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# Donath and Dole Reserves Master Plan

August 2014



# City of Darebin

## Donath and Dole Reserves Master Plan

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# CONTENTS

<b>EXECUTIVE SUMMARY.....</b>	<b>6</b>
<b>1.0 BACKGROUND.....</b>	<b>8</b>
1.1 PURPOSE.....	8
1.2 OBJECTIVES.....	8
1.3 STUDY AREA.....	8
1.4 PROCESS.....	14
1.4.1 Analysis + Background Investigation.....	14
1.4.2 Consultation .....	14
1.4.3 Master Plan .....	14
<b>2.0 CONSULTATION.....</b>	<b>14</b>
<b>3.0 KEY ISSUES.....</b>	<b>15</b>
3.1 CONTEXT: Policies; Statutory.....	15
3.2 CONTEXT: Site .....	15
3.2.1 Open Space, Recreation, and Amenity .....	15
3.2.2 Movement Networks – Pedestrians and Parking / Vehicles .....	16
3.2.3 Environment, Landscape and Vegetation.....	17
3.2.4 Community and Culture.....	17
<b>4.0 MASTER PLAN DIRECTIONS .....</b>	<b>18</b>
4.1 KEY PRINCIPLES.....	18
4.2 OPEN SPACE, SPORT, RECREATION AND AMENITY .....	18
4.2.1 Open Space .....	18
4.2.2 Sport and Recreation Grounds / Ovals.....	18
4.2.3 Cricket Nets.....	20
4.2.4 Fencing .....	20
4.2.5 Sports Infrastructure.....	20
4.2.6 Sustainability .....	20
4.2.7 Green Gym (outdoor exercise).....	20
4.2.8 Play Spaces - Playgrounds .....	21
4.2.9 New Play Spaces / Experiences .....	21
4.2.10 Park Amenities / Infrastructure .....	25
4.2.11 Dog Walking .....	25
4.3 MOVEMENT NETWORKS.....	28
4.3.1 Pedestrian and Cycle Network.....	28
4.3.2 Vehicle Access and Carparking .....	29
4.4 ENVIRONMENT, LANDSCAPE AND VEGETATION.....	30
4.4.1 Urban Forest .....	30
4.4.2 Parkland Planting Criteria.....	30
4.4.3 Avenue Planting .....	30
4.4.4 Water Pipeline Easements .....	30
4.4.5 Water Sensitive Urban Design .....	30
4.5 COMMUNITY AND CULTURE .....	32
4.6 OTHER DIRECTIONS.....	32
4.6.1 Land Disposal.....	32
4.6.2 Removal of Landra Avenue Hall (Victorian Cricket Association) .....	32
<b>5.0 IMPLEMENTATION .....</b>	<b>33</b>
TABLE 1: Master Plan Recommendations .....	33
<b>REFERENCES.....</b>	<b>39</b>
<b>APPENDICES .....</b>	<b>40</b>

## LIST OF FIGURES

Figure 1:	Study Area .....	7
Figure 2:	Existing Facilities and Sports Grounds .....	9
Figure 3:	Donath (west) Reserve Existing Conditions.....	10
Figure 4:	Donath (west) Reserve Existing Conditions.....	11
Figure 5:	Donath (east) Reserve Existing Conditions .....	12
Figure 6	Dole Reserve Existing Conditions.....	13
Figure 7.	Master Plan.....	19
Figure 8.	Detail Plan Donath (west) .....	22
Figure 9.	Detail Plan Wagga Road.....	23
Figure 10.	Detail Plan Dole Reserve.....	24
Figure 11.	Precedents.....	26
Figure 12.	Precedents.....	27
Figure 13.	Precedents.....	31
Staging Plan	.....	38

# Glossary

## Amenity

A desirable or useful feature or facility of a place.

## Ecologically Sustainable Design (ESD)

The use of design principles and strategies which help reduce the ecological impact of development. Generally can be defined as 'development that meets the needs of the present without compromising the ability of future generations to meet their own needs'.

## Infrastructure

The facilities, services, structures and furniture serving an area.

## Master Plan

A plan giving comprehensive guidance or instruction; a long term strategy.

## Strategic

Relating to 'planning' in terms of the identification of long-term / overall aims and interests and the means of achieving them. Strategic Context refers to planning context, particularly in relation to acts, standards, policies and guidelines.

## Sustainability / Sustainable

Sustainability is the capacity to endure. Sustainable design means using principles and strategies which help reduce ecological, environmental and economic impact.

## Treescape

A landscape including many trees or groups of trees.

## Urban Design

Urban Design is the process of designing and shaping places - cities, towns, villages. Urban Design addresses built form, streets and public spaces and the spaces that make urban areas functional, attractive, and sustainable.

In the context of this Master Plan, Urban Design is about "place" (enhancing, connected, diverse and enduring) and "people" (comfortable, vibrant, safe and walkable/cycleable).

## Urban Forest

This definition of the Urban Forest is taken from the City of Darebin's Urban Forest Strategy.

The Urban Forest is comprised of trees, shrubs and other vegetation on both public and private land within the City of Darebin. Trees are a major component of the urban forest. Trees and other vegetation are significant assets in urban areas providing environmental, health, social and economic benefits.

Darebin focuses on the strategic management of the tree population in addition to the management of trees on an individual basis.

## Water Sensitive Urban Design (WSUD)

A wholistic approach to the planning, design, construction and retrofitting of development that aims to minimise negative impacts on the natural water cycle and protect the health of aquatic ecosystems. WSUD promotes the integration of stormwater, water supply and sewage management within a precinct.

## EXECUTIVE SUMMARY

The JC Donath and IW Dole Reserves together form a large open space in Reservoir, providing approximately 25 ha of area for active and passive recreation.

Located within the Reserves are a number of existing amenities and facilities including:

### Donath Reserve (west)

- 2 sports pavilions
- public toilets within the pavilions open when sporting clubs are present
- Keon Park Tennis club, with 8 courts
- Community Hall, used by the Victorian Cricket Association
- 5 sports fields, sports include senior and junior football, senior and junior cricket, senior and junior soccer
- 2 cricket net areas (2 nets to south, 3 nets to north)
- medium size, fenced playground
- skate ramp ½ pipe
- dog off lead area, except in playground areas and on shared paths
- one shelter, central to sports fields
- on street parking along Johnson Street, Harmer Street, Wagga Road
- gravel carpark off Johnson Street
- sealed off street carpark for tennis club, off Wagga Road
- gravel carpark off Landra Avenue, with limited opening hours.

