



CITY OF HOBART

# **AGENDA**

## **Parks and Recreation Committee Meeting**

### **Open Portion**

**Thursday, 6 June 2019**

**at 5:15 pm**

**Lady Osborne Room, Town Hall**

## THE MISSION

**Our mission is to ensure good governance of our capital City.**

## THE VALUES

**The Council is:**

<b>about people</b>	We value people – our community, our customers and colleagues.
<b>professional</b>	We take pride in our work.
<b>enterprising</b>	We look for ways to create value.
<b>responsive</b>	We're accessible and focused on service.
<b>inclusive</b>	We respect diversity in people and ideas.
<b>making a difference</b>	We recognise that everything we do shapes Hobart's future.

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## ORDER OF BUSINESS

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**Business listed on the agenda is to be conducted in the order in which it is set out, unless the committee by simple majority determines otherwise.**

### **APOLOGIES AND LEAVE OF ABSENCE**

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**Parks and Recreation Committee Meeting (Open Portion) held Thursday,  
6 June 2019 at 5:15 pm in the Lady Osborne Room, Town Hall.**

**COMMITTEE MEMBERS**

Briscoe (Chairman)  
Deputy Lord Mayor Burnet  
Thomas  
Ewin  
Sherlock

**Apologies:**

**Leave of Absence:**

Deputy Lord Mayor Councillor H Burnet.  
Councillor Z Sherlock.

**NON-MEMBERS**

Lord Mayor Reynolds  
Zucco  
Sexton  
Denison  
Harvey  
Behrakis  
Dutta

**1. CO-OPTION OF A COMMITTEE MEMBER IN THE EVENT OF A  
VACANCY**

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**2. CONFIRMATION OF MINUTES**

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The minutes of the Open Portion of the Parks and Recreation Committee meeting held on [Thursday, 9 May 2019](#), are submitted for confirming as an accurate record.

**3. CONSIDERATION OF SUPPLEMENTARY ITEMS**

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Ref: Part 2, Regulation 8(6) of the *Local Government (Meeting Procedures) Regulations 2015*.

**Recommendation**

That the Committee resolve to deal with any supplementary items not appearing on the agenda, as reported by the General Manager.



#### **4. INDICATIONS OF PECUNIARY AND CONFLICTS OF INTEREST**

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Ref: Part 2, Regulation 8(7) of the *Local Government (Meeting Procedures) Regulations 2015*.

Members of the Committee are requested to indicate where they may have any pecuniary or conflict of interest in respect to any matter appearing on the agenda, or any supplementary item to the agenda, which the Committee has resolved to deal with.

#### **5. TRANSFER OF AGENDA ITEMS**

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Regulation 15 of the *Local Government (Meeting Procedures) Regulations 2015*.

A Committee may close a part of a meeting to the public where a matter to be discussed falls within 15(2) of the above regulations.

In the event that the committee transfer an item to the closed portion, the reasons for doing so should be stated.

Are there any items which should be transferred from this agenda to the closed portion of the agenda, or from the closed to the open portion of the agenda?

## **6. REPORTS**

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### **6.1 Trans and Gender Diverse Posters in Public Convenience Facilities File Ref: F19/63097**

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Report of the Program Leader Recreation and Projects, the Manager  
Parks and Recreation and the Director City Amenity of 30 May 2019.

Delegation: Council

**REPORT TITLE: TRANS AND GENDER DIVERSE POSTERS IN PUBLIC CONVENIENCE FACILITIES**

**REPORT PROVIDED BY:** Program Leader Recreation and Projects  
Manager Parks and Recreation  
Director City Amenity

**1. Report Purpose and Community Benefit**

- 1.1. The purpose of this report is to address a notice of motion considered at the Council meeting held on 20 May 2019 concerning the display of Trans and Gender diverse posters in public toilet facilities managed by the City.

**2. Report Summary**

- 2.1. A notice of motion was tabled at the Council meeting held on 20 May 2019 concerning the potential to display Trans and Gender diverse posters in public toilets managed by the City.

- 2.2. The Council resolved that it

*...promote its Community Safety Commitment to community inclusion through the display of trans and gender diverse posters in the City's public convenience facilities, as part of its current public facilities safety information program, with the wording and content of the posters being developed in collaboration with relevant organisations, such as Working it Out and Transforming Tasmania*

- 2.3. The City provides facilities for the display of health and information posters in both cubicles and on walls next to basins within a number of public toilet facilities. This initiative involves the City partnering with a number of relevant organisations, that sees posters displayed for periods throughout the year.

- 2.4. This promotion program will now include the display of Trans and Gender diverse posters.

- 2.5. The Council further resolved:

*A further report be provided in relation to installing the posters within the City's public convenience facilities on a more permanent basis.*

- 2.6. To ensure a variety of promotional programs are available to be displayed throughout the year and noting no other initiatives have permanent displays, it is proposed that permanent displays of the posters not be recommended.

### 3. **Recommendation**

***That Trans and Gender diverse posters not be displayed on a permanent basis, however be included on an annual program of display in the City's public toilets.***

### 4. **Background**

- 4.1. A notice of motion tabled at the Council meeting held on 20 May 2019 proposed a motion as follows:

*'Motion*

*Part A*

*That the City of Hobart promote its Community Safety Commitment to community inclusion through the display of trans and gender diverse posters in the City's public convenience facilities, as part of its current public facilities safety information program, with the wording and content of the posters being develop in collaboration with relevant organisations, such as Working it Out and Transforming Tasmania.*

*Part B*

*A further report be provided in relation to installing the posters within the City's public convenience facilities on a more permanent basis'.*

- 4.2. It is noted that the posters will be progressed on a temporary basis as per Part A of the motion and to that end some design work has already commenced.

When a poster has been designed and finalised, with appropriate consultation with groups such as Working it Out and Transforming Tasmania, they will be displayed within the facilities in accordance with the schedule.

- 4.3. This report aims to address Part B of the motion, which is to consider a more permanent display of the posters within public conveniences.
- 4.4. The ultimate aim of providing posters is to attempt to break down barriers in the Trans and Gender-Diverse community on making the use of public convenience a more comfortable experience.
- 4.5. A further aim is to educate the general community on the requirements of the gender diverse population and their rights in using public convenience facilities.

- 4.6. There are multiple poster frames located in 10 different public convenience facilities across the City.
- 4.7. It is noted that a number of frames have been damaged with a commitment to have these repaired and reinstated in the near future.
- 4.8. It is noted that the frames are utilised for a variety of community health and safety initiatives such as safe sex promotions, prostate cancer awareness, prevention of STI's as well as an upcoming promotion for Bowel Cancer Awareness.
- 4.9. It is considered appropriate that the city continue to promote a range of public health messages within its facilities.
- 4.10. The potential for display of posters on cubicles or toilet walls, outside of the frames has also been considered and it's recommended that this also not be pursued. The City's facilities currently do not have any permanent promotional signage and it is considered allowing this may set a precedent with other organisations or initiatives to also seek such permanent access to these facilities.
- 4.11. It is on these grounds that it is recommended that the permanent display of Trans and Gender Diverse posters is not supported, however it is recommended that the posters are displayed on at least an annual basis, together with other promotions.
- 4.12. It is considered by not having the posters displayed permanently will also keep the message fresh and will better increase awareness by having it change.

## **5. Proposal and Implementation**

- 5.1. It is proposed that Trans and Gender Diverse posters be displayed as soon as practical as part of the City's safety information program within public convenience facilities with poster frames.
- 5.2. An annual booking for the ongoing display of the posters be included as part of the City's information provision in public toilets.

## **6. Strategic Planning and Policy Considerations**

- 6.1. The initiative is supported in the 2015-2025 Capital City Strategic Plan:  
Strategic Objective 4.4  
Community Diversity is encouraged and celebrated  
4.4.2 – Support the Gay, Lesbian, Bisexual, Transgender and Intersex community to participate fully in community life.

## **7. Financial Implications**

- 7.1. Funding Source and Impact on Current Year Operating Result
  - 7.1.1. Only minor operational costs will be incurred.

**8. Social and Customer Considerations**

- 8.1. With the recent changes to State legislation around birth certificates it is considered appropriate and positive that the City should encourage promotion of the rights of the Trans and Gender diverse population.

**9. Marketing and Media**

- 9.1. It is considered that there may be positive media opportunities as a result of this initiative.

**10. Community and Stakeholder Engagement**

- 10.1. There has been liaison with the group Working it Out who is assisting with development of the posters.
- 10.2. The City's Community Development Officer has been consulted in the development of this report.

**11. Delegation**

- 11.1. The matter is delegated to the Council.

*As signatory to this report, I certify that, pursuant to Section 55(1) of the Local Government Act 1993, I hold no interest, as referred to in Section 49 of the Local Government Act 1993, in matters contained in this report.*

Shannon Avery  
**PROGRAM LEADER RECREATION  
AND PROJECTS**

Lee Farnhill  
**MANAGER PARKS AND RECREATION**

Glenn Doyle  
**DIRECTOR CITY AMENITY**

Date: 30 May 2019  
File Reference: F19/63097

**6.2 Trial Installation of a Sanitary Product Vending Machine**  
**File Ref: F19/63471**

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Report of the Parks Projects Officer, the Manager Parks and Recreation  
and the Director City Amenity of 30 May 2019.

Delegation: Council

**REPORT TITLE: TRIAL INSTALLATION OF A SANITARY PRODUCT VENDING MACHINE****REPORT PROVIDED BY:** Parks Projects Officer  
Manager Parks and Recreation  
Director City Amenity**1. Report Purpose and Community Benefit**

- 1.1. The purpose of this report is to respond to a Council decision to investigate the potential for a trial of the provision of free sanitary items in the City's public toilet facilities.

**2. Report Summary**

- 2.1. The Council, at its meeting held on 15 April 2019, resolved to the following:

- That*
1. *Officers produce a report into the provision of sanitary product vending machines in Council maintained bathrooms.*
    - (i). *The report include a strategy for a trial, which includes consultation with potential partners and stakeholders, to be implemented as soon as practicable.*
  2. *The Council undertake the scheduled reviewed of the Public Toilet Strategy.*
  3. *Hobart City Council acknowledges the reality of period poverty; that it negatively impacts on the ability of some of our community's vulnerable and marginalised people to participate in work, study and community life, and in doing so, the Council write to the State and Federal governments to lobby for the provision of menstrual products in all public schools.*

- 2.2. The only current free vending machines within Australia are provided through a charity organisation called Share the Dignity, which distribute period packs through Pinkbox Vending Machines. Two free Pinkbox Vending Machines have been identified in Hobart with none located in public toilet facilities.
- 2.3. Kemp Street public toilets has been identified as a preferred location for the trial of a Pinkbox Vending Machine due to its high visitation, usage and the City's ability to minimise vandalism.
- 2.4. A trial of three months is considered a reasonable amount of time to measure usage, location, cost impact and viability of Pinkbox Vending Machines.



- 2.5. It is proposed that the City also promote, as an alternative, the availability of free menstrual cups through the not-for-profit organisation StopPeriodPoverty.org.

The products are offered for free, with a \$10 postage charge.

- 2.5.1. The personal preference of feminine hygiene products warrants the City promoting free alternatives, like this initiative.

### **3. Recommendation**

*That:*

1. ***The Council support a three month trial of the provision of free sanitary items in the Kemp Street public female toilets, through the installation of a Pinkbox Vending Machine.***
  - (i) ***The organisation Share the Dignity be engaged to provide, install and manage the Pinkbox Vending Machine during the trial period and to provide the City with usage data for consideration.***
  - (ii) ***The cost of the trial program, estimated at \$11,500 be funded from the City Amenity Divisional Budget function.***
  - (iii) ***A further report will be provided at the end of the trial to consider the future of this type of program***
2. ***The City also promote, as an alternative option, the availability of free menstrual cups through the not-for-profit organisation StopPeriodPoverty.org***
3. ***The Council write to the State and the Federal governments to lobby for the provision of menstrual products in all Tasmanian public schools.***

### **4. Background**

- 4.1. At the Council meeting held on 15 April 2019, the following resolution was passed supporting a trial to provide free sanitary products in public toilets:

*That* 1. *Officers produce a report into the provision of sanitary product vending machines in Council maintained bathrooms.*

- (i). *The report include a strategy for a trial, which includes consultation with potential partners and stakeholders, to be implemented as soon as practicable.*

2. *The Council undertake the scheduled reviewed of the Public Toilet Strategy.*
  3. *Hobart City Council acknowledges the reality of period poverty; that it negatively impacts on the ability of some of our community's vulnerable and marginalised people to participate in work, study and community life, and in doing so, the Council write to the State and Federal governments to lobby for the provision of menstrual products in all public schools.*
- 4.2. The provision of sanitary items in public facilities delivers a corporate social responsibility that means that girls and women have the confidence and privacy to access sanitary products when they need it most.
  - 4.3. The only currently free vending machines within Australia are provided through a charity organisation called [Share the Dignity](#), which distribute period packs through Pinkbox Vending Machines.



- 4.4. Two free Pinkbox Vending Machines currently exist in Hobart, being Colony 47 and Hobart Women's Shelter.

There are no examples where dignity packs are available in public toilets in Tasmania.

Initiating a trial in public toilets in Hobart would ensure that vulnerable girls and women can access needed products easily and simply.

- 4.5. Kemp Street public toilets have been identified as the preferred location for a trial of Pinkbox vending machines.

The facility receives high visitation and usage particularly by the homeless community and the younger lower socio economic demographic.

Given the high usage, the Kemp Street public toilets are serviced more regularly than some of the more outlying, less patronised public toilets.

- 4.6. Installing a Pinkbox Vending Machine in public toilet facilities exposes the machines to vandalism or misuse.

Each Pinkbox Vending Machine is therefore programmed with a delivery delay of 10 minutes to ensure that no period packs are wasted.

The security of Kemp Street public toilets is monitored through externally located surveillance cameras which will help to assist with vandalism prevention.

- 4.7. A trial of three months is considered a reasonable amount of time to measure the usage, location, cost impact and viability of the Pinkbox Vending Machines.
- 4.8. It is proposed that the City also promote, as an alternative, the availability of free menstrual cups through the not-for-profit organisation [StopPeriodPoverty.org](http://StopPeriodPoverty.org).

The products are offered for free, with a \$10 postage charge.

[StopPeriodPoverty.org](http://StopPeriodPoverty.org)



- 4.8.1. The personal preference of feminine hygiene products warrants the City promoting free alternatives, like this initiative.
- 4.9. In acknowledging the reality of period poverty, including young school age girls it is proposed that the Council write to the State and Federal governments to lobby for the provision of menstrual products in all Tasmanian public schools.

## 5. Proposal and Implementation

- 5.1. It is proposed to install one Pinkbox Vending Machine in female amenities at Kemp Street for a period of three months.
- 5.2. It is further proposed that the organisation Share the Dignity be engaged to provide, install and manage the Pinkbox Vending Machines during their trial and to provide the City with usage data for consideration.

- 5.3. It is further proposed that the City also promote, as an alternative, the availability of free menstrual cups through the not-for-profit organisation StopPeriodPoverty.org.
- 5.4. It is proposed that the Council write to the State and Federal governments to lobby for the provision of menstrual products in all Tasmanian public schools.

## **6. Strategic Planning and Policy Considerations**

- 6.1. The proposal aligns with the Capital City Strategic Plan 2015-2025:

Strategic Objective 4.3 'Build community resilience public health and safety'

- 4.3.1 Build capacity and resilience so the community is prepared for emergency situations*
- 4.3.5 Protect and improve public and environmental health outcomes*
- 4.3.8 Engage and support the community to address safety and social issues within the night-time economy*

## **7. Financial Implications**

- 7.1. Funding Source and Impact on Current Year Operating Result

- 7.1.1. A single Pinkbox Vending Machine cost \$9,000 to purchase, build and install. Each machine holds 75 packs and has a 10 minute dispensing delay to prevent waste. Each pack cost \$2.50. A total of \$187.50 is required to fill a single machine.

To fill each machine with 75 packs each week for a period of 12 weeks totals \$2,250.

One Pinkbox Vending Machines - \$9,000

One full refill x 75 packs for 12 weeks - \$2,500

Total cost of trial – approximately \$11,500

- 7.1.2. Funding for the trial is available from the City Amenity Divisional Budget functions.

- 7.2. Impact on Future Years' Financial Result

- 7.2.1. To be determined following outcome of initial trial.

- 7.3. Asset Related Implications

- 7.3.1. Pinkbox Vending machines are maintained by Share the Dignity Organisation

**8. Social and Customer Considerations**

- 8.1. The provision of a sanitary items in public facilities delivers a corporate social responsibility that means that girls and women have the confidence and privacy to access sanitary products when they need it most.
- 8.2. Kemp Street public toilets have been identified as the preferred location for a trial of Pinkbox vending machines. The facility receives high visitation and usage in the city particularly by the homeless community and the younger lower socio economic demographic.

**9. Marketing and Media**

- 9.1. The trial of free sanitary items in public toilets is a state first and would be promoted through the City's Facebook page and media release to raise awareness.

**10. Community and Stakeholder Engagement**

- 10.1. Promotion of the trial will include targeted awareness through the City's network of social welfare partners.

**11. Delegation**

- 11.1. The matter is delegated to the Council.

*As signatory to this report, I certify that, pursuant to Section 55(1) of the Local Government Act 1993, I hold no interest, as referred to in Section 49 of the Local Government Act 1993, in matters contained in this report.*

Kellie Williams  
**PARKS PROJECTS OFFICER**

Lee Farnhill  
**MANAGER PARKS AND RECREATION**

Glenn Doyle  
**DIRECTOR CITY AMENITY**

Date: 30 May 2019  
File Reference: F19/63471

**6.3 Long Beach Reserve, Lower Sandy Bay - Draft Concept Plans - New  
Replacement Public Toilet Facilities  
File Ref: F19/65415**

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Report of the Capital Works Officer, the Manager Parks and Recreation  
and the Director City Amenity of 30 May 2019 and attachment.

Delegation: Council

**REPORT TITLE: LONG BEACH RESERVE, LOWER SANDY BAY -  
DRAFT CONCEPT PLANS - NEW REPLACEMENT  
PUBLIC TOILET FACILITIES**

**REPORT PROVIDED BY:** Capital Works Officer  
Manager Parks and Recreation  
Director City Amenity

**1. Report Purpose and Community Benefit**

- 1.1. The purpose of this report is to seek endorsement of the concepts plans for the replacement of the Long Beach Reserve Public Toilets, Lower Sandy Bay to enable full community consultation to be progressed.
- 1.2. The Long Beach Public Toilets are heavily utilised and in need of replacement.

**2. Report Summary**

- 2.1. The City has a budget allocation in the 2019-20 financial year to renew the Long Beach Reserve Public Toilets
- 2.2. A concept design (refer **Attachment A**) has been developed with preliminary engagement undertaken with surrounding residents and key stakeholders resulting in positive feedback being received.
- 2.3. It is proposed that the concept design be the subject of a public consultation program to establish wider community feedback on the design developed.
- 2.4. A further report will then be provided seeking the Council's endorsement of the final plans to allow a development application to be lodged.

**3. Recommendation**

***That:***

- 1. The Council endorse the concept plans, marked as Attachment A to the report, for the development of new replacement public toilets at Long Beach Reserve, Lower Sandy Bay to enable wider community engagement to be undertaken.***
- 2. A further report be provided following the community engagement seeking the Council's endorsement of the final plans to allow a development application to be lodged.***

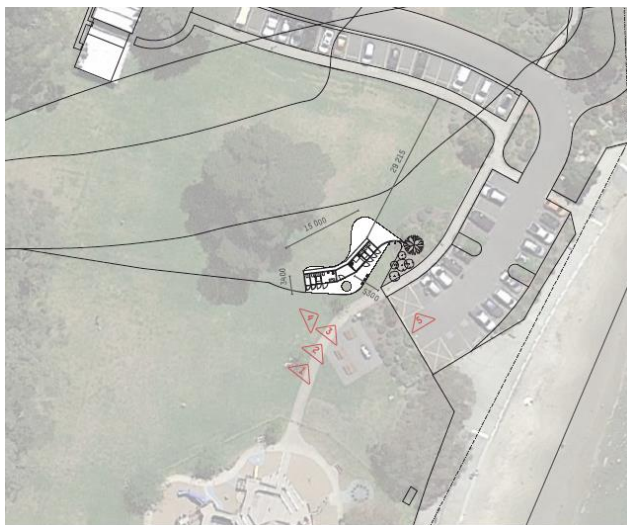
#### 4. Background

- 4.1. In line with the City's 10 year Public Toilet Strategy the existing Long Beach Reserve Public Toilets are due for renewal in the 2019-20 financial year
- 4.2. The Long Beach facilities are heavily utilised (a longer term average of 1,400 visitations per week, with peaks of up to 3,500 per week) and outdated that do not meet current standards.
- 4.3. Work was undertaken to develop a concept plan (refer **Attachment A**) for the replacement toilet, suitable for the Long Beach Reserve precinct that included reviewing the siting of the toilets.



*Concept image*

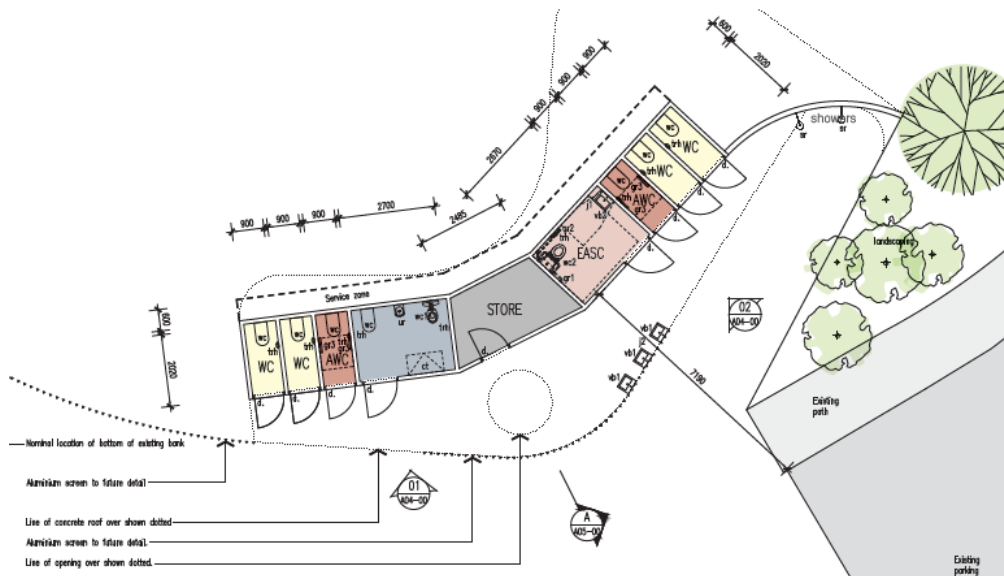
- 4.4. Following preliminary engagement with surrounding residents and key stakeholders, the relocation of the toilets closer to the playground and Long Beach was identified as preferred, to improve access and line of sight for beach and playground users.



*Proposed location closer to the playground*

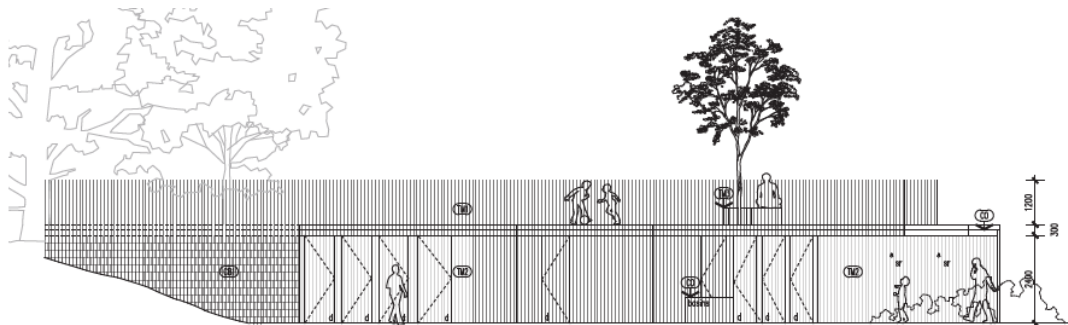


- 4.5. The concept design recognises the high visitation to the area providing 8 unisex toilets, including ambulant, equal access and parenting facilities.



