main car park servicing Atkinson Park is a service lane that peels off the Highway from the bend commencing at the Kerang Bowling Club. It is a one-way in a westerly direction (<i>see below</i>)</p> <p>The Kerang Museum is located across Museum Drive from Atkinson Park, and would benefit from better pedestrian and vehicle connection to the park environs. The Museum's car park area is unsealed and quickly becomes degraded (<i>see below</i>)</p> <p>Atkinson Park is located north east of the alignment of the Loddon River that skirts the township. An extensive path network runs along the levee bank north of the Highway. An opportunity exists to link Atkinson Park to this path system by constructing a walking track along the levee bank south of the Highway and linking it back into the park</p>



3.3. Consultation

A combination of meetings, interviews and site inspections were carried out with various stakeholders during the study, including community groups, local residents and Council staff. Some of the consultation was undertaken during the research phase of the study, whilst other meetings and interviews were designed to receive feedback on preliminary concept plans prepared for the park.

A chronological summary of the consultation undertaken is shown in the following table.

Date	Method of Consultation	Group / Stakeholder
27 October 2010	Meeting	Project Manager (Inception Meeting)
	Workshop	Shire Youth Council
29 November 2010	Workshop	Council staff
	Community Meeting (onsite)	Kerang residents / community groups
16 December 2010	Meeting	Kerang Library staff (Visitor Centre role)
	Meeting	Kerang CFA
	Meeting	Kerang RSL
		Kerang Rotary
	Meeting	Kerang Lions
	Meeting	Kerang Improvements Committee
	Meeting	Kerang Museum Proprietor
	Meeting	Kerang Community Market
December	Emails	Kerang U3A
December	Emails / Telephone	Kerang residents
12 May 2011	Workshop (present concept plan)	Kerang residents / community groups
5 July 2011	Councillor Briefing	Councillors & Executive Management Team

December 2010 – June 2011 Various emails and telephone discussions with relevant Council staff

A summary of the key outcomes from the consultation is provided in the following table. (The representatives from each group consulted or who attended meetings are listed in Appendix 4).

The summary of the public exhibition process for the draft master plan and the subsequent write-up and assessment of submissions received is provided in Appendix 10.

Group	Comments / Input
Shire Youth Council	<p>Qualities or features of open space and parks that influence young people to use them include:</p> <ul style="list-style-type: none"> – Provision of park furniture and a 'kick-about' space – 'Green' grass – Paths – Tidy, clean and well maintained surrounds within a park – Provision of shade and shelter <p>The Atkinson Park skate park is considered too tight / small for the numbers using it Suggestion to include some lighting to improve security of the skate park area</p>
Kerang CFA	Atkinson Park training track is used for training twice per week in summer, and for one major junior event in November each year (and approx. every three years, the Kerang CFA hosts a senior two-day event in January/February)

Group	Comments / Input
	<p>For the annual junior event, approx. 18 teams and 200 spectators are attracted</p> <p>Kerang CFA confirmed their desire to retain the training track in Atkinson Park, but acknowledged that it did create a divide between the eastern and western sides of the park. The group is happy to continue the practice of the temporary removal of selected fence panels along the track as a means to 'open-up' the park</p> <p>The group has no significant issues with the condition and adequacy of the existing infrastructure associated with the training track</p>
Kerang RSL	<p>The RSL area of the park is used on ANZAC Day and Remembrance Day for services</p> <p>Key issues identified were the need for power to be available in the vicinity of the cenotaph (<i>now connected</i>) and the provision of a connecting path(s) between the cenotaph and the Rotary Club Shelter</p> <p>Club supports the future provision of up-lighting on the cenotaph to create a night time feature in the park and to provide increased exposure to the RSL precinct</p>
Kerang Rotary Club	<p>Kerang Rotary Club has contributed to the development of a number of features and infrastructure within the eastern section of the park, including the lake, the island display on the lake, the shelter and BBQ facilities, the promotional boards within the shelter, and the skate park</p> <p>Key issues identified were the poor condition and low usage of the open space within the Riverwood Drive area of the park, and the current poor quality of the lake's water, the lake's edges, and the island</p> <p>Confirmed that there was a main drain which traversed the park, and which has been used as a means to feed water into the lake</p> <p>Advocated that the proposed new public toilet block for the park be iconic and be designed and constructed so as to become an 'attractor' for the park by visitors (offered the example of the toilet block in Charlton)</p>
Kerang Lions Club	<p>Kerang Lions Club has contributed to the development of a number of features and infrastructure within the western section of the park, including the shelters and the BBQ facilities, and the raised performance area and flagpole</p> <p>Key improvements identified for the park include improved security lighting in the car park and main visitor area, provision of a second picnic shelter in the Lions Club precinct, and installation of power to the performance stage</p> <p>Suggestion that the park needs an iconic feature to attract people</p> <p>Noted that the current traffic arrangements for vehicles exiting from the car park onto the Highway was a safety concern as motorists often had difficulty sighting those vehicles heading north along the Highway and turning left into Museum Drive</p> <p>Advocated that the proposed new public toilet block also be an interesting design – did not support its provision as a collection of unisex toilets</p>
Kerang Improvements Committee	<p>Considers that the playground in the park lacks a 'wow' factor and needs a fence along the edge closest to the car park / road</p> <p>Other improvements suggested for the park include new public toilets, new or improved performance stage (or sound shell), upgrade of the playground, installation of a fitness circuit, provision of a bike path, and establishment of garden beds (to add colour)</p> <p>Considers that the connection between the park and town centre can be improved to attract those people visiting the park to town centre by installing directional signage</p> <p>Consider installing 'easy-to-read' maps of the town to entice people into town centre</p>

Group	Comments / Input
Kerang Museum	<p>Kerang Museum has a large collection of historical equipment, clothing, manuscripts and other items, and is also the base for the Kerang Historical Society and the Family History (Genealogy) Group</p> <p>Has approximately 50 members with its collection housed in two large buildings</p> <p>Kerang Museum is open Sundays and by appointment, but its location is not well exposed to passing traffic / potential visitors</p> <p>Key issue is the Museum's poor exposure</p>
Kerang Caravan & Tourist Park and Kerang Community Market	<p>Kerang Market is held the third Saturday of the month in the western section of the park</p> <p>Key issues and improvements identified for the park include improving the safety of vehicles exiting the car park onto the Highway, relocating the performance stage to the northwest corner of the park, installing new public toilets, upgrading the playground, and the installation of additional park furniture</p> <p>Noted that the skate park is noisy for caravan park users</p>
Kerang U3A	<p>Kerang U3A offered the following suggestions:</p> <ul style="list-style-type: none"> – Install a boardwalk around the northern edge of the lake as a means to resolve the flooding that occurs between the lake and the car park – Create new expansive rose gardens in the areas of the park currently underutilised, e.g. the rose garden at Mildura – Install additional seats and dog-poo bag dispensers – Relocate the playground deeper into the park to provide more shade – Plant trees for improved shade and amenity – Install walking / cycle paths throughout the park – Consider installing a 'pool of reflection' in the RSL area – Develop the park with a 'village green' theme – Plant trees for improved shade and amenity
Residents (input by email)	<p>Residents reside adjacent to the park in Riverwood Drive, and offered the following suggestions:</p> <ul style="list-style-type: none"> – Upgrade the surface of the park – Upgrade the skate park to make it a feature (currently detracts from park's amenity) – Install walking / cycle paths throughout the park
Councillor and Council Staff, including Sir John Gorton (Kerang) Library staff	<p>Park confirmed as the main visitor / tourist stop in Kerang providing rest, toilets and picnic facilities</p> <p>Some staff considered that the skate park did not add-value to the park</p> <p>Key improvements / suggestions from staff include:</p> <ul style="list-style-type: none"> – Improve the walking / cycle opportunities throughout the park – Improve the opportunity for southbound travellers to access the park – Upgrade the playground – Provide more seats and shade (remove and replace the Lions Club shelter) – Create a 'main entry' or sense of arrival to the park – Install some interpretive signage / history of the town – Retain but improve the functionality of the performance stage but should not comprise of a formal sound shell building <p>Consider connecting the service lane outside the Kerang Bowls Club to the Atkinson Park car park by constructing a road link from the service lane</p> <p>Library (Visitor Information) commenced keeping tourism statistics in 2009/10 financial year, and average 3 – 4 visits / day by tourists. Most common requests / queries are</p>

Group	Comments / Input
	<p>from caravaners and motor home travellers seeking information about water access and the availability of black water dump points</p> <p>Suggestion that signage in the park promoting the water tap points will assist travellers</p> <p>Strong support for the upgrade of the Highway pedestrian crossing to better link the park to the Visitor Centre, the Water Tower viewing platform, the Library's exhibition foyer and to access the Library's wireless internet</p> <p>Support for the establishment of a 'cultural precinct' within the park that may have a connection to the Museum</p>

3.4. Atkinson Park Master Plan

The key elements and directions identified in the Atkinson Park Master Plan are described below, and should be read in conjunction with the illustrated Master Plan in Appendix 5.

3.4.1. Key Directions of the Atkinson Park Master Plan

Improve the Murray Valley Highway crossing point to strengthen the link between Atkinson Park and the Visitor Information Centre in the Kerang Library building. This could be achieved by:

- Installing a more prominent and safer pedestrian refuge (*see options below – use of steel safety barriers or raised and painted road pavement*).



- Defining a pedestrian path between the proposed lake boardwalk in the park and the Library building by using a painted surface, including across the car park and the Highway road surface.
- Install directional signage within the park and car parking area to supplement the above physical improvements.

Upgrade the Lake Environs

- Install wooden decking and bench seating along the northern and eastern shores of the lake to create an edge (see example right), to improve the amenity of the area, and to create a different experience for people using the path network.
- Retain and upgrade island display, and install a water aeration system to improve the quality of the water.
- Import soil to level the surface of the grass adjacent to the Information Signs, thereby mitigating the ponding in this high-use area, which has typically followed sustained rainfall.
- Remove the existing path from the lake environs to the car park, and reinstate to grass.
- Upgrade and expand the skate park, including its conversion to a concrete facility, and install some shade structures and seats.



CFA Fire Training Track

- Retain the CFA fire training track and control tower for training and competition events.
- Promote use of the proposed new trail network across the CFA training track during periods when the track is not being used by removing sections of the fence to open up the pathways.
- Install a second canteen servery at the rear of the control tower to enable it to be used during organised events within the western section of the park.

Recreational Zone and Picnic Area (western section of the park)

- Remove the existing wooden shelters and associated bench seating and replace them with new BBQ and picnic facilities, including a shelter(s), bench seating and bins. Ensure there is power connected to the shelter for use during the Kerang Market Days, and other events.
- Install a new public toilet facility adjacent to the fire training track and control tower.
- Relocate an expanded playground further into the park and in a new landscaped setting with perimeter walking path and bench seats around it. Where possible, include play equipment suitable for a range of children's age groups.
- Relocate the existing heritage shelter, or remove it.
- Remove the existing bandstand and relocate the flagpole. Replace the bandstand with a new formal performance space (e.g. a soundshell), pending a detailed assessment of the feasibility, design, and location for a new performance facility within the park. If a larger soundshell structure is supported, the optimal location is considered to be adjacent to the southern boundary of the western precinct.

Improve the Traffic Management around Atkinson Park

- Install a turning lane on the Murray Valley Highway to enable vehicles travelling south to execute a legal right-hand turn into Museum Drive.
- Recess double-parking bays into both sides of Museum Drive to accommodate trucks, caravans and buses.
- Formalise a turnaround sequence for trucks, caravans and buses either within or at the end of Museum Drive. Seal this section of the road, including the car park immediately adjacent to the Museum entry area.

- In the future and pending demand provide indented car parking and bollard fencing along Riverwood Drive to better define the park edge and to prevent unauthorised car parking inside the park at this location.
- In the future, investigate the feasibility of constructing a new entry into the Atkinson Park car park for vehicles travelling north, by extending the service lane situated outside the bowling club adjacent to the Murray Valley Highway.

Paths and Landscape Upgrades

- Install a new granitic gravel path system throughout Atkinson Park to better connect the sub-precincts within the park and to encourage people to use the park for low intensive exercise, i.e. walking for fitness. Install security lighting along the path on the southern edge of the car park (highest use area), and consider other locations during the detail design phase for the paths.
- As part of the extended path system, install new seats, picnic tables, and bins.
- Ensure good connections to the areas immediately surrounding Atkinson Park by connecting the new paths to existing paths, and where these don't presently exist, consider extending the new path network, for example:
 - along the levee bank,
 - along the southern side of the Murray Valley Highway, and
 - to the Museum.
- Establish an indigenous native garden in the area of the park north of Riverwood Drive that is degraded and underutilised due to prevailing poor soil conditions. The mass plantings of vegetation will improve the landscape amenity of the area, and will provide new habitat for fauna (*see example, right*).



Other Projects

- Consider using the open space on the southern side of the proposed new path adjacent to the northwestern fence of the bowling club as an arts precinct for public art (*see example, right, of public art which is climbable*).
- Investigate the installation of up-lighting to illuminate the cenotaph to create a feature within this precinct at night.
- Consider installing a pod of fitness equipment in Atkinson Park.
- Consider installing a recreational vehicle Dump Point within Atkinson Park (or other location in Kerang) as part of Council's broader Shire-wide assessment of the optimal towns and locations to install Dump Points.
- In the long-term, consider the provision of a new Visitor Information Centre within the park. The optimal site would be adjacent to the main car park and lake (refer the concept plan in Appendix 5 that shows an indicative location for a new Visitor Information Centre).



3.5. Cost Plan

The Atkinson Park Master Plan recommends more than 40 separate but interconnected projects for the park. The total estimated cost for full implementation of the Master Plan is in excess of \$1.27M.

A suggested Master Plan Implementation Framework has been prepared, inclusive of cost estimates, notional assignment of responsibility to implement the projects, and the proposed prioritisation for each project. Projects have been ranked in order of importance / priority using the following indicators:

H = High Importance

M = Medium Importance

L = Low Importance

The practicality and order of implementation of all projects will be subject to a number of factors and criteria before proceeding, including:

- Availability of funding.
- Current and future priorities of Council.
- Community and stakeholder needs.
- Further investigation, research and consultation.

Important Notes:

- *All capital cost estimates shown in the table are based on works being undertaken by professional contractors, and consultant fees associated with design development and administration have been averaged at 10% of construction costs.*
- *It should be noted that some capacity might exist for cost savings during the implementation of the capital improvement program, community groups undertaking the works, or by combining or packaging projects into larger contracts.*
- *The cost estimates have been provided as indicative costs, based on similar projects undertaken in the past 18 months. No detailed plans have been prepared for any of the proposed upgrades, which are typically required to identify more accurate estimated costs from a Quantity Surveyor. Cost exclusions include:*
 - *Construction contingencies.*
 - *Any costs / loss of income, which may be incurred by user groups or Council during construction of improvement projects.*
 - *Goods and Services Tax (GST).*
- *The directions contained within the Master Plan do not commit Council or any other organisation to a responsibility for funding projects.*

Atkinson Park Master Plan Implementation Framework

Legend

GSC = Gannawarra Shire Council

Rotary = Kerang Rotary Club

Corporate = Various private or public sector groups

Lions = Kerang Lions Club

SRV = Sport & Recreation Victoria

RSL = Kerang RSL

CFA = Kerang CFA

Item No. on Plan	Sub-Precincts / Projects	Project Description / Specification	Who	Priority	Estimated Costs
Lake Environs					
B1	Install wooden decking and bench seating along the northern and eastern shores of the lake	- Foundations and frame (Allow \$45,000) - Approximately 350sqm of decking @ \$300 (\$105,000)	GSC Rotary	M	\$150,000
B2(i)	Upgrade and renew the island display	- Allowance for renewal and new items	Rotary	L	\$3,000
B2(ii)	Install a water aeration system to improve the quality of the lake's water		Rotary	M	\$7,500
B3 B4	Level the surface of the ground adjacent to the Information Signs and reinstale the adjacent path to grass	- Supply and spread soil, and oversow with grass seed - Approximately 300sqm	GSC Rotary	H	\$5,500
B5	Upgrade and expand the skate park	- Allowance for concrete street-style skate park, approx. 600sqm (\$150,000) - Supply and install seating and shade (\$30,000)	GSC SRV Rotary	M	\$180,000
B6	Embellish the area between the skate park and the RSL Memorial Gardens with public artworks	- Allowance for public artworks	Corporate	Ongoing	\$75,000
G5	Install a pod of fitness equipment	- Allowance is for supply & installation of 6 stations	GSC Rotary	L	\$25,000
C1	Investigate the installation of up-lighting to illuminate the cenotaph		RSL	L	\$3,500
	Consultant Fees (design, documentation, administration)	@ 10% of project cost			\$44,950
	Sub Total				\$484,450
Recreational Zone and Picnic Area					
E1 E3	Install a combination picnic shelter / picnic tables and BBQ at the north end of the Lake	- Allow for BBQ (\$5,000), picnic table (\$2,500) and shelter (\$15,000) - Paving approximately 380sqm (\$30,000)	Lions	H	\$52,500
E2	Provide a new public toilet facility	Not costed as project is in progress	GSC	NA	-
E4	Expand the playground into a new landscaped setting	- Softfall and edging for playspace approximately 600sqm @ \$65 (\$39,000) - Allow for relocation of existing equipment (\$10,000) and supply and install some new (\$45,000)	GSC Lions	H	\$94,000
E5	Relocate the existing heritage shelter	- Allowance is for relocation and upgrade within the park	Lions	H	\$3,500
E8(i)	Remove existing bandstand and reinstale to lawn		Lions	L	\$2,500
E8(ii)	Relocate flagpole adjacent to the site of the new sound shell (or similar)		Lions	L	\$1,500
E7	Investigate feasibility of locating a sound shell in Atkinson Park	- Allowance is for feasibility study to assess need, design, location and indicative operational plan	GSC	L	\$15,000
D2	Install a second canteen servery into the rear of the control tower		CFA	L	\$5,000
	Consultant Fees (design, documentation, administration)	@ 10% of project cost			\$17,400
	Sub Total				\$181,400