### Donath Reserve (east)

- 1 sports pavilion
- public toilets in the pavilion, open when sporting clubs are present
- 3 sports fields, sports include senior and junior cricket, senior and junior soccer
- 1 cricket net area (4 nets)
- dog off lead area, except on shared paths
- on street parking along Harmer Street, Wagga Road.

### Dole Reserve

- JM Lake sports stadium, with basketball courts, gym
- public toilets, open daily dawn-dusk
- 1 sports field – winter soccer, summer cricket
- new ½ court basketball / netball court, replacing an older playground
- small, new playground at the Dole Avenue / Aberdeen Street corner of the Reserve
- dog off lead area, except in playground areas and on shared paths
- sealed off street carpark
- new Keon Park Children's Hub facility with dedicated off street carpark.

The development of a Master Plan for the Reserves included investigation of:

- amenities to support passive and active recreation
- enhancement of landscape character
- opportunities for additional recreation activities
- enhancement of community connections
- preservation and enhancement of natural values
- opportunities for arts and culture activities / appreciation
- the needs and aspirations of the community and key stakeholders.

The stages of development of this Master Plan have included:

- analysis and background Investigation
- community consultation
- Master Plan development – draft and final
- an Implementation Strategy outlining the recommendations of the Master Plan.





Figure 1: Study Area





## 1.0 BACKGROUND

### 1.1 PURPOSE

The Purpose of the Master Plan project for Donath and Dole Reserves is to:

- discuss / document existing values, opportunities, constraints and design principles, as understood through the analysis and consultation process
- prepare a Visual Master Plan showing areas for upgrade / actions and future 'blue sky' goals
- develop a series of realistic actions prioritised and laid out over 5 years.

### 1.2 OBJECTIVES

A number of objectives have been developed, following consultation discussions and an analysis of existing conditions and use patterns at the Reserves.

As a result the Master Plan:

- promotes greater use of the Reserves
- provides opportunities for additional recreation activities
- provides amenities to support passive and active recreation
- enhances landscape character, preserve and enhance natural values
- fosters arts and culture activities / appreciation
- enhances community connections
- identifies achievable actions which are realistic to fund.

### 1.3 STUDY AREA

The Donath and Dole Reserves are indicated in Figure 1.

As Donath Reserve is divided by Wagga Road it is also referred to as Donath (west) and Donath (east). The combined area of the Reserves is approximately 25 ha.

Individually, the sizes are:

- |                         |         |
|-------------------------|---------|
| ▪ Donath Reserve (west) | 11.8 ha |
| ▪ Donath Reserve( east) | 8.3 ha  |
| ▪ Dole Reserve          | 4.6ha   |

Located within the Reserves are a number of amenities and facilities including:

#### Donath Reserve (west)

- 2 sports pavilions.
- public toilets within the pavilions open when sporting clubs are present
- Keon Park Tennis club, with 8 courts
- community hall, used by the Victorian Cricket Association
- 5 sports fields, sports include senior and junior football, senior and junior cricket, senior and junior soccer
- 2 cricket net areas (2 nets to south, 3 nets to north)
- medium size, fenced playground
- skate ramp ½ pipe
- dog off lead area, except in playground areas and on shared paths
- one shelter, central to sports fields
- on street parking along Johnson Street, Harmer Street, Wagga Road
- gravel carpark off Johnson Street
- sealed off street carpark for tennis club, off Wagga Road
- gravel carpark off Landra Avenue, with limited opening hours.

#### Donath Reserve (east)

- 1 sports pavilion
- public toilets in the pavilion, open when sporting clubs are present
- 3 sports fields, sports include senior and junior cricket, senior and junior soccer
- 1 cricket net area (4 nets)
- dog off lead area, except on shared paths
- on street parking along Harmer Street, Wagga Road.

#### Dole Reserve

- JM Lake sports stadium, with basketball courts, gym
- public toilets, open daily dawn-dusk
- 1 sports field – winter soccer, summer cricket
- new ½ court basketball / netball court, replacing an older playground
- small at the Dole Avenue / Aberdeen Street corner of the Reserve
- dog off lead area, except in playground areas and on shared paths
- sealed off street carpark
- new Keon Park Children's Hub facility with dedicated off street carpark.





Figure 2: Existing Facilities and Sports Fields







Examples of the different types of seating, picnic settings and benches currently available.

Shade, either natural or via built structures, is not always available.



On-street carparking is available on Harmer Street, Johnson Street, Wagga Road. The tennis club has an off-street carpark.

The pedestrian network connects most areas. Newer paths are concrete, with most other paths gravel.

There are good pedestrian connections from surrounding residential streets.

The landscape character is defined by:

- open grass playing fields
- open parkland
- 'woodland' zones, providing strong character and amenity
- some tree planting around playing fields, tennis courts, along boundaries.



**FIGURE 3: Donath (west) Existing Conditions**





There is one playground, located close to Harmer Street and the central pavilion.



There are cricket nets at the southern and northern ends of the Reserve.



The central pavilion is used primarily for sports activities.  
The public toilets are open only during sporting events.



The existing 1/2 pipe skate ramp.



The western pavilion is used primarily for sports activities. It was recently upgraded.  
The public toilets are open only during sporting events.



Keon Park Tennis Club has seven courts.



Existing coaching / interchange boxes are in good condition.



The public Hall at the end of Landra Road is used by the Victorian Cricket Association.  
It is secured by fencing.

**FIGURE 4: Donath (west) Existing Conditions**





The landscape character is defined by:

- open grass playing fields
- open parkland
- limited tree planting (at boundaries, as street trees)
- a mix of exotic and native tree species
- a raised 'woodland' in the north east corner.

There are no paths through this Reserve, only perimeter paths on Cheddar Road and Harmer Street.

New signage has been installed in a few locations.

Marker posts indicate ground numbers.



On-street carparking is available on Wagga Road and Harmer Street.



The central pavilion is used primarily for sports activities.

The public toilets are open only during sporting events.



Seating in the Reserve is limited. Some seats could be replaced and better located.



Existing coaching / interchange boxes are ageing and could be replaced.

**FIGURE 5: Donath (east) Existing Conditions**





The landscape character is defined by:

- open grass playing fields
- open parkland
- limited tree planting.



The remnant Cypress Pines were once part of a larger stand of trees which created a strong landmark for the area.



There are no pedestrian paths within the Reserve.

There are footpaths along adjoining streets and a shared trail along Cheddar Road.

There is evidence that the Melbourne Water easement is used for walking, however there are limited connections to this side of the Reserve from Aberdeen Street.



There is on-street carparking available on the side streets around the Reserve. There is an off-street carpark for the stadium.



The JM Lake Stadium at Dole Reserve is used for many community activities. The public toilets are generally open from dawn to dusk every day.



The new Children's Hub facility will be opening soon.