*Proposed configuration*

- 4.6. The design concept further proposes a roof top area, taking advantage of the embankment to allow further enjoyment of the area.



- 4.7. With the development of the new public toilet facilities, the existing facility (that also includes storage capacity for the City's Parks operational requirements) will be reviewed with the intent to remove the structures to allow that area to be returned for park use.

## 5. Proposal and Implementation

- 5.1. It is proposed that the concept design be endorsed to enable a comprehensive community consultation program to be undertaken.
- 5.1.1. This will be implemented by way of the City's YourSay page, on site listening posts and the City's Facebook page
- 5.2. Once the community consultation has concluded, a further report will be provided seeking the Council's endorsement of the final plans to allow a development application to be lodged.

**6. Strategic Planning and Policy Considerations**

- 6.1. The proposal aligns with the City's 10 Year Public Toilet Strategy 201-2025
- 6.2. The Public Convenience Strategy aligns to the 2015-2025 Capital City Strategic Plan in a number of ways including:

*Strategic Objective 1.4 – An enriched visitor experience*

*1.4.1 Ensure Council owned assets reflect visitor requirements.*

**7. Financial Implications**

- 7.1. Funding Source and Impact on Current Year Operating Result
  - 7.1.1. No impact to current years funding
- 7.2. Impact on Future Years' Financial Result
  - 7.2.1. Funding is allocated in the 2019-20 financial year of \$600,000.00 to implement the final design with a Quantity Survey(QS) of the design indicating it can be developed within budget.
- 7.3. Asset Related Implications
  - 7.3.1. An upgraded asset works to improve the amenity and safety of the facilities and also sees a reduction in vandalism and ongoing maintenance costs.
  - 7.3.2. The replacement facilities will bring the public toilets up to contemporary community standards and expectations.

**8. Legal, Risk and Legislative Considerations**

- 8.1. New facilities are designed to counter antisocial behaviour including issues with encroachment, lighting and amenity that also meet DDA compliance requirements.

**9. Social and Customer Considerations**

- 9.1. The proposed concept meets the contemporary public expectations both of locals and visitors.

**10. Community and Stakeholder Engagement**

- 10.1. Preliminary consultation has been undertaken of the surrounding area of residents and user stakeholders
  - 10.1.1. A letter was sent to the surrounding residents directly affected by the proposed development and to the key stakeholders and users of the area, being Sandy Bay Regatta Association, Sandy Bay Sailing Club, Seagrass Restaurant and the Hobart Twilight Market.

10.1.2. One long term resident of Long Point Road (directly adjoining the playground) has indicated her strong support of the proposal to bring the toilets be closer to the playground.

10.1.3. The operators of the Hobart Twilight Market, a regular user and promoter of Long Beach reserve as a destination, are very pleased to see this proposal.

Operating at Long Beach since October 2014, they report having received regular questions from stallholders and market patrons about the toilets and if there were any plans of an upgrade in the future.

10.1.4. Sandy Bay Sailing Club forwarded their support of the concept proposal.

10.2. It is proposed that the City undertake wider community consultation via:

10.2.1. The City's YourSay page.

10.2.2. On site listening Posts.

10.2.3. On the City's Facebook Page.

## 11. Delegation

11.1. The matter is delegated to the Council.

*As signatory to this report, I certify that, pursuant to Section 55(1) of the Local Government Act 1993, I hold no interest, as referred to in Section 49 of the Local Government Act 1993, in matters contained in this report.*



Simon Munn  
**CAPITAL WORKS OFFICER**



Lee Farnhill  
**MANAGER PARKS AND RECREATION**



Glenn Doyle  
**DIRECTOR CITY AMENITY**

Date: 30 May 2019  
File Reference: F19/65415

Attachment A: Long Beach Reserve Public Toilets Concept Design ↴



LONG BEACH AMENITIES

Hobart City Council  
Client Meeting 04  
Wednesday 11th July 2018

45 Goulburn Street Hobart Tas 7000  
T 61 3 6231 2923  
daniel@prestonlane.com.au



LONG BEACH AMENITIES

Client Meeting 04



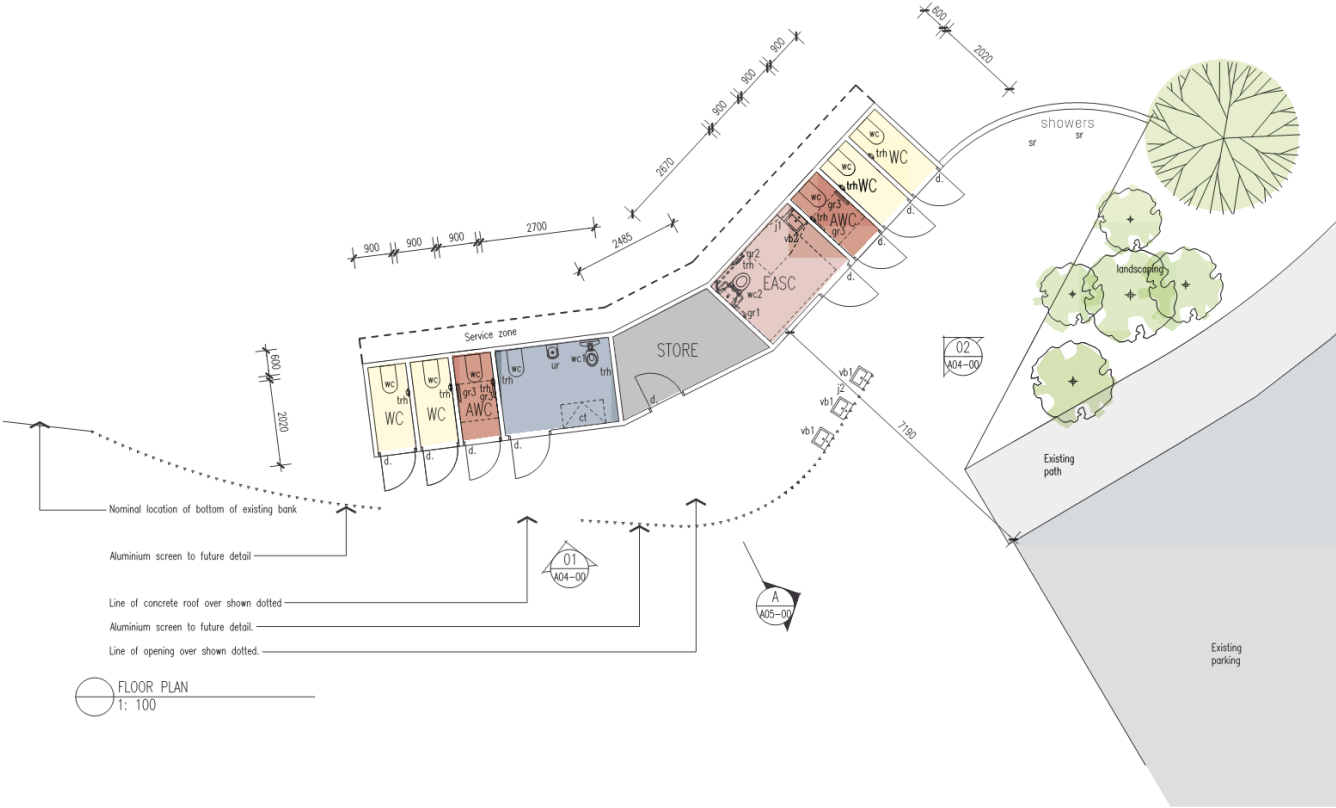
Aerial site plan  
1: 500



LONG BEACH AMENITIES

Client Meeting 04  
Floor Plan  
1: 100

- LEGEND
- Sanitary compartment
  - Ambulant sanitary compartment
  - Equal access sanitary compartment
  - Parenting room
  - Store room
  - Car park



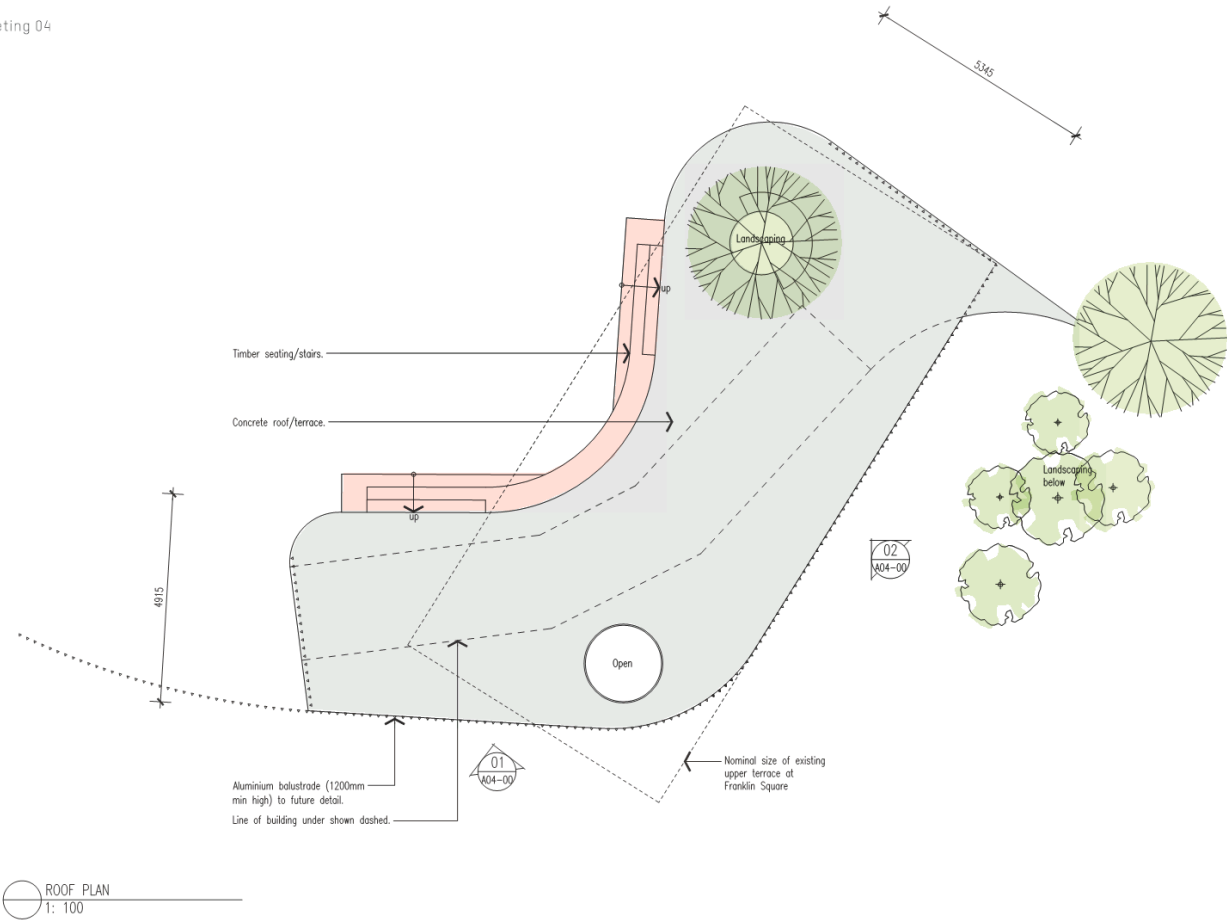


LONG BEACH AMENITIES

Client Meeting 04  
Roof Plan  
1: 100

LEGEND

- Timber seating/stairs
- Trafficable roof



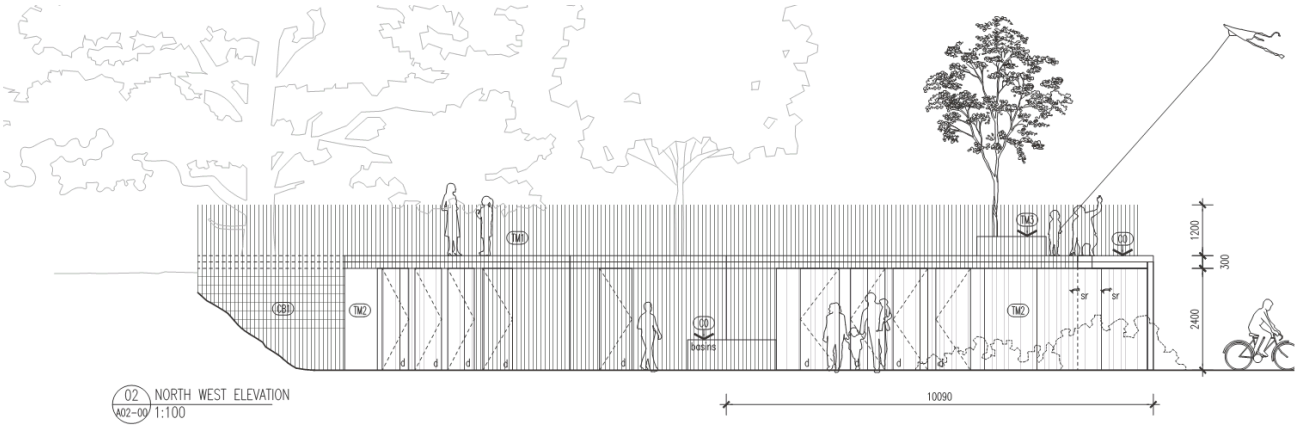
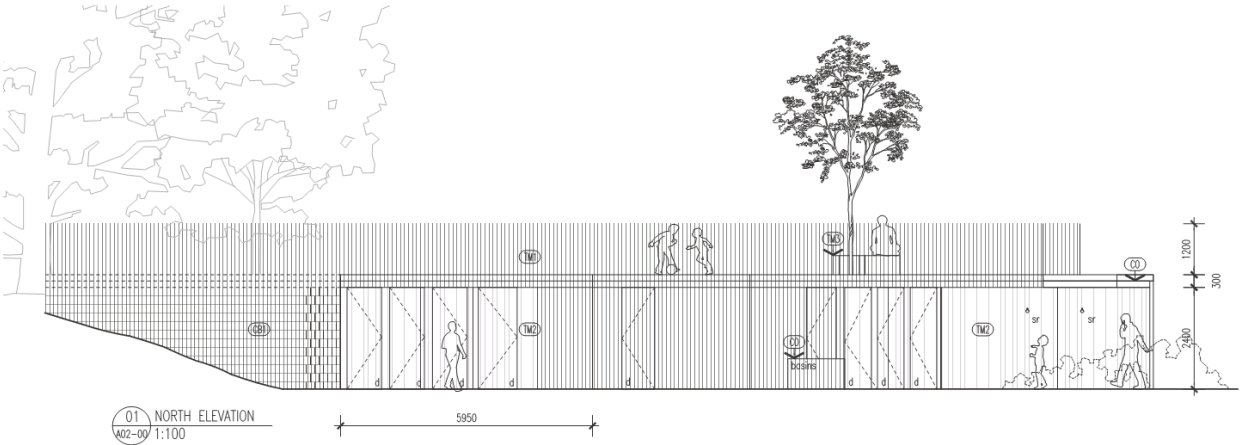
ROOF PLAN  
1: 100

Preston  
Lane

LONG BEACH AMENITIES

Client Meeting 04  
Elevations  
1: 100

- FINISHES
- (TM1) Triangular aluminium 60 mm battens @ 100 c/s. Colour to future selection.
  - (TM2) Timber 35 mm battens @ 100 c/s.
  - (TM3) Timber decking
  - (CB1) Concrete block
  - (CO) Concrete
  - sr shower rose
  - vb1 vanity basin
  - d door

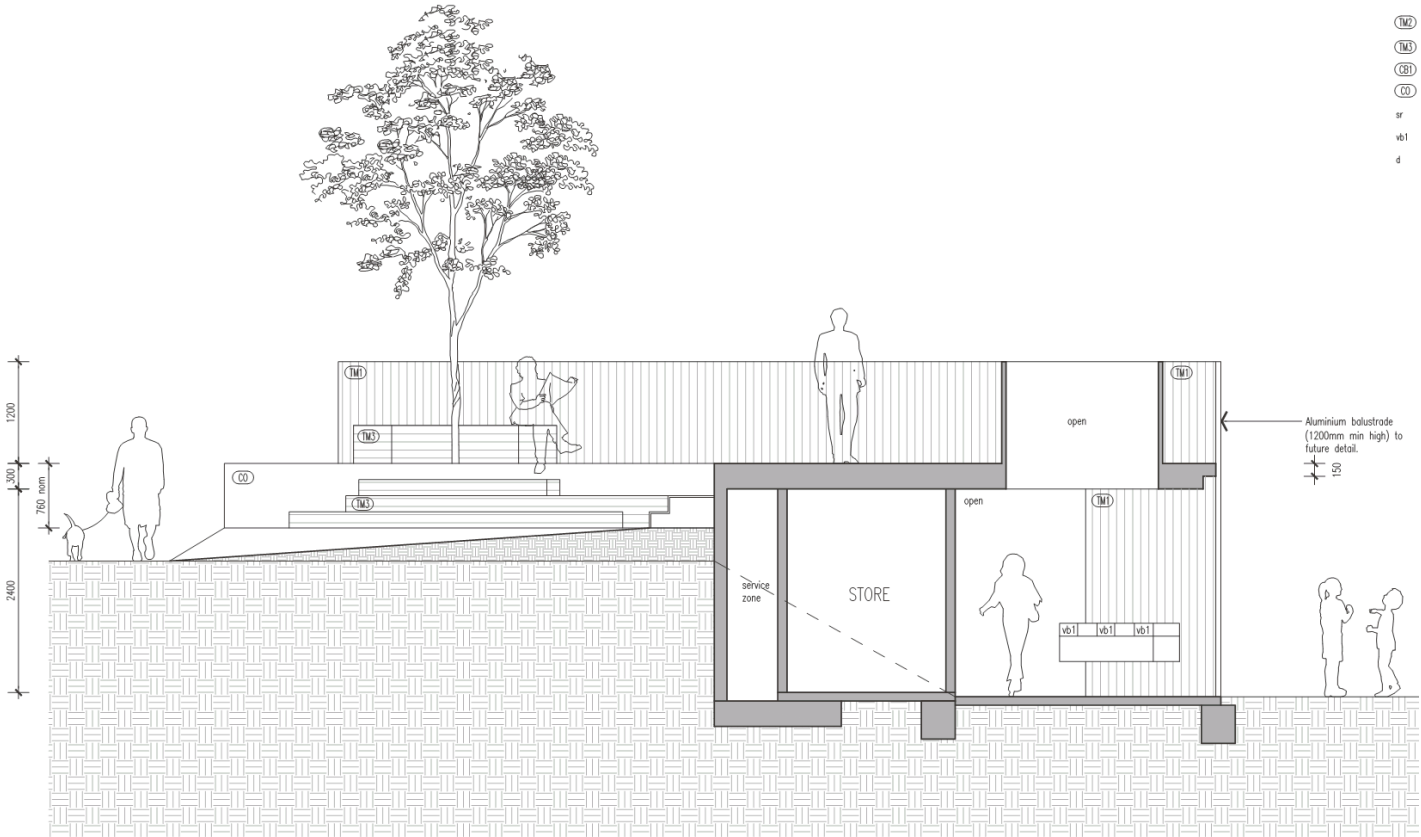






LONG BEACH AMENITIES

Client Meeting 04  
Section  
1: 50



- FINISHES
- (TM1) Triangular aluminium 60 mm battens @ 100 c/s. Colour to future selection.
  - (TM2) Timber 35 mm battens @ 100 c/s.
  - (TM3) Timber decking
  - (CB1) Concrete block
  - (CO) Concrete
  - sr shower rose
  - vb1 vanity basin
  - d door

A SECTION A  
102-00 1: 50



LONG BEACH AMENITIES

Client Meeting 04  
Artist impression



CONTEXT VIEW 1



LONG BEACH AMENITIES

Client Meeting 04  
Artist impression



CONTEXT VIEW 2



LONG BEACH AMENITIES

Client Meeting 04  
Artist impression



CONTEXT VIEW 3





LONG BEACH AMENITIES

Client Meeting 04  
Artist impression



CONTEXT VIEW 4



LONG BEACH AMENITIES

Client Meeting 04  
Artist impression



CONTEXT VIEW 5

**6.4 Franklin Square Amenities Building - Proposal to Install Luggage Lockers**  
**File Ref: F19/65613**

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Report of the Capital Works Officer, the Manager Parks and Recreation and the Director City Amenity of 30 May 2019.

Delegation: Council

**REPORT TITLE: FRANKLIN SQUARE AMENITIES BUILDING -  
PROPOSAL TO INSTALL LUGGAGE LOCKERS****REPORT PROVIDED BY:** Capital Works Officer  
Manager Parks and Recreation  
Director City Amenity**1. Report Purpose and Community Benefit**

- 1.1. The purpose of this report is to consider the options of providing luggage lockers for the travelling public.

**2. Report Summary**

- 2.1. The Tasmanian Travel & Information Centre receive multiple enquires on a daily basis as to where tourist can store their baggage whilst visiting Hobart, as there are currently no public options for tourists to store bags and luggage as they explore the City of Hobart.
- 2.2. Investigations have been undertaken for options for the City to provide this service to tourists.
- 2.3. Various options have been identified and this report proposes a partnership with a luggage locker provider be negotiated to enable facilities to be provided at Franklin Square.

**3. Recommendation*****That:***

1. ***The proposal to provide luggage lockers for the travelling public be endorsed.***
2. ***Approval be provided for the General Manager to enter negotiations with 'ezy Lockers' for a partnership facilitating the provision of lockers at Franklin Square on a revenue sharing arrangement.***

**4. Background**

- 4.1. There is currently no public opportunity within Hobart for tourists to store (short term) luggage or bags.
- 4.2. The Tasmanian Travel & Information Centre receive multiple enquires on a daily basis as to where tourist can store their bags whilst exploring Hobart.
- 4.3. Research has been undertaken by officers for options for the placement of luggage lockers within Hobart.



- 4.4. The City's Doone Kennedy Hobart Aquatic Centre (DKHAC) has an arrangement with works with a company called 'ezy Lockers' that has been run successfully for a number of years. Ezy Lockers also provide luggage locker services and currently run the Adelaide bus station service.



*Sample image of luggage lockers (The City's model may vary)*

## 5. Proposal and Implementation

- 5.1. Three options for the provision of lockers have been identified:
- 5.1.1. The first would be a partnership with a bus operator or other business to purchase, manage and provide lockers with shared costs.
  - 5.1.2. The next would involve the City allocating capital funding for the outright purchase lockers that would involve funding for a preferred location, security system and locker purchase.  
  
This is estimated cost would be in the order of \$220,000 with ongoing maintenance and service costs.
  - 5.1.3. The last option would involve the City entering into an arrangement with 'ezy Lockers' for a potential partnership which would involve no capital funding for the purchase or maintenance of lockers as this service is provided by the company for a percentage revenue split of the hire fee.

This arrangement is in place at the DKHAC.

Capital funding would be required to provide a suitable location for the installation of the lockers that is estimated to be \$130,000.

- 5.2. The unused section of the building accommodating the Franklin Square public toilets has been identified as appropriate to accommodate the lockers.

5.2.1. This location is close to the Sky Bus drop point and the Tasmanian Travel & Information Centre.

5.2.2. There would be cost involved to remodel the space to make it suitable and accessible to accommodate lockers.

## **6. Strategic Planning and Policy Considerations**

- 6.1. The proposal aligns with the Capital City Strategic Plan 2015- 2025:

*Strategic Objective 1.4 An enriched visitor experience*

*1.4.1 Ensure Council owned assets reflect visitor requirements*

*1.4.2 Engage and continue to work with the tourism sector*

*Strategic Objective 2.1 a fully accessible and connected city environment*

*2.1.5 Identify and implement measures to support the use of public transport*

## **7. Financial Implications**

- 7.1. Funding Source and Impact on Current Year Operating Result

7.1.1. Any minor recurrent operational costs are anticipated to be offset by the shared revenue arrangement proposed to be negotiated.

- 7.2. Impact on Future Years' Financial Result

7.2.1. Capital funding of \$130,000 would need to be allocated in the City's future 10 Year Capital Works Program as no current allocation is available.