Item No. on Plan	Sub-Precincts / Projects	Project Description / Specification	Who	Priority	Estimated Costs
Traffic Management					
A1	Install a new pedestrian refuge in the Highway median	- Allowance include raised concrete surface and new steel side rails	GSC VicRoads	H	\$10,000
A2	Define the pedestrian path between the lake and the Library building	- Paint the path / road surface	GSC	H	\$3,500
F1	Install a right turning lane on the Murray Valley Highway into Museum Drive	<i>Not costed as scope is subject to detailed design</i>		M	-
F2	Recess double-parking bays into both sides of Museum Drive	- Bitumen surface approx. 380sqm @ \$85 (excludes kerbs) (\$32,300) - Car park line-marking (\$2,000)	GSC	M	\$34,300
F3	Formalise a turnaround sequence for trucks, caravans and buses	- Seal roadway, including the car park immediately adjacent to the Museum entry area - Bitumen surface approx. 1,100sqm @ \$85 (excludes kerbs) (\$93,500) - Car park line-marking (\$3,500)	GSC	M	\$97,000
F5	Install indented car parking and bollard fencing along Riverwood Drive	- 30 granitic gravel car parking bays, being 400sqm @ \$25 (\$10,500) - Install bollards to contain cars 60 @ \$80 (\$4,800) - Car park line-marking at top of bays (\$2,500)	GSC	L	\$17,800
F7	Investigate the feasibility of constructing a new entry into the Atkinson Park car park by extending the service lane outside the bowling club	- Allowance is for feasibility study	GSC	L	\$10,000
	Consultant Fees (design, documentation, administration)	@ 10% of project cost			\$17,260
	Sub Total				\$189,860
Paths and Landscape Upgrades					
G1(i) G4	New sealed path along the southern edge of the main car park	- Concrete path approximately 190m long x 2.0m wide, so 380sqm @ \$85 (\$32,300) - Security lighting supplied and installed, 12 lights @ \$4,000 (\$48,000)	GSC	H	\$80,300
G1(ii)	New sealed path to connect the Cenotaph to the playground, via the boardwalk around the lake	- Concrete path approximately 120m long x 2.0m wide, so 240sqm @ \$85	GSC	H	\$20,400
G1(iii) G2	New sealed path to connect the Cenotaph to the Museum	- Concrete path approximately 390m long x 2.0m wide, so 780sqm @ \$85	GSC	M	\$66,300
G1(iv)	New sealed paths to connect the skate park to the boardwalk and to the central path	- Concrete paths combined approximately 50m long x 2.0m wide, so 100sqm @ \$85	GSC	H	\$8,500
G1(v)	New unsealed paths around the Cenotaph and in front along the Highway bend	- Unsealed granitic sand paths combined approx. 310m long x 1.5m wide, so 620sqm @ \$25	GSC	H	\$11,625
G1(vi)	New unsealed paths within the parkland west of the fire training track	- Unsealed granitic sand paths combined approx. 350m long x 1.5m wide, so 525sqm @ \$25	GSC	H	\$13,125

Item No. on Plan	Sub-Precincts / Projects	Project Description / Specification	Who	Priority	Estimated Costs
G1(vi)	New unsealed paths in the parkland north of Riverwood Drive and along Riverwood Drive	- Unsealed granitic sand paths combined approx. 280m long x 1.5m wide, so 420sqm @ \$25	GSC	H	\$10,500
G1(vii)	New unsealed paths along the levee bank	- Unsealed granitic sand path approximately 510m long x 2.0m wide, so 1,020sqm @ \$25	GSC	H	\$25,500
G6	New sealed path along the Highway to connect the existing pedestrian path to the levee walking track	- Concrete path 32m long x 2.0m wide, so 64sqm @ \$85	GSC	H	\$5,440
	Install new seats, picnic tables, and bins throughout the park to supplement the path system	- Allow for 10 bench seats to be supplied and installed @ \$1,250 (\$12,500) - Allow for 5 picnic tables to be supplied and installed @ \$2,500 (\$12,500) - Allow for 6 bins to be supplied and installed @ \$600 (\$3,600)	GSC	Ongoing	\$28,600
	New unsealed path along the Highway north of the tennis club	- Unsealed granitic sand path approximately 230m long x 2.0m wide, so 460sqm @ \$25	GSC	H	\$11,500
G3	Establish an indigenous native garden in the parkland north of Riverwood Drive	- Supply and spread mulch and plant tube stock indigenous shrubs - Total area approx. 2,640sqm @ \$20	GSC	M	\$52,800
	Install directional signage within the park and car parking areas, as required	- Allow for 20 signs to be supplied and installed @ \$250	GSC	Ongoing	\$5,000
	Indigenous tree planting throughout the park (some as avenue planting along paths)	- Approx. 80 trees supplied and planted @ \$250 (\$15,000) - Allow for 2 years of watering, maintenance, etc to become established (\$5,000)	GSC	Ongoing	\$20,000
	Consultant Fees (design, documentation, administration)	@ 10% of project cost			\$35,958
	Sub Total				\$395,548
	TOTAL MASTER PLAN COSTS (ex GST)				\$ 1,271,258

4. KOONDROOK RECREATION RESERVE MASTER PLAN

This section of the report documents the process undertaken to develop the Koondrook Recreation Reserve Master Plan, including background information considered, community engagement, issues and opportunities assessed, and recommended projects.

4.1. Site Background

Koondrook Recreation Reserve is located in Penglase Street, on the eastern edge of Koondrook. It is bound by private property to the north, Penglase Street to the east, private property (vacant land) to the south, and an irrigation channel to the west.

The Reserve comprises of a parcel of Council land and a parcel of Crown land and is managed by a Local Committee, the Koondrook Recreation Reserve Committee of Management. The Reserve is zoned *Public Park and Recreation Zone*, and the site is subject to a Land Subject to Inundation & Floodway Overlay.

4.2. Existing Conditions and Site Review

An initial review and analysis of the existing facilities and spaces within the Koondrook Recreation Reserve was undertaken on 29th November 2010 by the consultant team, comprising of:

- Richard Simon (Simon Leisure Consulting – sports and recreation planner).
- Matthew McFall (MEMLA Pty Ltd - landscape architect).
- Tim Sutcliffe (Vivesco Group – turf management consultant).

Richard Simon carried out a follow-up inspection in December 2010 and April 2011.

Precinct / Area	Description / Comments
Sports Oval and pavilion	<p>The layout of the oval still resembles a football field, however, organised club football is no longer played at the reserve (<i>see below</i>). There is a synthetic centre wicket</p> <p>An opportunity exists to reduce the length of the ground to make it more suited to cricket, and to remove the old goal posts and steel post and pipe fencing to create a 'village green' themed cricket facility</p> <p>The quality of the playing surface was independently assessed by the Vivesco Group (turf consultants) as part of this project, and was found to be average, however, there is a weed problem</p> <p>Pavilion is situated on the western side of the field (<i>see below</i>) and is in average condition only although the cricket club and reserve committee have commenced upgrading the kitchen and social area</p> <p>The front of the pavilion is not paved and creates dust during summer</p>



Precinct / Area	Description / Comments
Other Areas / Facilities	<p>North of the pavilion there is a disused asphalt netball court and associated player shelter. The shelter can be re-used at another reserve, whilst the court surface could be re-used as a car park for the Men's Shed (which was constructed following the initial site inspection by the consultant team)</p> <p>A telecommunications tower dominates the eastern boundary of the reserve</p> <p>The main reserve entry off Kitchener Street is relatively nondescript and could be upgraded to make a stronger statement and arrival experience (<i>see below</i>)</p> <p>The metal clad storage shed in the southwest corner was the base for the Men's Shed group prior to the installation of the new shed and this could be re-used as a store for reserve maintenance equipment</p> <p>The existing public toilet is unsafe and needs to be removed (<i>see below</i>)</p> <p>The single cricket practice net is in poor condition (<i>see below</i>)</p>



4.3. Consultation

A combination of meetings and site inspections were carried out with the Reserve Committee, the regular user groups, community groups, and Council staff during the study. Some of the consultation was undertaken during the research phase of the study, whilst other meetings and interviews were designed to receive feedback on preliminary concept plans prepared for the Reserve.

A chronological summary of the consultation undertaken is shown in the following table.

Date	Method of Consultation	Group / Stakeholder
27 October 2010	Meeting	Project Manager (Inception Meeting)
	Workshop	Shire Youth Council
29 November 2010	Workshop	Council staff
15 December 2010	Workshop	Koondrook Recreation Reserve Committee of Management
		Barham Koondrook Cricket Club
		Barham Koondrook Men's Shed Inc
		Koondrook Development Committee
18 April 2011	Workshop (present concept plan)	Koondrook Recreation Reserve CoM
		Barham Koondrook Cricket Club
		Barham Koondrook Men's Shed Inc
		Koondrook Development Committee
5 July 2011	Councillor Briefing	Councillors & Executive Management Team

December 2010 – June 2011 Various emails and telephone discussions with relevant Council staff

A summary of the key outcomes from the consultation is provided in the following table. (The representatives from each group consulted or who attended meetings are listed in Appendix 4).

The summary of the public exhibition process for the draft master plan and the subsequent write-up and assessment of submissions received is provided in Appendix 10.

Group	Comments / Input
Koondrook Recreation Reserve Committee of Management	Reserve is a designated Assembly Point in case of town emergencies TV Tower was installed recently, the Reserve Committee benefits from the annual rental Committee requires a tractor / mower to undertake the maintenance of the reserve Pavilion is not connected to sewerage and there are plans for the front of the pavilion to be paved or decked Internal areas of the pavilion need to be upgraded, and the Reserve Committee has identified that there could be demand for hall hire, when the pavilion is upgraded Cricket club and the local primary school are the main user groups (no football is played at the reserve, it has all relocated to Barham), whilst the general public use the reserve mainly for walking and dog exercise Potential for part of the reserve to become a designated golf driving range Suggestion to upgrade the reserve entry
Barham Koondrook Cricket Club	Club has approximately 90 players and members, and are represented by 2 senior teams, 5 junior teams (1 x U17, 4 x U16) and an In2Cricket program of 20 – 30 children B Grade and junior teams use of the reserve for matches on Friday evenings & Saturday mornings (juniors) and Saturday afternoon (seniors). A Grade plays at Barham

Group	Comments / Input
	<p>Club wants the reserve to become the 'headquarters' for the Club, and sees an opportunity that the reserve could become a pre-season training venue for other cricket clubs as there is no winter tenant</p> <p>Suggestions from the Club to improve the facilities include the installation of an automated irrigation system, provision of a sight screen at each end of the oval, the installation of two practice nets on the edge of the oval, and pavilion to be upgraded</p>
Barham Koondrook Men's Shed Inc	<p>Group has 22 members</p> <p>Group has just recently installed a new Men's Shed building adjacent to the pavilion, as it requires access to the pavilion toilets and kitchen, via ramped access</p> <p>Group requires some formal car parking areas on the northern side of the Men's Shed and a drop-off area, and a new secure storage building / container to store wood</p>

4.4. Koondrook Recreation Reserve Master Plan

The key elements and directions identified in the Koondrook Recreation Reserve Master Plan are described below, and should be read in conjunction with the illustrated Master Plan in Appendix 6.

4.4.1. Key Directions of the Koondrook Recreation Reserve Master Plan

Formalise the Sports Field as a Cricket Oval

- Reduce the size of the sports field to create a dedicated cricket oval of approximate dimensions of 137m x 128m.
- Plan the upgrade works to create a 'village green' style reserve, including the removal of the remaining sections of the old pipe rail fence and replacing it with a wooden picket fence, or similar (*see example, right*) or similar), and installing occasional bench seating.
- Install a sight screen at each end of the oval.
- Install an automated irrigation system to assist with the maintenance and to improve the quality of the playing surface.
- Upgrade the playing surface in accordance with the directions outlined by the Vivesco Group (see Appendix 1 for the full inspection report by the Vivesco Group).



Reserve Surrounds

- Undertake new tree plantings to frame the oval and to provide shade for spectators.
- Undertake new tree plantings in other areas of the reserve to improve the quality of the open space areas and to increase habitat for fauna.
- Consider re-turfing the eastern section of the reserve for potential use as an informal golf driving range.
- Downgrade the existing unsealed road around the northern section of the reserve to a pedestrian / cycle path and link this with a proposed new unsealed path along the eastern boundary of the sports field to complete a new walking or cycling circuit within the reserve.

Sports Pavilion

- Continue to upgrade the internal areas of the pavilion to enhance its usability and functionality as cricket clubrooms and as a shared-use facility for other community groups, such as the Barham Koondrook Men's Shed Inc.
- Seal the spectator viewing in front of the pavilion to improve the amenity and to reduce dust inside the pavilion.
- Formalise the car parking arrangements adjacent to the pavilion (28 spaces).

Men's Shed Building

- Install a shelter to connect the Men's Shed to the pavilion.
- Install a new secure wood storage shed behind the Men's Shed building and consider installing a water tank to capture rainwater for re-use in the Men's Shed and the pavilion.
- Extend the unsealed road behind the pavilion to provide access to the Men's Shed and downgrade the current link from the Men's Shed to Kitchener Street through the northern section of the reserve.
- As part of this new access road, construct a turnaround point and drop-off zone outside the Men's Shed main entrance.
- Utilise the former netball court for car parking (6 spaces).

Other Projects

- Install two cricket practice nets adjacent to the sports field, and decommission the existing nets in the southwest corner.
- Remove the existing public toilet block and replace it with a new building that would be available to regular reserve user groups and visitors.
- Re-use the existing storage shed in the southwest corner of the oval as a new reserve maintenance shed (previously used by the Barham Koondrook Men's Shed Inc).
- Consider establishing a community garden adjacent to the Men's Shed, and modify the former netball shelter to use it as a secure tool and equipment store.
- Construct a new reserve entry to create a better arrival experience (*see example, below*).



4.5. Cost Plan

The Koondrook Recreation Reserve Master Plan recommends more than 25 separate but interconnected projects for the reserve. The total estimated cost for full implementation of the Master Plan is in excess of \$750,000.

A suggested Master Plan Implementation Framework has been prepared, inclusive of cost estimates, notional assignment of responsibility to implement the project, and the proposed priority for each project. Projects have been ranked in order of importance / priority using the following indicators:

H = High Importance

M = Medium Importance

L = Low Importance

The practicality and order of implementation of all projects will be subject to a number of factors and criteria before proceeding, including:

- Availability of funding.
- Current and future priorities of Council, the Reserve Committee and the user groups.
- Community and stakeholder needs.
- Further investigation, research and consultation.

Important Notes:

- *All capital cost estimates shown in the table are based on works being undertaken by professional contractors, and consultant fees associated with design development and administration have been averaged at 10% of construction costs.*
- *It should be noted that some capacity might exist for cost savings during the implementation of the capital improvement program, by Reserve Committees and/or user groups undertaking the works, or by combining or packaging projects into larger contracts.*
- *The cost estimates have been provided as indicative costs, based on similar projects undertaken in the past 18 months. No detailed plans have been prepared for any of the proposed upgrades, which are typically required to identify more accurate estimated costs from a Quantity Surveyor. Cost exclusions include:*
 - *Construction contingencies.*
 - *Any costs / loss of income, which may be incurred by user groups or Council during construction of improvement projects.*
 - *Goods and Services Tax (GST).*
- *The directions contained within the Master Plan do not commit Council or any other organisation to a responsibility for funding projects.*

Koondrook Recreation Reserve Master Plan Implementation Framework

Legend

CoM = Koondrook Recreation Reserve Committee of Management

GSC = Gannawarra Shire Council

BKCC = Barham Koondrook Cricket Club

M-Shed = Barham Koondrook Men's Shed Inc.