The eastern playground has recently been refurbished.

There is new furniture around the playground, however elsewhere in the Reserve it is limited.



A Melbourne Water easement is a constraint to use of the southern part of the Reserve. No tree planting is allowed within the easement.



Redundant pipeline infrastructure is located in the south west corner.



There is a new 1/2 court basketball / netball court on the north west corner of the Reserve.

**FIGURE 6: Dole Reserve Existing Conditions**

## 1.4 PROCESS

In developing the Master Plan the study took the following approach:

### 1.4.1 Analysis + Background Investigation

This stage included an assessment of strategic and site context.

#### ▪ Strategic Context

A review of relevant policies, statutory planning and socio- demographic factors. A summary of relevant policies and strategies is included in Appendix 1.

#### ▪ Site Context

A review of existing conditions, site planning, facilities and amenities.

#### ▪ Issues and Opportunities

An assessment of the issues and opportunities relating to land use, open space and recreation, pedestrian and vehicle movement networks, environment and vegetation, community.

### 1.4.2 Consultation

The Consultation process included discussions with sporting clubs, and community members.

A summary of the Consultation feedback to date is included in Appendix 2.

### 1.4.3 Master Plan

The focus of the Master Plan is on key 'themes' namely:

- open space, sport, recreation, and amenity
- movement networks – pedestrians and parking / vehicles
- environment, landscape and vegetation
- community and culture.

The Draft Master Plan provided preliminary recommendations for enhancements in the Reserves, based on findings from the analysis and consultation stages.

This Final Master Plan outlines final directions and recommendations and includes a prioritised implementation strategy. It has been prepared following a process of further consultation and a public exhibition period.

## 2.0 CONSULTATION

A first round of consultation included:

- workshops with City of Darebin officers from Public Realm and Leisure Services
- two site drop in sessions held at:
  - Dole Reserve on Wednesday 27<sup>th</sup> November 2013, an evening session attended by approximately 20 people
  - Donath Reserve on Saturday 30<sup>th</sup> November 2013, a daytime session attended by approximately 30 people.

A second round of consultation included:

- a workshop with sporting clubs on 9<sup>th</sup> July 2014
- a site drop in session held on 12<sup>th</sup> July 2014.

The consultation sessions resulted in considerable feedback to inform the Master Plan.

### Issues Raised

A number of issues were raised relating to current use at the Reserve, with the key issues being:

- a perceived lack of activity, other than active sports
- a lack of amenity – furniture, signage
- lack of trees and shade
- limited access to public toilets
- imbalance in the location of play spaces
- a need to address traffic and parking unsafe road crossings
- lack of paths and connections.

### Opportunities Raised

There were also considerable ideas for enhancing the Reserves and creating an open space 'Precinct', with a balance of passive activities, sporting uses and community focussed uses.

The common thread of ideas raised during the consultation related to enhancing the open space and use of the Reserves through provision of:

- community focussed spaces, use of the pavilions for other community uses
- more variety in the landscape and more tree planting
- walking, running and bicycle trails and connections between the Reserves; safe, well lit paths
- enhanced play areas
- event and performance spaces
- native vegetation habitats
- more park amenities including seats, drinking fountains, BBQ's , shelters, picnic areas, access to toilets
- provision of parking in demand areas.

A detailed summary of the consultation is included in Appendix 2.

## 3.0 KEY ISSUES

### 3.1 CONTEXT: Policies; Statutory

There are a considerable number of strategies, planning directions and policies of relevance to the development of the Master Plan for the Reserves.

These have been reviewed to consider any issues relating to strategic directions for the Reserves, and to ensure that Master Plan directions are consistent with existing controls and design parameters.

A summary of policies reviewed is included in Appendix 1.

### 3.2 CONTEXT: Site

#### 3.2.1 Open Space, Recreation, and Amenity

The current issues relating to open space, recreation and amenities, can be summarised as follows:

##### ▪ Open Space

The open space is considered to be fragmented, due to Wagga Road and Cheddar Road separating the open space areas.

##### ▪ Active / Organised Recreation

The Reserves provide a high number of sporting ovals / sports grounds for organised sport in winter (football and soccer) and summer (cricket). The three main pavilions are also considered to be in good condition, with the Donath (west) most recently renovated.

The main issues identified during the analysis stage and during consultation in relation to active recreation and the sporting grounds include:

- not all grounds are fenced
- drainage
- emergency vehicle access
- lack of access to the pavilion toilets during non-sporting times
- the northern sports fields are considered by some to be too close to residences, creating safety issues
- it is not clear what sports are played where and when, considered an issue for casual users wanting to use the ovals, or wanting to engage in a 'pick up' game
- there is some perception that there is nothing to do in the Reserve unless you play sport.

■ **Passive Recreation – Play Spaces**

The playgrounds and spaces are of varying quality and interest. Some of the main issues include:

- **Donath (west) playground**
  - a lack of shade
  - the proximity to the cricket nets
- **Donath (west) ½ pipe skate ramp**
  - it is limited in its appeal
- **Donath (east)**
  - there is no playground
- **Dole Reserve – Dole Avenue**
  - no real issues raised about this recently upgraded play space
- **Dunstan Reserve Playground**
  - not often used; not considered to be part of Donath or Dole Reserves; it is more a destination in its own right.

Issues identified in the current *Playspace Strategy* include:

- Donath Reserve (west) skate park is considered priority A for upgrades
- Donath Reserve (east) is considered priority B for upgrades
- Dole Reserve playground adjacent Cheddar Road is considered Priority A for upgrades.

It was noted during consultation that the playgrounds were generally well used and considered to be OK, but there was a strong desire for:

- greater diversity in the play options
- a youth focussed precinct
- a balance of playspaces, so that they were closer to the 'north' of the Reserves
- more trees and shade.

■ **Passive Recreation – Dog Walking**

Dog walking is a popular activity throughout the Reserves. There is strong support to maintain dog off leash areas in the Reserve and provide bins and drink stations for dogs.

■ **Amenity**

The amenity of the Reserve seems to 'run out' as you move east, with Donath (east) and Dole Reserve seen as less attractive, with fewer trees, poorer facilities, limited paths and fewer passive and active recreation opportunities.

Seats are in short supply and they are not always in the best location for access, viewing or shelter. The furniture is varied in age and there is inconsistency in type and form. There are not enough BBQ's, shelters, drinking fountains, picnic tables.

Access to the public toilets in the three Donath Reserve pavilions is limited to when sports events are taking place. Access to the toilets behind the Dole Reserve Hall, is available during daylight hours.