- 7.3. Asset Related Implications

7.3.1. A currently unused space owned by the City would be remodelled for this public use.

## **8. Legal, Risk and Legislative Considerations**

- 8.1. It has been nationally identified that luggage lockers present a potential security risk. Accordingly the installation of CCTV and other passive security measures will be considered in developing the locker storage space.

- 8.1.1. However, most other Capital cities have luggage lockers located at high use locations.

**9. Social and Customer Considerations**

- 9.1. The City would provide a service that most other Capital cities have available for visiting tourists

**10. Delegation**

- 10.1. The matter is for the Council to determine.

*As signatory to this report, I certify that, pursuant to Section 55(1) of the Local Government Act 1993, I hold no interest, as referred to in Section 49 of the Local Government Act 1993, in matters contained in this report.*



Simon Munn  
**CAPITAL WORKS OFFICER**



Lee Farnhill  
**MANAGER PARKS AND RECREATION**



Glenn Doyle  
**DIRECTOR CITY AMENITY**

Date: 30 May 2019  
File Reference: F19/65613

**6.5 Resolutions Arising from the Public Meeting into the Cable Car  
Proposal - held 16 April 2019  
File Ref: F19/65321**

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Report of the Manager Bushland and the Director City Amenity of 31 May 2019.

Delegation: Council

**REPORT TITLE: RESOLUTIONS ARISING FROM THE PUBLIC  
MEETING INTO THE CABLE CAR PROPOSAL - HELD  
16 APRIL 2019**

**REPORT PROVIDED BY:** Manager Bushland  
Director City Amenity

**1. Report Purpose and Community Benefit**

- 1.1. The purpose of the report is to address motions arising from a Public Meeting held on 16 April 2019 convened in response to a petition lodged by Residents Opposed to the Cable Car.

**2. Report Summary**

- 2.1. The Council convened a public meeting at the City Hall on Tuesday, 16 April 2019 as the result of being petitioned in accordance with section 59(2) of the *Local Government Act 1993* (the Act).
- 2.2. The petition was lodged by Residents Opposed to the Cable Car and was initially presented to the Council at its meeting held on 18 February 2019.
- 2.3. The petition raised concerns with a cable car development proposed for Mount Wellington and sought actions from the Council including the conduct of a public meeting.
- 2.4. The Public Meeting subsequently adopted a series of resolutions that, in accordance with Section 60A(5) of the Act, were tabled at the Council meeting held on 6 May 2019 whereat the Council resolved that the motions be referred to the relevant Committee for consideration.
- 2.5. In response to the resolutions passed at the meeting, it is proposed that the Council write to the Premier and the Tasmanian branch and national office of the Australian Labor Party, advising of the resolutions of the Public Meeting.
- 2.6. Even though not a resolution of the Public Meeting it is considered appropriate that if the Council is writing to both the State Government and Labor Opposition, it also write to the Tasmanian Greens.
- 2.7. It is proposed that the Council note the desire of the Public Meeting to see the Council:
  - 2.7.1. Maintain its prohibition of the use of Council land for such a project and not provide monetary or any other support for this project or an associated infrastructure;

- 2.7.2. When sitting as the Planning Authority, recognise that neither a cable car nor a large building above the Organ Pipes are compatible with preservation or protection of the natural beauty of kunanyi / Mount Wellington.
- 2.8. Whilst the Council can note the resolutions of the Public Meeting, it is important to note that such resolutions cannot be used in any way to direct the Planning Authority.

### 3. Recommendation

***That:***

1. ***The Council note the following resolutions of the Public Meeting held on 16 April 2019 in respect to the proposed cable car development for Mount Wellington:***
  - (i) ***This meeting calls on the State Government to:***
    - (a) ***Respect the wishes of the local Aboriginal community;***
    - (b) ***Respect the scenic and cultural value of the Organ Pipes;***
    - (c) ***Respect the Wellington Park Management Plan;***
    - (d) ***Ensure the protection of the threatened species living in the foothills of kunanyi/Mount Wellington;***
    - (e) ***Rule out over-riding the rights of landowners and compulsorily acquiring land of the project.***
  - (ii) ***This meeting condemns the proposal for a large commercial building at the pinnacle and a cableway that would cross directly over the Organ Pipes cliffs.***
  - (iii) ***This meeting request that the Hobart City Council:***
    - (a) ***Maintain its' prohibition of the use of Council land for such a project;***
    - (b) ***Not provide monetary or any other support for this project or an associated infrastructure; and***
    - (c) ***When sitting as a Planning Authority, recognise that neither a cable car nor a large building above the Organ Pipes are compatible with preservation or protection of the natural beauty of kunanyi / Mount Wellington.***
  - (iv) ***That the sponsors of this public meeting be entrusted to write to the Premier;***
    - (a) ***Detailing the concerns around governance expressed during this meeting;***
    - (b) ***Seeking assurances from the Premier that the State Government and its instrumentalities will act with these concerns and assurances foremost in their minds; and***

- (c) *Requesting the Premier to meet from time to time with sponsors of this public meeting.*
  - (v) *This meeting calls on the Tasmanian Labor Party and Labor federal candidates to oppose any kind of cable car development, and also to oppose any kind of commercial development at or near the summit of kunanyi / Mount Wellington.*
2. *In response to the resolutions passed, the Council write to the Premier and the Tasmanian branch and the national office of the Australian Labor Party advising the resolutions of the Public Meeting.*
3. *The Council write to the Tasmanian Greens advising the resolutions of the Public Meeting.*

## 4. Background

- 4.1. The Council convened a public meeting at the City Hall on Tuesday, 16 April 2019 as the result of being petitioned to do so in accordance with section 59(2) of the *Local Government Act 1993* (the Act).
- 4.2. The petition was lodged by Residents Opposed to the Cable Car and was initially presented to the Council at its meeting held on 18 February 2019.
- 4.3. The petition raised concerns with a cable car development proposed for Mount Wellington and sought actions from the Council including the conduct of a public meeting.
- 4.4. The Public Meeting subsequently adopted a series of resolutions that, in accordance with Section 60A(5) of the Act, was tabled at the Council meeting held on 6 May 2019 whereat the Council resolved that the motions be referred to the relevant Committee for consideration.

## Resolutions of the Public Meeting

- 4.5. *This meeting calls on the State Government to:*
  - 4.5.1. *Respect the wishes of the local Aboriginal community;*
  - 4.5.2. *Respect the scenic and cultural value of the Organ Pipes;*
  - 4.5.3. *Respect the Wellington Park Management Plan;*
  - 4.5.4. *Ensure the protection of the threatened species living in the foothills of kunanyi/Mount Wellington;*



- 4.5.5. *Rule out over-riding the rights of landowners and compulsorily acquiring land of the project.*
- 4.6. *This meeting condemns the proposal for a large commercial building at the pinnacle and a cableway that would cross directly over the Organ Pipes cliffs.*
- 4.7. *This meeting request that the Hobart City Council:*
  - 4.7.1. *Maintain its' prohibition of the use of Council land for such a project;*
  - 4.7.2. *Not provide monetary or any other support for this project or an associated infrastructure; and*
  - 4.7.3. *When sitting as a Planning Authority, recognise that neither a cable car nor a large building above the Organ Pipes are compatible with preservation or protection of the natural beauty of kunanyi / Mount Wellington.*
- 4.8. *That the sponsors of this public meeting be entrusted to write to the Premier;*
  - 4.8.1. *Detailing the concerns around governance expressed during this meeting;*
  - 4.8.2. *Seeking assurances from the Premier that the State Government and its instrumentalities will act with these concerns and assurances foremost in their minds; and*
  - 4.8.3. *Requesting the Premier to meet from time to time with sponsors of this public meeting.*
- 4.9. *This meeting calls on the Tasmanian Labor Party and Labor federal candidates to oppose any kind of cable car development, and also to oppose any kind of commercial development at or near the summit of kunanyi / Mount Wellington.*

## **5. Proposal and Implementation**

- 5.1. It is proposed that the Council note the resolutions passed at the Public Meeting.
- 5.2. It is proposed that Council write to the Premier putting forward the resolutions of the Public Meeting.
- 5.3. The Council write to the Tasmanian branch and the national office of the Australian Labor Party as resolved by the Public Meeting.
- 5.4. Even though not a resolution of the Public Meeting, it is considered appropriate that if the Council is writing to both the State Government and Labor Opposition, it also write to the Tasmanian Greens.

- 5.5. It is proposed that the Council note the desire of the Public Meeting to see the Council maintain its prohibition of the use of Council land for such a project and not provide monetary or any other support for this project or an associated infrastructure.
- 5.6. It is proposed that the Council note the desire of the Public Meeting to see the Council, when sitting as the Planning Authority, recognise that neither a cable car nor a large building above the Organ Pipes are compatible with preservation or protection of the natural beauty of kunanyi / Mount Wellington.
- 5.6.1. It is important to note that resolutions from the Public Meeting cannot be used in any way to direct the Council when acting as the Planning Authority.

## **6. Strategic Planning and Policy Considerations**

- 6.1. The Capital City Strategic Plan 2015 -2025 – Goal 5 - Governance
- *The organisation is relevant to the community and provides good governance and transparent decision making*
  - *An engaged civic culture where people feel part of decision-making*

## **7. Financial Implications**

- 7.1. Funding Source and Impact on Current Year Operating Result
- 7.1.1. There are no direct financial implications in actioning the proposed Council recommendation.

## **8. Legal, Risk and Legislative Considerations**

- 8.1. The Council's separate roles of landowner, land manager and the planning authority will continue to be appropriately managed and delineated.
- 8.2. The Council's obligation under Section 60A(5) of the *Local Government Act 1993* was met at its meeting held on 6 May 2019, in the tabling and acceptance into the Council Minutes the resolutions passed at the Public Meeting held on 16 April 2019.

## **9. Environmental Considerations**

- 9.1. Environmental considerations exist in relation to the cable car proposal.

## **10. Social and Customer Considerations**

- 10.1. Social and community considerations exist in relation to the cable car proposal.

**11. Marketing and Media**

11.1. There may be media attention in relation to the matter.

**12. Community and Stakeholder Engagement**

12.1. The Public Meeting was held in accordance with the Council's obligation under the *Local Government Act 1993* that resulted in 524 submissions being received and attendance at the meeting in excess of 1,000 people.

**13. Delegation**

13.1. The matter is delegated to the Council.

*As signatory to this report, I certify that, pursuant to Section 55(1) of the Local Government Act 1993, I hold no interest, as referred to in Section 49 of the Local Government Act 1993, in matters contained in this report.*



John Fisher  
**MANAGER BUSHLAND**



Glenn Doyle  
**DIRECTOR CITY AMENITY**

Date: 31 May 2019  
File Reference: F19/65321

**6.6 Proposed Council Policy - Public Open Space Contribution**  
**File Ref: F19/65038**

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Report of the Park Planner, the Manager Bushland and the Director City  
Amenity of 30 May 2019 and attachment.

Delegation: Council

**REPORT TITLE: PROPOSED COUNCIL POLICY - PUBLIC OPEN SPACE CONTRIBUTION**

**REPORT PROVIDED BY:** Park Planner  
Manager Bushland  
Director City Amenity

**1. Report Purpose and Community Benefit**

- 1.1. This report seeks approval of the draft Public Open Space Contributions Policy to formalise the City's guidelines with developers on how public open space contributions are determined from subdivision developments.

**2. Report Summary**

- 2.1. Several legislative powers authorise the City to seek contributions, either in land or cash in lieu, towards increasing to the City's public open space network, should a proposed subdivision development result in increased demand for public open space or an increase in demand upon existing open spaces.
- 2.2. A review of the City's longstanding assessment methodology identified that formalisation of the guidelines in the form of a Council policy (refer **Attachment A**) will better serve subdivision developers and the City's planners to improve the clarity of requirements and what considerations will be assessed when applications for subdivision are proposed.

**3. Recommendation**

***That the Draft Council Policy 'Public Open Space Contributions', marked as Attachment A to the report, be approved.***

**4. Background**

- 4.1. Several legislative powers authorise the City to seek contributions, either in land or cash in lieu, towards increasing to the City's public open space network, should a proposed subdivision development result in increased demand for public open space or an increase in demand upon existing open spaces:
- 4.1.1. *Local Government (Buildings and Miscellaneous Provisions) Act 1993 (LGBMP);*
- 4.1.2. *The City of Hobart Interim Planning Scheme 2015.*
- 4.2. Neither the planning scheme nor the *Local Government (Building and Miscellaneous Provisions) Act 1993* provides clarity on public open space contributions or the process for determination, but relies on a Council's policy.

- 4.3. Several other Tasmanian Councils have developed public open space contribution policies that subsequently assist developers to prepare submissions and planners to assess developments, as the City has used with its less formalised methodology over many years.
- 4.4. In response, a draft policy has been prepared for consideration. The draft policy (refer **Attachment A**) will ensure:
  - 4.4.1. If a subdivision results in increased demand for public open space or an increase in demand upon existing open spaces, a subdivision developer will contribute to the provision of public open space commensurate with the increase in public open space demand likely to be created by their subdivision;
  - 4.4.2. Clear guidelines are established that assist the City of Hobart, private landowners and developers to understand the public open space contribution rationale and process;
  - 4.4.3. There is organisational consistency and equity in the assessment and application of conditions for public open space contributions; and
  - 4.4.4. There is clarity around the circumstances under which the City will require a land contribution for public open space from a subdivision and when a cash in lieu contribution will be considered instead.

## 5. Proposal and Implementation

- 5.1. It is proposed that the draft Policy 'Public Open Space Contributions', marked as **Attachment A** to the report, be approved.
- 5.2. As the matter relates the City's role as manager and owner of its public open space network and as the Planning Authority in respect to subdivision developments, the matter be referred to both the Parks and Recreation and City Planning Committees.

## 6. Strategic Planning and Policy Considerations

- 6.1. Strategic Plan 2015-2025
  - Goal 2 – Urban Management;
  - 2.2 *A people-focussed city with well-designed and well-managed urban and recreation spaces.*
    - 2.2.4 *Strengthen open space connectivity through acquisitions and other opportunities.*
  - 2.3 *City and regional planning ensures quality design, meets community needs and maintains residential amenity.*
    - 2.3.2 *Develop policies and strategies to guide future planning and development of the city's urban infrastructure.*

6.2. *Hobart Interim Planning Scheme 2015*

Development Standards for Subdivision; Ways and Public Open Space;

(h) *Public Open Space must be provided as land or cash in lieu, in accordance with the relevant Council policy.*

**7. Financial Implications**

## 7.1. Funding Source and Impact on Current Year Operating Result

7.1.1. There are no financial implications

## 7.2. Impact on Future Years' Financial Result

7.2.1. Not applicable.

**8. Legal, Risk and Legislative Considerations**

8.1. The City's Manager Legal and Governance, Manager Surveying Services, Manager Development Compliance, Manager Development Appraisal and Manager Planning Policy and Compliance were consulted in the preparation of this policy.

8.2. This policy is required to clarify the City's approach to interpreting the *Local Government (Buildings and Miscellaneous Provisions) Act 1993* (LGBMP) sections relating to public open space and subdivision.

8.3. This policy aims to reduce the City's risk of legal action arising from alternative interpretations of the legislation (LGBMP), by clearly articulating the City's objectives and approach to gaining public open space land or cash in lieu from subdivisions.

8.4. *Local Government (Buildings and Miscellaneous Provisions) Act 1993*

Section 85 - Refusal of application for subdivision:

*The council may refuse to approve a plan of subdivision if it is of the opinion – (d) that the layout should be altered to include or omit – (iii) public open space.*

Section 116 - *Limitation on requirement for public open space:*

(1) *If the council –*

(a) *requires an owner to increase the area for public open space so that the value of the total area approved for open space in the final plan exceeds the value of the area provided for open space in the plan of subdivision; or*

(b) *having failed to approve a plan for subdivision on a ground that the layout should be altered to include or omit public open space, subsequently approves a fresh plan in which the value of the total area of land reserved for public open space exceeds the value of all such land in the original plan –*

*and the value of the area reserved for open space in the plan also exceeds the value of one-twentieth of the whole area comprised in the plan of subdivision, the council must purchase the excess as provided in this section.*

## 9. Environmental Considerations

- 9.1. This policy provides a mechanism for environmental works, such as weed removal or erosion control, to be undertaken before land is granted to the City as public open space, thereby potentially improving the environmental quality of land to be managed by the City.

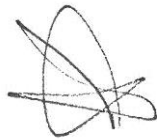
## 10. Community and Stakeholder Engagement

- 10.1. Developers will be informed of the presence of this policy and will be made publicly available on the City's website.
- 10.2. The policy will also be used by the City's City Planning Division when engaging with developers on proposals.

## 11. Delegation

- 11.1. The matter is for the Council to determine.

*As signatory to this report, I certify that, pursuant to Section 55(1) of the Local Government Act 1993, I hold no interest, as referred to in Section 49 of the Local Government Act 1993, in matters contained in this report.*



Christine Corbett  
**PARK PLANNER**



John Fisher  
**MANAGER BUSHLAND**



Glenn Doyle  
**DIRECTOR CITY AMENITY**

Date: 30 May 2019  
File Reference: F19/65038

Attachment A: Draft Open Space Contributions Policy ↴



City of Hobart

# Policy

**Title:** Public Open Space Contributions

**Category:** Recreation, Parks, Bushland and Reserves

Date Last Adopted:

## 1. Purpose

1. To facilitate a strategic approach to the development of a contemporary and well-planned open space network.
2. To clarify the process of determining when a public open space land contribution will be sought by the City of Hobart and when a cash in lieu contribution will be sought, from subdivision developments.
3. To specify how funds gathered from public open space cash in lieu contributions are to be used.

## 2. Objectives

1. If a subdivision results in increased demand for public open space or an increase in demand upon existing open spaces, a subdivision developer will contribute to the provision of public open space commensurate with the increase in public open space demand likely to be created by their subdivision.
2. Clear guidelines are established that assist the City of Hobart, private landowners and subdividers to understand the public open space contribution rationale and process.
3. There is organisational consistency and equity in the assessment and application of conditions for public open space contributions.
4. There is clarity around the circumstances under which City of Hobart will require a land contribution for public open space from a subdivision and when to a cash in lieu contribution will be sought instead.

### 3. Background

The *Local Government (Building and Miscellaneous Provisions) Act 1993* (LGBMP) Part 3 – Subdivisions, defines public open space as:

‘space for public recreation or public gardens or for similar purposes’.

Under the *Local Government Act 1993*, public open space is not defined however public land is defined as:

‘a public pier or public jetty, any land that provides health, recreation, amusement or sporting facilities for public use, any public park or garden, any land acquired under this Act for the purpose of establishing or extending public land, any land shown on a subdivision plan as public open space that is acquired by a council under the *Local Government (Building and Miscellaneous Provisions) Act 1993* and any other land that the council determines is public land’

The Tasmanian Open Space Policy and Planning Framework defines open space as

‘land and water settings maintained and managed for a range of environmental and social purposes and that are valued and may be used by the community.’

The City of Hobart has a head of power to acquire public open space land or cash in lieu from subdivisions, under LGBMP and under the Hobart Interim Planning Scheme 2015.

City of Hobart has an obligation to provide adequate public open spaces as



‘open spaces contribute to the quality of life enjoyed by the Tasmanian community.



Well planned, designed and implemented open space planning policies aid in the delivery of a range of broader personal, social, economic and environmental objectives for the community’  
(*Tasmanian Open Space Policy and Planning Framework*)



### 4. Policy

That:

1. City of Hobart will require a public open space contribution of either cash in lieu or land, equal to five percent of the unimproved value of the land not including the balance lot, or five percent of the subdivision land area, for all subdivisions that could result in an increase in demand for public open space.
  - a. This requirement applies regardless of zoning

- 
- 
- b. This requirement does not apply to strata developments, boundary adjustments where no new lots are created or subdivision for the development of public utilities
  - 2. Cash in lieu is the preferred public open space contribution.
    - a. However, the City of Hobart will use its discretion in determining the open space contribution, and each subdivision will be assessed having regard to its individual facts and circumstances.
  - 3. The amount of a cash contribution will be determined by a valuation undertaken by a City of Hobart-nominated valuer.
    - a. The date of the valuation will be the date the subdivision application is made to City of Hobart
    - b. The cost of the valuation must be borne by the subdivider
  - 4. Cash in lieu of a public open space land contribution may be required in any of the following cases;
    - a. The subdivision proposal does not include a public open space land contribution
    - b. The public open space land area proposed is less than five percent of the subdivision area
  - 5. The cash in lieu of land must be paid prior to the sealing of the Final Plan of Subdivision.
    - a. If a land transfer is to occur, it must occur at the time of the sealing of the Final Plan, or in a staged subdivision, as part of the first stage.
    - b. If this is not possible, the transfer is to occur as early as possible during the subdivision.
  - 6. All monies received will be reserved by City of Hobart in its Public Open Space Contributions Account.
    - a. Interest earned on the account will be rolled over into that account.
  - 7. Expenditure from the Public Open Space Contributions Account will be subject to a report to the Council for consideration and determined by a resolution of the Council.
  - 8. The expenditure of cash in lieu funds will be in accordance with identified public open space or recreational needs.

- 
- 
- a. The funds will be used for strategic land acquisition of public open space or capital improvement of major public open space facilities or to augment or upgrade active recreation facilities, rather than for maintenance of existing infrastructure.
9. A public open space land contribution will only be considered where one or more of the following apply:
- a. The land is identified in a public open space strategic document as a priority for acquisition
  - b. Acquisition of the land would further the objectives of any adopted City of Hobart public open space policy
  - c. The land adjoins or is nearby a public open space managed by, or planned for, the City of Hobart or another authority
  - d. The land provides or improves connectivity (e.g. for pedestrians and cyclists) to other existing or prospective open space areas or public destinations
  - e. The land provides or improves permeability through the site or surrounding area
  - f. The land provides for a riparian reserve or habitat corridor
  - g. The land enhances the general amenity and urban character of the area
  - h. The land has special values (for example native flora, fauna, habitat, geomorphology, water catchment or cultural heritage values)
  - i. The land is strategically located to provide for a specific public facility (for example a playground or sport or recreational facility)
  - j. The land is suitable for the intended public open space purpose
  - k. The land is not subject to unmanageable slopes or other hazards, and/or
  - l. The land can be sustainably managed
10. Land used for the following purposes is not to be transferred to City of Hobart for public open space;
- a. Stormwater drainage swales and natural water courses that would otherwise form part of the drainage within the subdivision,
  - b. Above or below ground infrastructure that would limit the use of the land or landscaping treatments, and

- 
- 
- c. Pedestrian footways or other kinds of ways dedicated under section 95 of LGBMP.
11. The following will be considered in the decision to acquire land or cash in lieu for public open space;
- a. The existing provision of public open space in the area
  - b. Whether the land is conveniently located to service existing or future users
  - c. The extent and condition of existing vegetation/ habitat on the land
  - d. Whether the land is fit for purpose in terms of size, shape, slope, topography, infrastructure, covenants or other encumbrances
  - e. The extent to which the land contributes to City of Hobart's ability to support a diversity of recreational activities
  - f. The best location for public open space in the area and the likelihood of alternative sites
  - g. The land's vulnerability to natural hazards, and
  - h. The anticipated service life/ longevity of the land due to climate change impacts
12. City of Hobart will work with the subdivider to identify the most appropriate location for the public open space land contribution with the City responsible for the final determination of the location and boundaries of the public open space in the subdivision.
- a. The developer must bear the costs of defining the boundaries of the public open space on the plans.
  - b. City of Hobart retains the discretion to acquire less than five percent.
  - c. Consideration of acquiring less than five percent may be supported where the subdivider provides on the public open space, capital improvements that increase the utility or quality of the land as public open space.
13. The developer may be subject to weed management, rubbish clearing, erosion control, landscaping, rehabilitation, fence construction, access control or other land management requirements on the subject land, prior to transfer of the land to City of Hobart.

14. An area in excess of five percent of the subdivision land value could be acquired by City of Hobart, with the area over and above five percent to be purchased from the subdivider, in accordance with sections 116 and 117 of the *Local Government (Building and Miscellaneous Provisions) Act 1993*.