Item No. on Plan	Sub-Precincts / Projects	Project Description / Specification	Who	Priority	Estimated Costs
<i>Please note that all works on this reserve need to comply with the Neighbourhood Safer Places guidelines:</i>					
Cricket Oval & Pavilion					
	Install an automated irrigation system		CoM BKCC	H	\$80,000
A2(i) B1	Install a wooden picket fence, or similar (e.g. aluminium pickets)	- Removal of existing steel post and pipe fence (for possible relocation and installation at Macorne RR) (\$7,500) - 415m @ \$300/m (\$124,000)	CoM BKCC	M	\$132,000
A2(ii)	Install occasional bench seating around the oval	- Allow for 4 bench seats to be supplied and installed @ \$1,250 (\$5,000)	CoM	M	\$5,000
B2	New tree plantings to frame the oval	- Approx. 25 trees supplied and planted @ \$250	CoM	M	\$6,250
A3	Install a sight screen at each end of the oval	- Allowance for supply of two mobile sight screens	BKCC	M	\$10,000
	Implement playing surface upgrade and maintenance recommendations identified by the Vivesco Group (refer Appendix 1)	- Allowance includes re-sowing bare areas of the oval with kikuyu	CoM	Ongoing	\$25,000
E1	Install two cricket practice nets	- Includes concrete slab, chain-mesh enclosing approximately half of the area, and synthetic strips	BKCC	H	\$60,000
E2	Remove the existing practice nets	- Demolition and removal (\$3,500) - Reinstatement area to grass (\$2,000)	BKCC	H	\$5,500
C1	Upgrade the pavilion	- Includes upgrades to change rooms, kitchen and social spaces	CoM BKCC M-Shed	M	\$85,000
C2	Seal the spectator viewing in front of the pavilion	- Concrete seal, approximately 150sqm @ \$60	CoM	M	\$9,000
C3	Formalise the car park adjacent to the pavilion	- Install bollards and bumpers to designate unsealed car park	CoM	L	\$6,000
	Consultant Fees (design, documentation, administration)	@ 10% of project cost			\$41,775
	Sub Total				\$485,525
Men's Shed					
D1	Install a shelter to connect the Men's Shed to the pavilion	- Allowance is for a metal-deck structure	M-Shed	M	\$15,000
D2	Install a new secure wood storage shed (11.5m x 7.5m)	- Concrete floor (\$6,000) - Supply and install shed (\$8,000)	M-Shed	M	\$14,000
D3	Install a water tank for water re-use in the Men's Shed and the pavilion	- Allow for 40,000 litre tank and plumbing connections	GSC CoM M-Shed	M	\$12,000
D4 D5	Extend the unsealed road behind the pavilion and construct a turnaround point and drop-off zone outside the Men's Shed main entrance	- Unsealed road approximately 80m length, 4.0m wide so 320sqm @ \$25 (\$8,000) - Unsealed car park, approximately 300sqm @ \$25 (\$7,500)	GSC M-Shed	H	\$15,500
	Consultant Fees (design, documentation, administration)	@ 10% of project cost			\$5,650
	Sub Total				\$62,150

Item No. on Plan	Sub-Precincts / Projects	Project Description / Specification	Who	Priority	Estimated Costs
Other Projects					
E3 E4	Install a new public toilet block	- Remove the existing public toilet block and reinstate area to grass (\$8,000) - Allowance for toilet block (\$150,000)	GSC	H	\$156,000
E5	Re-use the existing storage shed as a new reserve maintenance shed	- Allowance for general upgrade	CoM	L	\$5,000
B4	Re-lurf the eastern section of the reserve to remove the existing unsealed roadway	- Import soil and oversow with grass seed, approximately 400sqm @ \$5	CoM	L	\$2,000
B5	Downgrade the existing unsealed road around the northern section of the reserve to a pedestrian / cycle path	- No works required	CoM	L	-
B8(i)	New path between the reserve entry and the pavilion	- Unsealed path approximately 230m length, 1.5m wide so 345sqm @ \$25	CoM	H	\$8,625
B6(ii)	New path along the eastern side of the oval	- Unsealed path approximately 150m length, 1.5m wide so 225sqm @ \$25	CoM	L	\$5,625
E6	Construct a new reserve entry	- Allowance is for combination rock / concrete structure and identification sign	GSC CoM	M	\$10,000
E8(i)	Establish a Community Garden	- No charge as project planning and construction a youth initiative	Youth	As Required	-
E8(ii)	Modify the former netball shelter into a secure tool and equipment store		GSC	As Required	\$2,500
	New tree plantings to improve the landscape amenity of the reserve (including avenue planting along the reserve access road)	- Approx. 50 trees supplied and planted @ \$250	CoM	M	\$12,500
	Consultant Fees (design, documentation, administration)	@ 10% of project cost			\$20,225
	Sub Total				\$222,475
	TOTAL MASTER PLAN COSTS (ex GST)				\$ 750,150

5. COHUNA RECREATION RESERVE MASTER PLAN

This section of the report documents the process undertaken to develop the Cohuna Recreation Reserve Master Plan, including background information considered, community engagement, issues and opportunities assessed, and recommended projects.

5.1. Site Background

Cohuna Recreation Reserve is located on Cohuna Island Road, in the northeast area of Cohuna. It is bound by the Gunbower Creek and a conservation reserve to the north, by Cohuna Island Road to the east, by Tennis Road to the south, and Gunbower Creek to the west.

The Reserve is Crown land managed by a Local Committee, the Cohuna Recreation Reserve Committee of Management. The Reserve is zoned *Public Park and Recreation Zone*, and the site is subject to an Environmental Significance Overlay – Schedule 4³.

5.2. Existing Conditions and Site Review

An initial review and analysis of the existing facilities and spaces within the Cohuna Recreation Reserve was undertaken on 29th November 2010 by the consultant team, comprising of:

- Richard Simon (Simon Leisure Consulting – sports and recreation planner).
- Matthew McFall (MEMLA Pty Ltd - landscape architect).
- Tim Sutcliffe (Vivesco Group – turf management consultant).

Follow-up inspections were carried out by Richard Simon in April & June 2011.

Precinct / Area	Description / Comments
Main Oval	<p>The main oval is one of two sports fields on the reserve</p> <p>The oval is large at 225m long x 135m wide when compared to acceptable standards for Australian Rules football fields, however, its northeast-southwest orientation is not ideal for training and competition</p> <p>The oval has two turf centre wickets, both of which are orientated north-south</p> <p>The quality of the playing surface was independently assessed by the Vivesco Group (turf consultants) as part of this project, and was found to be in good condition, however, there is a weed problem and there is currently an infestation of corellas</p> <p>Ground lighting is from four poles, and the feedback from the Cohuna Football Netball Club is that the lighting is not satisfactory for training purposes</p>
Netball precinct	<p>There is one asphalt netball court that conforms with all standards, including minimum 3.05m sealed run-offs, however, the court has been installed in an east-west direction (not the optimum orientation for netball courts) (<i>see over page</i>)</p> <p>There is also poor provision for covered courtside seating for the players and spectators, however, the court lighting is satisfactory according to the netball club</p> <p>The second court is concrete and its surface is slippery and in average condition only. The court is orientated northeast-southwest</p> <p>There is a small playground adjacent to the netball precinct, however, it is small and lacks equipment</p>

³ ESO4 refers to areas of poor drainage or potentially subject to inundation.

Precinct / Area	Description / Comments
	<p>There is no fence separating the netball precinct with the Gunbower Creek (<i>see below</i>), creating an inherent safety risk</p> <p>There is poor provision for netball change on the reserve, and the adjacent public toilet block is in poor condition (<i>see below</i>)</p>



Precinct / Area	Description / Comments
Show buildings	<p>There are several Cohuna A. P. & H. Society pavilions and livestock yards spread throughout the reserve</p> <p>A detailed inspection of each of these was not required to be carried out as part of this project</p> <p>The red brick public toilet block between the two ovals adjacent to Cohuna Island Road is spartan and needs upgrading</p>
Main Pavilion and grandstand	<p>The main sports pavilion services the football netball club and one of the cricket clubs</p> <p>It is located south of centre on the western side of the main sports oval. Whilst the overall condition of the pavilion is good, there are some significant constraints with its adequacy and functionality, including the small size of the netball change rooms and umpires' change room, the inefficient kitchen, and the poorly located canteen. A detailed review of the pavilion is the subject of a separate but linked study being carried out by GHP Architects</p> <p>There are plans to erect a wooden deck in front of the pavilion to improve the spectator amenity</p> <p>The grandstand is located north of the pavilion and is in satisfactory condition (<i>See pavilion and grandstand over page</i>)</p>



<p>Second oval and associated facilities</p>	<p>The second oval is used for cricket, little athletics and junior football</p> <p>The dimensions of the sports oval are 185m long x 130m wide, and similar to the main oval, it is orientated northeast-southwest</p> <p>The oval is fenced and has two turf pitches and a synthetic wicket laid side by side</p> <p>The general condition of the playing surface is good</p> <p>The oval is serviced by a small pavilion (which was not inspected internally), a public toilet block that is in average condition, and a combined scoreboard and cricket clubrooms building</p> <p>The surrounds around the oval contain four athletics jumping pits</p>
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5.3. Consultation

A combination of meetings, interviews and site inspections were carried out with various stakeholders during the study, including the Reserve Committee, the user groups, community groups, and Council staff. Some of the consultation was undertaken during the research phase of the study, whilst other meetings and interviews were designed to receive feedback on preliminary concept plans prepared for the reserve.

A chronological summary of the consultation undertaken is shown in the following table.

Date	Method of Consultation	Group / Stakeholder
27 October 2010	Meeting	Project Manager (Inception Meeting)
	Workshop	Shire Youth Council
29 November 2010	Workshop	Council staff
	Workshop	Cohuna Recreation Reserve Committee of Management
		Cohuna A. P. & H. Society
		Cohuna Football Netball Club
		Cohuna United Cricket Club
		Cohuna Little Athletics Centre
18 April 2011	Workshop (present concept plan)	Cohuna Recreation Reserve CoM User Groups
3 June 2011	Meeting (review 1 st draft master plan)	Cohuna Recreation Reserve CoM
	Meeting – assessment of pavilion	
5 July 2011	Councillor Briefing	Councillors & Executive Management Team

December 2010 – June 2011 Various emails and telephone discussions with relevant Council staff

A summary of the key outcomes from the consultation is provided in the following table. (The representatives from each group consulted or who attended meetings are listed in Appendix 4).

The summary of the public exhibition process for the draft master plan and the subsequent write-up and assessment of submissions received is provided in Appendix 10.

Group	Comments / Input
Cohuna Recreation Reserve Committee of Management	As well as the regular user groups, the following groups use the reserve – Cohuna Lions Club, the three Cohuna based schools (for sports days and cross country), other schools for regional sporting events, Cohuna Pony Club for regional events, and the Cohuna Dog Show, whilst the general public use the reserve mainly for walking and golf practice The walking track is popular with local residents and visitors and would benefit from being formalised, and needs to be linked to the new visitor information facility The public toilet adjacent to the netball precinct is considered not adequate Support for a safety fence to be erected along the Gunbower Creek side of the reserve A key issue is the corellas picking at the grass of the two ovals The pavilion servicing the second oval has inadequate provision for change rooms
Cohuna Football Netball Club	Club has 2 senior teams, an U17 team, and 3 junior teams (U15, U13, U11) Key improvements identified by the football section of the Club were to upgrade the floodlights to training standard in the short-term, and to install sub-surface drainage and automated irrigation on the main oval Long-term desire to upgrade the floodlighting on the main oval to competition standard

Group	Comments / Input
	<p>Club also noted that the disabled toilet in the pavilion was non-compliant, and that the social room, the umpires change, and the kitchen/canteen inside the pavilion were not adequate or meeting the needs of the Club and other tenants</p> <p>Club has prepared plans for the installation of verandah decking in front of the pavilion</p> <p>The netball section of the Club has 3 senior teams (A, B & C Grade), 1 x U17, 2 x U15, and 2 x U13</p> <p>Key issues identified by the netball section included the need to replace / re-surface the netball court at the rear of the pavilion (concrete surface and non-conforming run-offs), the lack of player shelters, and inadequate netball change facilities (is impacting the number of ladies choosing to remain at the reserve after matches)</p> <p>Suggested that one netball court could be potentially covered</p>
Cohuna United Cricket Club	<p>Key issue for the Club is the corellas picking at the wicket and grass outfield</p> <p>Fencing around the practice nets is in poor condition</p> <p>Club maintains the centre wicket</p>
Cohuna Little Athletics Centre	<p>Key issues identified by the Little Athletics group were:</p> <ul style="list-style-type: none"> – the available storage in the second oval pavilion is inadequate for their needs, – there is no permanent shelter / BBQ area servicing the second oval, – there is no seating around the second oval, – the car parking and access to and around the second oval is not formalised, and – the field event areas need to be relocated.
Nondescript Cricket Club	<p>No specific input provided</p>
Cohuna A. P. & H. Society	<p>No specific input provided</p>
Gannawarra Youth Council	<p>The Youth Council generally considered the condition and range of facilities at the reserve to be good</p> <p>Issues identified included the poor playground facility and the poor condition of the access road between the two ovals</p>
Council Staff	<p>Reserve is currently used as a venue for events, such as the camping ground for the Murray Marathon, the camping ground for the Great Victorian Bike Ride (as required), and is the venue for the annual Cohuna Show (March)</p> <p>Council staff mow the two ovals and provide water to the grounds</p> <p>The Reserve Committee and user groups maintain the buildings and surrounds</p> <p>Noted that security fencing may be required along Gunbower Creek adjacent to the netball precinct and the playground</p>

5.4. Cohuna Recreation Reserve Master Plan

The key elements and directions identified in the Cohuna Recreation Reserve Master Plan are described below, and should be read in conjunction with the illustrated Master Plan in Appendix 7.

5.4.1. Key Directions of the Cohuna Recreation Reserve

Upgrade the Main Oval

- Install new floodlights to training standard (50 lux).
- Upgrade the irrigation and sub-surface drainage systems.
- Upgrade the playing surface in accordance with the directions outlined by the Vivesco Group (see Appendix 2 for the full inspection report by the Vivesco Group).
- Upgrade the grandstand, as required.

Upgrade the Netball Precinct

- Remove the Olympic Pavilion and the public toilet block, and install a new netball court (with floodlights) beside the existing asphalt court.
- Between the two netball courts install a dual-sided player shelter that can service the players using both courts, and re-use the existing shelters around the perimeter of both courts, where possible.
- Upgrade the MJ Garner Pavilion and relocate the gymnasium into it.
- Remove the existing playground and replace it with a new and expanded fenced playground adjacent to the main oval (north of the grandstand).
- Retain and expand (where possible) the unsealed car park area west of the public toilets.
- Cease vehicle access into the reserve from the existing gate off Tennis Roads, but relocate this entrance 50m south (or wherever appropriate).

Extend and Upgrade the Main Sports Pavilion

- Extend and upgrade the internal areas of the pavilion, as specified (see GHP architectural report), by providing:
 - a new netball change room,
 - a new and relocated canteen and kitchen area,
 - a reconfigured away change room,
 - upgrade and expanded umpires rooms, and
 - new public toilets (if the existing ones west of the netball precinct need to be removed).
- Extend the front of the social rooms to enlarge the space and to incorporate a new spectator viewing deck.

New and Upgraded Facilities at the Second Oval

- Retain the second oval's shared use for football, cricket and athletics.
- Upgrade the little athletics field event areas by:
 - relocating the jumping pits and run-ups to north-south direction, and
 - installing a new shot put circle, discus circle and permanent throwing cage in the northeast corner of the oval precinct.

- Install coaches' boxes.
- Upgrade and extend the existing pavilion to provide additional player changing space and a secure store for little athletics equipment.
- Install a new picnic shelter and BBQ area north of the pavilion.
- Upgrade the scoreboard and the Nondies Cricket Clubrooms, as required.

Other Projects

- Upgrade the existing show pavilions and other infrastructure, as required.
 - Improve the off-field drainage in the area northeast of the main oval.
 - Roof and upgrade the public toilets located northeast of the main oval.
 - Upgrade the cricket practice nets located south of the main oval (includes fencing and wicket surface) to make them 'fit for play' (*see right*).
- 
- Formalise the existing walking / jogging track around the perimeter of the reserve by constructing a granitic gravel path, and ensure it connects with the existing path back into town. Supplement this work by installing directional signage to assist path users and fitness equipment.
 - Consider installing a recreational vehicle Dump Point within Cohuna Recreation Reserve (or other location in Cohuna) as part of Council's broader Shire-wide assessment of the optimal towns and locations to install Dump Points. A suggested site in the reserve is near the public toilets adjacent to Cohuna Island Road as it will have direct access to sewerage and there is good provision for campervan parking in this area of the reserve.

5.5. Cost Plan

The Cohuna Recreation Reserve Master Plan recommends more than 25 separate but interconnected projects for the reserve. The total estimated cost for full implementation of the Master Plan is in excess of \$1.5M.

A suggested Master Plan Implementation Framework has been prepared, inclusive of cost estimates, notional assignment of responsibility to implement the project, and the proposed priority for each project. Projects have been ranked in order of importance / priority using the following indicators:

H = High Importance

M = Medium Importance

L = Low Importance

The practicality and order of implementation of all projects will be subject to a number of factors and criteria before proceeding, including:

- Availability of funding.
- Current and future priorities of Council, the Reserve Committee and the user groups.
- Community and stakeholder needs.
- Further investigation, research and consultation.