**3.2.2 Movement Networks – Pedestrians and Parking / Vehicles**

Whilst Council have undertaken some independent traffic analysis in and around the Reserve, the scope of this stage of the analysis and consultation process was to gather feedback, local knowledge and ideas, rather than undertake specific traffic analysis for the Reserves.

As a result the following issues have been gathered from site observation and consultation feedback:

■ **Pedestrians**

The main issues relating to pedestrian access, safety and priority include:

- not enough paths; not enough sealed paths; no paths for kids to ride on
- paths in Donath (west) don't connect to provide a circuit path
- loss of the old running track at Dole Reserve which had distance markers
- difficulty crossing Cheddar Road, particularly during peak hours. The central pedestrian havens / islands are too short if you have a dog, a pram or a bike and they do not connect with any adjoining paths.



### ■ Parking / Vehicles

The main issues relating to parking and vehicles in the Reserves relate to year round use of the Reserves. General issues include:

- difficulties in turning into and out of Dole Avenue during peak event times
- uncontrolled parking on event days with parking across driveways, intersections and on road reserves
- illegal parking on nature strips
- local observation of cars speeding along Harmer Street
- a perceived lack of parking to meet demand during sporting events.

### 3.2.3 Environment, Landscape and Vegetation

Mains water is used for watering the irrigated sports grounds and water usage throughout the Reserves is considered high.

Energy usage at the Reserves, particularly sports lighting and pavilion usage, is not known.

During consultation, a variety of opinions about trees were expressed. Some people considered that there were not enough trees (for shade, amenity, character). Others did not want more trees or were concerned about trees too close to residences and the potential for undesirable social activity as well as potential for limb drop, overgrowth, root damage and leaf litter.

Use of the informal open grass areas is affected by the condition of these areas, as the grounds tend to be dry and crack in summer and the grass is very prickly. In winter the low lying areas are boggy.

It was noted that there were once a considerable number of Cypress trees in Dole Reserve, around the water pipeline. These were once considered a landmark for the area and their removal over time means there is no identifying landscape feature.

The Reserves are considered to be very windy environments and there is not much protection provided by existing vegetation.

### 3.2.4 Community and Culture

Key issues raised during consultation related to safety and the behaviour of users of the Reserve.

Of note, the main concerns raised were:

- rubbish dumping
- use of car parks for drug activities
- arson attacks on the picnic shelter in Donath Reserve
- graffiti on the pavilions and playgrounds in Donath Reserve
- limited lighting and lack of passive surveillance add to perception that reserves are 'unsafe' after dark
- littering, particularly after sporting events; clubs do not use the supplied bins
- insufficient access to, (and limited number of) public toilets leads to urinating elsewhere in the Reserve, particularly along residential boundary fences.

Some concerns were also raised about the lack of implementation and action from previous projects as well as concerns about the need for clear communication regarding any future developments at the Reserves.

Many people raised the issue of a lack of community facilities and/or not knowing what community activities or events occurred at the Reserve. Events at the Hall (JM Lake Stadium) and the pavilions were not considered to be well advertised and there was uncertainty whether these spaces could be used for casual community uses.

The lack of any community 'hub' was seen as limiting activity at the Reserves and there was an expressed need to promote greater use of the Reserves, to 'busy it up', and a strong desire for more community spaces to support the social values of the community.

## 4.0 MASTER PLAN DIRECTIONS

### 4.1 KEY PRINCIPLES

The Master Plan proposals for Donath and Dole Reserves recognise the primary sporting and recreation uses at the Reserves, with a focus on improving access, carparking and improved amenities to benefit participants and spectators. .

The proposals also support stronger community use of the Reserves through increased amenity, enhanced landscape character and preservation of environmental values.

The recommendations of the Master Plan have also been grouped around key themes including:

- **Open Space, Sport, Recreation, and Amenity.**
  - providing opportunities for a range of passive and active recreation activities
  - providing a range of play spaces and activities.
- **Movement Networks – Pedestrians and Cycles; Vehicle Access and Parking.**
  - providing pedestrian connections and recreational cycling trails
  - managing vehicle access and parking.
- **Environment, Landscape and Vegetation.**
  - creating diversity in the provision of open space
  - providing variety in landscape types and character.
- **Community and Culture**
  - providing community focussed spaces and amenities
  - providing opportunities for a range of activities / events.

### 4.2 OPEN SPACE, SPORT, RECREATION AND AMENITY

#### 4.2.1 Open Space

Whilst the Reserves may appear to provide abundant open space, when sporting activities are occurring it is difficult to determine the availability of open space for informal, casual activities.

It is proposed to better define available, informal open space areas through planting, pathways and signage, for more effective multi-use (family and leisure activities / ball play / kite flying, casual sports, pick up games, dog off leash walking areas).

#### 4.2.2 Sport and Recreation Grounds / Ovals

The sports grounds are currently well used in winter and summer.

A review of use at the grounds indicates that there is however potential to accommodate additional activities as follows:

- **Winter Sports**
  - **Donath Reserve (west)**  
ground 4 has no current winter tenant and has the potential for junior football, or a training ground
  - **Donath Reserve (east)**  
ground 7 has no current winter tenant and has the potential for 2 soccer pitches
  - **Dole Reserve Oval**  
there is no current winter tenant, however this provides greater flexibility for informal winter use
- **Summer Sports**
  - **Donath Reserve (east)**  
ground 8 has no current summer tenant and has the potential as a summer training area.

Separate to the Master Plan project, Council are reviewing the proximity of sporting grounds on the northern boundary of Donath (west) Reserve and issues relating to safety and separation. Ground 3 has the potential to be developed as a soccer only space given its size and proximity to residential areas.







#### 4.2.3 Cricket Nets

The location of the northern cricket nets in Donath (west) Reserve, is isolated and subject to drainage problems. As such the Master Plan proposes these to be replaced and relocated, in closer proximity to carparking, paths and playing areas.

The cricket nets at the southern end of Donath (west) Reserve (closest to the Pavilion) have the potential to be redeveloped as a multipurpose training area for cricket and netball, which would include some lighting.

The nets at Donath (east) are also proposed to be upgraded, to provide longer run ups, synthetic surfacing and fencing with pull back nets.

#### 4.2.4 Fencing

Ground 1 at Donath Reserve (west) is currently the only fenced sporting ground. The existing fencing is a low height chain mesh fence and is a good means for defining the sports ground, controlling balls and providing spectator safety, without being visually intrusive.

Consideration should be given to the long term boundary fencing of all ovals being used for cricket / AFL football. This is proposed primarily as a safety measure, particularly if activity and use of the Reserves increases. However, the fencing of sporting areas has the added benefit of clarifying the 'non- sport' areas available for informal, casual use.