## 5. Legislation and Related Documents

*Local Government (Buildings and Miscellaneous Provisions) Act 1993*

*Local Government Act 1993*

Hobart Interim Planning Scheme 2015

Tasmanian Open Space Policy and Planning Framework

Southern Tasmanian Regional Land Use Strategy 2010-2035

Hobart City Council Land Review 2008

HCC Public Open Space Policy 2001

City of Hobart Open Space and Landscape Strategy 1994

<b>Responsible Officer:</b>	Manager Bushland
<b>Policy first adopted by the Council:</b>	
<b>History</b>	
Amended by Council	
<b>Next Review Date:</b>	2024

**6.7 New Town Sports Precinct Master Plan - Community Consultation  
Outcomes  
File Ref: F19/55484**

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Report of the Parks Projects Officer, the Manager Parks and Recreation  
and the Director City Amenity of 30 May 2019 and attachment.

Delegation: Council

**REPORT TITLE: NEW TOWN SPORTS PRECINCT MASTER PLAN -  
COMMUNITY CONSULTATION OUTCOMES****REPORT PROVIDED BY:** Parks Projects Officer  
Manager Parks and Recreation  
Director City Amenity**1. Report Purpose and Community Benefit**

- 1.1. The purpose of this report is to consider feedback from the recently completed community engagement on the Draft New Town Sports Precinct Master Plan and endorse the revised Master Plan Action Plan to inform future planning for the site.

**2. Report Summary**

- 2.1. The City engaged consultants to work with the key stakeholders to develop a draft master plan for the New Town Sporting Precinct.
- 2.2. The plan is developed for the property located at 4-10 St Johns Avenue, New Town which incorporates New Town Oval, Hobart Netball and Sports Centre, New Town Croquet Club and Buckingham Bowls Club.
- 2.3. The Master Plan provides a strategic guide to the potential development of the New Town Sports Precinct. All the identified works would be subject to feasibility assessments and the capacity to attract sufficient funding.
- 2.4. The Draft Master Plan released for community wide engagement was aspirational and was dependent on the relocation of the New Town Croquet Club.

However, initial investigations have been unable to identify an alternative location for this Club.

- 2.5. Following community feedback, a revised Plan has subsequently been developed (refer **Attachment A**) that seeks to maximise usage and access of the precinct with all Clubs to remain on site.
  - 2.5.1. The revised plan varies from the earlier draft by utilising what was Option One, but now varied by the following:
    - 2.5.1.1. Retention of the existing New Town Croquet Club and proposed upgrading of the clubrooms (as shown in Attachment 1 Option 2 Master Plan);
    - 2.5.1.2. The potential for future car parking located under the proposed new netball courts with vehicle access off Creek Road;



- 2.5.1.3. The potential for an indoor cricket training centre to be developed on the location of the existing outdoor cricket wickets; and
  - 2.5.1.4. A location within the precinct for new outdoor cricket wickets.
- 2.6. Map 3.1 (page 37 of the document) outlines key elements of the various proposals for the site.
- 2.7. The revised Master Plan outlines 6 key recommendations to progress its implementation:
  - 2.7.1. The Council adopt (in principle) the New Town Sports Precinct Master Plan as a tool for guiding the future planning and development of the precinct;
  - 2.7.2. The City continue to monitor the potential for any future site options and the feasibility for relocating the New Town Croquet Club;
  - 2.7.3. The City undertake a local area traffic management plan including an initial assessment of the potential benefits or implications arising from implementation of the New Town Sports Precinct Master Plan;
  - 2.7.4. Sporting clubs initiate feasibility assessments for the proposed new sports facilities within the precinct - this includes the new netball centre courts, New Town Oval clubrooms and amenities, indoor cricket training facility and the synthetic surface for the bowling green;
  - 2.7.5. The City and the Clubs seek funding support and grants to support implementation of the New Town Sports Precinct Master Plan on a staged basis; and
  - 2.7.6. If funding is available for the project, the City of Hobart to take a lead role in facilitating the staged implementation of the New Town Sports Precinct Master Plan.
- 2.8. Indicative costs for implementation of the Plan, with elements to be subject to future feasibility assessments and detailed planning, is in the order of \$17-18M, with the City and the Clubs to investigate external funding opportunities to progress implementation of the Master Plan.
- 2.9. It is proposed that the City undertake development of a local area traffic management plan and progress additional planning for the site, at an estimated cost of \$50,000 to be funded within Parks and Recreation Management Function within the 2019-20 Annual Plan.

### 3. Recommendation

*That:*

1. *The New Town Sporting Precinct Master Plan, dated 29 May 2019 and marked at Attachment A to the report, be approved as a tool for guiding the future planning and development of the precinct*
2. *The following actions of the Implementation Plan be progressed:*
  - (i) *The City continue to monitor the potential for any future site options and the feasibility for relocating the New Town Croquet Club;*
  - (ii) *The City undertake a local area traffic management plan, including an initial assessment of the potential benefits or implications arising from implementation of the Master Plan;*
  - (iii) *Sporting clubs initiate feasibility assessments for the proposed new sports facilities within the precinct;*
  - (iv) *The City and the Clubs seek funding support and grants to support implementation of the Master Plan on a staged basis; and*
  - (v) *Should funding become available for the project, the City take a lead role in facilitating the staged implementation of the Master Plan.*
3. *The City undertake development of a local area traffic management plan and progress additional planning for the site, at an estimated cost of \$50,000 to be funded within Parks and Recreation Management Function within the 2019-20 Annual Plan.*
4. *The City continue to work with stakeholders in the management of the site.*

### 4. Background

- 4.1. The New Town Sports Precinct is located on the property known as 4-10 St Johns Avenue, New Town.



- 4.2. The property contains the New Town Oval which is managed and maintained by the City, as well as three properties under lease, the Hobart Netball and Sports Centre, the New Town Croquet Club and the Buckingham Bowls Club.
- 4.3. The property is extensively used with upwards of 300,000+ annual visitors estimated across the four facilities.
- 4.4. The site has a number of constraints restricting the growth and development of the onsite sporting facilities including traffic and parking.
- 4.5. The City prepared a draft master plan for the site to enable planning for the facilities into the future, with the Council, at its meeting held on 17 December 2018, resolving the following:
  - That: 1. The draft master plan for the New Town Sports Precinct (encompassing New Town Oval, Hobart Netball and Sports Centre, Buckingham Bowls Club and New Town Croquet Club), marked at Attachment A to item 6.5 of the Open Parks and Recreation Committee agenda, be endorsed for public release for community engagement.*
  - 2. A further report be provided to the Council following community engagement for endorsement of the plan.*
- 4.6. The City worked with tenants of the site in development of the plan, involving:
  - 4.6.1. Southern Tasmanian Netball Association (lessee of the Hobart Netball and Sports Centre).
  - 4.6.2. Buckingham Bowls Club.
  - 4.6.3. New Town Croquet Club.
  - 4.6.4. New Town District Cricket Club.
  - 4.6.5. St Virgils Old Scholars Football Club.
  - 4.6.6. North Hobart Junior Football Club.
  - 4.6.7. Hobart Wheelers/Dirt Devils Club (cycling).
  - 4.6.8. Cricket Tasmania.
  - 4.6.9. AFL Tasmania.
  - 4.6.10. Old Scholars Football Association.
  - 4.6.11. Bikes and Spikes.
- 4.7. The draft master plan provided two options that were released for community engagement:

### Option One

- 4.7.1. Involved the relocation of croquet facility to provide the opportunity to address a range of site planning issues including car parking and the capacity for provision of new facilities such as a cricket/multi-use facility.

### Option Two

- 4.7.2. Involved an alternative to address some of the identified site planning issues if it were not possible to relocate the croquet facility.
- 4.8. The draft master plan was released for community engagement between 17 March and 19 April 2019, that included the following:
- 4.8.1. The City's 'Your Say' online portal;
- 4.8.2. Letters to nearby businesses and residents seeking input into the plan;
- 4.8.3. Each of the tenants promoting the draft master plan with their respective memberships;
- 4.8.4. One-on-one stakeholder meetings.

Almost all respondents were supportive of a Master Plan.

### Feedback Summary - Option One

Croquet	<p>One of the current tenants (New Town Croquet Club) relocate to a new location.</p> <p>The Club indicated they would agree to a relocation subject to its needs being met, including a new club house and a space to build 4 x croquet lawns</p>
Increased Capacity	<p>Almost all respondents acknowledged the increased capacity for cricket, football and netball and multi-use of the facilities.</p>
Parking	<p>Respondents supported increased capacity for parking and pedestrian safety throughout the precinct and the reduction of parking stress on surrounding residents.</p>
New Facilities	<p>The potential site for an indoor cricket facility and associated facilities which retained the outdoor turf wicket was also supported particularly by the cricket club.</p>

### Option two feedback

Club Identity	All current users remain on site.
Parking	Provides some increase in car parking capacity within the car parking area near the New Town Croquet Club (though 40 less spaces than option one).
Increased Sports Capacity	Increased capacity for netball and football, some multi-use.
New Facilities	The development of a new cricket facility is not possible with this option and this option was opposed by cricket.

- 4.9. Whilst Option One was clearly the preferred design with over 90% of Your Say respondents supporting it, it does not address the feasibility of relocating the Croquet Club to a new location.

Given the limited available space to relocate the Club, the low likelihood of finding and funding a new croquet facility, this element of the Master Plan is recognised as being very difficult to achieve.

### **New Town Croquet Club Relocation**

- 4.10. In parallel to the consultation process, officers undertook a feasibility exercise to see if it is possible to relocate the Croquet Club in order to realise Option One.

Investigations failed to identify any alternative locations.

### **Alternative Option**

- 4.11. A subsequent meeting was held with the on-site sporting clubs on Monday 20 May 2019 to discuss the feedback from the consultation process.
- 4.12. The group agreed to amend Option One to accommodate all clubs on site whilst still maximising accessibility, growth, functionality and safety.
- 4.13. The revised Plan varies from the earlier draft by the following:
- 4.13.1. Retention of the existing New Town Croquet Club and proposed upgrading of the clubrooms (as shown in Attachment 1 Option 2 Master Plan);
  - 4.13.2. The potential for future car parking located under the proposed new netball courts with vehicle access off Creek Road;

4.13.3. The potential for an indoor cricket training centre to be developed on the location of the existing outdoor cricket wickets; and

4.13.4. A location within the precinct for new outdoor cricket wickets.

## **5. Proposal and Implementation**

5.1. It is proposed that the revised New Town Sporting Precinct Master Plan, dated 29 May 2019, be approved, as a tool for guiding the future planning and development of the precinct.

5.2. It is proposed that the following actions of the Implementation Plan be progressed:

5.2.1. The City continue to monitor the potential for any future site options and the feasibility for relocating the New Town Croquet Club;

5.2.2. The City undertake a local area traffic management plan, including an initial assessment of the potential benefits or implications arising from implementation of the Master Plan;

5.2.3. Sporting clubs initiate feasibility assessments for the proposed new sports facilities within the precinct;

5.2.4. The City and the Clubs seek funding support and grants to support implementation of the Master Plan on a staged basis; and

5.2.5. Should funding become available for the project, the City take a lead role in facilitating the staged implementation of the Master Plan.

5.3. It is proposed that the City undertake development of a local area traffic management plan and progress additional planning for the site, at an estimated cost of \$50,000 to be funded within Parks and Recreation Management Function within the 2019-20 Annual Plan.

5.4. The City will continue to work with stakeholders in the management of the site.

## **6. Strategic Planning and Policy Considerations**

6.1. The proposal aligns with the Capital City Strategic Plan 2015-2025:  
Strategic Objective 2.2

A people focussed city with well-designed and well managed urban and recreational spaces

*Action 2.2.7: Develop and implement an open space strategy*

**Strategic Objective 4.2.**

City facilities, infrastructure and open spaces support healthy lifestyles.

*Action 4.2.2:* Support effective utilisation of city facilities, infrastructure and open spaces

**7. Financial Implications****7.1. Funding Source and Impact on Current Year Operating Result**

7.1.1. There will be no impact on this year's financial result.

**7.2. Impact on Future Years' Financial Result**

7.2.1. The redevelopment will require external funding to proceed with cost of the implementation of the Master Plan in the order of \$17-18M.

7.2.2. Further cost estimates would be subject to additional planning, stakeholder and public engagement and detailed designs for the various elements of the Master Plan being undertaken.

7.2.3. It is noted that no allocation currently exists in the City's 10 Year Capital Works Program to implement the Master Plan

7.2.4. It is proposed that the City undertake development of a local area traffic management plan and progress additional planning for the site, at an estimated cost of \$50,000 to be funded within Parks and Recreation Management Function within the 2019-20 Annual Plan.

**7.3. Asset Related Implications**

7.3.1. There will be implications when the Master Plan is being implemented.

**8. Social and Customer Considerations**

8.1. The New Town Sporting Precinct would be one of the higher visited sporting areas in Greater Hobart, with over 300,000+ visitors to the site annually.

8.2. The impact of improved facilities at the site would benefit a wide cross-section of the community.

**9. Community and Stakeholder Engagement**

9.1. Significant community engagement has occurred for this project through the use of City of Hobart Your Say and Facebook Pages, letters and one on one stakeholder meetings.

## 10. Delegation

10.1. The matter is delegated to the Council.

*As signatory to this report, I certify that, pursuant to Section 55(1) of the Local Government Act 1993, I hold no interest, as referred to in Section 49 of the Local Government Act 1993, in matters contained in this report.*



Kellie Williams  
**PARKS PROJECTS OFFICER**



Lee Farnhill  
**MANAGER PARKS AND RECREATION**



Glenn Doyle  
**DIRECTOR CITY AMENITY**

Date: 30 May 2019  
File Reference: F19/55484

Attachment A: Revised New Town Sporting Precinct Master Plan ↓





## NEW TOWN SPORTS PRECINCT MASTER PLAN

prepared for the City of Hobart



Inspiring Place Pty Ltd  
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Date	Version
24.01.18	Draft Master Plan to City of Hobart for initial review
15.05.18	Presentation to Clubs and Groups
29.06.18	Final Master Plan
29.05.19	Revised Final Master Plan

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New Town Sports Precinct Master Plan

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# **SECTION 1**

## **INTRODUCTION**

### **1.1 BACKGROUND**

The New Town Sports Precinct encompasses many major sporting facilities including the New Town Oval, Buckingham Bowls Club, Hobart Netball and Sports Centre and the New Town Croquet Club.

Map 1.1 shows the extent of the Council owned land contained within the precinct. The precinct is bounded by New Town Road, St Johns' Avenue and Creek Road.

There has been a long history of sporting use at New Town with many of the sporting clubs having been associated with the precinct for more than 100 years. For example, the New Town Cricket Club was established in the 1860's, the New Town Football Club in the mid 1880's, the Buckingham Bowls Club in 1905 and the New Town Croquet Club in 1908<sup>1</sup>. Netball started at Creek Road over 40 years ago when Council converted the former Southern Tasmanian Lawn Tennis Association site into netball courts. There was a New Town Amateur Athletic Club using the oval in the early 1900's. The annual Bikes and Spikes event has been running at New Town Oval for 36 years.

Over time, the facilities have been added into the precinct on an individual club needs basis without the benefit of any overall master plan. There is now very limited capacity for most sports to accommodate growth in participation numbers or upgrading of facilities.

The precinct is probably one of the most heavily used sporting precincts within the City and indeed Tasmania. Consequently, the sporting clubs have identified a range of major issues with:

ageing facilities;

increase in demand for use of facilities for female sport  
(especially AFL football and cricket);

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<sup>1</sup> David Young 2005. Sporting island : A history of Sport and Recreation in Tasmania





MAP 1.1 COUNCIL OWNED LAND



congested traffic and limited parking;

poor quality of clubroom facilities at New Town Oval;

requirement for improved storage for Clubs;

safety and poor levels of pedestrian access to facilities;

a requirement for improved lighting both for recreational and security purposes.

The City of Hobart and sporting clubs recognised that the above issues require direction from an overall sports precinct master plan rather than seeking to resolve individual club or specific site issues.

The tree plantings along St Johns Avenue are on the City of Hobart Significant Tree Register, the Tasmanian Heritage Register, and on the National Trust Significant Tree Register (State Significance), with the Statement of Significance being "The English Oak Avenue at St John's Park is one of the most significant urban avenues in Tasmania and forms part of an early colonial institution of national importance." St Johns Park precinct is also on the Tasmanian Heritage Register.

## **1.2 PURPOSE OF THE PROJECT**

The purpose of the project is to develop a New Town Sports Precinct Master Plan that will define the future directions for planning, development and management of the precinct. The Plan is to address key issues impacting on the functionality of the precinct, whilst identifying opportunities and priorities to enhance the precinct with respect to its long history of sporting use.

## **1.3 TASKS UNDERTAKEN**

The project has involved the following:

initial briefing and site visit with the City of Hobart staff;

review of relevant background reports and information  
(including minutes from the New Town Sporting Precinct meetings<sup>2</sup>)

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<sup>2</sup> The City of Hobart facilitated several meetings with representatives of all the sporting clubs within the precinct during 2016. The views expressed by Clubs were a catalyst for the City of Hobart to commit funds towards the development of the New Town Sports precinct Master Plan.

**4** New Town Sports Precinct Master Plan

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consultation with all sporting clubs within the precinct including a survey and on-site meeting to discuss needs, issues and options;

research and site visits;

providing a briefing to the City of Hobart on insights and directions from research, site visits and consultations;

preparation of the draft New Town Sports Precinct Master Plan;

preparation of indicative cost estimates;

review of the draft New Town Sports Precinct Master Plan by the City of Hobart prior to release to sporting clubs and inviting community feedback;

revising the New Town Sports Precinct Master Plan based on the sporting clubs and community feedback; and

revision of the preferred precinct master plan following further investigations and consultations undertaken by the City of Hobart.

**1.4 ACKNOWLEDGEMENT**

The consultant team acknowledge the time and input made by sporting clubs to complete the survey, participate in meetings and review the draft New Town Sports Precinct Master Plan.



## SECTION 2 CONTEXT

### 2.1 STRATEGIC CONTEXT

#### 2.1.1 Policy Framework

##### STATE GOVERNMENT

The State Government has announced a goal to make Tasmania the healthiest population in Australia by 2025<sup>3</sup>. It recognizes that:

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

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

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

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

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

The *Communities, Sport and Recreation Strategic Plan 2016-17* seeks to develop and support opportunities for all Tasmanians to participate in community life, sport and recreation. The core functions of the Plan refer to:

building community capacity;

enhancing access and participation;

providing quality policy advice;

supporting individual and sector development; and

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<sup>3</sup> [http://www.premier.tas.gov.au/releases/a\\_healthy\\_tasmania](http://www.premier.tas.gov.au/releases/a_healthy_tasmania)

**6** New Town Sports Precinct Master Plan

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administering a wide range of grants to meet community, sport and recreation needs.

The list of strategic priorities includes:

implementing gender equality initiatives;

building the governance capacity of community and sporting organisations; and

delivering high quality services and support that maximises the sporting potential of Tasmania's talented athletes.

#### CITY OF HOBART

The *City of Hobart 10-Year Capital City Strategic Plan* underpins the Council's whole strategic planning framework and its purpose to identify the community's main priorities and aspirations for the future and to plan strategies to achieve them. It guides the community and the Council on how it will make progress over the next 10 years - the last 10 years of the 2025 Vision.

One of the goals is to support strong, safe and healthy communities within the City. Strategies refer to:

providing a wide range of quality places where the community can enjoy urban activities and events;

strengthening open space connectivity through acquisitions and other opportunities;

supporting effective utilisation of city facilities infrastructure and open spaces; and

delivering and supporting recreation, education, social and healthy living programs and activities in city facilities.

This provides a broad platform for supporting the upgrading and enhancement of the New Town Sports Precinct to better meet community needs.

In recent years, the City of Hobart has initiated master planning projects for major sporting facilities within the City. This has included the TCA Oval on the Queens Domain, Queenborough Oval in Sandy Bay and the Doone Kennedy Hobart Aquatic Centre.

### 2.1.2 Community Profile

The New Town Sports Precinct is recognized as a regional hub for sporting activities and attracts Club members that live within the Greater Hobart area. It is located on the municipal boundary of the City of Hobart and City of Glenorchy, and is readily accessible to the regional population. The Hobart Netball and Sports Centre is the regional home for netball competition with many participating Clubs training at other venues but playing all games at this site.

The Greater Hobart has an estimated resident population of 224,462 persons in 2016, representing a growth rate of 2.5% since 2015. In the last 5 years the population has increased by about 13%. Some 48.5% of the resident population are males and 51.5% are females. Some 82% of the population are over the age of 15 years.

Table 2.1 shows the age-sex pyramid for the Greater Hobart population and indicates the ageing profile of the population. In the next decade 6.6% of the Greater Hobart population will move from the 50-60 year age group into the 60-70 year age group.

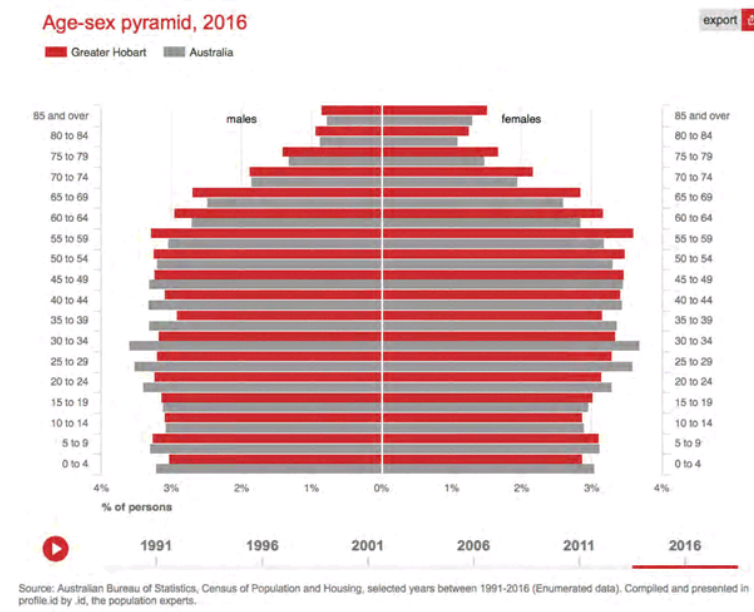


Table 2.1 Age-Sex Pyramid Greater Hobart Population 2016

All Clubs within the New Town Sports Precinct have indicated a growth in membership numbers in the last 5 years and expect membership to either be steady or grow further in the next 5 years. In some cases, the constraints of the existing sporting facilities limit the capacity for clubs to accommodate growth.

### **2.1.3 Sport and Recreation Participation**

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

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

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

These changes have encompassed:

- major trends that are likely to impact sport, recreation and leisure in coming years – these include the shift in participation levels between organised and informal sports, stronger link recognised between sport and health outcomes, changing age and cultural make-up of the community and greater resource differences between sports;

- participation levels;

- building and site designs;

- the siting of facilities;

- the development of a strong relationship between indoor and outdoor areas;

- elements of commercial provision; and

programming.

The key findings from the 2013-2014 Australian Bureau of Statistics Multi-Purpose Household Survey for Tasmania were:

67.3 % of Tasmanians aged over 15 years participated at least once in physical activity for exercise, recreation or sport in the previous 12 months;

there was a general trend of decreasing participation rates with age in Tasmania with the highest participation rates in Tasmania being in the 25-34 age group, then 45-54 years and 35-44 years;

however, societal trends are seeing more people active longer, translating to higher participation rates in passive recreation and indoor based activities - just because a population is aging, does not necessarily mean lower demand for sport and recreation but rather needs are just changing;

the Tasmanian rate of participation in three or more physical activity sessions per week was 26.5% some 3.9% above the national average of 22.6%.

Tasmanian regular participation levels increase steadily as income increases - 21% for Tasmanians with lower income levels as compared with 34.9% for higher income levels;

regular participation rates are stable across age groups with the highest rates of regular participation in the 35-44 age group (32%) and the lowest rates of regular participation in the 15-17 and 65 and over age groups; and

regular participation in physical activities in Australia and Tasmania are correlated with education levels – regular participation rates increase as the level of education increases.