Important Notes:

- *All capital cost estimates shown in the table are based on works being undertaken by professional contractors, and consultant fees associated with design development and administration have been averaged at 10% of construction costs.*
- *It should be noted that some capacity might exist for cost savings during the implementation of the capital improvement program, by Reserve Committees and/or user groups undertaking the works, or by combining or packaging projects into larger contracts.*
- *The cost estimates have been provided as indicative costs, based on similar projects undertaken in the past 18 months. No detailed plans have been prepared for any of the proposed upgrades, which are typically required to identify more accurate estimated costs from a Quantity Surveyor. Cost exclusions include:*
 - *Construction contingencies.*
 - *Any costs / loss of income, which may be incurred by user groups or Council during construction of improvement projects.*
 - *Goods and Services Tax (GST).*
- *The directions contained within the Master Plan do not commit Council or any other organisation to a responsibility for funding projects.*

Cohuna Recreation Reserve Master Plan Implementation Framework

Legend

CoM = Cohuna Recreation Reserve Committee of Management

GSC = Gannawarra Shire Council

CFNC = Cohuna Football Netball Club

CAPH = Cohuna A. P. & H. Society

NCC = Nondescript Cricket Club

CUCC = Cohuna United Cricket Club

CLAC = Cohuna Little Athletics Centre

Item No. on Plan	Sub-Precincts / Projects	Project Description / Specification	Who	Priority	Estimated Costs
Main Sports Field & Pavilion					
A1	Upgrade oval floodlighting to 50 lux	- New poles and lights	CFNC	H	\$100,000
A2	Upgrade the irrigation and drainage systems		CFNC CUCC	H	\$50,000
	Implement playing surface upgrade and maintenance recommendations identified by the Vivesco Group (refer Appendix 2)	- Allowance includes re-sodding bare areas of the oval with kikuyu	GSC	Ongoing	\$25,000
A3	Upgrade the grandstand	- Allowance for general works, as required	GSC CoM	M	\$50,000
A4	Install a new playground	- Remove the existing playground and reinstate to grass (\$3,000) - Landscaping, softfall, etc (\$10,000) - Relocate existing playground, and / or supply and install playground (say \$45,000) - Supply and install a security fence (say \$10,000)	CoM GSC	Ongoing	\$68,000
C1 C2 C3 B3	Upgrade the pavilion	- Includes new netball change room, kitchen / canteen and public toilets - Includes upgraded and reconfigured away change rooms and umpires change rooms - Includes extended social rooms and new spectator viewing deck - Estimate only shown, subject to detailed design and costings	CFNC CUCC GSC CoM	H-M (depending upon what space)	\$500,000
E5	Upgrade the cricket practice nets south of the main oval (fencing and wicket surface)	- Includes concrete slab, chain-mesh enclosing approximately half of the area, and synthetic strips	CUCC	H	\$60,000
	Consultant Fees (design, documentation, administration)	@ 10% of project cost			\$75,300
	Sub Total				\$828,300
Netball Precinct					
B1 B3 B4	Install a new netball court beside the existing asphalt court	- Remove the Olympic Pavilion (\$3,000) - Remove the Olympic Pavilion and the public toilet block (\$5,000) - Install asphalt netball court and line-marking (\$50,000) - Install floodlighting (\$35,000)	CFNC GSC	H	\$93,000
B2	Install a dual-sided player shelter (30m x 2.7m)	- Allowance for timber and metal deck roof structure on a concrete pad	CFNC	H	\$35,000
B6	Upgrade the NJ Garner Pavilion and relocate the gymnasium equipment	- Works not scoped, so an allowance only has been provided	CFNC CAPH GSC	M	\$100,000
	Consultant Fees (design, documentation, administration)	@ 10% of project cost			\$22,800
	Sub Total				\$250,800

Item No. on Plan	Sub-Precincts / Projects	Project Description / Specification	Who	Priority	Estimated Costs
Second Oval					
D2	Relocate the jumping pits and run-ups	- Excavate pits and supply sand (\$2,500) - Reinstate existing pits by supplying soil and over sowing with grass seeds (\$1,500)	CLAC	M	\$4,000
D3	Installing a new shot put circle		CLAC	M	\$1,000
D4	Install a new discus circle and permanent throwing cage	- Concrete circle (\$1,000) - Chain-mesh cage, approx. 20m @ \$150 (\$3,000)	CLAC	M	\$4,000
D6	Supply and install two coaches / interchange shelters		CFNC	L	\$10,000
D7	Install a new picnic shelter and BBQ	- Supply and install a BBQ (\$5,000), picnic table (\$2,500) and shelter (\$15,000)	CLAC GSC	M	\$22,500
D8	Upgrade the pavilion	- Includes upgraded change rooms and additional storage space for athletics equipment - Estimate only shown, subject to detailed design and costings	CLAC CFNC GSC	M	\$180,000
D9	Upgrade the scoreboard and the Nondles Cricket Clubrooms, as required	- Allowance for general works, as required	NCC	L	\$30,000
D10	Upgrade the sewerage system	- Allowance for general works, as required	GSC	H	\$40,000
	Consultant Fees (design, documentation, administration)	@ 10% of project cost			\$29,150
	Sub Total				\$320,650
Other Projects					
B5	Close the existing vehicle access into the reserve off Tennis Roads, and construct a new entrance 50m south	- Allowance for general works	CFNC CAPH	M	\$4,000
E2	Improve the drainage in the area northeast of the main oval	- Allowance for works	GSC	L	\$5,000
E3	Roof and upgrade the public toilets located northeast of the main oval	- Allowance for works (including roofing the building and replacement of fixtures)	GSC	L	\$35,000
E5	Upgrade the reserve entry	- Allowance is for combination rock / concrete structure and identification sign	GSC CoM	L	\$10,000
E6	Upgrade the existing walking / jogging track around the perimeter of the reserve	Costings only include that section within the reserve along Gunbower Creek - Unsealed path approximately 600m length, 1.5m wide so 900sqm @ \$25 (\$22,500) - Install fitness equipment, supply & install 6 items (\$25,000) - Install directional signage (\$1,000)	GSC	L	\$48,500
E7	Supply and install a black water dump point	Cost not known	GSC	M	-
	Consultant Fees (design, documentation, administration)	@ 10% of project cost			\$10,250
	Sub Total				\$112,750
TOTAL MASTER PLAN COSTS (ex GST)					\$ 1,512,500

6. LEITCHVILLE RECREATION RESERVE MASTER PLAN

This section of the report documents the process undertaken to develop the Leitchville Recreation Reserve Master Plan, including background information considered, community engagement, issues and opportunities assessed, and recommended projects.

6.1. Site Background

Leitchville Recreation Reserve is located off the Cohuna Leitchville Road, on the western edge of Leitchville. It is bound by private property to the north, by private property and the Leitchville Tennis Club to the east, and private property to the south and to the west.

The Reserve is part Crown land (the northern section incorporating the main oval and the pavilion) and part Council land (the southern section incorporating the second oval). Murray Goulburn transferred this section of the reserve to Council. The Reserve is managed by a Local Committee, the Leitchville Recreation Reserve Complex Committee.

The northern section of the Reserve is zoned *Township Zone* whilst the southern section containing the second oval is zoned *Farming Zone*. The northern section is subject to no overlays, however, parts of the southern section are subject to an Environmental Significance Overlay – Schedule 4⁴.

6.2. Existing Conditions and Site Review

An initial review and analysis of the existing facilities and spaces within the Leitchville Recreation Reserve was undertaken on 15th December 2010 by the consultant team, comprising of:

- Richard Simon (Simon Leisure Consulting – sports and recreation planner).
- Matthew McFall (MEMLA Pty Ltd - landscape architect).
- Tim Sutcliffe (Vivesco Group – turf management consultant).

Richard Simon carried out follow-up inspections in December 2010 and April 2011.

Main Oval	<p>The main oval is one of two sports fields on the reserve</p> <p>The oval is at 185m long x 130m wide and has a turf centre wicket positioned slightly north of centre of the oval</p> <p>At the time of inspection, the surface of the sports field was good, however, the quality of the playing surface was independently assessed by the Vivesco Group (turf consultants) as part of this project, and was found to be in good condition, albeit a weed problem</p> <p>Ground lighting is from four poles, and the feedback from the Leitchville Gunbower Football Netball Club is that the lighting is satisfactory for training purposes</p>
Netball precinct	<p>There is an asphalt netball court and a second plexipave court that both conform to all standards, including minimum 3.05m sealed run-offs (<i>see over page</i>). The plexipave court also has tennis court markings</p> <p>However, the surface of the plexipave court has significant cracking and paint lifting despite only being a few years old (<i>see over page</i>)</p> <p>There is good provision for covered courtside seating for the players and spectators, and the court lighting is satisfactory according to the netball club</p>

⁴ ESO4 refers to areas of poor drainage or potentially subject to inundation.

	<p>There is an unfenced playground adjacent to the netball precinct, however, it is small and lacks equipment</p> <p>There is good provision for netball change on the reserve, and the adjacent public toilet block is in good condition</p>
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<p>Main Pavilion</p>	<p>The main sports pavilion services the football netball club and both of the cricket clubs, as well as a number of local community groups and associations</p> <p>It is located on the western side of the main sports oval and its overall condition is excellent</p> <p>Its only major non-compliance is the lack of a protective grill around the staircase leading to the timekeepers box, and the umpires' change room is small and requires extending and upgrading</p>
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<p>Second Oval</p>	<p>The second oval is small at 135m long x 100m wide and is orientated east-west (not ideal for football)</p> <p>The synthetic wicket is orientated northwest-southeast</p> <p>The oval has no lighting, is serviced by a temporary shelter, and its condition is average to poor – there is a cover of prickles across the surface</p>
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Tennis facilities	<p>There are six grass tennis courts (not lit) but all were in good condition at the time of inspection</p> <p>The tennis clubroom is small and lacks amenities (<i>see below</i>), and there is an adjoining covered outdoor area</p> <p>Adjacent to the entrance to the tennis courts are two public toilets in good condition</p>
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Other Areas	<p>The reserve entrance is excellent and strongly signals arrival at the reserve (<i>see below</i>)</p> <p>There is a metal clad shed in the northeast corner of the oval that has little function (<i>see below</i>). It contains a pump and is also used for storage. Given the strategic location of the shed in relation to the reserve entry and its low use, consider removing it</p> <p>There is restricted vehicle-free circulation space around the pavilion and there is no path network within the reserve</p>
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6.3. Consultation

A combination of meetings, interviews and site inspections were carried out with various stakeholders during the study, including the Reserve Committee, the user groups, community groups, and Council staff. Some of the consultation was undertaken during the research phase of the study, whilst other meetings and interviews were designed to receive feedback on preliminary concept plans prepared for the reserve.

A chronological summary of the consultation undertaken is shown in the following table.

Date	Method of Consultation	Group / Stakeholder
27 October 2010	Meeting	Project Manager (Inception Meeting)
	Workshop	Shire Youth Council
29 November 2010	Workshop	Council staff
15 December 2010	Workshop	Leitchville Recreation Reserve Complex Committee Leitchville Gunbower Football Netball Club Leitchville Gunbower Cricket Club Leitchville Footballers Cricket Club
18 April 2011	Workshop (present concept plan)	Leitchville Recreation Reserve CoM Complex Committee User Groups
5 July 2011	Councillor Briefing	Councillors & Executive Management Team

December 2010 – June 2011 Various emails and telephone discussions with relevant Council staff

A summary of the key outcomes from the consultation is provided in the following table. (The representatives from each group consulted or who attended meetings are listed in Appendix 4).

The summary of the public exhibition process for the draft master plan and the subsequent write-up and assessment of submissions received is provided in Appendix 10.

Group	Comments / Input
Leitchville Recreation Reserve Complex Committee	Reserve is a designated Assembly Point for the eastern area of the Shire Money has been set aside from the Shire for the construction of a walking path around the perimeter of the reserve No fire hydrant water source available at the oval Reserve pavilion is used by a number of community groups (other than the football netball club and the cricket clubs), including the Leitchville Progress Association, the Leitchville Planning Group and the Leitchville Senior Citizens Group The Complex Committee supports the installation of a fence around the playground (safety), and the removal of the current iron shed and the future consolidation of the storage within it with a new tennis clubhouse building
Leitchville Gunbower Football Netball Club	Club is an amalgamation of the former Leitchville FC and Gunbower FC, and the new Club plays approximately half its matches in each town Club has 2 senior football teams, an U17 team, and 2 junior teams (U14, U12) Key improvements identified by the football section of the Club were to upgrade the floodlights to competition standard (sub-station was upgraded recently), to install a net at the northern end of the main oval behind the goals for safety, to extend and upgrade the umpires' rooms, and to make the ladder compliant leading up to the timekeepers box

Group	Comments / Input
	<p>A permanent shelter is required to service the second oval and a training light is required</p> <p>The netball section of the Club has 3 senior teams (A, B & C Grade), 1 x U17, 2 x U15, and 2 x U13</p> <p>Key issues identified by the netball section included the need to reseal the surface of the recently upgraded netball court, and the need for a permanent shelter / secure store at the courts</p>
Leitchville Gunbower Cricket Club	<p>Club has 2 senior teams, an U17 team, 2 x U15, 1 x U12, and an In2Cricket program</p> <p>Key issue for the Club is the replacement of the synthetic surface of the centre wicket, and the provision of a third practice net in which the bowling machine would be used</p> <p>Club maintains the centre wicket</p>
Leitchville Tennis Club	<p>Club has 20 members and the courts are used for practice, competition and by the school</p> <p>Key issues identified by the Club include the need for a new / upgraded clubhouse, and an informal BBQ area</p>
Leitchville Footballers Cricket Club	<p>Club has one senior team</p> <p>No specific input provided</p>
Gannawarra Youth Council	<p>Issues identified included the prevailing smell of cow manure across the reserve, the relatively poor condition of the second oval, and the potential need for a small change / toilet building to service the second oval</p>
Council Staff	<p>Council staff mow the two ovals and water the grounds, and undertake major maintenance relating to the buildings</p>

6.4. Leitchville Recreation Reserve Master Plan

The key elements and directions identified in the Leitchville Recreation Reserve Master Plan are described below, and should be read in conjunction with the illustrated Master Plan in Appendix 8.

6.4.1. Key Directions of the Leitchville Recreation Reserve Master Plan

Upgrade the Main Oval

- Upgrade the floodlighting initially to training standard (minimum of 50 lux but up to 100 lux) with provision for a 2nd stage upgrade to competition standard (250 lux).
- Install a permanent fence or a flexible net to trap balls behind the northern goals to protect people using the playground and netball areas, and to prevent balls from hitting cars using the reserve access road (see example, right).
- Upgrade the playing surface in accordance with the directions outlined by the Vivesco Group (see Appendix 2 for the full inspection report).



Other Sporting and Recreational Areas

- Install a fence around the playground.
- Re-surface the recently installed netball court as a priority, and then expand and re-surface the second court, as may be required if demand exists.
- Install a secure netball storage and administration shed within the netball precinct.
- Install an additional cricket practice net.
- Pending demand, install a new skate park in the area east of the cricket practice nets.
- Remove the existing tennis clubroom and construct a new building that incorporates a tennis clubroom (facing east) and a new spectator shelter and BBQ (facing west) that has the flexibility to be used as a picnic / BBQ area in summer and a football spectator viewing area in winter. Include the provision for secure storage also. The shelter component is to replace the function of the existing corrugated iron spectator and storage shed adjacent to the northeast corner of the main oval.
- Upgrade the public toilets adjacent to this planned new community facility (or consider removing them and replacing them with new public toilets within the building footprint of the new community facility).
- Pave the area surrounding the new community facility.
- Upgrade the scoreboard servicing the main oval, and investigate the possibility of the same structure also providing a fixed scoreboard for the second oval.
- Construct a permanent spectator shelter to service



the second oval (*see example, right*).

Upgrade the Sports Pavilion

- Continue to upgrade the internal areas of the pavilion and the community complex, as required.
- Extend and upgrade the umpires' room.
- Consider expanding the vehicle-free area around the pavilion to improve the amenity and safety of spectators during events.

Other Projects

- Remove the existing corrugated store and spectator shelter adjacent to the northeast corner of the main oval, and realign the reserve entry access road and undertake avenue planting. This project is aimed to significantly improve the overall landscape amenity of the reserve and the arrival experience for visitors.
- Reinstate to grass the expanded open space area reclaimed from the realignment of the access road, which shall have the result of extending the recreational zone in this area of the reserve.
- Construct an unsealed pedestrian path network around the perimeter of the reserve to better connect the sporting and recreational areas and to encourage walkers and joggers.
- Undertake new tree plantings to improve the quality of the open space areas.
- Install a water tank to the rear of the pavilion to capture stormwater from the pavilion for re-use as required, such as a fire hydrant water source

6.5. Cost Plan

The Leitchville Recreation Reserve Master Plan recommends more than 20 separate but interconnected projects for the reserve. The total estimated cost for full implementation of the Master Plan is in excess of \$1.21M.

A suggested Master Plan Implementation Framework has been prepared, inclusive of cost estimates, notional assignment of responsibility to implement the project, and the proposed priority for each project. Projects have been ranked in order of importance / priority using the following indicators:

H = High Importance

M = Medium Importance

L = Low Importance

The practicality and order of implementation of all projects will be subject to a number of factors and criteria before proceeding, including:

- Availability of funding.
- Current and future priorities of Council, the Complex Committee and the user groups.
- Community and stakeholder needs.
- Further investigation, research and consultation.