A combination of vegetation, paths and fencing may be required as a fencing / separation solution for the multi-use areas of different sizes, i.e. the oval cricket areas and the rectangular soccer pitches.

The Tennis Club would require additional fencing on the western side of the courts, to stop balls entering the proposed wetland area.

The existing post and rail barriers around the Reserve perimeters are also a successful method for controlling vehicle access. Where required this form of fencing should be upgraded.

#### 4.2.5 Sports Infrastructure

The sporting infrastructure currently provided throughout the Reserves varies in condition and is not provided for every sporting code.

As part of ongoing improvements, new multi-purpose infrastructure could be introduced in stages as required to meet demand and implementation strategies of Council's and Clubs.

The Master Plan proposes improvements to sports infrastructure for the main grounds (grounds 1, 5, 6 and 8), including multi-use coaches boxes, interchange benches and scoreboards.

Seating and bag drop zones are proposed for the other minor / casual grounds, including Dole Reserve.

Consideration should be given to the forms / materials, colours of these elements, as part of the furniture design guidelines (see 4.2.10).

#### 4.2.6 Sustainability

Sustainable use of the sports grounds into the future will be an important operational consideration for Clubs and Council.

Whilst operational issues were not specifically reviewed under the scope of the Master Plan, low water and energy usage should underpin decisions about the development of sports grounds and infrastructure at the Reserves, with consideration given to:

- provision of recycled water infrastructure irrigation; water efficient irrigation systems
- water run-off harvesting, re-use and storage
- development and use of alternative water sources
- use of warm season, drought resistant turf species
- replacement of turf surfaces with synthetic surfaces
- low energy use sports lighting
- ESD initiatives included in pavilions.

#### 4.2.7 Green Gym (outdoor exercise)

There is potential to develop an outdoor 'green gym' along a path circuit through the Reserves, through provision of fitness stations / training points. Up to 8 fitness stations could be developed, 2 on the main path; 6 on the secondary circuit. A fitness circuit should also connect with the playgrounds and the youth precinct as elements in these areas can also be used as fitness stations.

These could be installed in stages as the path is developed and/or as future demand is recognised.



#### 4.2.8 Play Spaces - Playgrounds

In response to the issues raised regarding the quality, diversity and current use of the existing playgrounds, the following directions are proposed. Note, the actions in *italics* are also recommendations from the *Playspace Strategy*:

- **Donath Reserve (west) – Youth Precinct**

Develop a youth precinct, around the existing skate ramp. The precinct may include:

- improvements to the ½ pipe (a roof, better access)
- additional street style skate elements
- dual ½ court basketball and netball court and pole/s
- downball wall
- youth appropriate equipment and activities such as a ping pong table
- shade, seating elements, drinking fountain.

- **Donath Reserve (west) – existing play area**

This area is proposed to be upgraded, including:

- *equipment upgrades; add movement items*
- *landscape elements for play; consider mounds for containment, play and use of landform for creating other play experiences– bridges, swales*
- *fully accessible shaded area with seating, picnic area, repair drink fountain*
- *access from road, with no obstructing barriers*
- separation from cricket nets, through fencing, planting, mounding.

- **Donath Reserve (east) playspace**

A new playground is proposed in Donath Reserve (east) on the east side of Wagga Road. This location is proposed as a formal / equipment based play space to:

- balance the distribution of play spaces throughout the Reserves (currently there is no formal play space in Donath east)
- provide a play space in the northern part of the Precinct (a noted inequity during consultation)
- be close to carparking (Wagga Road)
- be away from major roads, although still accessible and visible from Wagga Road.

- **Dole Reserve**

The recently upgraded Dole Avenue play space has been enhanced through better path connections and additional tree planting, as part of the Keon Park Children's Hub development.

A ½ court basketball / netball court has recently been constructed near Cheddar Road, replacing an older playground.

#### 4.2.9 New Play Spaces / Experiences

- **Nature Based Play**

Nature based play does not necessarily rely on the introduction of custom equipment so play spaces can be developed and inserted throughout the Reserves, using the 'Forest' as a backdrop for exploration and play.

The distribution of play zones throughout the Reserves will also help address concerns that there is an imbalance in the location of play spaces towards the south.

Nature based play initiatives may include use of:

- topography to create rolling mounds, tunnels, bridges
- natural / recycled materials for climbing logs, obstacle courses, textured paths
- vegetation to create cubby houses, mazes / puzzles, sensory walks
- art installations for follies and discovery.

- **Path Link Activities**

The development of a main link for pedestrians, will also provide opportunities for play activities such as children's bike riding and games such as hopscotch or snakes and ladders.

- **Hit Up Wall / Tennis Practice Wall**

The provision of a hit up wall / tennis practice wall was suggested by a community member. This would be a good addition to the range of activities provided in the Reserves, particular if it was located in close proximity to the Tennis Club.

The activity area proposed near the Tennis Club could incorporate a hit up wall, ½ court area and fitness station.



- legend**
- Existing tree to be retained
  - Existing tree to be removed
  - Proposed tree  
Size of planting is illustrative only. Mature height and spread of trees will be dependent on species selected. Height and spread at time of planting will also vary.
  - Proposed urban forest: trees and understorey planting
  - Proposed seating wall
  - Proposed concrete path main spine connection through all reserves with potential for linemarking to full extent
  - Proposed gravel path perimeter path and secondary connections with potential for distance markers
  - Proposed exercise station
  - Proposed dual marked basketball and netball half court
  - Proposed replacement cricket net enclosure with retractable nets allows for multiple use
  - Proposed playground
  - Proposed shelter
  - Proposed mass planting
  - Proposed grassed mound
  - Proposed grassed area
  - Proposed wetland
  - Proposed car park line marking
  - Proposed picnic table
  - Proposed barbecue
  - Proposed seating wall for spectator viewing and informal team meeting points
  - Proposed new or upgraded seat



Figure 8: Detail Plan Donath Reserve West

**Donath and Dole Reserve Master Plan**

Scale 1:500 @ A1

August 2014







0 10 50



Figure 9: Detail Plan Wagga Road



## Donath and Dole Reserve Master Plan

Scale 1:500 @ A1

August 2014





August 2014



#### 4.2.10 Park Amenities / Infrastructure

Improvements to park amenities will address the issues of a lack of furniture, the condition of existing furniture, the need for wayfinding signage and improving safety through lighting.

A wholistic approach to the delivery of amenities and park infrastructure elements can also help define park character and place, through the use of a specific palette of materials, colours forms and elements.

##### ■ Furniture Design Guidelines

As a first stage of implementation it is recommended that Design Guidelines be developed for a consistent suite of furniture to be used throughout the Reserves. The design and form of sporting infrastructure (coaches boxes etc), should also form part of the guidelines.