The *Exercise, Recreation and Sport Survey 2010* (ERASS) found that the most popular organised sport activities were (listed in order) aerobics/fitness, golf, Australian rules football, netball, basketball, cricket, running, tennis, football, lawn bowls and dancing. The most popular physical activities (listed in order) were walking, aerobics/fitness,

swimming, cycling, bushwalking, running, golf, Australian rules football, fishing and tennis.

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

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

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

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

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

Significantly, the pursuit of healthy outcomes has generated another linked trend, that being participation in active recreation pursuits across nearly all

age groups with some of the greatest growth occurring in the 50s, 60s and 70s age groups as older, healthier people remain active.

#### **2.1.4 Implications for Future Planning**

There are several important trends in sport and recreation provision that have implications for the New Town Sports Precinct:

- development of facilities, which, while having a capacity to cater for various levels of competition, will still need to have a multi-purpose use capacity;

- venues need to have the flexibility to offer a greater diversity of programs and/or changes the programs on offer as needs change so that more people are attracted to become engaged;

- the opportunity to develop a greater focus on activities that promote healthy living and community wellbeing in addition to core sporting team programs;

- the opportunity to develop a greater focus on activities that build social and economic capital in the community;

- significant benefits from the use of skilled management and programming; and

- an opportunity to consider commercial or government investment and involvement in providing sporting, recreation and community opportunities.

The potential benefits of supporting a strong sports precinct include:

- consistency with the vision and policies of the Commonwealth Government, State Government and Meander Valley Council for improving the health and wellbeing of the community;

- the ability to have shared resources, across multiple facilities and functions, including equipment, first aid, technology and even volunteers;

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

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bringing infrastructure and programs to one location gives the site a significant profile within the community resulting in greater awareness of programs and services which are on offer;

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

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

having a variety of participants and programs activated within the one precinct creates a more vibrant atmosphere and environment;

efficiencies and savings including land use, expenses, management and administration;

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

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

Action with consideration to these trends will help contribute to the sustainability of the venue and make it a more attractive and resilient to cope with change in the future.

**2.2 EXISTING SPORTING FACILITIES AND USE**

Map 2.1 shows the existing sporting facilities and main sports club users within the sports precinct.

Table 2.1 provides a summary of the sporting clubs membership trends and Table 2.2 shows the general times of use being made of the sports facilities.





MAP 2.1 EXISTING FACILITIES AND USE



Club	Total Active/Playing Members	Total Number of Teams	Other Members	Membership change over past 5 years	Membership change over next 5 years	Expected membership in 10 years
Buckingham Bowls Club Inc	123	26	56	About the same	About the same	About the same
New Town Croquet	40	4	4	Small increase	Up	Up
New Town District Cricket Club	175	20	25	Up	Up	Up
North Hobart Junior Football Club	300	14		About the same	Up	About the same
St Virgils Football Club	100	2	50	About the same	Up	Up
Southern Tasmania Netball Association	4000	451	10	Up	Up	About the same
Hobart Wheelers Cycling Club	36					

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Table 2.1 Membership Trends

Club	Months Used	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday	Sunday
Buckingham Bowls Club Inc	Sept-April		9am-6pm	9am-6pm	9am-6pm	9am-6pm	10am-6pm	10am-5pm
	April - August		10am-5pm		10am-5pm		10am-6pm	
New Town Croquet	All months	Coaching	All day	All day	afternoon	Mowing and maintenance	All day	Lawns for practice
New Town District Cricket Club	Sept - March		4-7.30pm		4-7.30pm	3.30-6pm	9am-5pm	9am-4pm
North Hobart Junior Football Club	March - Sept		4-6pm	4-6pm	4-6pm	4-6pm		9am-3pm
St Virgils Football Club	March - Sept		5-8pm		5-8pm		9am-6pm	
Southern Tasmania Netball Association	January-February	6-9pm	6-9pm	6-8pm	6-8pm			
	March - Sept	3-10pm	3-10pm	3-10pm	3-10pm	6-9pm	7am-8pm	varies
	October - December	6-8pm	3-9pm	5-10pm	4-9pm	4-10pm	9am-3pm	9am-10pm
Hobart Wheelers Cycling Club	October - January			4.30-7.30pm				

Table 2.2 General Usage Times

**2.3 KEY SPORTING PRECINCT ISSUES AND NEEDS****2.3.1 Site Planning Issues**

Map 2.2 indicates the location of site planning issues within the precinct. These issues were identified by site visits and consultations with the sporting clubs.

The key issues were:

- ageing facilities and limited capacity to meet user expectations and growth in the sports;
- increase in demand for use of facilities for female sport (especially AFL football and cricket);
- congested traffic and limited parking;
- poor quality of clubroom facilities at New Town Oval;
- requirement for improved storage for Clubs;
- safety and poor levels of pedestrian access to facilities; and
- a requirement for improved lighting both for recreational and security purposes.

**2.3.2 Sporting Club Issues**

The sporting clubs indicated the critical issues that were or likely to impact in the next 5 years.

66% of the sporting clubs indicated:

- limited funding assistance from government or Council;
- lack of suitable venues or appropriate facilities to meet needs; and
- limited resources to upgrade/maintain club or group facilities





MAP 2.2 SITE PLANNING ISSUES



50% of the sporting clubs indicated:

limited resources for developing or programming of facilities and activities;

decline in fundraising capability; and

increased competition and diversity of recreational and leisure opportunities which will reduce members.

33% of the sporting clubs indicated:

decline in the population making it difficult to maintain players, clients and supporters;

lack of volunteers to help administer and run the club and group;

need for the Club/group to prepare a development or business plan;

poor standard of facilities used and the inability to provide quality sporting and recreation opportunities;

limited junior development programs;

decline in spectators to support the sport or activity; and

changing working hours affecting support for programs, activities.

### **2.3.2 Sporting Club Needs and Priorities**

Table 2.2 lists the key needs and priorities of the sporting clubs within the precinct.

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Club	Priority Need 1	Priority Need 2	Priority Need 3	Priority Need 4
<b>Buckingham Bowls Club Inc</b>	Indoor of synthetic green	Windbreaks and sun shades	Removal of tree in car park	Upgrade intersection with Main Road and improve car parking
<b>New Town Croquet</b>	New or refurbished clubhouse and toilets	New ride-on mower for greens	Level greens	Preference for 4th green to host events
<b>New Town District Cricket Club</b>	New indoor facility as a centre of excellence for cricket and club use	New clubrooms with amenities, function centre, storage, kiosk etc.	Meet requirements for growth in womens cricket	Better access and parking in the precinct
<b>North Hobart Junior Football Club</b>	Upgrade changerooms	Club venue	Kiosk/canteen	Better access and parking in the precinct
<b>St Virgils Football Club</b>	Clubrooms	Upgrade changerooms	Better access and parking in the precinct	-
<b>Southern Tasmania Netball Association</b>	New indoor facility to accommodate current and future growth	Resolve traffic and safety issues with access off Main Road	Improved parking capacity	-
<b>Hobart Wheelers Cycling Club</b>	Repair damage to track surface	Improved gate access arrangements	First aid/ medical room in precinct	Lighting of the track
<b>Bikes and Spikes</b>	Repair damage to track surface	Better access and parking	Storage space	

Table 2.1 Membership Trends

## **2.4 FACILITY DEVELOPMENT OPPORTUNITIES**

Map 2.3 shows the main facility development opportunities within the sports precinct. They are:

development of a new indoor sports centre for netball and other sports in site location 1 or 2;

new clubrooms for the users of New Town oval incorporating clubrooms, function room, amenities, kiosk, storage, medical room, umpires room etc. in site location 3;

development of new indoor cricket facility to cater for regional needs of Cricket Tasmania, cricket clubs and other sports in site location 4; and

conversion of one of the bowling greens to either a synthetic green or indoor green in site location 5.

A brief outline of the proposed development opportunities follows.

### **2.4.1 New Indoor Netball and Sports Centre**

The existing indoor facilities are highly used with:

the STNA (Southern Tasmania Netball Association) Winter Netball Roster running for 20 weeks plus three weeks of finals involving over 200 teams;

mixed netball rosters, all year round with the current Spring/Summer roster using all courts for the 54 teams registered;

Spring roster for juniors;

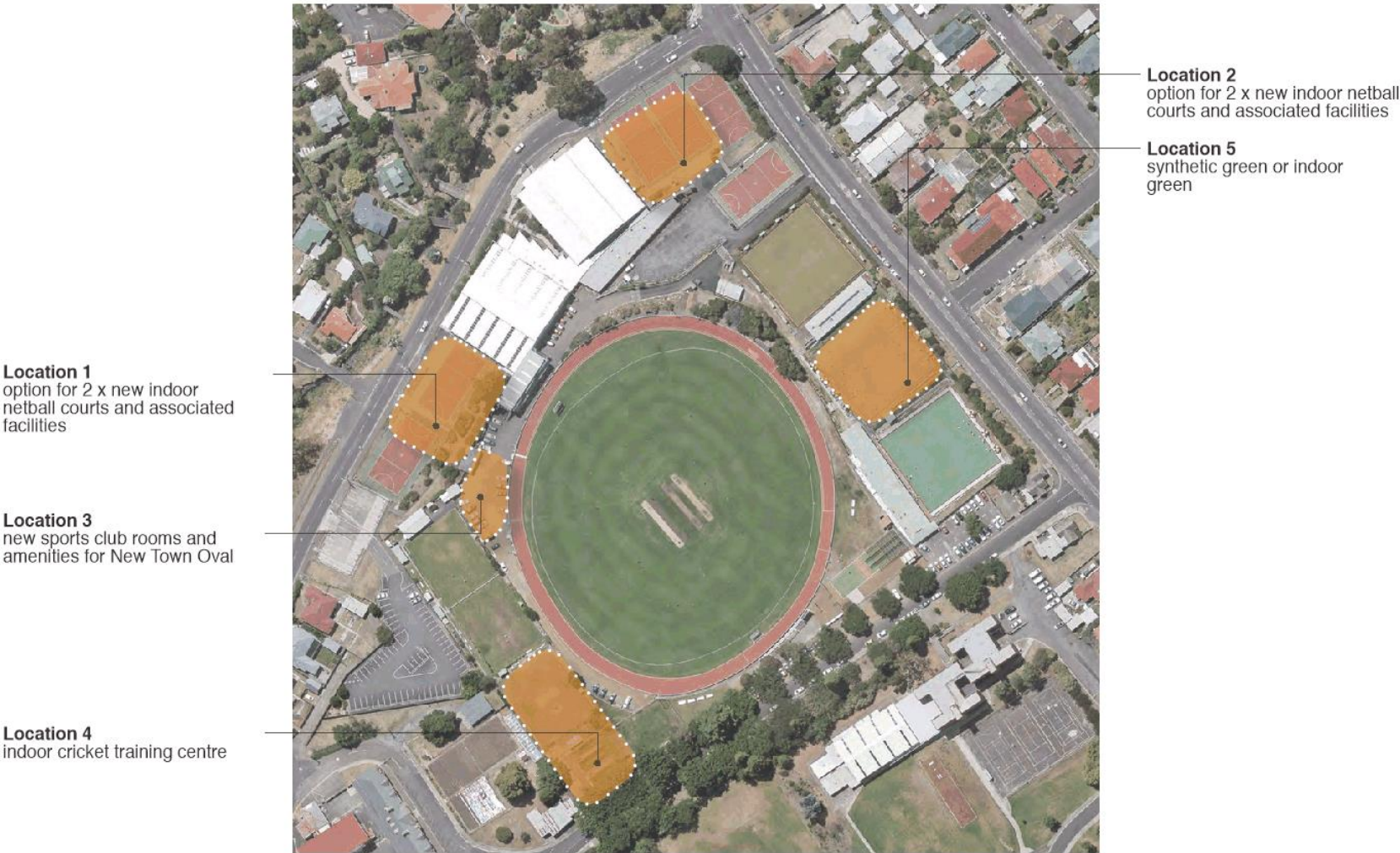
Primary and High school netball rosters throughout the year;

STCPSSA Primary roster;

Housewives Rosters held indoors on Tuesday mornings throughout the year;

SATIS High School Roster in Terms 2 and 3;





MAP 2.3 Potential Major Sports Development Locations



NetSetGo for younger children, 5 – 8 year olds for 8 – 10 week blocks;

Holiday Clinics run in the Terms 1, 2 and 3 school holidays over three days;

Junior skills Clinics in school holidays;

bookings for netball training from Clubs who would like to train at the Centre but are restricted by court availability;

selection trials for both Clubs and Association teams; and

Tasmanian Netball League (TNL) plays a large per cent of their matches at the Centre.

In addition, the facility is used by other sports including:

Futsal – September – December on Friday nights occupying all four indoor courts from 6.00pm to 11.00pm;

Ultimate (Frisbee sport) – Sunday afternoons throughout the year using the indoor courts;

One-off events such as Taekwondo, Wrestling Championships and other groups that choose the Centre, if available for running Regional, State or even National Championships; and

basketball clinics run in school holidays.

A major priority for the STNA is accommodate current and future growth of netball but the existing facilities offer limited capacity to accommodate any new growth in the sport. For instance, boys can currently play netball in the STNA winter roster until they turn 13 (Australian Sports Commission ruling). Restricted court availability prohibits establishing a winter roster for boys who are 13 years and older. One of the future aims for Netball Tasmania, the State governing body, is to promote a 15 and Under Boys netball competition and eventually re-establish a Men's roster but there is no court availability to do so.

The cost for a new two court stadium with associated facilities such as retractable seating, amenities and storage etc. could be in the range of \$4M-\$5M.

#### 2.4.2 New Town Oval Clubroom Facilities

The existing clubroom facilities include the grandstand, small clubroom (top tier), changerooms, toilets and storage space. The building and facilities are now well beyond acceptable standards with:

- high safety concerns with vehicles directly in front of entry doors to the changerooms, toilets and grandstand;
- building age and condition being very poor;
- cannot cater for disability access (stairs to clubrooms and amenities);
- sub-standard changerooms and amenities;
- no provision to cater for women's or umpires changerooms and toilets;
- no medical treatment room;
- inadequate storage space available for Clubs;
- clubrooms are no longer large enough for Club needs;
- security concerns with layout of changerooms;
- unlikely to meet Building Regulations (fire and safety); and
- poor quality spectator seating.

Whilst the New Town Cricket Club have invested funds in the existing clubrooms, it no longer is meeting their needs or other users of the oval.

During use of the oval for football, public access is only available to the Council's public toilet block. This facility was designed as an outdoor amenities block for access from the oval and outdoor netball courts, but is very old and sub-standard. Netball do not use it and the oval users consider it unattractive for use. Council have identified the need to remove and construct new toilets.

The New Town Oval sporting clubs have identified the need to upgrade the clubrooms, and this was a primary reason for preparing the overall sports precinct master plan.

**2.4.3 New Indoor Cricket Training Facility**

Cricket Tasmania and the New Town Cricket Club are seeking government support and funding for the development of a new indoor cricket training facility in Southern Tasmania and consider the New Town sports precinct to be an ideal location.

The proposed users of the facility would include:

Cricket Tasmania senior teams;

Cricket Tasmania Pathway, Academy and emerging teams;

high performance program for juniors through to adults;

women's teams;

disability programs, including blind cricket;

other sporting codes, e.g. football, futsal etc., particularly during inclement weather; and

Schools within the municipality, particularly New Town High and Primary School and Ogilvie High School.

The rationale for the project is that:

it can be hard to train regularly and professionally outdoors;

approximately a third of training sessions are affected by inclement weather, whereby an indoor facility would be used in all conditions;

all Premier teams would use a facility at New Town oval (other than Kingborough) as there is no modern indoor facility for cricket in the Hobart municipality other than an old shed at the TCA;

Cricket Tasmania would also use the facility given limitations for access and use of the Blundstone arena training wickets; and

cricket, as with many sports, is becoming a 12-month a year sport and commitment requiring year-round and high-level facilities.

The New Town Cricket Club indicated an indoor facility could be planned within a 44m x 20m space to accommodate cricket nets and associated equipment. The indoor facility would require retractable nets for each wicket and adequate space for bowling machines and have appropriate floor material for a range of activities. The Club indicated that the indoor facility would not just be confined to cricket use.

The functional space requirements would increase with a gym area, changerooms, toilets/showers, first aid area, storage, meeting rooms etc. The New Town Cricket Club also indicated that new clubrooms could be integrated with the site, possibly as a second storey development.

It is estimated that just an indoor cricket net facility would require funding of approximately \$1m, but it is envisaged that any such development would also require a gym area, changerooms, toilets/showers, first aid area, storage, meeting rooms and so on, both for men and women. Thus, an estimated cost would be in the range of \$2m to \$3m or so. The cost may increase to \$4-\$5M if the proposal was to be an academy or centre of excellence as it may also include other components (e.g. a kiosk/canteen/kitchen area, social or club rooms and possible unit accommodation suggested by the Club). This would need to be evaluated in relation to any other upgrading of facilities at the oval.

Cricket Tasmania indicated that outdoor turf wickets are required at the oval to participate in the Cricket Tasmanian Premier League.

#### **2.4.4 Upgrade All Season Bowling Green**

The Buckingham Bowls Club currently use a synthetic green and two grass greens. The ongoing cost of preparing and maintaining the two grass greens is significant for the Club. One of the options discussed with the Club was the potential to convert a grass green into either a synthetic surface or an indoor green to provide all season playing surface and reduce the overall maintenance costs. If this was possible, the Club indicated it may not necessarily require the third grass green to accommodate its training and competition needs.

The likely cost of a synthetic green surface would be in the range of \$150,000 - \$175,000.



## SECTION 3

### PRECINCT MASTER PLAN

#### 3.1 VISION

The following vision statement has been developed:

The New Town Sports Precinct will be sustainably developed and managed as a premier sporting venue to enhance the sporting, recreational, health and wellbeing opportunities for the community.

The term “sustainable” is defined in several ways:

the ability of the sporting and recreation facilities, programs and services to continue to be available with good maintenance, good management and, where relevant, with minimal or no detrimental impacts to the environment;

the ability of the Council and the community to afford the opportunities which are provided (e.g. viability); and

to ensure that the opportunities made available continue to be relevant and attractive, and meet the needs of the sporting clubs and community.

#### 3.2 GUIDING PRINCIPLES AND POLICIES

Four guiding principles underpin this vision are:

**Sustainability** – The New Town Sports Precinct will be designed, constructed, managed and promoted based on an understanding of sound environmental, economic and social management outcomes.

**Quality Experience** - The Precinct will ensure that users and visitors can safely and equably access, enjoy and participate in a diverse range of quality sporting, recreational and community opportunities.

**Capacity to Manage** – The City of Hobart, sporting clubs and recreational groups will work together to support multi-use and effective management of the precinct.

**Benefits** - The development and management of the New Town Sports Precinct will facilitate environmental benefits, economic development and improvement in the community's lifestyle and wellbeing.

The following policies have been identified as practical tools to assist the Council and sporting clubs to manage the site with respect to the vision and principles. The policies are:

1. The New Town Sports Precinct will be managed as a multi-purpose asset providing a diverse range of sporting and recreational needs for the regional and local community.
2. The City of Hobart will have overall responsibility for the management of the Sports Precinct but involve, communicate and consider the views of key stakeholders and wider community.
3. Priority will be given to the health, risk and public safety of users and the general community at the Sports Precinct.
4. Integrated co-location and sharing of sporting and recreation facilities and use of spaces within the site will be fostered.
5. The existing facilities and development of new facilities and services will be based on identified need and be appropriate to meet the standard, level of use and community expectations.
6. Ensure that what is being provided is regularly reviewed and revised in keeping with changing community needs.
7. The Sports Precinct will have strong and safe connections with the surrounding residential areas.
8. Sporting, recreation and community events will be encouraged within the Sports Precinct where there will be no adverse impact on the existing use, condition of the facilities and surrounding uses.
9. The opportunities for securing partnership/shared responsibility for development and management of facilities will be pursued.



10. Fees and charges will be applied to allow for equitable contribution of all users to the development, management and maintenance of the Sports Precinct.

11. Any commercial investment on the site will be subservient to the primary role as public land for sporting, recreation and community use.

12. All decisions should be consistent with Council's adopted policies, regulations and By-laws.

### **3.3 STRATEGIC DIRECTIONS**

The benefit of planning, developing and managing a New Town Sports Precinct is that it will help address the inherent problems and issues identified with the existing sport and recreation facilities. These benefits include:

consistency with the vision and policies of the Commonwealth Government, State Government and the City of Hobart for improving the health and wellbeing of the community;

consolidating sporting, recreational and community facilities within a precinct that will be more accessible, multi-use and flexible for changing needs;

the capacity for integrating sporting, recreational and community facilities to better cater for the interests of a wider cross section of the community;

providing the capacity and flexibility to cater for growth in existing and new activities;

developing safe and better paths to the surrounding local community including schools and residential areas;

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

increasing the capacity for the facilities to host sporting, recreational and community events that deliver social and economic benefits back into the regional community (e.g. netball, cricket);

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

allowing sporting clubs to focus on their activities and  
programs rather than on building maintenance, insurances  
and security; and

possibly creating the opportunity for club and commercial  
investment as partners in new facilities and services.

There are four broad directions for the New Town Sports Precinct Master  
Plan:

One precinct but differing uses

Improving accessibility and safety is critical

Precinct challenges require big responses

It takes time to deliver

### **3.3.1 One precinct but differing uses**

The New Town Sports Precinct is one of the oldest and most highly used  
sports precinct within Tasmania. The precinct contains several major  
sporting facilities that cater for State, regional and local sports. At times,  
these facilities are used for national sporting events.

There are significant benefits from planning, developing and managing a  
sports precinct (refer to Section 3.4) rather than responding to the  
requirements of individual sports facilities within the precinct on an ad hoc  
basis.

The precinct suffers from limited resources to upgrade the infrastructure  
and achieve a high level of maintenance.

The New Town Sports Precinct Master Plan will need to provide guidance  
for the planning, developing and managing the whole of the precinct.

### 3.3.2 Improving accessibility and safety is critical

The history of development and the intensification of sporting facilities within the precinct, has led to many site planning issues.

The paramount issue that there are some significant safety issues that need to be addressed within the master plan. These issues include:

the narrow driveway leading to the entry gates for the netball centre and oval is dangerous for pedestrians (largely children) who do not have a designated footpath;

vehicles attempting to enter the driveway from the Main Road often need to wait for cars to exit the driveway before they can enter causing congestion and additional risk to pedestrians attempting to cross the Main Road;

the lack of sufficient car parking within the precinct leads to many users and spectators using residential side streets and crossing roads without convenient and safe pedestrian crossing points;

there are traffic management issues at the intersection of St Johns Avenue with Main Road;

limited provision for convenient drop-off and pick-up vehicle parking space;

the internal road to the oval creates high safety risks for those using the amenities and grandstand;

there is no suitable turning circle within the existing parking area for the oval, leading to difficult turning movements and increased pedestrian safety risks;

the existing clubrooms, grandstand, changerooms and amenities at the oval do not meet the standards of the *Disability (Access to Premises – Buildings) Standards 2010*;

lack of a medical room at the oval to assist with any incidents; and

unresolved issues with opening of gates to access the oval at times.

These current access and safety issues may present risk management concerns for the City of Hobart and sporting clubs. The issues will become more apparent with expected growth in most of the sports within the precinct.

The New Town Sports Precinct Master Plan will need to provide guidance for responding to the critical issues within the precinct.

### **3.3.3 Precinct challenges require big responses**

The New Town Sports Precinct presents some real challenges for achieving the desired outcomes from future site planning, development and management. The precinct poses difficulties as:

there has not been a strategic master plan to guide use and past development within the precinct;

there is a long history of existing clubs using the precinct and not surprisingly, a reluctance to move or reduce use levels;

there is limited Council owned land within the New Town area of City to relocate any sporting facilities;

it is intensively developed and there are constrained land spaces available for future development;

the precinct has been developed with limited vehicle parking to meet user demand, resulting in poor access and safety issues;

the precinct is not flat and consequently sports facilities have been designed and built into tiered spaces across sites;

there is currently no Council budget allocated to major works within the precinct;

the existing clubs have limited funds to facilitate upgrading or major redevelopment of facilities; and

some existing sports facilities require upgrading or replacement given the age and condition of the buildings.