Important Notes:

- *All capital cost estimates shown in the table are based on works being undertaken by professional contractors, and consultant fees associated with design development and administration have been averaged at 10% of construction costs.*
- *It should be noted that some capacity might exist for cost savings during the implementation of the capital improvement program, by Complex Committees and/or user groups undertaking the works, or by combining or packaging projects into larger contracts.*
- *The cost estimates have been provided as indicative costs, based on similar projects undertaken in the past 18 months. No detailed plans have been prepared for any of the proposed upgrades, which are typically required to identify more accurate estimated costs from a Quantity Surveyor. Cost exclusions include:*
 - *Construction contingencies.*
 - *Any costs / loss of income, which may be incurred by user groups or Council during construction of improvement projects.*
 - *Goods and Services Tax (GST).*
- *The directions contained within the Master Plan do not commit Council or any other organisation to a responsibility for funding projects.*

Leitchville Recreation Reserve Master Plan Implementation Framework

Legend

CoM = Leitchville Recreation Reserve Complex Committee

GSC = Gannawarra Shire Council

LGFNC = Leitchville Gunbower Football Netball Club

MCC = Leitchville Gunbower Cricket Club

LFCC = Leitchville Footballers Cricket Club

LTC = Leitchville Tennis Club

Item No. on Plan	Sub-Precincts / Projects	Project Description / Specification	Who	Priority	Estimated Costs
Main Sports Field & Pavilion					
A1	Upgrade oval floodlighting to 50-100 lux	- New poles and lights	LGFNC	H	\$80,000
A2	Install a permanent fence or a flexible net behind the northern goals	- 25m @ \$200/m	LGFNC CoM	H	\$5,000
	Implement playing surface upgrade and maintenance recommendations identified by the Vivasco Group (refer Appendix 2)	- Allowance includes re-sodding bare areas of the oval with kikuyu	GSC	Ongoing	\$25,000
C1 C2	Upgrade the pavilion	- Includes upgraded and extended umpires change rooms - Includes modifications to timekeeper's box access - Estimate only shown, subject to detailed design and costings	LGFNC CoM	H-M (depending upon what space)	\$150,000
C3	Expand the vehicle-free area around the pavilion	- Install bollards to prevent cars from encroaching right up to the pavilion 35 @ \$80	CoM	M	\$2,800
B6	Install a water tank to the rear of the pavilion	- Allow for 40,000 litre tank and plumbing connections	GSC CoM	H	\$12,000
	Consultant Fees (design, documentation, administration)	@ 10% of project cost			\$27,480
	Sub Total				\$302,280
Other Sports and Recreation Areas					
D1	Install one additional cricket practice net	- Includes concrete slab, flexible mesh netting and support cabling, and synthetic strip	LGCC LFCC	M	\$20,000
D2	(Pending demand) install a new skate park	- Allowance for concrete street-style skate park, approx. 400sqm (\$100,000) - Supply and install sealing and shade (\$20,000)	GSC	L	\$120,000
D3	Install a fence around the playground	- Supply and install a security fence, 70m @ \$150	CoM	H	\$10,500
D4	Re-surface the main netball court	- Re-surface synpave netball court and line-marking	LGFNC	H	\$25,000
D5	Install a new secure netball storage and administration shed (10m x 6m)	- Allowance for a colourbond shed-style structure on a concrete pad	LGFNC	L	\$15,000
D6	New scoreboard	- Allowance only provided	LGFNC	L	\$20,000
D7	Construct a permanent spectator shelter to service the second oval	- Wooden posts and colourbond roofing (approx. area 10m long x 5m wide)	LGFNC LGCC	M	\$25,000
D8	New building that incorporates a tennis clubroom (facing east) and a new spectator shelter (facing west)	- Includes tennis clubrooms of approx area (140sqm) - Includes spectator shelter facing the oval (15sqm) - Includes externally accessed storeroom (20sqm) - Estimate only shown, subject to detailed design and costings	LTC CoM GSC	M	\$450,000
D9	Upgrade the public toilets adjacent to the planned new community facility (or consider removing them and replacing them with new public toilets within the building footprint of the new facility)	- Allowance includes installation of a roof over the toilets, and re-fitting the internal fixtures	CoM GSC	L	\$50,000
D10	Pave the tennis / picnic / toilet facilities	- Pave the area around the facilities, approx 550sqm @ \$95 (\$46,750) - Supply and install 1 BBQ (\$5,000) - Supply and install 2 picnic tables (\$5,000)	LTC CoM GSC	M	\$56,750
	Consultant Fees (design, documentation, administration)	@ 10% of project cost			\$79,225
	Sub Total				\$871,475

Item No. on Plan	Sub-Precincts / Projects	Project Description / Specification	Who	Priority	Estimated Costs
Other Projects					
B1	Demolish existing corrugated iron spectator and storage shed adjacent to the northeast corner of the main oval	- Demolish building and reinstate area to gravel surface	CoM GSC	M	\$10,000
B2	Realign the reserve entry access road and undertake avenue planting	- Construct the unsealed access road from the point where the current road splits, approximately 80m length, 5m wide so 400sqm @ \$25 (\$10,000); approximately 250sqm @ \$5 (\$1,250) - Avenue plantings, supply and plant 20 Indigenous trees @ \$300 (\$6,000) and maintenance for two years (\$2,500)	GSC	L	\$19,750
B3	Reinstate the existing fork roads to grass	- Approximately 250sqm @ \$5	GSC	L	\$1,250
B4	New tree plantings to improve the landscape amenity of the reserve	- Approximately 30 trees supplied and planted @ \$250	CoM	M	\$7,500
B5	Construct an unsealed pedestrian path network around the perimeter of the reserve	- Unsealed path approximately 2,400m length, 1.5m wide so 3,600sqm @ \$25	GSC	In progress	-
	Consultant Fees (design, documentation, administration)	@ 10% of project cost			\$3,850
	Sub Total				\$42,350
	TOTAL MASTER PLAN COSTS (ex GST)				\$ 1,216,105

7. MACORNA RECREATION RESERVE MASTER PLAN

This section of the report documents the process undertaken to develop the Macorna Recreation Reserve Master Plan, including background information considered, community engagement, issues and opportunities assessed, and recommended projects.

7.1. Site Background

Macorna Recreation Reserve is located on Macorna South Road, in the southern part of the Macorna township. It is bound by a railway reserve to the north, by the railway line to the east, private property to the south, and the Macorna South Road to the west.

The Reserve is Crown land managed by a Local Committee, the Macorna Recreation Reserve Committee of Management. The Reserve is zoned *Public Park and Recreation Zone*, and the site is subject to an Environmental Significance Overlay – Schedule 4⁵.

7.2. Existing Conditions and Site Review

An initial review and analysis of the existing facilities and spaces within the Macorna Recreation Reserve was undertaken on 29th November 2010 by the consultant team, comprising of:

- Richard Simon (Simon Leisure Consulting – sports and recreation planner).
- Matthew McFall (MEMLA Pty Ltd - landscape architect).
- Tim Sutcliffe (Vivesco Group – turf management consultant).

Richard Simon carried out a follow-up inspection in December 2010 and April & June 2011.

Main Oval	<p>The sports oval is 170m long x 115m wide and has a synthetic centre wicket</p> <p>The playing surface was independently assessed by the Vivesco Group (turf consultants), and the surface of the sports field was assessed as average, further compounded by a significant weed problem and the lack of a consistent grass coverage</p> <p>Ground lighting is from four poles, and the feedback from the Macorna Football Netball Club is that the lighting is not adequate for training purposes</p> <p>The post and pipe rail fence around the circumference of the oval is not complete</p>
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⁵ ESO4 refers to areas of poor drainage or potentially subject to inundation.

<p>Netball precinct</p>	<p>There are two asphalt netball courts and whilst their surface is good, the court run-offs are less than the required distance (3.05m) and are partially unsealed (<i>see below</i>)</p> <p>There is good provision for courtside seating, including a tiered seating structure at the northern end of the northern court, however, the seating on the eastern side of the courts is in the form of laid down lamp posts</p> <p>Court lighting is satisfactory according to the netball club</p> <p>There is a fenced playground adjacent to the netball precinct and it has been recently upgraded</p> <p>There is reasonable provision for netball change located near to the courts</p>
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<p>Main Pavilion</p>	<p>The sports pavilion services the football netball club, the cricket club and a range of local community groups. It is located on the western side of the sports oval (<i>see below</i>)</p> <p>The umpire and player change rooms and amenities are poor (<i>see over page</i>), however, the kitchen and the community / social space are in good condition, albeit there are some design and fit-out constraints in the kitchen which reduces its efficiency</p> <p>The undercover spectator area in front of the pavilion has been recently paved which assists with the control of dust and dirt inside the pavilion (<i>see below</i>)</p> <p>An adjacent public toilet block at the rear of the pavilion (<i>see over page</i>) is in poor condition and should be removed after new public toilets can be incorporated into the footprint of the pavilion</p> <p>A major non-compliance is the condition and design of the player showers / toilets and the disability toilet is not fully compliant</p>
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<p>Equestrian Precinct</p>	<p>The equestrian area has been developed using the area and facilities from the previous grass court tennis complex</p> <p>The equestrian facilities comprise of a grass training and events area situated within the previous tennis court enclosure (<i>see below</i>), several sheds providing storage and administration spaces, and some permanent steel horse day stalls</p> <p>There is a relatively short cross-country course (<i>see below</i>), which has potential to be extended into the unused parts of the reserve</p>
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Other Areas	<p>The reserve entry is relatively nondescript and could be upgraded to make a stronger statement and improved arrival experience (<i>see below</i>)</p> <p>There is ample unsealed car parking adjacent to the pavilion (<i>see below</i>) and nose-to-fence parking around the oval on match days, with a large area of land in the northern part of the reserve available for overflow parking for big events, if required</p>
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7.3. Consultation

A combination of meetings, interviews and site inspections were carried out with various stakeholders during the study, including the Reserve Committee, the user groups, community groups, and Council staff. Some of the consultation was undertaken during the research phase of the study, whilst other meetings and interviews were designed to receive feedback on preliminary concept plans prepared for the park.

A chronological summary of the consultation undertaken is shown in the following table.

Date	Method of Consultation	Group / Stakeholder
27 October 2010	Meeting	Project Manager (Inception Meeting)
	Workshop	Shire Youth Council
29 November 2010	Workshop	Council staff
16 December 2010	Workshop	Macorna Recreation Reserve Committee of Management Macorna Football Netball Club Mincha Cricket Club Macorna Pony Club Reserve Social Committee Tragowel Progress Association
19 April 2011	Workshop (present concept plan)	Macorna Recreation Reserve CoM User Groups
3 June 2011	Meeting (review 1 st draft master plan)	Macorna Recreation Reserve CoM
	Meeting – assessment of pavilion	
5 July 2011	Councillor Briefing	Councillors & Executive Management Team

December 2010 – June 2011 Various emails and telephone discussions with relevant Council staff

A summary of the key outcomes from the consultation is provided in the following table. (The representatives from each group consulted or who attended meetings are listed in Appendix 4).

The summary of the public exhibition process for the draft master plan and the subsequent write-up and assessment of submissions received is provided in Appendix 10.

Group	Comments / Input
Macorna Recreation Reserve Committee of Management	Reserve Committee is responsible for the maintenance of the buildings and grounds Key issues identified for the pavilion are the lack of storage for the Community Hall space, the poor design and fit-out of the kitchen and bar areas, the need to finish the paving in front of the pavilion (<i>now complete</i>) In addition, there is no internal disabled toilet and the number of toilets available are not adequate for large functions Key issues identified for the external areas of the reserve: <ul style="list-style-type: none"> – There is poor water pressure (impacts functionality of toilets during main event days), – Poor external lighting, especially in the car parks and the playground, – Upgrade the reserve entry to create a sense of arrival, – Formalise the car parking, and – Upgrade the car park area north of the pavilion (<i>now complete</i>) Landscape and beautify the reserve, perhaps introduce some sculptures or other artwork

Group	Comments / Input
<p>Macorna Football Netball Club</p>	<p>Where possible, introduce means to harvest rainwater for re-use</p> <p>Club has approximately 180 members, represented by 2 senior football teams, an U17 team, and an U14 team</p> <p>Key improvements identified by the football section of the Club are to complete the pipe rail fence around the oval, upgrade the surface of the oval by installing an automated irrigation system, upgrade the visitors' change rooms, upgrade the toilet / shower area, and provide a separate timekeepers box</p> <p>The netball section of the Club has 3 senior teams (A, B & C Grade), 1 x U17, and 1 x U15</p> <p>Key issues identified by the netball section included the need to seal the surface of the court run-offs, install seating around the courts, upgrade the floodlighting, and provide an improved permanent shelter / secure store courtside</p>
<p>Mincha Cricket Club</p>	<p>Club has 1 senior team and 1 x U15 team</p> <p>Key issue for the Club is to raise the level of the centre wicket to ground level, the installation of an automated irrigation system, and provision of a practice net adjacent to the oval (currently the Club is restricted to the use of the centre wicket for practice)</p>
<p>Social Club / Ladies Committee</p>	<p>Various upgrades and modifications advocated for the kitchen, including a new serving window arrangement for the canteen, inadequate cupboard storage, and the restricted fridge and freezer capacities</p> <p>(Most issues are being addressed through a separate process to prepare a new pavilion floor plan which is being undertaken via a separate but linked study being carried out by GHP Architects)</p>
<p>Macorna Pony Club</p>	<p>Facilities are generally adequate</p> <p>Club would like to extend the cross country course to incorporate the whole reserve, and to provide a dedicated car and float car park for up to 20 spaces</p> <p>Long-term, a sand ménage could be installed to the east of the current enclosed equestrian yard</p>
<p>Tragowel Progress Association</p>	<p>The Tragowel Progress Association, which manage the Tragowel Hall, is receiving support and assistance from the Macorna Reserve Committee</p> <p>The key uses for the Tragowel Hall include Christmas parties, old time dances, and other meetings and functions</p> <p>The Tragowel Progress Association has approximately 80 members, and has identified the following issues relating to the Tragowel Hall:</p> <ul style="list-style-type: none"> – No heating / cooling in the Hall – Speaker system is required and the foyer needs re-carpeting – Toilets are located outside the Hall, and require roofing and upgrade (or relocation inside) – The size of the car park is inadequate to service events held at the Hall
<p>Gannawarra Youth Council</p>	<p>Issues identified for the Macorna Recreation Reserve included the relatively poor condition of the oval, and the poor condition of the change rooms</p>

7.4. Macorna Recreation Reserve Master Plan

The key elements and directions identified in the Macorna Recreation Reserve Master Plan are described below, and should be read in conjunction with the illustrated Master Plan in Appendix 9.

There are also some directions noted below for the Tragowel Hall. This facility has been embraced by the Macorna Reserve Committee (in an informal way) as a site for which it is providing assistance.

7.4.1. Key Directions of the Macorna Recreation Reserve Master Plan

Upgrade the Sports Field

- Upgrade the floodlighting to training standard (50 lux).
- Upgrade the irrigation system and convert the playing surface to warm season grasses (as per the directions outlined by the Vivesco Group (see Appendix 3 for the full inspection report by the Vivesco Group).
- Replace the concrete base and the synthetic wicket in order to raise the level of the new wicket to the level of the playing surface.
- Complete the installation of the oval perimeter fence along the northern boundary.
- Install a cricket practice net and wicket in the southeast corner of the sports field to provide an alternate and more efficient and effective cricket training facility (*see example, right*).



Upgrade the Netball Precinct

- Resurface the two courts, and ensure the run-offs around all sidelines are sealed and are in excess of 3.05m.
- Install fixed seating along the eastern sidelines to replace the current lamp poles.
- Upgrade the floodlighting to both courts (100 lux).
- Install a larger player shelter to service the southern court.
- Install a new netball and scorer's shelter and netball store, and consider installing a water tank to provide a convenient water source for the netballers.

Extend and Upgrade the Sports Pavilion and Recreation Facility

- Upgrade the internal areas of the pavilion and recreation facility, as specified (see GHP architectural report) by providing:
 - expanded netball changing space,
 - expanded clubroom and home change areas,
 - a new away team change room,
 - new umpires rooms, and
 - new public toilets.
- Remove the existing public toilet building, after new public toilets are provided in the redeveloped pavilion.
- Install a chain link gate between the netball precinct and the oval fence (located just south of the playground) to prevent vehicles entering the netball / pavilion precinct thereby creating a vehicle-free area.

Upgrade the Equestrian Precinct

- Upgrade the existing office and storage buildings, as required.
- Formalise and extend the length of the horse cross-country course, which could also possibly be used as an exercise track when not in use.
- In the future and pending need, install a sand arena outside the eastern boundary of the existing fenced horse training and competition area (*see example*).



Other Projects

- Consider embellishing the reserve entry to enhance the arrival experience of visitors.
- Formalise the reserve car parking using a combination of bollards and wooden bumpers (*see example*).
- Undertake additional tree plantings throughout the reserve to improve the quality of the open space areas.
- Consider installing water tanks to capture stormwater from the pavilion to re-use, as required.
- Upgrade the scoreboard, as required.



Upgrade the Tragowel Hall

- Install a heating and cooling system, and upgrade internal spaces, as required.
- Roof and upgrade the external toilet building, or investigate the feasibility of incorporating them within the footprint of the Hall.

7.5. Cost Plan

The Macorna Recreation Reserve Master Plan recommends more than 25 separate but interconnected projects for the reserve. The total estimated cost for full implementation of the Master Plan is in excess of \$1.22M.

A suggested Master Plan Implementation Framework has been prepared, inclusive of cost estimates, notional assignment of responsibility to implement the projects, and the proposed prioritisation for each project. Projects have been ranked in order of importance / priority using the following indicators:

H = High Importance

M = Medium Importance

L = Low Importance

The practicality and order of implementation of all projects will be subject to a number of factors and criteria before proceeding, including:

- Availability of funding.
- Current and future priorities of Council, the Reserve Committee and the user groups.
- Community and stakeholder needs.
- Further investigation, research and consultation.