Furniture selections may include variations to existing Darebin furniture standards, supplemented by custom designed pieces. The design of custom elements could evolve as a project for local artist involvement.

##### ■ New Park Infrastructure

To improve amenity throughout the Reserves, additional park infrastructure is proposed including:

- drinking fountains with dog bowls; water bottle refill stations at each fitness station and activity area
- seating, picnic tables, bicycle rails, rubbish and recycle bins – placed at key activity nodes and all spectator areas.
- BBQ's, as part of new picnic zones – Donath (west) playspace; Donath (east) amphitheatre space; Dole Reserve community space.
- shelters at nominated activity zones.

Planning for new services (water, power, sewer and stormwater) may be required as part of infrastructure implementation.

##### ■ Public Toilets

Access to public toilets at Donath Reserve was a common issue raised during consultation.

Considered an operational issue, Council will seek to review this as part of a future Public Toilet Strategy.

##### ■ Signage

The addition of signage throughout the Reserves will:

- improve the address of the Reserves as a 'gateway precinct' into Reservoir
- support wayfinding and the ability to locate sporting, play, community areas
- provide information about activities and events, as well as environmental values
- define bylaws – parking, rubbish, dog areas etc.

A first step will be to develop Design Guidelines for signage, which, in parallel with furniture guidelines, can provide a wholistic design approach to infrastructure elements at the Reserves. The signage guidelines for Donath Dole Reserves, will need to be consistent with Council's current *Open Space and Leisure Facilities Strategy*.

##### ■ Lighting

Provision of lighting in the Reserves for safety, night time events and the like will help increase activity at the Reserves.

However, a lighting strategy should first be developed, to determine which areas require ongoing safety lighting (main pathways, carparks, building entries, dog walking areas etc) and which areas may benefit from infrequent lighting for night time use and events.

Consideration needs to be given to issues such as sustainability (i.e. solar lighting, low energy fittings), the impact of lighting on adjoining uses, as well as in which areas night time activity should be discouraged.

Sports lighting needs have not been considered as part of this Master Plan.

#### 4.2.11 Dog Walking

The Reserves are currently nominated as dog off leash areas, other than in playground areas and on shared paths. Master Plan proposals do not change this status, other than proposals to expand some playground areas and introduce a new shared path. However, improvements for dog walkers will come through:

- provision of more paths and connections (see further), with a main link proposed to be lit in zones
- additional seating, bins, drinking fountains, with dog bowls.





Nature Based / Non Structured Play

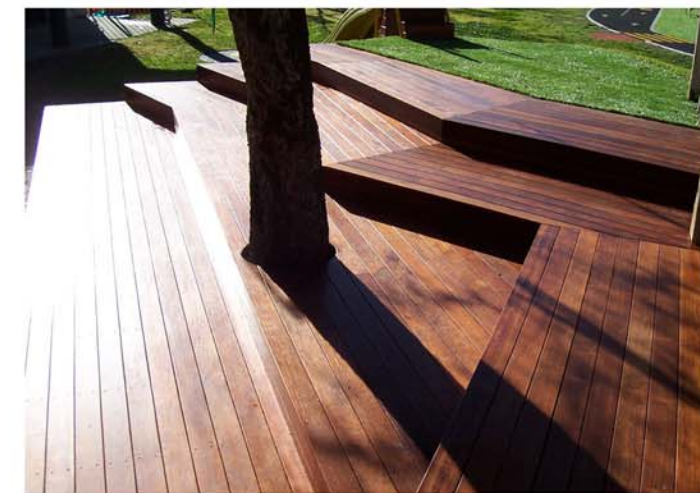
Follies / Installations / Discoveries

FIGURE 11: Landscape Precedents





Urban Plaza / Youth Precinct



Community Space / Focal Points / Shelters

FIGURE 12: Landscape Precedents



## 4.3 MOVEMENT NETWORKS

### 4.3.1 Pedestrian and Cycle Network

The Master Plan proposes improvements to the pedestrian network in order to connect major activities and reserve features, provide exercise circuit paths and improve permeability and access. Importantly the Master Plan considers opportunities for improving road crossings.

#### ■ Cheddar Road Gateway Crossing

To overcome the issues with crossing Cheddar Road, a pedestrian priority crossing is required.

This could be in the form of:

##### ○ Bridge crossing.

a *long term* opportunity, providing a safe separated crossing point

feasibility considerations in terms of use and cost

a significant contributor to a 'gateway' precinct along Cheddar Road

##### ○ Signalised crossing.

a *medium term* opportunity, providing a pedestrian priority, controlled crossing point

##### ○ Zebra crossing.

a *short term* opportunity, providing a pedestrian priority crossing point

All options will require further detailed design, traffic analysis, feasibility and discussions with VicRoads.

#### ■ Other Crossings and Connections

Consideration should also be given to providing improved crossings at other roads, including:

- a pedestrian haven across Johnson Street, between Donath (west) Reserve and the pedestrian railway crossing
- a pedestrian priority 'zone'/ shared space along Wagga Road.

To enable greater connections, consideration may be given to:

- providing a pedestrian connection from the Aged Care facility into Dole Reserve
- providing wider openings and more openings in the barrier fence along Aberdeen Avenue into Dole Reserve.

#### ■ Central Link / Pedestrian Spine

A Central Link / Pedestrian Spine is proposed as the main pedestrian route through the Reserves, connecting most major activities, features and pedestrian desire lines.

This path should be nominally 2.5m width, wider than a standard footpath, and should be sealed (asphalt or concrete).

Whilst it would not be nominated as a shared cycle route (due to potential conflict between cyclists and users), use by children on bikes should be promoted. Linemarking for bike riding and scooter activities should be included in some sections of the path, particularly in close proximity to the Children's Hub.

Distance markers (i.e. plaques, signs, bollards) along the path should be provided so that this path can also be used as a fitness circuit.

The Central Link may be lit in zones, rather than its entirety, particularly at intersections and key activity areas.

From this a series of smaller paths as circuit paths and connections to existing street footpaths would be provided.

#### ■ Circuit Path Network

A circuit path network is proposed to open up other areas of the Reserves, as well as to provide a number of different running circuits and dog walking paths. This secondary path network may be unsealed.

This circuit path network would incorporate most of the existing path system through Donath Reserve (west).

Distance markers (i.e. plaques, signs, bollards) should also be provided along this secondary path network, as part of the wider fitness circuit. This unsealed path may be the preferred route for most runners because of its unsealed surface.

#### ■ Cyclists

The use of the path system by cyclists (other than children) should not be promoted, given that this may be in conflict with the pedestrian and recreation activity being promoted at the Reserves.