The existing sporting clubs have indicated the desire to upgrade and add new facilities to be able to meet their current and future needs. It will be

difficult to achieve this without consideration as to what uses could be relocated to allow sufficient space to address the range of identified site planning issues within the precinct.

The New Town Sports Precinct Master Plan will need to provide guidance for responding to the critical access and safety issues within the precinct.

#### **3.3.4 It takes time to deliver**

Responding to the key issues and opportunities within the New Town Sports Precinct will take time as:

- there are no funding commitments set aside for the recommended works;

- there are high competing demands for funding and priority for the upgrading of existing sports facilities or new facilities;

- further feasibility analysis will be required to support any funding applications for new or major works;

- it requires the support and commitment of all the sporting clubs to work towards the implementation of the master plan; and

- there are planning and development approval processes that need to be pursued.

The staging of the long-term vision will be influenced by the available funding, levels of support and political will.

The New Town Sports Precinct Master Plan will need to provide guidance as to how the vision for the precinct can be delivered in stages.

### **3.4 PRECINCT SITE MASTER PLAN**

#### **3.4.1 Introduction**

Two options were originally prepared for the New Town Sports Precinct Master Plan:

**Option1** involves the relocation of an existing sports facility (New Town Croquet Club) to provide the opportunity to address a range of identified site planning issues and the capacity for provision of new facilities; and

**Option 2** was an alternative to address some of the identified site planning issues if it is not possible to relocate the existing sports facility.

An outline of each of the options and the potential advantages and disadvantages is provided in Attachment 1.

The implementation on either option would improve access, use, safety and functionality of the precinct in the longer term.

The draft New Town Sports Precinct Master Plan was made available to the Clubs and community interest groups for review.

Option 1 was favoured in the general feedback received from the various sports clubs and groups within the precinct. However this option was dependent upon finding a suitable site for the relocation of the New Town Croquet Club facilities.

The City of Hobart undertook further consultations and land supply investigations and concluded that there is currently no Council owned land available or suitable for the relocation of the New Town Croquet Club.

#### **3.4.2 Preferred Master Plan**

The City of Hobart requested that a revised master plan be prepared to indicate the potential to integrate aspects of Option 1 and Option 2. The preferred option was to utilise Option 1 Master Plan but with the following alterations:

retention of the existing New Town Croquet Club and proposed upgrading of the clubrooms (as shown in Attachment 1 Option 2 Master Plan);

the potential for future car parking located under the proposed new netball courts with vehicle access off Creek Road;

the potential for an indoor cricket training centre to be developed on the location of the existing outdoor cricket wickets; and

a location within the precinct for new outdoor cricket wickets.

Map 3.1 shows the preferred master plan with the above alterations.

### **Advantages**

The key advantages of this option are:

the site plan does not require finding an alternative location and sufficient funding for the relocation of the New Town Croquet Club;

diverts the main entry to the netball centre and oval away from Main Road and resolves the major concerns regarding safety and traffic access;

provides substantial increase in car parking capacity within the precinct with car parking developed at ground level below the proposed new netball centre to help reduce the safety and traffic issues within the surrounding areas;

increase the capacity for greater multi-use of the facilities within the sports precinct;

netball would lose two outdoor netball courts but gain two new indoor courts and potentially add two outdoor courts if one of the bowling greens was converted to a new synthetic surface;

provision for new clubrooms and amenities to service the New Town Oval Clubs with the potential that the facilities could be integrated with the netball centre (e.g. entry, drop-off, public toilets, function space);

the potential for the Buckingham Bowls Club to add another synthetic bowling green and reduce overall maintenance

the potential site for a regional indoor cricket training facility<sup>4</sup> and the New Town Cricket Club using the outdoor training wickets located near the Buckingham Bowls Club;

the potential to develop an outdoor community and social space off the netball centre (including a link to the existing café/kiosk space) that would provide a more attractive area for spectators and families to use; and

improving safety with a new traffic entry off Creek Road into the car parking area and at the intersection of Main Road with St John's Avenue.

### **Disadvantages**

The key disadvantages of this option are:

external funding will be required to upgrade and develop new sports facilities within the precinct;

higher costs with development of car parking under the proposed new netball centre; and

ongoing traffic flow issues for the Creek Road, Main Road intersection and St Johns Avenue.

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<sup>4</sup> The proposal will require assessment with regard to heritage values (tree plantings along St Johns Avenue), traffic and parking.



- Existing bus lay-by space
- New 12x12m maintenance and storage shed
- Enclosed maintenance area for storage of equipment / vehicles
- Existing indoor netball courts
- Maintain road access into oval for maintenance and emergency vehicles only
- New grandstand seating
- Extend existing building to accommodate 2 x new indoor netball courts, with grandstand seating, and toilets / change room facilities. Excavate under extension to create under cover car parking area, with access off Creek Road
- ~5m landscape buffer between new extension and existing footpath
- Connect new extension to existing building via existing mezzanine corridor. Corridor to continue through new extension, linking new entry way, new club rooms and new car park
- Two-way ramp down into new undercover parking area under new building extension; provision for ~80 parking bays
- Entry to existing parking area; maintain parking area parallel to Creek Road. ~17 parking bays
- Entry plaza to new building extension
- Provide new club room facility for Newtown Croquet Club
- Entry way to new extension. Possibility to locate admin, change and toilet facilities within this area, and lift / steps up from parking area below
- New club room facilities; upper level contains function space for ~120 people, kitchen / bar / toilets / scorer area / panoramic window overlooking sports oval. Club rooms at same level as mezzanine circulation. Ground level contains: gym, first aid room, m/t change rooms, m/t umpire change rooms, toilets, kiosk, and storage area. Both upper and ground level facilities can be accessed externally, as well as through indoor netball court area. Provide storage area at ground level for Croquet Club
- Reconfigured parking area ~ 51 parking bays
- Investigate potential for 2 x way vehicle entry / exit, with pedestrian link
- Existing croquet lawns
- Hobart City Farm site
- 44m x 20m proposed indoor cricket training facility, with indoor wickets, gym, change rooms etc. Proposed building set back from heritage tree canopy and rear and side boundaries, by min 1.5m; building set back min 5m from cycling track
- St Johns Park Precinct; listed on Tasmanian Heritage Register



- Close off driveway to Main Road; emergency, maintenance and staff vehicles only, with pedestrian access
- Outdoor community and social space including play facilities; Maintain portion of area for admin / staff parking
- Possible location for 2 x outdoor netball courts on existing bowling green area, if new synthetic bowling green is built
- New synthetic bowling green
- Install fencing / security gate
- Planting for wind break
- Open gates to Bowls Club
- Upgrade sun shades
- Investigate potential to relocate existing traffic lights from Tower Road to St Johns Ave intersection (to improve traffic flow)
- Existing synthetic bowling green surface
- Arborist review of tree and root damage to car park
- Add nets to existing outdoor cricket wickets
- Repair and monitor damage to bike track surface complete; particularly where tree roots are lifting and splitting track surface, and around entry / exit gates to oval where foot traffic is damaging track surface
- Retain grandstand seating to this edge
- Formalise car parking along St Johns Avenue to protect existing tree root zone
- Protect heritage tree plantings along St Johns Avenue (listed on Hobart Council, Tasmania and National Trust heritage register)

# NEW TOWN SPORTS PRECINCT MASTER PLAN

Map 3.1 Prepared for City of Hobart May 2019

*\*Note: Layout and design of new buildings and car park schematic only, and completed without the aid of detailed survey information*



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## **SECTION 4**

### **IMPLEMENTATION PLAN**

#### **4.1 ACTION PLAN**

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

Six key recommendations are made:

- review and adopt the New Towns Sports Precinct Master Plan in principle;

- continue to monitor the potential for any future site options and the feasibility for relocating the New Town Croquet Club;

- undertake a local area traffic management plan;

- initiate feasibility assessments for the proposed new sports facilities within the precinct;

- seek funding support and grants to support implementation of the New Town Sports Precinct Master Plan on a staged basis; and

- City of Hobart to take a lead role in facilitating the staged implementation of the New Towns Sports Precinct Master Plan.

**Recommendation 1.**

**The City of Hobart adopt, (in principle) the New Town Sports Precinct Master Plan Report, as a tool for guiding the future planning and development of the precinct.**

## INITIATING ACTIONS AND RESPONSIBILITIES:

City of Hobart approve the draft New Towns Sports Precinct Master Plan for review by key stakeholders (sports clubs) prior to finalising the report for wider community review.

The draft New Towns Sports Precinct Master Plan is exhibited for public review and comment.

The final New Towns Sports Precinct Master Plan is prepared following and changes determined by public review and comment.

City of Hobart consider the in-principle adoption of the New Towns Sports Precinct Master Plan.

The New Town Sports Precinct Group with representatives from all precinct clubs continue to meet, share information and progress the implementation of the master plan.

**Recommendation 2.**

**The City of Hobart continue to monitor the potential site options and feasibility for relocating the New Town Croquet Club.**

## INITIATING ACTIONS AND RESPONSIBILITIES:

City of Hobart continue to monitor the availability of possible locations and feasibility for the potential relocation of the New Town Croquet Club.

City of Hobart continue to engage with the New Town Croquet Club and the New Town Sports Precinct Group about any future relocation opportunities.

**Recommendation 3.**

**The City of Hobart undertake a local area traffic management plan including an initial assessment of the potential benefits or implications arising from implementation of the New Town Sports Precinct Master Plan.**

## INITIATING ACTIONS AND RESPONSIBILITIES:

City of Hobart to undertake the local area traffic management plan or commission consultants to undertake the work

The key findings from the feasibility investigations are presented to the New Town Sports Precinct Group.

The New Towns Sports Precinct Master Plan may be revised depending on the findings.

**Recommendation 4.**

**Sporting clubs initiate feasibility assessments for the proposed new sports facilities within the precinct - this includes the new netball centre courts, New Town Oval clubrooms and amenities, indoor cricket training facility and the synthetic surface for the bowling green.**

## INITIATING ACTIONS AND RESPONSIBILITIES:

Clubs undertake the assessment or seek funding assistance (refer to Recommendation 5) for the feasibility investigations.

The feasibility assessments would include demands and needs analysis, capital cost, operating financial performance, whole of life cost analysis etc.

The feasibility assessment would be used to assist the Club in seeking funding support consistent with the vision and principles of the New Towns Sports Precinct Master Plan.

**Recommendation 5.****Seek funding support and grants to support implementation of the New Town Sports Precinct Master Plan on a staged basis.**

## INITIATING ACTIONS AND RESPONSIBILITIES:

City of Hobart to identify its capacity for contributing funding to assist the implementation of the project over the next 5 years and 10 years.

City of Hobart, peak sporting organisations and sporting clubs to lobby the State Government parliamentarians for special funding assistance in the lead-up to State elections, especially those members representing the electorate.

City of Hobart to target the Commonwealth Government for funding assistance for the implementation of project stages through:

the National Stronger Regions Fund initiative which aims to boost social and economic development in Australia's regions by funding priority infrastructure projects in local communities

(<http://investment.infrastructure.gov.au/funding/NSRF>),

the Building Better Regions Fund which aims to fund projects outside of the major capital cities;

the Stronger Communities Program which aims to fund small capital projects that deliver social benefit (support of Federal Member of Parliament required for the project), and

individual sporting clubs to consider opportunities for fund raising support from the Australian Sports Foundation involving opportunities such as tax deduction for donations, deductible gift recipient and Fundraising4Sport-F4S;

City of Hobart and sporting clubs to review the guidelines for Sport and Recreation Major Grants or Sport and Recreation Minor Grants administered by Communities, Sport and Recreation for projects consistent with the vision and implementation of the New Towns Sports Precinct Master Plan

([http://www.dpac.tas.gov.au/divisions/csr/sportrec/funding\\_opportunities/major\\_grants](http://www.dpac.tas.gov.au/divisions/csr/sportrec/funding_opportunities/major_grants));

Individual sporting clubs work with their State peak bodies to seek funding under the State Grants Program administered by Communities, Sport and Recreation.

**Recommendation 6.**

**If funding is available for the project, the City of Hobart to take a lead role in facilitating the staged implementation of the New Towns Sports Precinct Master Plan.**

**INITIATING ACTIONS AND RESPONSIBILITIES:**

City of Hobart to agree on a staged implementation process to match sourced funding.

City of Hobart to engage suitably qualified professionals to undertake design, construction documentation and cost estimates for the planned works.

City of Hobart to seek development approval for the proposed works.

City of Hobart to seek tenders for approved works.

City of Hobart or appointed Project Manager to oversee the works.

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

**4.2 INDICATIVE COST ESTIMATES**

Initial indicative cost estimates were prepared for Option 1 and Option 2. This includes the costs for all works shown on the plans including new facilities, relocation of the New Town Croquet Club (Option 1 only), car parking, public facilities, public space and general improvements within the precinct.

The indicative cost estimate for capital works in Option 1 was \$12.6M. Allowing for design and construct contingency (15%), preliminaries (12%) and design fees/permits/surveys/specialist investigations (10%) the total cost estimate is within the \$17-18M range.

The indicative cost estimate for capital works in Option 2 was \$6.6M. Allowing for design and construct contingency (15%), preliminaries (12%)

**44** New Town Sports Precinct Master Plan

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and design fees/permits/surveys/specialist investigations (10%) the total cost estimate is within the \$9-10M range.

The indicative cost estimate for capital works for the revised master plan would be similar to those for Option 1. Whilst there would be cost savings for not having to relocate the New Town Croquet Club, there are some additional costs for constructing car parking under the proposed new netball centre courts.

The Master Plan provides a strategic guide to the potential development of the New Town Sports Precinct. All the identified works would be subject to feasibility assessments and the capacity to attract sufficient funding. These outcomes will also determine the final location, layout and detailed design of any new facilities and works the precinct.



**ATTACHMENT 1**  
**MASTER PLAN OPTIONS**



**OPTION 1 MASTER PLAN****Outline**

The only realistic option for relocating an existing sports facility to achieve the overall site benefits for the precinct is the New Town Croquet Club. The rationale for this was:

the Club site is strategically located to significantly help improve critical access and safety issues for the precinct;

the location would allow the potential to provide access and develop new sports facilities (e.g. indoor netball courts, new oval clubrooms and amenities, indoor cricket training centre);

the existing New Town Croquet Club facilities (e.g. clubhouse, toilets, storage, accessibility on-site) are of poor condition and require major upgrading;

the Club has small and relatively stable membership numbers (unlike some of the other Clubs experiencing major growth pressure); and

the potential costs of relocating would be significantly lower than relocating or redeveloping the other major facilities (e.g. oval, netball courts, bowls, cycle track).

Preliminary consultations with the New Town Croquet Club indicated a willingness to consider future options but with an understanding that:

suitable flat land would be required, preferably within New Town, given the history of the club being based in the local area;

funding would need to be found to cover the relocation and redevelopment costs as the costs are beyond the resources of the Club;

provision should be made for a new clubhouse and facilities including parking (~ 20 car parking spaces); and

development of a fourth green to allow the Club to host national and State croquet competitions and improve their capacity to better program Club competition programs.

The Club indicated that the Shepparton Croquet Club in Victoria provides a good model for croquet club facilities. The Club was constructed (e.g. new clubhouse, four greens and parking area) for under \$1M within the last 6 years.

Map 3.1 shows the master plan if it is possible to relocate the New Town Croquet Club to another site.

### **Advantages**

The key advantages of this option are:

diverts the main entry to the netball centre and oval away from Main Road and resolves the major concerns regarding safety and traffic access;

provides substantial increase in car parking capacity within the car parking area near the New Town Croquet Club<sup>5</sup> to help reduce the safety and traffic issues within the surrounding areas;

increase the capacity for greater multi-use of the facilities within the sports precinct;

netball would lose two outdoor netball courts but gain two new indoor courts and potentially add two outdoor courts if one of the bowling greens was converted to a new synthetic surface;

provision for new clubrooms and amenities to service the New Town Oval Clubs with the potential that the facilities could be integrated with the netball centre (e.g. entry, drop-off, public toilets, function space);

the potential for the Buckingham Bowls Club to add another synthetic bowling green and reduce overall maintenance costs for the grass greens;

the potential site for an indoor cricket facility and associated facilities whilst retaining the outdoor turf wickets;

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<sup>5</sup> There is currently about 55 car parking spaces plus 22 spaces (old netball courts) in this area. Option 1 would allow this to increase to about 174 car spaces. If the indoor cricket facility was not developed and the existing outdoor cricket wickets retained, a further 40 car spaces may be provided.

- Existing bus lay-by space
- New 12x12m maintenance and storage shed
- Enclosed maintenance area for storage of equipment / vehicles
- Existing indoor netball courts
- Maintain road access into oval for maintenance and emergency vehicles only
- New grandstand seating
- Extend existing building to accommodate 2 x new indoor netball courts at lower level with grandstand seating, and toilets / change room facilities at lower level
- ~5m landscape buffer between new extension and existing footpath
- Connect new extension to existing building via existing mezzanine corridor. Corridor to continue through new extension, linking new entry way, new club rooms and new car facility
- New entry to new car park off Creek Road. Pavement from along Creek Road to follow driveway to new building entry
- Reconfigure existing car park; remove existing entry / exit to Creek Road, provide pedestrian islands, and provide landscape buffer to adjacent public pavement and residences. ~ 23 parking bays
- 2 x way vehicle ramp up to new car park. Ramp length approximate only (further survey information required)
- Reconfigure driveway location to existing car park to accommodate new parking area
- Entry way to new extension, with paved forecourt. Entry way at elevated level above new courts. Possibility to locate admin, change and toilet facilities within this area
- New club room facilities; upper level contains function space for ~120 people, kitchen / bar / toilets / scorer area / panoramic window overlooking sports oval. Club rooms at same level as mezzanine circulation. Ground level contains: gym, first aid room, m/f change rooms, m/f umpire change rooms, toilets, kiosk, and storage area. Both upper and ground level facilities can be accessed externally, as well as through indoor netball court area
- Reconfigured parking area ~ 51 parking bays
- Investigate potential for 2 x way vehicle entry / exit, with pedestrian link
- Relocate croquet club to suitable site to make way for new water sensitive urban design car park and possible indoor cricket centre. ~100 parking bays
- Proposed indoor cricket training facility, with indoor wickets, gym, change rooms etc.
- St Johns Park Precinct; listed on Tasmanian Heritage Register



- Close off driveway to Main Road; emergency, maintenance and staff vehicles only, with pedestrian access
- Outdoor community and social space including play facilities; Maintain portion of area for admin / staff parking
- Possible location for 2 x outdoor netball courts on existing bowling green area, if new synthetic bowling green is built
- New synthetic bowling green
- Install fencing / security gate
- Planting for wind break
- Open gates to Bowls Club
- Upgrade sun shades
- Investigate potential to relocate existing traffic lights from Tower Road to St Johns Ave intersection (to improve traffic flow)
- Existing synthetic bowling green surface
- Arborist review of tree and root damage to car park
- Add nets to cricket wickets
- Repair and monitor damage to bike track surface complete; particularly where tree roots are lifting and splitting track surface, and around entry / exit gates to oval where foot traffic is damaging track surface
- Retain grandstand seating to this edge
- Formalise car parking along St Johns Avenue to protect existing tree root zone
- Re-orientate turf wickets subject to approval and final layout of indoor cricket facility
- Protect heritage tree plantings along St Johns Avenue (listed on Hobart Council, Tasmania and National Trust heritage register)

# NEW TOWN SPORTS PRECINCT MASTER PLAN

## OPTION 1

Prepared for City of Hobart June 2018

*\*Note: Layout and design of new buildings and car park schematic only, and completed without the aid of detailed survey information*





the potential to develop an outdoor community and social space off the netball centre (including a link to the existing café/kiosk space) that would provide a more attractive area for spectators and families to use; and

improving safety with a new traffic entry off Creek Road into the car parking area and at the intersection of Main Road with St John's Avenue.

### **Disadvantages**

The key disadvantages of this option are:

the site plan is reliant on finding an alternative location and sufficient funding for the relocation of the New Town Croquet Club;

external funding will be required to upgrade and develop new sports facilities within the precinct; and

ongoing traffic flow issues for the Creek Road and Main Road intersection.

The New Town Cricket Club raised concern with the potential loss of its own club identity or space with the demolition of existing facilities and the provision of new clubroom facilities. The master plan seeks to foster integration and multi-use of facilities, especially new facilities added into the precinct. The question of identity and space is a realistic issue, but this and other matters (e.g. ownership, management responsibility, asset value etc.) are reviewed and negotiated during detailed design and negotiations rather than at the master planning level. As the Club is the major user of the oval and it is expected that the Club would be a major stakeholder and tenant during the negotiations and detailed design of the proposed new clubroom and facilities. The options for maintaining the Club identity and space requirements would be important issues in that process.

**OPTION 2 MASTER PLAN****Outline**

Map 3.1 shows the master plan if it is not possible to relocate the New Town Croquet Club to another site.

**Advantages**

The key advantages of this option are:

diverts the main entry to the netball centre and oval away from Main Road and resolves the major concerns regarding safety and traffic access;

provides some increase in car parking capacity within the car parking area near the New Town Croquet Club<sup>6</sup> to help reduce the safety and traffic issues within the surrounding areas;

increase the capacity for greater multi-use of the facilities within the sports precinct;

New Town Croquet Club retains its current site with provision for upgraded clubrooms;

netball would lose two outdoor netball courts but gain two new indoor courts and potentially add two outdoor courts if one of the bowling greens was converted to a new synthetic surface;

provision for new clubrooms and amenities to service the New Town Oval Clubs with the potential that the facilities could be integrated with the netball centre (e.g. entry, drop-off, public toilets, function space);

the potential for the Buckingham Bowls Club to add another synthetic bowling green and reduce overall maintenance costs for the grass greens;

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<sup>6</sup> There is currently about 55 car parking spaces plus 22 spaces (old netball courts) in this area. Option 2 would allow this to increase overall to 132 car spaces.



the potential to develop an outdoor community and social space off the netball centre (including a link to the existing café/kiosk space) that would provide a more attractive area for spectators and families to use; and

improving safety with a new traffic entry off Creek Road into the car parking area and at the intersection of Main Road with St John's Avenue.

**Disadvantages**

The key disadvantages of this option are:

the loss of car parking capacity (approximately 40 less car parking spaces) with the retention of the New Town Croquet Club and consequently some traffic and safety issues in surrounding residential areas remain;

retains the inefficient car parking layout arrangement near the Croquet Club;

netball loses the option of retaining two outdoor courts (in the prime viewed location of the site near Main Road);

there is no potential for the indoor cricket facility;

no provision for a fourth green for croquet;

external funding will be required to upgrade and develop new sports facilities within the precinct; and

ongoing traffic flow issues for the Creek Road and Main Road intersection.





# NEW TOWN SPORTS PRECINCT MASTER PLAN

## OPTION 2

Prepared for City of Hobart June 2018

*\*Note: Layout and design of new buildings and car park schematic only, and completed without the aid of detailed survey information*





**6.8 Maritime Museum of Tasmania - Proposal to Install the Anchor of  
the Lake Illawara at the City's Tasman Bridge Disaster Place of  
Reflection  
File Ref: F19/55493**

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Report of the Manager Parks and Recreation and the Director City  
Amenity of 31 May 2019.

Delegation: Council

**REPORT TITLE: MARITIME MUSEUM OF TASMANIA - PROPOSAL TO  
INSTALL THE ANCHOR OF THE LAKE ILLAWARRA AT  
THE CITY'S TASMAN BRIDGE DISASTER PLACE OF  
REFLECTION**

**REPORT PROVIDED BY:** Manager Parks and Recreation  
Director City Amenity

**1. Report Purpose and Community Benefit**

- 1.1. The purpose of the report is to consider a proposal from the Tasmanian Maritime Museum to install the anchor from the wreck of the Lake Illawarra at the site of the City's Tasman Bridge Disaster place of reflection.