Important Notes:

- *All capital cost estimates shown in the table are based on works being undertaken by professional contractors, and consultant fees associated with design development and administration have been averaged at 10% of construction costs.*
- *It should be noted that some capacity might exist for cost savings during the implementation of the capital improvement program, by Reserve Committees and/or user groups undertaking the works, or by combining or packaging projects into larger contracts.*
- *The cost estimates have been provided as indicative costs, based on similar projects undertaken in the past 18 months. No detailed plans have been prepared for any of the proposed upgrades, which are typically required to identify more accurate estimated costs from a Quantity Surveyor. Cost exclusions include:*
 - *Construction contingencies.*
 - *Any costs / loss of income, which may be incurred by user groups or Council during construction of improvement projects.*
 - *Goods and Services Tax (GST).*
- *The directions contained within the Master Plan do not commit Council or any other organisation to a responsibility for funding projects.*

Macorna Recreation Reserve Master Plan Implementation Framework

Legend

CoM = Macorna Recreation Reserve Committee of Management

GSC = Gannawarra Shire Council

MFNC = Macorna Football Netball Club

MCC = Mincha Cricket Club

MPC = Macorna Pony Club

TPA = Tragowel Progress Association

Item No. on Plan	Sub-Precincts / Projects	Project Description / Specification	Who	Priority	Estimated Costs
Main Sports Field & Pavilion					
A1	Upgrade oval floodlighting to 50 lux	- New poles and lights	MFNC	M	\$80,000
A2	Install an automated irrigation system		MFNC MCC CoM	H	\$40,000
	Implement playing surface upgrade and maintenance recommendations identified by the Vivesco Group (refer Appendix 3)	- Allowance includes resurfacing the oval with kiluryu and crowning the surface	GSC CoM	M	\$200,000
A3	Install a new concrete centre wicket and synthetic surface (raise the level of the wicket)		MCC	H	\$15,000
A4	Complete the installation of the oval perimeter fence	- Re-use sections of the fence removed from Koondrook Recreation Reserve (cost already allowed for in Koondrook RFR Master Plan)	CoM	M	-
A5	Install cricket practice net	- Includes concrete slab, chain-mesh fencing, and synthetic strip	MCC	M	\$20,000
E3	New scoreboard	- Allowance only provided	MFNC	L	\$20,000
A6	Expand the vehicle-free area around the pavilion and netball precinct	- Install a barrier between the netball precinct and the oval fence, just south of the playground - Option is to install bollards, 35 @ \$80	CoM	H	\$1,000
D1 D2	Upgrade the pavilion	- Includes expanded netball changing space, expanded clubroom and home change areas, new away team change room, new umpires rooms, and new public toilets. - Includes modifications to timekeeper's box access - Estimate only shown, draft floor prepared by GHP Architects subject to detailed costings	CoM GSC	H-M (depending upon what space)	\$550,000
D4	Remove the existing public toilet building (after new public toilets are provided in the redeveloped pavilion)		CoM GSC	M	\$8,000
E6	Install two water tanks to the rear of the pavilion	- Allow for two 40,000 litre tanks and plumbing connections	GSC CoM	M	\$18,000
	Consultant Fees (design, documentation, administration)	@ 10% of project cost			\$95,000
	Sub Total				\$1,045,000
Other Sports and Recreation Areas					
B1	Re-surface the two netball courts (ensure run-offs comply with minimum 3.05m distance)	- Re-surface with synpave surface, and line-marking	MFNC	M	\$35,000
B1(?)	Install bench seating along the eastern side of the netball courts	- Supply and install 6 bench seats @ \$1,000	MFNC	L	\$6,000
B2	Upgrade the floodlighting to both courts (100 lux)	- One new pole and additional globes	MFNC	L	\$15,000
B3	Install a player shelter to service the southern court (10m x 3m)	- Allowance for timber and metal deck roof structure on a concrete pad	MFNC	L	\$12,500
B4	Install a new netball and scorer's shelter and store	Completed	MFNC		-
B4(?)	Install a water tank to provide a convenient water source for the netballers	- Allow for a 10,000 litre tank	MFNC	L	\$2,000
C2	Install an equestrian sand arena (40m x 20m)	- Excavate and import sand, 8000sqm	MPC	L	\$14,500
C3	Upgrade the existing office and storage buildings	- Allowance only provided	MPC	M	\$15,000
C5	Formalise and extend the length of the horse cross-country course	Completed	GSC MPC		-
	Consultant Fees (design, documentation, administration)	@ 10% of project cost			\$10,000
	Sub Total				\$110,000

Item No. on Plan	Sub-Precincts / Projects	Project Description / Specification	Who	Priority	Estimated Costs
Other Projects					
E1	Construct a new reserve entry	- Allowance is for combination rock / concrete structure and identification sign	GSC CoM	M	\$10,000
E4	Extend and upgrade the main reserve car park	Completed	GSC CoM		-
B3	Reinstate the existing fork roads to grass	- Approximately 250sqm @ \$5	GSC	L	\$1,250
E5	New indigenous tree plantings to improve the landscape amenity of the reserve	- Approximately 1,000 tube stock supplied and planted @ \$8 (\$8,000) - Allow for 2 years of watering, maintenance, etc to become established (\$4,000)	GSC CoM	Ongoing	\$12,000
E7	Modify maintenance shed to also accommodate a cricket store	- Allowance only provided	MCC CoM	H	\$2,500
	Consultant Fees (design, documentation, administration)	@ 10% of project cost			\$2,575
	Sub Total				\$207,325
Tragowel Hall Upgrades					
	Install a heating and cooling system inside the Hall	- Allowance is for supply and installation of two split systems	TPA	H	\$15,000
	Upgrade internal spaces, as required (e.g. PA system)	- Allowance only provided	TPA	Ongoing	\$15,000
	Roof and upgrade the external toilet building	- Allowance for works (includes roofing the building and replacement of fixtures)	TPA	M	\$35,000
	Consultant Fees (design, documentation, administration)	@ 10% of project cost			\$6,500
	Sub Total				\$71,500
TOTAL MASTER PLAN COSTS (ex GST)					\$ 1,226,500

Appendix 1

Inspection Report of the Koondrook Recreation Reserve Sports Field

Vivesco Pty Ltd (Turf Consultants)

Inspection Report of the Koondrook Recreation Reserve Sports Field

Tim Sutcliffe, Director Vivesco Group

The Koondrook Recreation Reserve sports field was inspected on Monday 29th November 2010 by Tim Sutcliffe, Director Vivesco Group (a turf management consultancy) and Geoff Rollinson (Council's Director Infrastructure, Planning and Regulatory Services).

The condition of the sports field and the current management practices were discussed with Eric Lake from the Barham Koondrook Cricket Club, the person who undertakes the maintenance of the sports field.

1.0 Condition of the ground

1. Turf composition
 - a. The sports field is dominated by kikuyu
 - b. Significant weed problem mainly around the sports field perimeter with various weeds present, such as Clover, Couch, Rye Grass and Cape Weed (and various other varieties of broadleaf weeds)
2. Levelness of the surface
 - a. The sports field surface was visually assessed and there were no significant issues across the majority of the playing surface
3. Surface hardness
 - a. Surface hardness was not measured during the inspections
4. Surface stability and traction
 - a. Surface stability was not assessed using a recognised measuring device
 - b. Observation of the surface and physical testing of the surface by twisting feet and tugging on the turf indicated average surface stability
5. Surface consistency
 - a. Consistency involves several factors, including turf coverage, uniformity, health, levelness and stability
 - b. Observation of the sports field indicates potential for improvement in turf coverage and uniformity
6. Drainage
 - a. No formal drainage system exists on the sports field
 - b. Drainage was not considered to be an issue

7. Irrigation

- a. The irrigation system was not observed operating during the inspection of the sports field
- b. Quick coupling valves are in place on the sports field
- c. Testing would be required to accurately measure the efficiency of the system

2.0 Current management and maintenance practices

The Koondrook Recreation Reserve is managed and maintained by the Koondrook Recreation Reserve Committee of Management (mainly by Eric Lake).

2.1 Current maintenance practices are:

1. Mowing
 - a. A tractor supplied by Eric Lake and rotary mower owned by the Reserve Committee is used to mow the sports field
 - b. The field is mown at least weekly
2. Fertilising
 - a. The sports field has not been fertilised for some time
3. Weed control
 - a. No regular program of weed control is in place
 - b. Spot spraying of broadleaf weeds using a Glyphosate herbicide is performed, as required
4. Insect control
 - a. No regular control program is in place
5. Disease control
 - a. No regular control program is in place
6. Irrigation
 - a. Irrigation is kept to a minimum and performed on a 'needs basis'
7. Surface repairs
 - a. Repairs are not generally required
8. Renovations
 - a. No regular programs are in place

3.0 Review of sports field and maintenance practices

The Koondrook Recreation Reserve Committee does an outstanding job of maintaining the sports field on limited resources.

The sports field is maintained by volunteers, with minimal resources (\$1,000 per year) and with ageing equipment.

This sports field has a Kikuyu turf surface. Kikuyu turf is a warm season turf variety that is hard wearing, drought tolerant and recovers quickly from wear. It also has a network of creeping stems and rhizomes that hold the surface together to provide a stable surface.

Warm season grasses like kikuyu are the preferred turf species for sports fields in Victoria.

The Reserve Committee performs mowing at least weekly. Kikuyu benefits from regular and consistent mowing so it is important that the current mowing program continues. No other regular maintenance programs are in place.

The Reserve is not currently subjected to the wear and tear from football during the winter months so 'recovery' maintenance before the cricket season is not currently important.

However, implementing regular maintenance programs can improve kikuyu coverage, eliminate weeds, prevent the possibility of the surface deteriorating and encourage drought tolerance.

4.0 Recommendations

We recommend the implementation of a regular maintenance program and sound management practices.

1. Turf selection
 - a. Kikuyu is an excellent turf variety for sports fields in the Gannawarra Shire due to its hard wearing, drought tolerant and recovery characteristics
 - b. Kikuyu should be promoted as the preferred species for sports fields and surrounds at the Shire reserves
2. Maintenance practices
 - a. Weekly mowing should be continued for kikuyu sports fields
 - b. Regular and consistent mowing at a height of 10 - 15 mm for sports fields is ideal for creating a thick, even playing surface
 - c. Regular mowing also assists with the suppression of turf weeds that do not tolerate regular low mowing
3. Annual maintenance
 - a. The introduction of an annual maintenance program will assist in the establishment of a consistent playing surface relating to turf grass uniformity, density and health with full kikuyu turf coverage that can better cope with intense use and extreme weather conditions

- b. A minimum annual maintenance program could include:
- i. Fertilising has not been included in this annual maintenance program due to the absence of football at the venue and the current health of the turf. Annual soil testing for soil nutrient requirements (estimated cost \$200 per sports field) and the application of an appropriate slow release fertiliser (estimated cost \$500 per sports field) could be incorporated in the future
 - ii. September herbicide application to remove weeds that may compete with preferred kikuyu turf - herbicides such as Destiny® that control broad leaf weeds and cool season grasses but do not affect the kikuyu are preferred (estimated cost \$700 per sports field)
 - iii. A follow-up herbicide application during summer to remove any persistent weeds and target specific species not controlled by previous application (estimated cost \$500 per sports field)
 - iv. The Koondrook sports field has infestations of Paspalum grass. Paspalum is difficult to control on Kikuyu sports fields using herbicides so it would have to be spot sprayed or removed by hand. Paspalum control can then be incorporated into the annual maintenance program by using pre-emergent herbicides
- c. Large areas that require kikuyu turf coverage can be planted with sprigs using the line planting or cultivation methods
- i. These methods can be used for new sports fields, parklands or when large areas of existing sports fields require the establishment of a Kikuyu surface. This should only have to be performed once on the sports fields before the areas are incorporated into annual maintenance schedules
 - ii. Areas for kikuyu planting are first identified (at Koondrook it is the 15 - 20 metres around the sports field and the surrounding park land)
 - iii. Prior to planting it is important that weeds are eliminated (an application of a glyphosate herbicide can be used for large areas where no desirable turf is found) and that reliable irrigation is available
 - iv. Kikuyu turf sprigs are then planted into a moist, weed free soil surface using specially made turf planting equipment or cultivation machines, such as a Harley Rake. Sprigs are then fertilised and kept moist until established
 - v. The application of a pre-emergent herbicide after planting is essential to prevent the invasion of weed species that can compete with the developing kikuyu
 - vi. Regular irrigation, fertilising and weed control are required during the establishment period
 - vii. If planting is undertaken in September, full turf coverage can be achieved in 10 - 12 weeks

- viii. Cost of kikuyu sprig planting and establishment maintenance varies depending on the method used, the area to be planted, and the location of the site, however, is about \$5 per square metre

4. Auditing process

- a. A formal auditing process can be used to maintain quality sports fields and provide opportunities to deal with any issues as they arise and before turf surfaces deteriorate to the point where expensive repair works are required
- b. The auditing process could include:
 - i. a Match Day checklist for sporting clubs to complete
 - ii. an inspection report form to be completed by the maintenance person
 - iii. a regular (i.e. monthly) inspection by a member of the Council management team
 - iv. an inspection and report from a turf professional (i.e. six monthly or yearly)
- c. An audit of infrastructure (such as irrigation, mowers, etc) should be performed to ensure the on-going quality of equipment used for maintenance
 - i. The quality of cut is determined by the quality of the mower so it is important that machinery is well maintained and upgraded if necessary
 - ii. Irrigation infrastructure needs to be well maintained to ensure even coverage and reliability
 - iii. A plan and budget for equipment maintenance, upgrading and possibly sharing with other facilities should be established to ensure on-going quality sports field management

Appendix 2

Inspection Report of the Sports Fields at the Cohuna & Leitchville Recreation Reserves

Vivesco Pty Ltd (Turf Consultants)

Inspection Report of the Sports Fields at Cohuna & Leitchville Recreation Reserves

Tim Sutcliffe, Director Vivesco Group

The Cohuna & Leitchville Recreation Reserves' Sports Fields were inspected on Monday 29th November 2010 by Tim Sutcliffe, Director Vivesco Group (a turf management consultancy) and Geoff Rollinson (Council's Director Infrastructure, Planning and Regulatory Services).

Both sports fields are maintained by Council staff, so the condition of the sports fields and the current management practices were discussed with Geoff Rollinson.

1.0 Condition of the grounds

1.1 Condition of Cohuna Recreation Reserve

1. Turf composition
 - a. The sports fields are dominated by kikuyu
 - b. Large areas of both sports fields' surfaces exist where kikuyu has been worn out and replaced by weeds (such as in front of the pavilion and behind the goal area on the main ground)
 - c. Significant weed problem with various weeds present, such as Clover, Couch, Rye Grass, Cape Weed and various other broadleaf weeds
2. Levelness of the surface
 - a. The surfaces of the sports fields were visually assessed and there were no significant issues on the majority of the playing surfaces
3. Surface hardness
 - a. Surface hardness was not measured during the inspections
4. Surface stability and traction
 - a. Surface stability was not assessed using a recognised measuring device
 - b. Observation of the surfaces and physical testing of the surfaces by twisting feet and tugging on the turf indicated average surface stability on both grounds
5. Surface consistency
 - a. Consistency involves several factors, including turf coverage, uniformity, health, levelness and stability
 - b. Observation of the sports fields indicates some areas could be improved
6. Drainage
 - a. No formal drainage system exists on the sports fields, and was not considered to be an issue

- b. The open drain in front of main ground pavilion (off the playing surface) is an area where excess water accumulates and needs to be improved

7. Irrigation

- a. The irrigation systems were not observed operating during the inspections of the sports fields
- b. Quick coupling valves are in place on the sports fields, and testing would be required to accurately measure the efficiency of the system

1.2 Condition of Leitchville Recreation Reserve

1. Turf composition

- a. The sports fields are dominated by kikuyu
- b. Some areas have excellent coverage while other areas are patchy
- c. Large areas of both sports fields' surfaces exist where kikuyu has been worn out and replaced by weeds (such as in front of pavilion and around boundary line of the main ground)
- d. Significant weed problem with various weeds present, such as Clover, Couch, Rye Grass and Paspalum Cape Weed and various other broadleaf weeds

2. Levelness of the surface

- a. The sports fields' surfaces were visually assessed and appeared satisfactory but both playing surfaces were observed to be rough due to the variety of grass species present

3. Surface hardness

- a. Surface hardness was not measured during the inspections

4. Surface stability and traction

- a. Surface stability was not assessed using a recognised measuring device
- b. Observation of the surfaces and physical testing of the surfaces by twisting feet and tugging on the turf indicated average surface stability
- c. Seasonal weeds may cause stability issues when they die out to leave bare soil

5. Surface consistency

- a. Consistency involves several factors including turf coverage, uniformity, health, levelness and stability
- b. Observation of the sports fields indicates potential for improvement in turf coverage and uniformity due to the variety of grass species present

6. Drainage

- a. No formal drainage system exists on the sports fields
- b. Drainage was not thought to be an issue

7. Irrigation

- a. The irrigation system was not observed operating during the inspections of the sports fields
- b. Quick coupling valves are in place on the sports fields
- c. Testing would be required to accurately measure the efficiency of the system

2.0 Current management and maintenance practices

The two sports fields at the Leitchville Recreation Reserve and the two sports fields at the Cohuna Recreation Reserve are managed and maintained by the Gannawarra Shire Council.