On road cycle paths are preferred along Harmer Street, Wagga Street and Dole Avenue, which would connect directly into the designated shared trail network on Cheddar Road.



### 4.3.2 Vehicle Access and Carparking

A number of vehicle and carparking issues were raised during the consultation and analysis stage and have been addressed in the Master Plan through a number of initiatives.

It should be noted that during further detailed design and specific traffic assessment may be required to ensure developments (e.g. additional sports fields, community activities etc) will have sufficient carparking to meet demand.

#### ■ Vehicles

- consider calming / slowing vehicles on Cheddar Road.  
The creation of a Gateway environment, with the introduction of elements in the road reserve such as street trees, signage and pedestrian crossings, may support traffic calming along this section of Cheddar Road.
- introduce parking on Wagga Road in the road reserve and provide street tree planting, providing additional parking and supporting traffic calming.
- retain emergency vehicle and service vehicle access points to all Reserves, with defined entry crossover points provided off all side streets, preferably adjacent to club rooms; gates in fencing are required to allow direct access onto sporting grounds.

#### ■ Carparking

- provide additional carparking along Wagga Road to meet increased future demands, as well as help relieve some of the current parking issues on residential side streets.
- make the existing off street carparking off Johnson Street (behind the existing pavilion) more efficient through sealing and linemarking of spaces, with an increase in the number of spaces if required in the future
- define bus parking spaces along Harmer Street, preferably in close proximity to the pavilions.

- make existing carparking along Harmer Street more amenable through the introduction of tree planting.  
If demand increases in the long term, consider reconfiguring the parallel carparking to angled parking, in the section between Johnson Street and Wagga Road.
- additional caparking will be provided as part of the new Children's Hub, and will be readily available on weekends and after hours.
- consider removal of the existing carpark off Landra Avenue, as it is isolated, is only open on occasion, provides minimal benefit for the recreation areas and is considered a spot that attracts undesirable behaviour.

It is considered opportune to return this carpark to parkland, for the greater benefit of park users

- there is potential to expand the Keon Park Tennis Club carpark should it be required in future.
- consider a lock and bollard security system for all off street carparks, so that they are closed when the grounds or pavilions are not in use, as a deterrent to anti-social behaviour.

#### ■ Public Transport

The Master Plan does not consider in detail the opportunities to integrate the Reserve precinct into the wider bus and train public transport networks, although it would be expected that development and enhancements at the Reserves will increase use and visitation.

It is opportune therefore to consider some wider improvements to pedestrian and cycle connections, wayfinding signage, improved stops and travel information at the closest bus and train stops.

## 4.4 ENVIRONMENT, LANDSCAPE AND VEGETATION

### 4.4.1 Urban Forest

A key initiative of the Master Plan is the creation of an Urban Forest throughout the Reserves.

With a total reserve area of approximately 25 ha, (excluding the active play areas, open space areas and facilities and infrastructure) up to 2 ha could potentially be developed as an urban Forest. This would have significant benefits:

- enhancing the landscape character and diversity of the Reserves, creating a distinct identity
- promoting bio diversity and increasing environmental values
- providing a direct, cost effective means of changing the character and amenity of the Reserves
- allowing visitors a greater choice in activities and locations for recreation use in the Reserves.

The focus will be on establishing canopy trees as groups in grasslands or in a variety of understorey areas rather than densely planted 'forest' areas.

Council's approach to revegetation and new planting is to provide 'the best species for the location. This essentially promotes diversity as it is not prescriptive about type or form of vegetation (i.e. native / indigenous or exotic, deciduous).

The development of an Urban Forest will also provide opportunities for nature based play.

### 4.4.2 Parkland Planting Criteria

The Master Plan proposes a considerable increase in tree planting in response to the limited existing planting, particularly in Donath (east) and Dole Reserves. The many benefits include:

- increased amenity – shade, shelter, emotional responses
- environmental benefits
- microclimate influences (i.e. reduced urban heat loads, reduced local temperatures)
- increased potential for fauna activity.

Council's approach to revegetation and new planting is to provide 'the best species for the location'. This promotes diversity as planting is not based on prescribed schedules about type or form of vegetation (i.e. native / indigenous or exotic, deciduous).

It is clear from consultation that there is varied community opinion about tree planting, with people both for and against more trees in the Reserves. In response, there would be benefits in developing specific criteria for tree planting in the Reserves to address some of the concerns raised during consultation. Planting criteria would help to clarify:

- offsets from boundaries (residential and road)
- setbacks from buildings (residential and Reserve buildings)
- best locations for planting (dependent on form, height and growth habit).

### 4.4.3 Avenue Planting

#### ▪ Cheddar Road Gateway

It is proposed to develop a street tree avenue along Cheddar Road, as part of a Gateway environment.

#### ▪ Surrounding Streets

Whilst there are stands of street trees within some of the existing streets, it is proposed as a long term strategy to develop stronger street tree avenues along Aberdeen Street, Harmer Road and Wagga Road. This will require a strategy for the removal of Ash trees (Harmer Street and Wagga Road) and Prunus and Melaleuca (Aberdeen and Dole Avenue).

### 4.4.4 Water Pipeline Easements

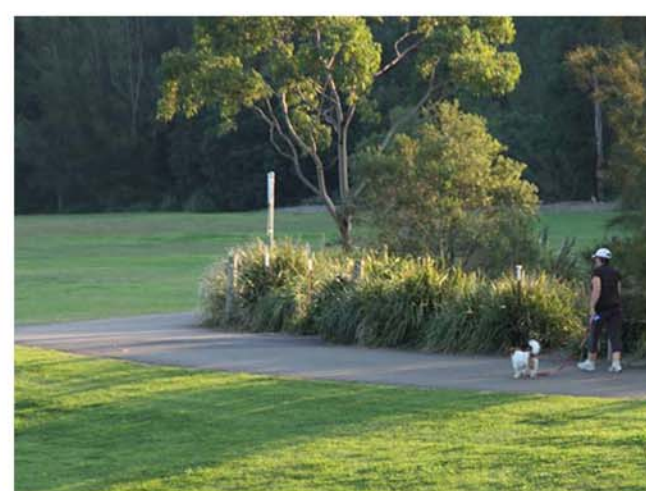
There are restrictions on tree planting along the Melbourne Water Pipeline easements. However, there are still opportunities to plant along the boundaries of these easements to help 'connect' the easements into the parkland, whereas now there is a distinct lack of planting in this area. Tree planting along Cheddar Road may require further consultation with VicRoads.