**2. Report Summary**

- 2.1. The City has received a request from the Tasmanian Maritime Museum to install the anchor from the wreck of the Lake Illawarra at the site of the City's Tasman Bridge Disaster place of reflection that is located between the Lower Domain Road and the Tasman Highway, overlooking the Tasman Bridge.
- 2.2. The anchor belongs to the Museum but has for many years been in place at the entrance of the Derwent Sailing Squadron (DSS) in Sandy Bay.
- 2.3. The DSS has recently asked the Museum to remove the anchor from its site as it is planning to undertake works requiring the anchor's removal. The City is now holding the anchor in storage on behalf of the Museum whilst an alternative location for its display can be identified.
- 2.4. The City forwarded correspondence to the families of the Disaster (as identified in preparation for the 40<sup>th</sup> anniversary of the bridge disaster and the establishment of the City's place of reflection).
  - 2.4.1. Of the 13 families contacted, 4 responses were received, with 3 having no opposition to the proposal, and 1 strongly opposed.
- 2.5. Despite only one objection to the proposal from the families contacted, it is considered that the installation and display of the anchor at this site is not suitable, given the circumstances of the cause of the tragedy and noting 2019 is the 45<sup>th</sup> anniversary of the event.

### 3. **Recommendation**

***That the Council decline the proposal from the Tasmanian Maritime Museum to install the anchor of the wreck of the Lake Illawarra at the City's Tasman Bridge Disaster place of reflection site, which honours the victims of the tragedy.***

- (i) The City continue to work with the Museum to identify other potential sites that may be more suitable.***
- (ii) The City advise those families contacted in relation to the proposal of the Council's decision.***

### 4. **Background**

- 4.1. The City has received a request from the Tasmanian Maritime Museum to install the anchor from the wreck of the Lake Illawarra at the site of the City's Tasman Bridge Disaster place of reflection that is located between the Lower Domain Road and the Tasman Highway, overlooking the Tasman Bridge.



- 4.1.1. The Lake Illawarra was a bulk ore vessel that on the evening of 5<sup>th</sup> January 1975 collided with several pylons of the Tasman Bridge causing a large section to collapse onto the ship and into the river below.
- 4.1.2. Twelve people perished, including seven crew on-board the ship along with five occupants of four cars which fell 45m after driving off the bridge.
- 4.2. The anchor belongs to the Museum but has for many years been in place at the entrance of the Derwent Sailing Squadron (DSS) in Sandy Bay.

- 4.3. The DSS has recently asked the Museum to remove the anchor from its site as it is planning to undertake works requiring the anchor's removal. The City is now holding the anchor in storage on behalf of the Museum whilst an alternative location for its display can be identified.
- 4.4. The City forwarded correspondence to families of the Disaster (as identified in preparation for the 40<sup>th</sup> anniversary of the bridge disaster and the establishment of the City's place of reflection).
  - 4.4.1. Of the 13 families contacted, 4 responses were received, with 3 having no opposition to the proposal, and 1 strongly opposed.
- 4.5. Despite only one objection to the proposal from the families contacted, it is the view of Officers that the installation and display of the anchor at this site is not suitable, given the circumstances of the cause of the tragedy and noting 2019 is the 45<sup>th</sup> anniversary of the event.

## **5. Proposal and Implementation**

- 5.1. It is proposed that the Council decline the proposal from the Tasmanian Maritime Museum to install the anchor of the wreck of the Lake Illawarra at the site of the City's Tasman Bridge Disaster place of reflection.
- 5.2. It is proposed that the City continue to work with the Museum to identify other potential sites that may be more suitable.
- 5.3. The City advise those families contacted in relation to the proposal of the Council's decision.

## **6. Financial Implications**

- 6.1. Funding Source and Impact on Current Year Operating Result
  - 6.1.1. Not applicable
- 6.2. Impact on Future Years' Financial Result
  - 6.2.1. Should the Council resolve to proceed with the proposal, the cost of the installation is estimated at \$5,000 that could be funded within the Parks and Reserves Management Function in the 2019-20 financial year.

## **7. Community and Stakeholder Engagement**

- 7.1. The City forwarded correspondence to families of the Disaster (as identified in preparation for the 40<sup>th</sup> anniversary of the bridge disaster and the establishment of the City's place of reflection).
- 7.2. Of the 13 families contacted, 4 responses were received, with 3 having no opposition to the proposal, and 1 strongly opposed.



## 8. Delegation

8.1. The matter is delegated to the Council.

*As signatory to this report, I certify that, pursuant to Section 55(1) of the Local Government Act 1993, I hold no interest, as referred to in Section 49 of the Local Government Act 1993, in matters contained in this report.*

A handwritten signature in blue ink, appearing to be 'Lee Farnhill'.

Lee Farnhill  
**MANAGER PARKS AND RECREATION**

A handwritten signature in blue ink, appearing to be 'Glenn Doyle'.

Glenn Doyle  
**DIRECTOR CITY AMENITY**

Date: 31 May 2019  
File Reference: F19/55493

## **7. COMMITTEE ACTION STATUS REPORT**

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### **7.1 Committee Actions - Status Report**

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A report indicating the status of current decisions is attached for the information of the Elected Members.

***RECOMMENDATION***

***That the information be received and noted.***

Delegation: Committee

Attachment A: Committee Actions - Status Report

## PARKS AND RECREATION COMMITTEE - STATUS REPORT

OPEN PORTION OF THE MEETING

November 2014 to May 2019

Ref.	Detail	Report / Action	Action Officer	Comments
1	<b>HARRINGTON STREET PUBLIC TOILETS – PROPOSED DECOMMISSIONING AND REMOVAL – FILE REF: 17-20-4</b> Open Council 25/5/2015, Item 15	<p>The Harrington Street public toilets be immediately decommissioned and a communication strategy, including signage, be developed to direct users to facilities located in the nearby Centrepont Shopping Centre.</p> <p>The General Manager be authorised to proceed with the demolition of the Harrington Street public toilets and replacement with an appropriately designed wall, subject to:-</p> <p>(i) a further report being provided detailing the proposed replacement wall, including opportunities for the creation of a public space, opportunities for public art, interpretation of the historical bridge and increased visual access to the Hobart Rivulet.</p>	Director City Amenity	<p>The toilet block has been demolished, with the slab currently still in place.</p> <p>Investigations are progressing in respect to the further report on the future of the site.</p>
2	<b>SOLDIERS MEMORIAL AVENUE – MANAGEMENT PLAN REVIEW – FILE REF: 14-50-5</b> Open Council 25/1/2016, item 13 Open Council 23/5/2016, item 18	<p>A review of the Soldiers Memorial Avenue Management Plan 2004 be undertaken with the development of a new management plan, at an estimated cost \$15,000 to be funded from the Open Space Planning Function in the 2017/2018 Annual Plan.</p> <p>(i) The management plan consider the utilisation of the 'Tree Widows' material for the interpretation and promotion of the Soldiers Memorial Avenue.</p> <p>The Friends of Soldiers Memorial Avenue be advised of the Council's decision.</p>	Director City Amenity	Procurement underway

Ref.	Detail	Report / Action	Action Officer	Comments
3	<p><b>BATTERY POINT SHARED ACCESSWAY – FILE REF: 37-2-2</b></p> <p>Open Council 25/1/2016, item 17</p>	<p>That a report be prepared that details options available as a means of facilitating movement in and around Battery Point and its foreshore, and addresses the following:</p> <ol style="list-style-type: none"> <li>1. The implementation, in the short term, of the formalisation of an existing road route through Battery Point.</li> <li>2. Analysis of the options include detail on the following:               <ol style="list-style-type: none"> <li>(i) estimated financial implications;</li> <li>(ii) planning and legal implications; and</li> <li>(iii) how the proposal relates to the City of Hobart Strategic Plan 2015-2025.</li> </ol> </li> <li>3. Analysis of any opportunity costs in respect to proceeding or not proceeding with a shared access way, including its impact with other planned projects.</li> <li>4. Details on engaging the local and wider community in respect to the options.</li> </ol>	Director City Planning	<p>The planning for this project has been deferred to the 2023/2024 financial year in accordance with the Council's 10 year capital works program.</p>

Ref.	Detail	Report / Action	Action Officer	Comments
4	<b>DOONE KENNEDY HOBART AQUATIC CENTRE REDEVELOPMENT MASTER PLAN - RESULTS OF COMMUNITY ENGAGEMENT AND ENDORSEMENT OF FINAL MASTER PLAN</b>  Open Council 20/2/2017, item 4  Open Council 22/5/2017, item 17	<p>The Doone Kennedy Hobart Aquatic Centre Redevelopment Master Plan, dated May 2017 be approved.</p> <p>Implementation of the Master Plan be undertaken in accordance with the City's 10 Year Capital Works Program and receipt of grant funding.</p> <p>Respondents to the public exhibition of the master plan be notified of the Council's resolution and key refinements to the plan.</p> <p>The General Manager be authorised to lodge development applications to enable implementation of the approved master plan.</p>	Director Community Life	<p>Long term project.</p> <p>Elected Members will be provided with updates by way of memorandum at significant milestones.</p> <p>Complete.</p>

Ref.	Detail	Report / Action	Action Officer	Comments
5	<p><b>THE SPRINGS, KUNANYI / MOUNT WELLINGTON - POTENTIAL VISITOR CENTRE - PRE-FEASIBILITY</b></p> <p>Open Council 22/5/2017, item 19</p> <p>Open Council 19/3/2018, item 24</p>	<p>That The Springs Visitor Centre Concept, as outlined in the feasibility study report dated 26 February 2018 and be supported and approval be provided for the concept to be further progressed to the next stage (investment phase).</p> <p>The works, analysis and investigations included in the investment phase include the provision of infrastructure services, bushfire and traffic management / transport including:</p> <ul style="list-style-type: none"> <li>(i) Completion of a transport and access plan to ensure sufficient number of patrons can access the proposed hub;</li> <li>(ii) Confirming a feasible approach to managing bushfire risk to the proposed Visitor Centre development;</li> <li>(iii) More detailed engagement with representatives of the Aboriginal community; and</li> <li>(iv) Further investigations into the potential financial implications for the proposed Springs Visitor Centre if a cable car were to be built.</li> </ul> <p>The costs associated with the work to progress the concept to the Investment Phase, to be capped at a maximum of \$100,000, be considered in the third quarter review of the City's 2017/2018 budget.</p> <p>The Wellington Park Management Trust be advised of the Springs Visitor Centre Concept for the purpose of ensuring the proposal can be accommodated within the revised Springs Master Plan.</p> <p>A further report be provided following completion of the Investment Phase work outlined above.</p> <p>The feasibility study report dated 26 February 2018 be made public apart from any commercially sensitive information to be redacted by the General Manager.</p>	Director City Amenity	<p>The Trust has been advised and the redacted feasibility report published on the City's website.</p> <p>Development of the concept to the Investment Phase Stage is progressing well.</p>

Ref.	Detail	Report / Action	Action Officer	Comments
6	<p><b>PROPOSED EXTENSION OF THE INTERCITY CYCLEWAY - REGATTA GROUNDS THROUGH MACQUARIE POINT TO EVANS STREET</b></p> <p>Open Council 22/5/2017, item 20</p> <p>Open Council 24/7/2017, item 29</p>	<p>That the City work in partnership with the Macquarie Point Development Corporation to enable the construction of the extension of the Intercity Cycleway, from McVilly Drive, Hobart Regatta Grounds, through Macquarie Point to Evans Street and include any bicycle infrastructure work that may be required into traffic flows with all sections being built concurrently.</p> <p>The City's financial contribution of an estimated \$400,000 to construct approximately 400m of the cycleway from McVilly Drive to the boundary of the Macquarie Point development site, be approved.</p> <p>The approval be provided on the condition that the Macquarie Point Development Corporation fund construction of the cycleway through its site to Evans Street (approximately 600 metres).</p> <p>The General Manager be authorised to progress all required negotiations with the Macquarie Point Development Corporation and to lodge development applications for the works, as may be required.</p> <p>Design of the final alignment and detail of the cycleway be undertaken in consultation with relevant stakeholders, to the satisfaction of the Hobart Bicycle Advisory Committee.</p> <p>Should there be variation in the cost of the build, by 20 per cent or more, the project must be referred back to Committee.</p> <p>A joint media release be issued together with the Macquarie Point Development Corporation at the appropriate time.</p>	<p>Director City Amenity</p>	<p>The Macquarie Point Development Corporation has completed works within its site.</p> <p>Concept design completed.</p> <p>Working with engineers on detailed design.</p>

Ref.	Detail	Report / Action	Action Officer	Comments
7	<b>JOGGERS LOOP, QUEENS DOMAIN - PROPOSED RENAMING</b>  Open Council 24/7/2017, item 25	<p>That the Queens Domain Joggers Loop be renamed 'Max's Infinity Loop' in honour of Max Cherry OAM, a former Hobart athletics coach and trainer.</p> <p>(i) Pursuant to the Survey Co-ordination Act 1944, the Council submit the new name to the Nomenclature Board.</p> <p>Appropriate promotion of the new name of the facility be undertaken.</p>	Director City Amenity	The formal opening of the track is being scheduled.



8	<p><b>kunanyi / Mount Wellington Gravity Track Development Plan</b></p> <p>Open Council 4/12/2017, item 22</p>	<p>That as a result of the findings in the kunanyi / Mount Wellington Gravity Track Development Plan further planning for the proposed kunanyi / Mount Wellington Gravity Track not be undertaken at the current time, on the following grounds:</p> <ul style="list-style-type: none"> <li>(i) The significant cost of the track relative to the provision of MTB tracks at lower elevations;</li> <li>(ii) A lack of connectivity within the existing MTB track network; and</li> <li>(iii) Possible limited market appeal for the track.</li> </ul> <p>The City's mountain bike tracks planning efforts be redirected to improving the connectivity of the existing mountain bike track network within the City.</p> <p>Funding for the kunanyi / Mount Wellington Gravity Track in the City's Ten Year Capital program be redirected and used for upgrading of the mountain bike network connectivity, including the existing implementation of outstanding priority tracks in the Greater Hobart Mountain Bike Master Plan 2011 along with the identification of opportunities for a shorter, shuttle-based gravity- track below the Springs.</p> <ul style="list-style-type: none"> <li>(i) Planning identify potential opportunities for the separation of walkers and mountain bikes within the track network, particularly in locations amenable for short or tourist friendly walks.</li> </ul> <p>The kunanyi / Mount Wellington Gravity Track Development Plan be made available on the City's website.</p> <p>The City investigate measures to mitigate the use of Middle Track, below Radfords Track, by mountain bikes to ensure the amenity and safety of walkers.</p> <p>The City seek external funding opportunities towards the implementation of the Greater Hobart Mountain Bike Master Plan, where appropriate.</p>	<p style="text-align: center;">Director City Amenity</p>	<p>Funding has been redirected as per the Council decision with the City continuing to identify opportunities to improve the trail network for both walkers and mountain bikes.</p> <p style="text-align: center;">Complete.</p>
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Ref.	Detail	Report / Action	Action Officer	Comments
9	<p><b>The Missing Link, Wellington Park - Results of Community Engagement and Endorsement of Recommendations</b></p> <p>Open Council 20/8/2018, item 18</p>	<p>That the 'Missing Link' track plan be approved for implementation, including:</p> <ul style="list-style-type: none"> <li>(i) the 'Unnamed Track' be classified as a single use, dual direction track (for bicycles only),</li> <li>(ii) the Drops Track be formalised and classified as a single use, single black diamond, downhill mountain bike track, and</li> <li>(iii) the Rivulet Crossing Track be classified as a dual direction, shared use track.</li> </ul> <p>The community be consulted to help determine formal names for both the 'Unnamed Track' and the Rivulet Crossing Track.</p> <ul style="list-style-type: none"> <li>(i) The preferred names be submitted to the Wellington Park Management Trust and the Nomenclature Board for endorsement.</li> </ul> <p>The ongoing maintenance costs of approximately \$3,000 per annum be considered in the 2019/20 budget to ensure the asset's longevity.</p> <p>Project costs estimated at \$252,000 be funded from:</p> <ul style="list-style-type: none"> <li>(i) the Bushland Infrastructure Function at \$65,000, and</li> <li>(ii) the Tasmanian Government Cycle Tourism Grant at \$187,000.</li> </ul> <p>Respondents to the Missing Link survey be notified of Council's resolution via the website, the City of Hobart Your Say page, the Bushcare Facebook page and newsletters.</p> <p>The Wellington Park Management Trust be advised of the Council's decision.</p>	<p>Director City Amenity</p>	<p>Detailed planning is underway for the 'Unnamed' and 'Drops' Tracks</p> <p>Trackcare have commenced works on the Rivulet Crossing Track</p> <p>Community consultation is underway to determine formal names</p> <p>Work progressing to finalise design.</p>

Ref.	Detail	Report / Action	Action Officer	Comments
10	<b>Swan Street, North Hobart - Replacement Public Toilets</b> Open Council 19/2/2018, item 18	That the General Manager be authorised to finalise the design of the proposed new replacement public toilet facility, located in Swan Street, North Hobart, to secure all statutory permits and approvals and to negotiate and secure a new licence from Australia Post to accommodate the new facility on its land.	Director City Amenity	Contractor engaged.
11	<b>Installation of Outdoor Gym Equipment at Long Beach Reserve</b> Open Council 19/3/2018, item 12 Open Council 17/9/2018, item 26	That the in-principle approval be granted for the provision of outdoor gym equipment at Long Beach Reserve, Lower Sandy Bay (a regional park with a broad catchment of users) to allow for community engagement to be undertaken in respect to the proposed location and nature and range of the equipment options proposed. (i) The current preferred site be that area located between Sandown Oval II and the Sailing Club car park. An appropriate budget allocation be considered as part of the City's consideration of the 2019/20 – 2020/21 capital works program.	Director City Amenity	Community engagement is to commence.
12	<b>Draft Queens Domain Summit Plan 2018</b> Open Council 19/3/2018, item 21 Open Council 20/8/2018, item 17 Open Council 21/1/2019, item 24	That the Queens Domain Summit Plan 2018 be approved Officers investigate the possibility of lowering the speed limit on the Summit Road. Respondents be notified of the Council's decision and the key amendments to the Summit Plan. The final Queens Domain Summit Plan will be made publically available through the City's website and other platforms. Implementation of the Queens Domain Summit Plan be undertaken at a cost of \$1.2M as allocated in the Capex Program (\$900,000) and \$300,000 from the Queens Domain Parking Fund.	Director City Amenity	Detailed design is now being progressed.

13	<p><b>Cable Car (Kunanyi / Mount Wellington) Facilitation Act 2017 - Authority to Enter</b></p> <p>Open PRC 7/6/2018, item 6.2</p> <p>Open Council 19/3/2018, item 23</p> <p>Open Council 4/3/2019, item 15</p>	<p>That the Council note and endorse the Officer comments to the Department of State Growth made in relation to the Draft Authority to Enter (Access Zone), as received by the Lord Mayor on 1 February 2019, and marked as Attachment G to item 4.2 of the Special Open Parks and Recreation Committee agenda of 4 March 2019.</p> <p>The Council write to the Minister, expressing its disappointment that the majority of the issues raised were not addressed in the conditions of the final Authority to Enter (Access Zone).</p> <p>As owner and manager of land within Wellington Park, the Council express its disapproval at the process and the extent of the activities proposed under the Draft Authority to Enter (Wellington Park).</p> <p>The Council requests that its representatives on the Wellington Park Management Trust raise the following matters as part of discussions:</p> <ul style="list-style-type: none"> <li>(i) Request that Council be provided a copy of the Safety Plan and reports of drilling (status and results);</li> <li>(ii) More information in the permit about the need for assessment of environmental impact and landscape values before approving the works (sec 16), and the importance of the observers (sec 24);</li> <li>(iii) Details of the proposed timing of all works;</li> <li>(iv) The Council has the ability to nominate the observer or observers where council land is involved under the permit; and</li> <li>(v) The Council write to the Minister to inform that the Council has directed its representatives to raise these issues with the Wellington Park Management Trust.</li> </ul>	<p>Director City Amenity</p>	<p>The Council decision was actioned.</p> <p>The Minister subsequently issued a new Authority to Enter for investigative activities on 21 March 2019</p>
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Ref.	Detail	Report / Action	Action Officer	Comments
14	<b>Franklin Square - Further Activation Opportunities</b> Open Council 21/5/2018, item 35	<p>That work be undertaken to enable the benches on the roof of the Franklin Square toilet block to be more easily removable thereby creating a larger stage space, as and when required, at a cost of around \$5,000 from the 2017/2018 financial years' operating budget.</p> <p>Investigations be undertaken to determine the structural integrity of the roof of the public toilets building to determine if anchor points for equipment, such as lighting and marquees, is possible.</p> <p>The placement of a piano in Franklin Square be trialled for a 6 month period, over the spring/summer during the 2018/19 financial year, with a review to be undertaken on its ongoing viability taking into account the effects of weather, vandalism and the ongoing maintenance costs of the piano.</p> <p>Public Wi-Fi be provided in Franklin Square at an estimated cost of \$40,000 to be funded from the Innovation and Technology budget in the 2018/19 financial year as part of the City's 'Smart Cities' initiative.</p> <p>Further opportunities be identified and progressed that enable the provision of new technology in the Park to meet the emerging needs of the community, in alignment with the City's proposed 'Smart Cities' project.</p> <p>A media release be issued at the appropriate time.</p>	Director City Amenity	<p>Piano and WiFi have been installed.</p> <p>Further opportunities will continue to be identified.</p> <p>Complete.</p>

Ref.	Detail	Report / Action	Action Officer	Comments
15	<b>Response to Petition - John Kennedy Playground, New Town - Request for Installation of a Barbeque and Drinking Fountain</b>  Open Council 9/7/2018, item 6.1 Open Council 20/8/2018, item 20	<p>That a barbeque at John Kennedy Park not be progressed due to the size of the park and previous feedback from the community.</p> <p>A drinking fountain be installed within the Park, at an approximate cost of \$6,000, to be funded from the Parks and Reserves Management Budget Function, within the 2018/2019 financial year.</p> <p>Investigations into the possibility of installing a barbeque for the New Town community in Garrington Park, New Town be progressed with a view to a future budget allocation for it to proceed.</p> <p>The petitioners be advised of the Council decision.</p>	Director City Amenity	<p>The installation of a new drinking fountain is progressing</p> <p>Investigations continue in respect to the possibility of installing a BBQ in Garrington Park</p>
16	<b>Annual Aldermanic Representation on External Bodies – Wellington Park Management Trust</b>  Open Council 23/7/2018	<p>Issues raised by Alderman Cocker in his report on the Wellington Park Management Trust and by the General Manager be referred to the Parks and Recreation Committee for further consideration.</p>	Director City Amenity	<p>This matter will be discussed with the new Wellington Park delegates.</p>

Ref.	Detail	Report / Action	Action Officer	Comments
17	<p><b>North Hobart Oval - North Hobart Football Club - Proposed Lease to Accommodate Potential Development of a New Kiosk Facility and New Coaches and Media Boxes</b></p> <p>Open Council 17/9/2018, item 27</p>	<p>That the North Hobart Football Club be granted conditional in-principle approval to lease approximately 280m<sup>2</sup> section of land at North Hobart Oval, subject to the following:</p> <ul style="list-style-type: none"> <li>(i) The Club securing full funding for its proposed development of a new kiosk facility and new coaches and media boxes for the ground.</li> <li>(ii) The Club securing statutory planning and building approvals.</li> </ul> <p>The proposed lease term be for a period of five (5) years, with an option for a further five (5) years, at a nominal rental of \$50.00 per annum.</p> <ul style="list-style-type: none"> <li>(i) Should a new lease be approved, the value of the reduced rental to the Club be recorded in the City's Annual Report in accordance with the Council Policy 'Grants and Benefits Disclosure'.</li> </ul> <p>Subject to the above conditions being met, community engagement be undertaken pursuant to Sections 178 and 179 of the Local Government Act 1993.</p> <ul style="list-style-type: none"> <li>(i) Upon conclusion of the community engagement process, <ul style="list-style-type: none"> <li>(a) Should no objections be received, the General Manager be authorised to finalise the terms and conditions of the lease; or alternatively</li> <li>(b) Should objections be received, a further report be provided to the Council on the matter.</li> </ul> </li> </ul>	<p style="text-align: center;">Director City Amenity</p>	<p>The Club has secured funding with works scheduled to commence in April 2019.</p> <p>The lease is with the Club for signing.</p>