2.1 Current maintenance practices are:

1. Mowing

- a. A Howard Stealth mower is used to mow the sports fields
- b. The field is mown every week on a Thursday

2. Fertilising

- a. No fertilising of Council sports fields is undertaken

3. Weed control

- a. No regular program of weed control is in place

4. Insect control

- a. No regular control program is in place

5. Disease control

- a. No regular control program is in place

6. Irrigation

- a. Sports fields are irrigated using a manual quick coupling valve and bayonet system
- b. Irrigation is kept to a minimum and performed on a 'needs basis'

7. Surface repairs

- a. Repairs are undertaken on a needs basis

8. Renovations

- a. No regular renovation programs are in place

3.0 Review of sports field and maintenance practices

The sports fields at the recreation reserves have a predominant Kikuyu turf surface

Kikuyu turf is a warm season turf variety that is hard wearing, drought tolerant and recovers quickly from wear. It also has a network of creeping stems and rhizomes, which hold the surface together to provide a stable surface

Warm season grasses like Kikuyu are the preferred turf species for sports fields in Victoria

The Council currently performs mowing on a weekly basis. Kikuyu benefits from regular and consistent mowing so it is important that the Council continue with the current mowing program. No other regular maintenance programs are in place

Without implementing regular maintenance programs there is the possibility of the surfaces deteriorating

4.0 Recommendations

Current maintenance practices involve regular mowing, irrigating when required and responding to any issues that arise

We recommend the implementation of a regular maintenance program and sound management practices

1. Turf selection

- a. Kikuyu is an excellent turf variety for the sports fields in the Gannawarra Shire region due to its hard wearing, drought tolerant and recovery characteristics
- b. Kikuyu should be promoted for the sports fields and for the surrounds of Shire reserves

2. Maintenance practices

- a. Weekly mowing should be continued for kikuyu sports fields
- b. Regular and consistent mowing at a height of 10 - 15 mm for sports fields is ideal for creating a thick, even playing surface
- c. Regular mowing also assists with the suppression of turf weeds that do not tolerate regular low mowing

3. Annual maintenance

- a. The introduction of an annual maintenance program will assist in the creation of a consistent playing surface relating to turf grass uniformity, density and health

with full kikuyu turf coverage that can better cope with intense use and extreme weather conditions

- b. A minimum annual maintenance program could include:
 - i. Annual soil testing for soil nutrient requirements around mid-year (estimated cost \$200 per sports field)
 - ii. September fertiliser application to assist turf with recovery after wear and tear of football season - fertiliser type and specifications determined by soil testing although fertilisers high in nitrogen tend to be used to promote turf growth (estimated cost \$500 per sports field)
 - iii. September herbicide application to remove weeds that may compete with preferred kikuyu turf - herbicides such as Destiny® that control broad leaf weeds and cool season grasses but do not affect the kikuyu are preferred (estimated cost \$700 per sports field)
 - iv. A follow-up herbicide application during summer to remove any persistent weeds and target specific species not controlled by previous application (estimated cost \$500 per sports field)
 - v. The two sports fields at Leitchville have infestations of Paspalum grass. Paspalum is difficult to control on Kikuyu sports fields using herbicides so it would have to be spot sprayed or removed by hand. Paspalum control can then be incorporated into the annual maintenance program by using pre-emergent herbicides
 - vi. Surface aeration at the conclusion of the football season to relieve compaction, promote root depth, encourage water penetration and provide suitable soil environment for turf growth (estimated cost \$300 per sports field)
 - vii. An autumn fertiliser application to encourage strong turf growth before the winter dormancy period starts - fertiliser type and specifications determined by soil testing although slow release fertilisers are useful at this time to encourage sustained growth (estimated cost \$500 per sports field)

4. Surface repairs

- a. The introduction of a regular maintenance program and management practices (such as distribution of wear) will reduce the need for surface repairs
- b. The growth habit of kikuyu will ensure that any small bare patches will return to full turf coverage with appropriate maintenance (such as weed control) and management practices
- c. Urgent surface repairs can be undertaken using instant Kikuyu turf. Instant Kikuyu turf can be sourced from a number of suppliers. The cost for the supply and installation of instant kikuyu turf is about \$15 to \$20 per square metre depending on the area

- d. Large areas that require kikuyu turf coverage can be planted with sprigs using the line planting or cultivation methods
 - i. These methods can be used for new sports fields, parklands or when large areas of existing sports fields require the establishment of a kikuyu surface
 - ii. This should only have to be performed once on the sports fields before the areas are incorporated into annual maintenance schedules
 - iii. Areas for kikuyu planting are first identified
 - iv. Prior to planting it is important that weeds are eliminated (an application of a glyphosate herbicide can be used for large areas where no desirable turf is found) and that reliable irrigation is available
 - v. Kikuyu turf sprigs are then planted into a moist, weed free soil surface using specially made turf planting equipment or cultivation machines such as a Harley Rake
 - vi. Sprigs are then fertilized and kept moist until established
 - vii. The application of a pre-emergent herbicide after planting is essential to prevent the invasion of weed species that can compete with the developing kikuyu
 - viii. Regular irrigation, fertilising and weed control is required during the establishment period
 - ix. If planting is undertaken in September, full turf coverage can be achieved in 10 - 12 weeks
 - x. Cost of kikuyu sprig planting and establishment maintenance varies depending on the method used and area to be planted but can be about \$5 per square metre
 - e. The patchy coverage of the Leitchville sports fields will improve with the implementation a maintenance program and management practices over the few years. However, surface improvements can be fast tracked with the methods described above.
5. Even distribution of wear
- a. Clubs should be encouraged to vary the location of their training drills to prevent excessive wear and protect the health of the turf
 - b. This will assist in maintaining strong turf coverage throughout the year
 - c. High use areas during game day need protection during the week to prevent excessive wear
 - d. Some wear distribution management strategies include:
 - i. preventing football clubs from using areas in front of the coaches and interchange by roping it off during the week

- ii. discouraging football clubs from using the area in front of the pavilion for gathering or training to protect the turf
- iii. not allowing cricket clubs to use the centre wicket for training unless a ball machine is being used to protect the turf on the bowlers run-up
- e. Although there will be times that the clubs 'over-use' a particular part of the sports field which effects the turf coverage, it is important that the Council continues to promote this management strategy for the long-term benefit of the sports field.

6. Auditing process

- a. A formal auditing process can be used to maintain quality sports fields and provide opportunities to deal with any issues as they arise and before turf surfaces deteriorate to the point where expensive repair works are required
- b. The auditing process could include:
 - i. a Match Day checklist for sporting clubs to complete
 - ii. an inspection report form to be completed by Council maintenance crews
 - iii. a regular (i.e. monthly) inspection by a member of the Council management team
 - iv. an inspection and report from a turf professional (i.e. six monthly or yearly)

Appendix 3

Inspection Report of the Macorna Recreation Reserve Sports Field

Vivesco Pty Ltd (Turf Consultants)

Inspection Report of the Macorna Recreation Reserve Sports Field

Tim Sutcliffe, Director Vivesco Group

The Macorna Recreation Reserve sports field was inspected on Tuesday 30th November 2010 by Tim Sutcliffe, Director Vivesco Group (a turf management consultancy).

The condition of the sports field and the current management practices were discussed with Glen Whinfield the Macorna Recreation Reserve Committee, the person who coordinates the maintenance of the sports field.

1.0 Condition of the ground

1. Turf composition

- a. The sports field has a Rye Grass surface of below average coverage
- b. Significant weed problem with various weeds present, such as Clover, Cape Weed and various other broadleaf weeds, Wire Weed, Summer Grass, Eleusine, Paspalum, and Bindii
- c. Kikuyu is found around the centre cricket wicket

2. Levelness of the surface

- a. The sports field surface was visually assessed and there were no significant issues on the majority of the playing surface

3. Surface hardness

- a. Surface hardness was not measured during the inspections
- b. Heavy clay soil surfaces like that at Macorna can become very hard during extended periods of dry weather

4. Surface stability and traction

- a. Stability was not assessed using a recognised measuring device
- b. Observation of the surface and physical testing of the surface by twisting feet and tugging on the turf indicated average surface stability

5. Surface consistency

- a. Consistency involves several factors including turf coverage, uniformity, health, levelness and stability
- b. Observation of the sports field indicates potential for improvement in turf coverage and uniformity

6. Drainage

- a. No formal drainage system exists on the sports field

- b. The sports field has a heavy clay soil that tends to hold water during wet weather resulting in a heavy surface

7. Irrigation

- a. The irrigation system was not observed operating during the inspections of the sports field
- b. Pop-up sprinklers are installed in the middle of the sports field, quick coupling valves are in place in the outfield
- c. Testing would be required to accurately measure the efficiency of the system

2.0 Current management and maintenance practices

The Macorna Recreation Reserve is managed and maintained by the Macorna Recreation Reserve Committee of Management.

2.1 Current maintenance practices are:

1. Mowing

- a. A tractor rotary mower is used to mow the sports field
- b. The field is mown as required

2. Fertilising

- a. The sports field is fertilised in autumn and sometimes before football finals depending on the availability of fertilisers and application equipment

3. Weed control

- a. No regular program of weed control is in place
- b. The type of herbicide used and timing of applications performed is on a 'needs basis' or when resources are available

4. Insect control

- a. No regular control program is in place

5. Disease control

- a. No regular control program is in place

6. Irrigation

- a. Irrigation is kept to a minimum and performed on a 'needs basis'

7. Surface repairs

- a. No regular repair program is in place

8. Renovations

- a. An annual application of gypsum is performed on the sports field
- b. No other regular programs are in place

3.0 Review of sports field and maintenance practices

The Macorna Recreation Reserve Committee does an outstanding job of maintaining the sports field on limited resources

The sports field is maintained by volunteers, with minimal resources and with ageing equipment

This sports field has a rye grass turf surface

Rye grass is a cool season turf variety that requires regular maintenance and re-sowing to maintain a quality surface when subjected to regular use.

While rye grass can be used to create a quality surface, anything less than full coverage can be dangerous as the grass grows in clumps resulting in 'highs' and 'lows'.

Mowing, fertilising and weed control are all undertaken by the Reserve Committee, as required or when resources are available

Implementing regular maintenance programs will improve rye grass coverage, create a safer surface, eliminate weeds, prevent the possibility of the surface deteriorating and encourage drought tolerance.

4.0 Recommendations

1. Turf selection

- a. Rye grass is a cool season turf variety that requires regular maintenance and re-sowing to maintain a quality surface when subjected to regular use.

2. Kikuyu conversion

- a. We recommend converting the sports field to Kikuyu turf using the line planting method to create a safer, drought tolerant surface with lower maintenance requirements. Using the line planting method will enable the sports field to be used during the conversion process.
 - i. This method can be used for new sports fields, parklands or when large areas of existing sports fields require the establishment of a kikuyu surface
 - ii. Prior to planting it is important that weeds are eliminated, the rye grass is cut very short and that reliable irrigation is available

- iii. Kikuyu turf sprigs are then line planted into a moist, weed free soil surface using specially made turf planting equipment at the conclusion of the football season (September)
- iv. Sprigs are then fertilised and kept moist until established
- v. The application of a pre-emergent herbicide after planting is essential to prevent the invasion of weed species that can compete with the developing kikuyu
- vi. Regular irrigation, fertilising and weed control is required during the establishment period
- vii. Over the next 12 - 24 months, the kikuyu is encouraged and the rye grass suppressed until the rye grass is eliminated with a herbicide application
- viii. Cost of kikuyu line planting and establishment maintenance can be less than \$3 per square metre over two years
- ix. An annual maintenance program is then implemented to ensure the on-going success and quality of the kikuyu turf sports field

3. Maintenance practices

- a. Weekly mowing should be encouraged for the sports field
- b. Regular mowing also assists with the suppression of turf weeds that do not tolerate regular low mowing

4. Annual maintenance

- a. Regardless of whether or not the sports field is converted to kikuyu, the introduction of an annual maintenance program will assist in the creation of a more consistent playing surface relating to turf grass uniformity, density and health with full turf coverage that can better cope with intense use and extreme weather conditions
- b. A minimum annual maintenance program could include:
 - i. Annual soil testing for soil nutrient requirements around mid-year (estimated cost \$200 per sports field)
 - ii. Over-sowing of sports field with rye grass at the conclusion of the football season to 'fill-in' the gaps and assist in working towards full coverage and a safer surface
 - iii. September fertiliser application to assist turf with recovery after wear and tear of football season - fertiliser type and specifications determined by soil testing (estimated cost \$500 per sports field)
 - iv. September herbicide application to remove weeds - herbicides that control broad leaf weeds but do not affect the rye grass are preferred in this instance (estimated cost \$700 per sports field)

- v. A follow-up herbicide application during summer to remove any persistent weeds and target specific species not controlled by previous application (estimated cost \$500 per sports field)
- vi. Surface aeration at the conclusion of the football season to relieve compaction, promote root depth, encourage water penetration and provide suitable soil environment for turf growth (estimated cost \$300 per sports field)
- vii. An autumn fertiliser application to encourage strong turf growth during the winter months - fertiliser type and specifications determined by soil testing (estimated cost \$500 per sports field)

5. Even distribution of wear

- a. Club should be encouraged to vary the location of their training drills to prevent excessive wear and protect the health of the turf
- b. This will assist in maintaining strong turf coverage throughout the year
- c. High use areas during game day need protection during the week to prevent excessive wear
- d. Some wear distribution management strategies include:
 - i. preventing the football club from using areas in front of the coaches and interchange by roping it off during the week
 - ii. discouraging the football club from using the area in front of the pavilion for gathering or training to protect the turf
 - iii. reducing the time that cricket club uses the centre wicket for training to protect the turf on the bowlers run-up (will be possible after the installation of some off-field practice nets)
- e. Although there will be times that the clubs 'over-use' a particular part of the sports field which effects the turf coverage, it is important that this management strategy is promoted for the long-term benefit of the sports field

6. Auditing process

- a. A formal auditing process can be used to maintain quality sports fields and provide opportunities to deal with any issues as they arise and before turf surfaces deteriorate to the point where expensive repair works are required
- b. The auditing process could include:
 - i. a Match Day checklist for sporting clubs to complete
 - ii. an inspection report form to be completed by Council maintenance crews
 - iii. a regular (i.e. monthly) inspection by a member of the Council management team

- iv. an inspection and report from a turf professional (i.e. six monthly or yearly)
- c. An audit of infrastructure (such as irrigation, mowers, etc) should be performed to ensure the on-going quality of equipment used for maintenance
 - i. The quality of cut is determined by the quality of the mower so it is important that machinery is well maintained and upgraded, if necessary
 - ii. Irrigation infrastructure needs to be well maintained to ensure even coverage and reliability
 - iii. A plan and budget for equipment maintenance, upgrading and possibly sharing with other facilities should be established to ensure on-going quality sports field management

Appendix 4

People and Groups Consulted

Council Staff

Name	Position / Department
Jason Russell	Director Community Services
Geoff Rollinson	Director Infrastructure, Planning & Regulatory Services
Robyn Rudge	Director Community & Corporate Services
Nerida Dye	Manager Library, Arts & Culture
Roger Griffiths	Manager Economic Development
Brent Heitbaum	Manager Design & Assets
Hodi Beauliv	Manager Grants & Environment
Stephen Monk	Manager Planning
Daryl Haw	Manager Operations
Stuart Patterson	Community Planning Coordinator
John Fitzpatrick	Contracts Engineer
Katrina Thorne	Grants Assistant
Troy Burge	
Martin Duke	<i>former</i> Director Infrastructure, Planning & Regulatory Services

Kerang Groups and Other Stakeholders (concerning Atkinson Park)

Name	Position	Organisation
Dennis	Member	Kerang Fire Brigade
Brian Murphy	Member	Kerang Fire Brigade
Bill Wood	Member	Kerang Lions
Lindsay Maplestone	Member	Kerang Lions
Mike O'Meara	Member	Kerang Lions
Noel	Member	Kerang Lions
Rob Hampton	Member	Kerang RSL
Bruce Hughes	Member	Kerang RSL
Neil Phelan	Member	Kerang RSL
Phil Mathieson	Member	Kerang Rotary Club
Phil Price	Member	Kerang Rotary Club
Terry Ayres	Member	Kerang Rotary Club
Judy Guest	Member	Kerang Improvements Committee & Advancing Kerang
Adele Coleman	Member	Kerang Improvements Committee
Ollie Jane	Curator	Kerang Museum

Janet Hicks	Coordinator	Kerang Community Market
	Proprietor	Kerang Caravan & Tourist Park
Carol Burton	Committee	Kerang Community Market
Valerie Jeffreys	Member	Kerang U3A
Margaret Bradley	Member	Kerang U3A
Tim & Delphine Murphy	Residents	

Koondrook Recreation Reserve

Name	Position	Organisation
Mick Hollingworth	President	Koondrook Recreation Reserve CoM
Wes O'Neill	Member	Koondrook Recreation Reserve CoM
John Hill	Member	Koondrook Recreation Reserve CoM
Geoff Molin	Member	Koondrook Development Committee
Doug Matthews	Member	Barham Koondrook Men's Shed Inc
Doug Douthet	Member	Barham Koondrook Men's Shed Inc
Eric Lake	Member	Barham Koondrook Cricket Club
Oscar Aertssen	Councillor	Gannawarra Shire

Cohuna Recreation Reserve

Name	Position	Organisation
Vanessa Wight	President	Cohuna Recreation Reserve CoM & Cohuna Little Athletics Centre
Doug Hornsby	Member	Cohuna A. P. & H. Society
Graeme Peace	Member	Cohuna A. P. & H. Society
Gavin Hird	Member	Cohuna United Cricket Club
Geoff McIvor	Member	Cohuna Football Netball Club
Russell Murray	Member	Cohuna Football Netball Club
Katrina Robinson	Member	Cohuna Football Netball Club (netball section)
John Webb	Member	Cohuna Community Planning Group
Amy Treacy	Member	Cohuna Little Athletics Centre
Neville Goulding	Councillor	Gannawarra Shire

Leitchville Recreation Reserve

Name	Position	Organisation
Dawn Billman	President	Leitchville Recreation Reserve Complex Committee & Leitchville Planning Group
Jean Comello	Member	Leitchville Recreation Reserve Complex Committee
Aileen Brewer	Member	Leitchville Recreation Reserve Complex Committee

George Keath	Member	Leitchville Recreation Reserve Complex Committee
Robyn Gladman	Member	Leitchville Recreation Reserve Complex Committee
Karyn Hawken	Member	Leitchville Recreation Reserve Complex Committee
Brendon Mawken	President	Leitchville Gunbower Football Netball Club
Peter Behrens	Member	Leitchville Gunbower Football Netball Club
Ben Basile	Member	Leitchville Gunbower Football Netball Club
Alexia Stephens	Member	Leitchville Gunbower Football Netball Club
Jason Keath	Member	Leitchville Gunbower Cricket Club
Geoff Fry	Member	Leitchville Tennis Club
Geoff Bulman	Member	Leitchville Progress Association
Rosalia Scott	Member	Leitchville Planning Group
Maureen Vickers	Member	Leitchville Senior Citizen Group

Macorna Recreation Reserve

Name	Position	Organisation
Jason Angel	President	Macorna Recreation Reserve CoM & Mincha Cricket Club
Jo Bear	Secretary	Macorna Recreation Reserve CoM
Graeme Bear	Member	Macorna Recreation Reserve CoM
Andrew Jobling	Member	Macorna Recreation Reserve CoM
Craig McIntosh	Community Member	Groundskeeper
Greg Whinfield	Member	Macorna Football Netball Club
Cat Whinfield	Member	Macorna Football Netball Club & Social Club
Pat Quinn	Member	Macorna Football Netball Club & Community Planning Group
Hilary McIntosh	Member	Macorna Ladies Committee
Bev Scherr	Member	Macorna Pony Club
David Haines	Member	Macorna Pony Club
Ian Wishart	Community Member	
Matthew Pringle	Member	Tragowel Progress Association
Frank Kelly	Member	Tragowel Progress Association

Other Stakeholders

Name	Position	Organisation
Jacqueline Hibbert	Member	Red Hat Group & Kerang Probus
Mary Fenton	Member	Red Hat Group & Kerang Probus
Heather Mortlock	Member	Red Hat Group & Kerang Probus
Members of the Gannawarra Shire Youth Council		

Appendix 5

Atkinson Park Master Plan

Atkinson Park Master Plan (longer-term)

Appendix 6

Koondrook Recreation Reserve Master Plan

Appendix 7

Cohuna Recreation Reserve Master Plan

Appendix 8

Leitchville Recreation Reserve Master Plan

Appendix 9

Macorna Recreation Reserve Master Plan

Appendix 10

Summary of Public Exhibition Period and Community Feedback

Summary of Public Exhibition Period and Community Feedback

Public Exhibition Process

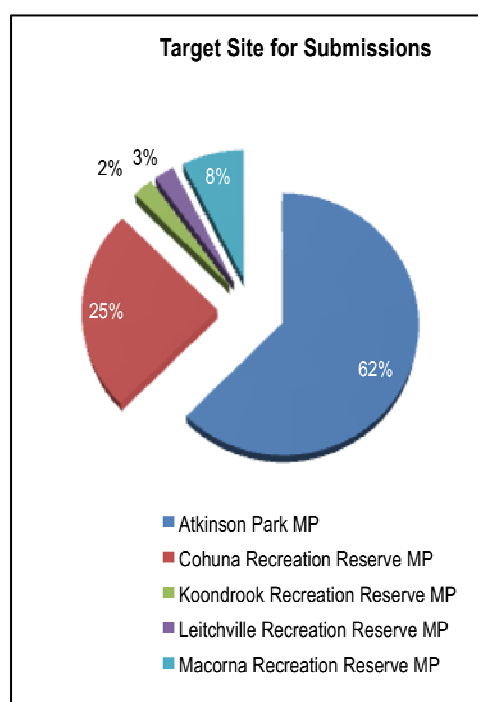
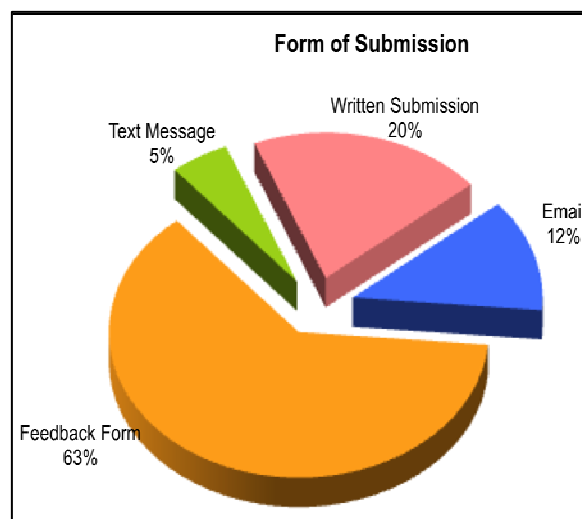
The draft master plans were approved by the Council to go onto public exhibition at its Council Meeting held 20th July 2011. The main purpose of the second round of community and stakeholder consultation was to seek stakeholder and broad community feedback on the draft master plans. The public exhibition process can be summarised as follows:

- The draft master plans and the study report were available for viewing at the following public facilities:
 - Kerang Shire Offices
 - Cohuna Shire Offices
- The draft master plans were also available for viewing and downloading from Council's website.
- The stakeholders and residents consulted during the study period were directly advised that the draft master plans and study report were on public exhibition and that feedback was encouraged.
- The *Northern Times* newspaper had a feature article concerning the master plans on the front page of its edition published on 2nd August 2011, including a full copy of the Atkinson Park Master Plan, and published a number of follow-up stories and articles relating to the Atkinson Park Master Plan.
- The *Cohuna Farmers Weekly* newspaper featured a front page story and the master plan image for the Cohuna Recreation Reserve Master Plan.
- The period during which Council would accept submissions concerning the master plans and the study report closed at 5pm, 7th September 2011.

Submissions Received

In all, 40 separate submissions were received in a variety of different formats (see left pie chart below). The right pie chart below shows that the Atkinson Park Master Plan received a majority of the submissions received (62%), followed by the Cohuna Recreation Reserve (25%).

The tables over the page provide a summary of the issues raised in the submissions and the subsequent assessment of these issues by Simon Leisure Consulting. Where there is a recommendation to amend the master plans, these changes have been incorporated into the final master plans attached to this report.



Atkinson Park Feedback

Subject	Suggestion	Assessment of Suggestion	Implication for draft Master Plan
CFA Track	<p>Division of park caused by sealed roadway should be addressed</p> <hr/> <p>Move fire brigade track</p>	<p>The options of removing and relocating the track or repositioning the track 10-20 metres southwards were investigated. Firstly, it was quickly confirmed that the track is still used for training and events by the CFA so has a place in the town. Secondly, the infrastructure associated with the facility (the track, the sub-surface water storage and pumping system, and the control tower) is all in good working order. To walk away from this asset and re-build it in another location would cost in the order of \$500,000. Repositioning the track a few metres southward will require the rebuilding of a new control tower and the installation of a new sub-subsurface water storage and pumping system, not to mention that the track would be required to extend out onto Riverwood Drive and would also have to encroach into the corner block of land which is owned by Coliban Water - this option is not a realistic option.</p> <p>As a result of the significant financial constraints associated with relocation of the fire track, the strategy to ameliorate the impact of the track on the park is to provide more defined crossing points with no fencing obstructions when the track is not in use.</p> <p>Notwithstanding the above, a second 'high-level' long-term master plan has been prepared showing the optimum location for a proposed new visitor information centre being in the vicinity of the northern end of the fire track to enable the centre to remain close the main car park and to integrate with the lake.</p>	<p>Recommended there be no change to the master plan</p> <p>Recommended that the 'high-level' long term master plan be included in the final study report to illustrate how the relocation southwards of the fire track will unduly impact upon Riverwood Drive and the Coliban Water land</p>
Drainage	Improve drainage for parking area south of the tennis clubhouse and hard courts	To be addressed during the detail design stage	Recommended there be no change to the master plan
Dump Point	Incorporate a dump point for caravans / recreation vehicles	<p>This is a good suggestion as the town does not have a Dump Point, and its location at Atkinson Park would be consistent with the park's status as the main stopover location for travelers.</p> <p>Council is currently undertaking a Shire-wide assessment of the optimal towns and specific locations to install Dump Points, and the decision as to whether a Dump Point should be located in Atkinson Park or its environs should be investigated as part of the Shire-wide assessment. An area of up to 30m x 20m would be required for the installation recommended by the Campervan Motorhome Club of Australia.</p>	Recommended there be no change to the master plan, but that a reference to the possible future installation of a Dump Point at Atkinson Park be included in the study report

Atkinson Park Feedback

Subject	Suggestion	Assessment of Suggestion	Implication for draft Master Plan
Exercise Equipment	Install an exercise area similar to Koondrook Riverside	There has been good community response to the type of equipment installed at Koondrook. The specific pieces and style of equipment should be further investigated when ready to purchase and install.	Recommended there be no change to the master plan
	Fitness pod should be clearly shown on plan and be suitable for adults and children	The specific location will be subject to the detail design stage	
	Incorporate exercise stations all the way along the walking track	Latest trends favour the consolidation of equipment in one location so groups can engage in circuit training.	
Information Centre	Incorporate an information centre	<p>There were several submitters suggesting that an information centre be installed within Atkinson Park. Such a project would need to be the subject of a detailed investigation not only from a design and locational perspective, but also from an operational feasibility perspective, and to assess what impact such a facility would have on the overall landscape amenity of the park.</p> <p>As indicated above in the summary on the 'CFA Track', a second 'high-level' long-term master plan has been prepared showing the optimum location for a proposed new visitor information centre.</p>	<p>Recommended there be no change to the master plan</p> <p>Recommended that the 'high-level' long term master plan be included in the final study report as an example showing how an information centre could be incorporated into the park</p>
Lighting	Extra lighting needs to be incorporated to improve security	<p>The master plan report recommends security lighting be installed along the car park path, i.e. between what is now the Rotary Club facilities and the Lions Club facilities. It is assumed that the proposed toilet and the picnic shelters will have lighting.</p> <p>To light additional paths will become expensive for likely marginal gain as most travelers who use the park in the evening would be doing so for a toilet and/or dinner stop and not to recreate. For events, temporary lighting should be 'bumped in'.</p>	Recommended there be no change to the master plan as the detail design phase will identify the best locations and design for park lighting
	Park needs more lighting, especially on walkways to encourage groups to use it for gatherings and meetings		
Mums & Bubs room	Incorporate a room for mums and bubs with facility for heating food	Such a facility should be incorporated into the design of the proposed new public toilets.	Recommended there be no change to the master plan
Parking	Reconsider proposed parking at the Museum as this area is needed for static displays and future developments.	An alternate turnaround option for vehicles accessing Museum Drive has been prepared for the plan and eliminates the impact on the tennis club car parking area. The specific location and design for formal car parking at the Museum will be investigated during the detail design phase of this project.	Recommended that the new turnaround configuration be incorporated into the amended master plan
	Widen museum drive to incorporate extra parking		
	Extend Bowling Club car park north east to the proposed track near F7	This proposal would significantly impact the symmetry of the RSL area and is not supported. Additional on-street parking is allowed for in the master plan in Riverwood Drv, or the Bowling Club could consider using part or all of the northwestern green which has been decommissioned.	Recommended there be no change to the master plan

Atkinson Park Feedback

Subject	Suggestion	Assessment of Suggestion	Implication for draft Master Plan
	F2 Trees shouldn't be removed to incorporate parking bays	The specific location and design for car parking along Museum Drv will be investigated during the detail design stage, however, the existing malaleuca trees are not considered to be of high horticultural value (some are in senescence) and could be replaced as part of any new works.	Recommended there be no change to the master plan
	F2 - Parking on both sides of the road is unnecessary		
Pedestrian Crossing	Construct pedestrian crossing to take visitors to main business centre	Information received from Council during the study indicated that VicRoads has previously refused any application to consider installing a pedestrian crossing in this location on the grounds of safety, as it is on the bend of the Murray Valley Highway.	Recommended there be no change to the master plan
	Unsafe pedestrian access to library and water tower	The master plan study report shows examples of how similar crossings at other locations have been made safer.	Recommended there be no change to the master plan
Rotunda/Soundshell	Incorporate a multi purpose rotunda / sound shell	There were several submitters suggesting that a sound shell (or similar) be installed in the park if the current low-level bandstand is to be replaced. Community support is high, so it is recommended that the master plan be amended to support the installation of a new formal performance space (e.g. a soundshell), but that Council initiate a more detailed assessment of the feasibility, design, and location for a new performance facility within the park. If a larger soundshell structure is supported, the optimal location is considered to be adjacent to the southern boundary of the western precinct.	Recommended that the master plan be amended to include a sound shell in the southern area of the western precinct
	Performance stage should not face north west	Agreed that a northwest orientation is not optimal. This location was proposed to maximise the audience capacity within the park for any new performance stage.	
Toilet Facilities	B3 would be a better place for the public toilets as it will be central to all facilities	The location of the public toilets was driven by the need to place them in a location that is convenient to the area of the park that is likely to attract the highest visitations, and secondly, ensure that buildings are generally consolidated where possible, rather than being spread throughout the park as single entities.	Recommended there be no change to the master plan
	New toilet block should have wheel chair access	Building regulations will require this.	
	Toilet block should not be near playground and bbq area - Move near B4	Disagree, public toilets are best located in convenient and high-use areas to minimise the likelihood of them attracting undesirable activities or uses.	

Atkinson Park Feedback

Subject	Suggestion	Assessment of Suggestion	Implication for draft Master Plan
Playground	Playground must be fenced	Disagree, in this particular setting. If park furniture (seats, bins, BBQs) and the public toilets are placed between the playground and the car park and the Highway (as per the master plan), then these facilities by virtue of their combined density should provide the necessary 'security barrier' to discourage children to venture northwards. This issue should be referred to stakeholders during the detail design stage.	Recommended there be no change to the master plan
	Playground should be big and appealing (Adventure playground)	Agree	
Other Suggestions	Extra picnic facilities in wetland area	Is worth considering, pending demand, but will require additional	Recommended there be no change to the master plan
	Provision of seating and statues	These are supported in the master plan	
	Sculptures and information boards	These are supported in the master plan	
	Keep the flag pole made and erected by John Dunstan	Agree, was not aware of the history. Recommend it be relocated to next to the proposed new sound shell.	Recommended that the master plan be amended to make reference to relocating the flagpole to the site of a new sound shell
	E5 The shelter is falling apart - investigate it's origins	Appears to have some history associated with it	Recommended there be no change to the master plan
	G1 Do not extend past the fence behind the museum	This issue should be referred to stakeholders during the detail design stage of the path.	
	New and existing tables and chairs need to be covered	Impractical to have all covered, however, agree that some could be strategically placed with trees to maximise natural shade opportunities.	
	More rubbish bins required	To be considered during the detail design stage.	
	New plantings should be native trees and shrubs only	Agree	
G3 develop as a native area - plants should be named and significance	This suggestion should be referred to the detail design stage.		
Weed control	Maintenance issue, not strategic		

Cohuna Recreation Reserve Feedback

Subject	Suggestion	Assessment of Suggestion	Implication for draft Master Plan
Clubrooms	Include the upgrade of the clubrooms on the plan	The master plan already refers to the upgrade and extension of the pavilion (C1 - C3).	Recommended there be no change to the master plan
Dump Point	Install a grey water dump site for caravan travelers	<p>This is a good suggestion as the town does not have a Dump Point. The reserve would be a good option as it has plenty of space.</p> <p>Council is currently undertaking a Shire-wide assessment of the optimal towns and specific locations to install Dump Points, and the decision as to whether a Dump Point should be located in Cohuna Recreation Reserve or its environs should be investigated as part of the Shire-wide assessment. An area of up to 30m x 20m would be required for the installation recommended by the Campervan Motorhome Club of Australia. A site near the public toilets adjacent to Cohuna Island Road should be considered as it will have direct access to sewerage and there is good provision for campervan parking in this area of the reserve.</p>	Recommended that the potential site option for a Dump Point at Cohuna Recreation Reserve be included in the master plan
Exercise Equipment	Install exercise equipment along the walking/jogging track	There has been good community response to fitness equipment installed at Koondrook. The specific location will be subject to the detail design stage of the path, however, latest trends favour the consolidation of equipment in one location so groups can engage in circuit training, e.g. the footballers and netballers.	Recommended that reference be included in the master plan to the possible installation of fitness equipment along the walking path or in the form of a fitness pod
Other Suggestions	Incorporate areas surrounding the fenced section of the Cohuna Recreation Reserve in the master plan	The areas outside of the fenced section of the reserve were not included in the scope of works of the study	Recommended there be no change to the master plan
	Relocate shot put area (D3) to another area, possibly between the pavilion and the long jump pits	The specific location of the shot put will be subject to the detail design stage.	Recommended that the master plan be amended to show a new indicative location for the shot put circle
	Relocate shot put circle to midway between D2 and D7		

Koondrook Recreation Reserve Feedback

Subject	Suggestion	Assessment of Suggestion	Implication for draft Master Plan
Other Activity	Incorporate community garden in the vacant land in front of the football oval	Could be an excellent community initiative to help social interaction among young people and older people. An alternate site has been recommended - adjacent to the Mens Shed, so that the community garden would be closer to services (water), security and support.	Recommended that the master plan be amended to include the possibility of a community garden being established adjacent to the Mens Shed

Leitchville Recreation Reserve Feedback

Subject	Suggestion	Assessment of Suggestion	Implication for draft Master Plan
Lighting	Install 100 lux floodlights rather than 50 lux	The Australian Standard for training lights for a competition classified as 'semi-professional' is minimum 50 lux up to 100 lux.	Recommended that the master plan be amended to make reference to "up to 100 lux"

Macorna Recreation Reserve Feedback

Subject	Suggestion	Assessment of Suggestion	Implication for draft Master Plan
Drainage	Overflow car park area needs better drainage	This requirement to be incorporated during the detail design stage.	Recommended there be no change to the master plan
Spectator Mound	Low spectator mound not needed	Not a critical project	Recommended that the master plan be amended to remove the project to form a spectator mound (A6)
Tanks	Rain water tank beside shed at netball court for netballers use	Can be included for this purpose	Recommended that the project be pursued by the Reserve Committee, however, that there be no change to the master plan due to the small scale of a new water tank on the plan
Equestrian Facilities	Concern expressed regarding the cross country course going passed the west side of the netball courts	It is understood that the Macorna Reserve Committee and the Macorna Pony Club have agreed to a new alignment for the cross country course subsequent to the master plan being placed on public exhibition which does not require it to pass by the netball courts.	Recommended that the master plan be amended to show the agreed new alignment of the cross country course
	Unsure about removal of trees which provide a wind break		

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