Ref.	Detail	Report / Action	Action Officer	Comments
18	<b>kunanyi/Mount Wellington - Organ Pipes</b>  Open Council 19/12/2018, item 12  Open Council 19/3/2019, item	<p>The below report was deferred at the Council meeting on 19 March 2019 to allow an opportunity to discuss with the State Government its level of support for the proposed listing of the eastern face of kunanyi / Mount Wellington onto the National Heritage Register.</p> <p><i>That a report be prepared to consider the merits or otherwise;</i></p> <p>(i) <i>Of seeking national heritage listing for the Organ Pipes of kunanyi/Mount Wellington and/or</i></p> <p>(ii) <i>An extension of the South West World Heritage area to include the Wellington Park; and</i></p> <p>(iii) <i>The report to also investigate and ascertain who is the correct party to formally make the nomination to seek a national heritage listing or inclusion in the South West World Heritage area.</i></p>	Director City Amenity	The Council decision is being actioned



Ref.	Detail	Report / Action	Action Officer	Comments
19	<p><b>Girrabong Park, Lenah Valley</b></p> <p>Open Council 19/12/2018, item 13</p> <p>Open Council 18/3/2019, item 17</p>	<p>That the report on the potential upgrading of the Girrabong Road Park upgrading be received and noted.</p> <p>Consideration be given to the allocation of funding of \$250,000 in the City's 10 year Capital Works Program to enable the planning for the upgrade to be progressed, subject to the Council's future consideration of the:</p> <ul style="list-style-type: none"> <li>(i) Outcome of consultation undertaken in relation to the City's draft Dog Management Strategy.</li> <li>(ii) Outcome of consultation undertaken in respect to the Park, as detailed in clause 3 below.</li> </ul> <p>A detailed community engagement program be undertaken to:</p> <ul style="list-style-type: none"> <li>(i) Determine the community's satisfaction with the proposed redevelopment of the Girrabong Road Park to accommodate both a children's playground and a separated dog exercise area, and to</li> <li>(ii) Seek feedback on the concept plans developed.</li> </ul> <p>With funding available and the community engagement process complete and subject to the Council approval in clause 2, works associated with the redevelopment of the Park be undertaken accordingly.</p>	<p>Director City Amenity</p>	<p>Officers are working through the Community Consultation process.</p>

20	<p><b>Review of the Dog Management Strategy 2014-2018</b></p> <p>Open Council 19/12/2018, item 19</p> <p>Open Council 20/5/2019, item 29</p>	<p>That pursuant to section 24 of the <i>Dog Control Act 2000</i>, the Council notes the public submissions received during the public consultation period and provided under separate cover.</p> <p>Pursuant to section 7 of the <i>Dog Control Act 2000</i>, the Council adopt the policy marked as Attachment A to item 6.1 of the Open Parks and Recreation Committee agenda of 9 May 2019, as the Dog Management Policy for dog management in the City of Hobart for the period 2019-2023.</p> <p>Pursuant to section 20 of the <i>Dog Control Act 2000</i> the Council declare the areas in Attachment B to item 6.1 of the Open Parks and Recreation Committee agenda of 9 May 2019, excluding the following variations:</p> <p style="text-align: center;"><i>RESTRICTED AREAS – Beaches</i> to read as follows:</p> <p>Dogs are permitted off-lead between 6:00pm and 10:00am during daylight savings time and between 3:00pm and 10:00am at all other times.</p> <p>Dogs permitted on-lead between 10:00am and 6:00pm during daylight savings time and between 10:00am and 3:00pm at all other times.</p> <ul style="list-style-type: none"> <li>• Nutgrove Beach</li> </ul> <p>Council endorse notification of the declared areas pursuant to section 25 of the <i>Dog Control Act 2000</i> by public notice on 25 May 2019 to take effect on 24 June 2019 and to remain in force until 23 June 2023.</p> <p>The Council endorse the amendments to Radfords Track, Mathers Place, Queens Domain, Hobart Regatta Grounds and Reids Track in Attachment C to item 6.1 of the Open Parks and Recreation Committee agenda of 9 May 2019 and the amendments to Nutgrove Beach for release for public comment to be</p>	Director City Planning	The Council decision is being actioned.
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Ref.	Detail	Report / Action	Action Officer	Comments
		<p>advertised by public notice in accordance with the requirements of the <i>Dog Control Act 2000</i>.</p> <p>A further report be prepared on Radfords Track, Mathers Place, Queens Domain, Hobart Regatta Grounds, Reids Track, and Nutgrove Beach for consideration by the Council following the advertisement referred to in paragraph 5.</p> <p>Council officers further investigate into the removal of the basketball facility at Girrorabong Park and therefore remove the 10 metre exclusion zone from the basketball facility as stipulated in <i>RESTRICTED AREAS – Girrorabong Play Area</i> of the <i>City of Hobart Dog Management Policy 2019-2023</i>.</p> <p>Further discussions be undertaken between Council officers and the Hobart Dog Training Club into the possible promotion of the free dog training classes for new dog ownership in certain circumstances.</p> <p>A review of the dog walking area maps, currently available on the City of Hobart website be undertaken and ascertain if improvements can be implemented to provide a more interactive and user friendly resource for dog owners.</p>		
21	<p><b>New Town Sports Precinct - Draft Master Plan</b></p> <p>Open Council 19/12/2018, item 22</p>	<p>That the draft master plan for the New Town Sports Precinct (encompassing New Town Oval, Hobart Netball and Sports Centre, Buckingham Bowls Club and New Town Croquet Club) be endorsed for public release for community engagement.</p> <p>A further report be provided to the Council following community engagement for endorsement of the plan.</p>	Director City Amenity	A report on the matter is attached on the agenda.

Ref.	Detail	Report / Action	Action Officer	Comments
22	<p><b>Swan Street Park, North Hobart - Proposed Refurbishment</b></p> <p>Open Council 19/12/2018, item 23</p> <p>Open Council 20/5/2019, item 34</p>	<p>That the Council approve the revised refurbishment plan for Swan Street Park, North Hobart, marked as Attachment A to item 6.7 of the Open Parks and Recreation Committee agenda of 9 May 2019, to enable detailed planning and construction to proceed.</p> <p>Funding of an estimated \$375,000 be provided as follows:</p> <p style="padding-left: 40px;">(i) \$320,000 from the existing allocation within the 2019/2020 Capital Works Program.</p> <p style="padding-left: 40px;">(ii) \$55,000 from the 2019/2020 asset renewal budget.</p> <p>The General Manager be authorised to secure all necessary statutory approvals for the works, proceed with the upgrade and finalise lease arrangements with the landowner.</p>	Director City Amenity	The Council decision is being actioned.
23	<p><b>Soldiers Memorial Oval Community Hub, Queens Domain - Proposed Name 'Legacy Park'</b></p> <p>Open Council 19/12/2018, item 24</p>	<p>That the Council endorse the assignment of the name 'Legacy Park' to the City's new community hub, located on the Queens Domain, positioned between the Soldiers Memorial Oval, Soldiers Memorial Avenue and the Domain Athletics Centre.</p> <p>Pursuant to the Survey Co-ordination Act 1944, the Council recommend to the Nomenclature Board the name 'Legacy Park' be assigned to the new park.</p>	Director City Amenity	<p>Officers are advised that the Board next convene on Thursday 7 March 2019. Should the proposal be approved, it will then be gazetted on 20 March 2019 for a 4week period</p> <p>Planning is underway for the official opening of the new park</p>

Ref.	Detail	Report / Action	Action Officer	Comments
24	<p><b>HC Smith Stand, TCA Ground - New Lease with Reduced Lease Area - North Hobart Cricket Club</b></p> <p>Open Council 19/12/2018, item 25</p>	<p>That a new lease to the North Hobart Cricket Club over part of the HC Smith Stand, TCA Ground for a period of five (5) years, with a further five (5) year option, at a nominal annual rental, be approved in principle.</p> <p>The General Manager be authorised to finalise terms and conditions with the North Hobart Cricket Club.</p> <p>Pursuant to Sections 178 and 179 of the Local Government Act 1993, community consultation be undertaken in accordance with the Act, noting that any objections received are required to be presented back to the Council for consideration.</p> <p>In accordance with the Council Policy 'Grants and Benefits Disclosure' any benefit recognised as part of the new lease be disclosed in the City's Annual Report.</p>	<p>Director City Amenity</p>	<p>Public consultation resulted in no issues being raised, with a lease now with the club for signing.</p>

Ref.	Detail	Report / Action	Action Officer	Comments
25	<p><b>Ham Common, Tolmans Hill - Proposed Sub-lease to Van Diemen Archers for the Purposes of Establishing an Archery Field</b></p> <p>Open Council 19/12/2018, item 26</p>	<p>That in-principle approval for a ten (10) year lease extension, with a further ten (10) year option, for a lease over Ham Common, Tolmans Hill be granted to the Christ College Trust (Collegiate School) from the expiry of their current lease in 2038, at a nominal annual rental.</p> <p>(i) Should a new lease be approved, the value of the reduced rental to the Club be recorded in the City's Annual Report in accordance with the Council Policy 'Grants and Benefits Disclosure'.</p> <p>Community engagement be undertaken pursuant to Sections 178 and 179 of the Local Government Act 1993.</p> <p>(i) Upon conclusion of the community engagement process,</p> <p>(a) Should no objections be received, the General Manager be authorised to finalise the terms and conditions of the lease; or alternatively</p> <p>(b) Should objections be received, a further report be provided to the Council on the matter.</p> <p>Landlord approval be granted for Christ College Trust to negotiate a sub-lease over part of the site to the Van Diemen Archers, at a nominal annual rental for the first 10 years, to allow for the future development of an archery field and associated facilities, subject to the Van Diemen Archers securing all statutory permits.</p>	Director City Amenity	Signed lease is with the City for execution.

Ref.	Detail	Report / Action	Action Officer	Comments
26	<b>Hobart Netball and Sports Centre - Request for Extension of Lease</b>  Open Council 19/12/2018, item 27	<p>That in-principle approval for a ten (10) year lease extension to the Southern Tasmanian Netball Association for a lease over the Hobart Netball and Sports Centre be granted, from the expiry of their current lease in 2026, at a nominal annual rental.</p> <p>(i) Should a new lease be approved, the value of the reduced rental to the Association be recorded in the City's Annual Report in accordance with the Council Policy 'Grants and Benefits Disclosure'.</p> <p>Community engagement be undertaken pursuant to Sections 178 and 179 of the Local Government Act 1993.</p> <p>(i) Upon conclusion of the community engagement process,</p> <p>(a) Should no objections be received, the General Manager be authorised to finalise the terms and conditions of the lease; or alternatively</p> <p>(b) Should objections be received, a further report be provided to the Council on the matter.</p>	Director City Amenity	<p>Public consultation resulted in no issues being raised, with lease documentation now being prepared</p> <p>Lease is with the Association for signing.</p>
27	<b>Cascade Estate Strategic Land Review: Advice from Carlton United Breweries</b>  Open Council 21/1/2019, item 25	<p>That the Carlton United Breweries (CUB) correspondence dated 19 December 2018 detailing its position on the draft Cascade Land Review be noted.</p> <p>CUB's invitation to hold further discussions to progress the vision for the Estate be accepted and progressed.</p> <p>The General Manager be authorised to conduct discussions with CUB and report back to the Council by September 2019.</p> <p>The community be advised of CUB's decision and that further discussions are to be held between the City and CUB on the future management of the Cascade Estate.</p>	Director City Amenity	<p>Letter sent to CUB advising that Council has accepted CUB's invitation to hold further discussions</p> <p>Community advised.</p> <p>Report back September 2019</p>

Ref.	Detail	Report / Action	Action Officer	Comments
28	<p><b>4-10 St Johns Avenue, New Town (Bowling Greens and Buildings) - Buckingham Bowls Club - Lease Renewal</b></p> <p>Open Council 18/2/2019, item 30</p>	<p>That in-principle approval be granted for a new ten (10) year lease with a further ten (10) year option to the Buckingham Bowls Club over the bowling greens and buildings at 4-10 St Johns Avenue, New Town, at a nominal annual rental.</p> <p>(i) Should a new lease be approved, the value of the reduced rental to the Club be recorded in the City's Annual Report in accordance with the Council Policy 'Grants and Benefits Disclosure'.</p> <p>(ii) The new lease agreement to include a requirement that the lessee's waste disposal plan and where applicable, the use of certified compostable containers and utensils, align with the City of Hobart Waste Management Strategy 2015-2030.</p> <p>Community engagement be undertaken pursuant to Sections 178 and 179 of the Local Government Act 1993.</p> <p>(i) Upon conclusion of the community engagement process;</p> <p style="padding-left: 40px;">(a) Should no objections be received, the General Manager be authorised to finalise the terms and conditions of the lease; or alternatively</p> <p>(ii) Should objections be received, a further report be provided to the Council on the matter.</p>	<p style="text-align: center;">Director City Amenity</p>	<p style="text-align: center;">The community engagement period closed with no issues. A draft lease is being prepared.</p>



Ref.	Detail	Report / Action	Action Officer	Comments
29	<p><b>4-10 St Johns Avenue, New Town (New Town Oval Clubrooms) - New Town Cricket Club - Lease Renewal</b></p> <p>Open Council 18/2/2019, item 31</p>	<p>That in-principle approval be granted for a new ten (10) year lease, with an option for a further ten (10) years, to the New Town Cricket Club over the New Town Cricket Club Clubrooms at New Town Oval, 4-10 St Johns Avenue, New Town, at a nominal annual rental.</p> <p>(i) Should a new lease be approved, the value of the reduced rental to the Club be recorded in the City's Annual Report in accordance with the Council Policy 'Grants and Benefits Disclosure'.</p> <p>(ii) The new lease agreement to include a requirement that the lessee's waste disposal plan and where applicable, the use of certified compostable containers and utensils, align with the City of Hobart Waste Management Strategy 2015-2030.</p> <p>Community engagement be undertaken pursuant to Sections 178 and 179 of the Local Government Act 1993.</p> <p>(i) Upon conclusion of the community engagement process,</p> <p style="padding-left: 40px;">(a) Should no objections be received, the General Manager be authorised to finalise the terms and conditions of the lease; or alternatively</p> <p>(ii) Should objections be received, a further report be provided to the Council on the matter.</p>	Director City Amenity	<p>The community engagement period closed with no issues.</p> <p>A draft lease is being prepared.</p>
30	<p><b>Bicycle and Pedestrian Bridge over Brooker Avenue - Proposed Name 'Rose Garden Bridge'</b></p> <p>Open Council 18/3/2019, item 18</p>	<p>That the matter be deferred pending further consideration of appropriate public consultation for an alternative name.</p>	Director City Planning	<p>The Council decision is being actioned</p>

Ref.	Detail	Report / Action	Action Officer	Comments
31	<b>Sanitary Product Vending Machines in Council Bathrooms</b> Open Council 15/4/2019, item 17	<p>That Officers produce a report into the provision of sanitary product vending machines in Council maintained bathrooms.</p> <p>(i) The report include a strategy for a trial, which includes consultation with potential partners and stakeholders, to be implemented as soon as practicable.</p> <p>The Council undertake the scheduled reviewed of the Public Toilet Strategy.</p> <p>Hobart City Council acknowledges the reality of period poverty; that it negatively impacts on the ability of some of our community's vulnerable and marginalised people to participate in work, study and community life, and in doing so, the Council write to the State and Federal governments to lobby for the provision of menstrual products in all public schools.</p>	Director City Amenity	A report is attached to the agenda.
32	<b>Hobart Rivulet Park at 60 Anglesea Street, South Hobart - TasNetworks Easement</b> Open Council 15/4/2019, item 22	<p>That Approval be granted to TasNetworks for an easement over the City's land in Hobart Rivulet Park at 90 Anglesea Street in accordance with TasNetworks easement folio reference 158319/1 &amp; 2.</p> <p>The General Manager be authorised to negotiate the terms and conditions of the easement.</p> <p>TasNetworks will be notified of the Council's resolution with conditional consent.</p>	Director City Amenity	The Council decision is being actioned
33	<b>2019-20 Fees and Charges – Community Life – Doone Kennedy Hobart Aquatic Centre</b> Open Council 20/5/2019, item 30	<p>That the schedules of fees and charges for the Doone Kennedy Hobart Aquatic Centre (DKHAC) for the 2019-20 financial year, marked as Attachment A to item 6.2 of the Open Parks and Recreation Committee agenda of 9 May 2019, be approved.</p>	Director City Life	<p>The new fees and charges will commence 1 July 2019.</p> <p>Complete</p>

Ref.	Detail	Report / Action	Action Officer	Comments
34	<b>2019-20 Fees and Charges – City Amenity Division – Bushland and Parks and Recreation</b>  Open Council 20/5/2019, item 31	That the schedule of fees and charges be approved in respect to the use of the City's parks, sports grounds and bushland areas for the 2019-20 financial year, as marked as Attachment A to item 6.2 of the Open Parks and Recreation Committee agenda of 9 May 2019.	Director City Amenity	The new fees and charges will commence 1 July 2019.  Complete
35	<b>Marievile Esplanade – Derwent Sailing Squadron – Extension of Lease Area</b>  Open Council 20/5/2019, item 32	That the Derwent Sailing Squadron's request to lease an adjoining portion of public land located in Marieville Esplanade, Sandy Bay, be declined.  The City undertake surface improvement and car park line marking works on the site.  Longer term options for the land be considered as part of a masterplan development for the Marieville Esplanade location planned to be undertaken during the 2019-20 financial year.	Director City Amenity	The Council decision is being actioned
36	<b>Marievile Esplanade Reserve – Request to Install a Memorial Plaque</b>  Open PRC 9/5/2019, item 6.5	That approval be granted for the installation of a memorial plaque on a seat at Marieville Esplanade Reserve, Sandy Bay in memory of Consiglia 'Lilia' Ambrosino.  The plaque be installed on an existing seat at Marieville Esplanade Reserve, with all costs for production and installation of the plaque to be met by the applicant.  In accordance with the Council's policy, the Director City Amenity determine the location of the plaque within Marieville Esplanade Reserve.	Director City Amenity	The Council decision is being actioned

Ref.	Detail	Report / Action	Action Officer	Comments
37	<b>Royal Tasmanian Botanical Garden – Annual Grant – 2018/2019</b> Open Council 20/5/2019, item 33	<p>That the Council provide an annual grant of \$20,000 to the Royal Tasmanian Botanical Gardens (RTBG) funded from the Parks and City Amenity Divisional and the Bushland and Reserves Management Budget Functions within the 2018/2019 Annual Plan.</p> <p>The RTBG acknowledge the City's contribution in relevant promotional material.</p> <p>The grant be recorded in the 'Grants, Assistance and Benefits Provided' section of the City of Hobart's Annual Report.</p> <p>An invitation be extended to the Director of the Royal Tasmanian Botanical Gardens to address a future Parks and Recreation Committee meeting to provide Elected Members with an overview of the plans for the RTBG.</p>	Director City Amenity	The Council decision is being actioned
38	<b>Non-Chemical Treatment in Weed Control Within Urban Streetscapes – Trial Outcome</b> Open Council 20/5/2019, item 35	<p>That the City continue the use of approved herbicides to manage weeds within the municipal area until more efficient and cost-effective non-chemical solutions are available.</p> <p>Monitoring and assessment of use of new weed treatment methods be undertaken as such treatments become available.</p> <p>The City continue to promote the No Spray Register for residents who want to self-manage any incidents of weeds outside their properties using non-chemical methods (typically manual removal).</p> <p>The Council lobby the State Government for funding towards weed management programs.</p> <p>The City limit the use of approved herbicides to manage weeds within the vicinity of schools and playgrounds.</p>	Director City Amenity	The Council decision is being actioned

**8. RESPONSES TO QUESTIONS WITHOUT NOTICE**

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Regulation 29(3) *Local Government (Meeting Procedures) Regulations 2015*.  
File Ref: 13-1-10

**The General Manager reports:-**

"In accordance with the procedures approved in respect to Questions Without Notice, the following responses to questions taken on notice are provided to the Committee for information.

The Committee is reminded that in accordance with Regulation 29(3) of the *Local Government (Meeting Procedures) Regulations 2015*, the Chairman is not to allow discussion or debate on either the question or the response."

**8.1 John Doggett Park, West Hobart - Fencing**  
**File Ref: F19/57376; 13-1-10**

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Memorandum of the Director City Amenity of 31 May 2019.

Delegation: Committee

*That the information be received and noted.*



City of **HOBART**

**Memorandum:** Lord Mayor  
Deputy Lord Mayor  
Elected Members

## **Response to Question Without Notice**

### **JOHN DOGGETT PARK, WEST HOBART - FENCING**

**Meeting:** Parks and Recreation Committee

**Meeting date:** 9 May 2019

**Raised by:** Deputy Lord Mayor Burnet

**Question:**

Could the Director please advise why there are no gates connected to the fencing at John Doggett Park, West Hobart and has the Council considered enclosing the full park, not just the skate park and playground area?

**Response:**

The areas within John Doggett Park are predominantly fenced with the only sections without barriers to the road being:

- Browne Street, below the cricket nets to the property boundary



*Browne St boundary showing end of fence line*

- Lochner Street, pathway entries without a gate



*Lochner St showing picket fence with pedestrian access – no gate*



*Lochner St showing pedestrian access at southern end of the fence - no gate*

- Hamilton Street, pathway entry accessing the toilets and park beyond



*Hamilton St pedestrian access, path leads to children's playground – fully fenced*

To date there have been no complaints regarding access to the park as such, no further fencing works are planned

*As signatory to this report, I certify that, pursuant to Section 55(1) of the Local Government Act 1993, I hold no interest, as referred to in Section 49 of the Local Government Act 1993, in matters contained in this report.*

A handwritten signature in black ink, appearing to read 'Glenn Doyle', written over a faint, light-colored circular stamp or watermark.

Glenn Doyle  
**DIRECTOR CITY AMENITY**

Date: 31 May 2019  
File Reference: F19/57376; 13-1-10



## **9. QUESTIONS WITHOUT NOTICE**

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Section 29 of the *Local Government (Meeting Procedures) Regulations 2015*.  
File Ref: 13-1-10

An Elected Member may ask a question without notice of the Chairman, another Elected Member, the General Manager or the General Manager's representative, in line with the following procedures:

1. The Chairman will refuse to accept a question without notice if it does not relate to the Terms of Reference of the Council committee at which it is asked.
2. In putting a question without notice, an Elected Member must not:
  - (i) offer an argument or opinion; or
  - (ii) draw any inferences or make any imputations – except so far as may be necessary to explain the question.
3. The Chairman must not permit any debate of a question without notice or its answer.
4. The Chairman, Elected Member, General Manager or General Manager's representative who is asked a question may decline to answer the question, if in the opinion of the respondent it is considered inappropriate due to its being unclear, insulting or improper.
5. The Chairman may require a question to be put in writing.
6. Where a question without notice is asked and answered at a meeting, both the question and the response will be recorded in the minutes of that meeting.
7. Where a response is not able to be provided at the meeting, the question will be taken on notice and
  - (i) the minutes of the meeting at which the question is asked will record the question and the fact that it has been taken on notice.
  - (ii) a written response will be provided to all Elected Members, at the appropriate time.
  - (iii) upon the answer to the question being circulated to Elected Members, both the question and the answer will be listed on the agenda for the next available ordinary meeting of the committee at which it was asked, where it will be listed for noting purposes only.

## 10. CLOSED PORTION OF THE MEETING

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### RECOMMENDATION

That the Committee resolve by majority that the meeting be closed to the public pursuant to regulation 15(1) of the *Local Government (Meeting Procedures) Regulations 2015* because the items included on the closed agenda contain the following matters:

- Information of a commercial and confidential nature.

The following items are listed for discussion:-

- |              |   |
|--------------|---|
| Item No. 1   | Minutes of the last meeting of the Closed Portion of the Committee Meeting      |
| Item No. 2   | Consideration of supplementary items to the agenda                              |
| Item No. 3   | Indications of pecuniary and conflicts of interest                              |
| Item No. 4   | Reports   |
| Item No. 4.1 | Sandy Bay Bathing Pavilion, Lower Sandy Bay - Redevelopment<br>LG(MP)R 15(2)(b) |
| Item No. 5   | Committee Action Status Report  |
| Item No. 5.1 | Committee Actions - Status Report<br>LG(MP)R 15(2)(c)(i) and (f)                |
| Item No. 6   | Questions Without Notice  |