### 4.4.5 Water Sensitive Urban Design

There are several low lying areas within the Reserve where overland flows are not directed or connected to drainage outlets. Water sensitive urban design solutions for water management (using elements such as wetlands, swales, raingardens), are proposed to address current drainage issues as well as:

- increase the landscape diversity and attraction of the Reserves
- promote bio diversity
- provide opportunities for passive irrigation.





Urban Forest / Landscape Diversity / Open Space Character

FIGURE 13: Landscape Precedents



## 4.5 COMMUNITY AND CULTURE

Considerable feedback during the consultation stage focussed on a lack of community activity at the Reserves and no real sense of community spirit. There was a real desire to improve social / neighbourhood connectivity, through promoting greater interaction, increasing community events and raising the attraction of the Reserves for community pride.

In light of these aspirations, initiatives proposed include:

### ■ Community Hub

A community 'hub' would be a great focus for more activity and social interaction.

There is great opportunity to develop Dole Reserve as the 'community' reserve, particularly as the development of the new Keon Park Children's Hub will introduce more activity to Dole Reserve and provide a good 'anchor' for a community space.

As such the Master Plan proposes that the area around the Children's Hub and JM Lake Stadium become a 'hub' space providing:

- a focus for events (i.e. outdoor cinema)
- a pop up space ( café / food van / gallery)
- refurbished, accessible public toilets
- path connections.

### ■ JM Lake Stadium Enhancements

In line with the development of the Keon Park Community facility, Council are currently considering upgrades to the external facade of JM Lake Stadium, in order to unify the building precinct and increase the exposure of the facilities from Cheddar Road. These enhancements will support the initiatives to develop the space around the Stadium as a community 'hub'. Current proposals include upgrades to:

- external materials – painting, rendering
- repair of windows, removal of grilles
- community display case at entry
- new signage.

These proposed enhancements would be a first stage in a potential long term development of the Stadium as a larger recreation and community facility. Future works may include an increase in the size of the facility, as well as opportunities to provide for other activities, including more community uses.

Future works may also consider building openings onto the Reserve, to increase visual and physical connections with the Reserve and community hub space.

### ■ Donath (east) Pavilion Upgrade

A long term proposal would be an upgrade of the existing Donath (east) pavilion to suit use by two sporting clubs, as well as provide additional community space and office space. There would be potential for the Victorian Cricket Association to relocate here, should the Landra Hall be removed in the future (see 4.6.2 below).

### ■ Amphitheatre

The proposal for an amphitheatre, provides another opportunity for creating a community space for play, presentations, education or for other spectator sports. The existing topography at the base of the current mound, readily lends itself to the creation of an amphitheatre.

An electricity supply to this area would allow for a variety of events to be staged here.

## 4.6 OTHER DIRECTIONS

### 4.6.1 Land Disposal

The *Darebin Open Space Strategy 2007- 2017* recommends the disposal of two vacant sites at, 1a Lambasa Grove and an un-numbered block on Cheddar Road, Donath (east).

The land is not zoned P.P.R.Z. (Public Park Recreation Zone) and is not considered part of the open space system.

The disposal of these sites may allow for funds to be utilised to implement Master Plan implementation projects as well as and other local open space projects.

### 4.6.2 Removal of Landra Avenue Hall (Victorian Cricket Association)

The isolated location of this Hall, and the limited use of this as a community facility, warrants consideration of the long term removal of this facility and the relocation of the current user group.

Removal of this building would enable this corner of the Reserve to be returned to parkland for greater community benefit.

There is also potential for this area to be a future expansion zone for the Keon Park Tennis Club.



## 5.0 IMPLEMENTATION

The following Table summarises the main recommendations of the Master Plan for Donath and Dole Reserves and the order of Priority for implementation. These are illustrated on the Staging Plan.

Costs are not provided as the implementation of individual projects will vary depending on design development, construction methods, materials, engineering considerations, services and infrastructure costs (water, power, sewerage) contingencies and the like.

Implementation of some of the Master Plan recommendations will occur under other Council Strategies including:

- Darebin Sports Lighting Strategy
- Darebin Playspace Strategy
- Darebin Open Space Strategy
- Darebin Leisure Strategy

**TABLE 1: MASTER PLAN RECOMMENDATIONS**

PRIORITY 1		
Actions		Other Implementation Strategies
1.1	<b>Furniture</b>	
	Develop furniture design guidelines, including guidelines for sports infrastructure.	
1.2	<b>Signage</b>	
	Develop signage design guidelines, in line with <i>Open Space and Leisure Facilities Strategy</i> .	
1.3	<b>Lighting</b>	
	Develop lighting design guidelines.	
1.4	<b>Main Pedestrian Link / Central Spine</b>	
	Develop the 2.5m main path network (sealed).	
	Include linemarking (activities / bike riding, distance markers and path link activities (play nodes)	
1.5	<b>Play Spaces: Donath West Reserve</b>	
	Develop the Youth Precinct activity area	Playspaces Strategy
1.6	<b>Central Gathering Area: Donath West Reserve</b>	
	Develop central gathering area: <ul style="list-style-type: none"> <li>▪ new shelter</li> <li>▪ drinking fountain</li> <li>▪ seats / benches</li> <li>▪ picnic tables</li> <li>▪ rubbish/recycle bins</li> </ul>	

PRIORITY 1 (contd)		
Actions		Other Implementation Strategies
1.7	<b>Urban Forest / Tree Planting: Donath West Reserve</b>	
	▪ 'forest' planting	
	▪ tree planting (in grass)	
	▪ street tree planting (Harmer Street, Johnson Street, Wagga Road)	
1.8	<b>Urban Forest / Tree Planting: Dole Reserve</b>	
	▪ 'forest' planting	Urban Forest Strategy
	▪ tree planting (in grass)	
	▪ street tree planting (Aberdeen Street, Dole Avenue, Cheddar Road)	
1.9	<b>Sports Grounds: Donath West Reserve</b>	
	Develop a junior football ground / winter training area on Ground 4.	Sports Lighting Strategy
1.10	<b>Cricket Nets: Donath West Reserve</b>	
	Upgrade cricket nets in Donath West Reserve. Provide 2 new synthetic surfaces, including fencing with pull back nets and lighting.	
1.11	<b>Sports Infrastructure: Donath West Reserve</b>	
	Provision to replace / upgrade infrastructure to main grounds (1,5):	
	▪ coaches boxes	
	▪ interchange benches	
	▪ scoreboards.	
	Provision for storage area / bag drop on minor grounds (2,3,4).	
1.12	<b>Fencing: Donath West Reserve</b>	
	Boundary fencing to Ground 2, 3, 4 and 5 at Donath West.	
1.13	<b>Green Gym</b>	
	Provide fitness stations / training points along the main circuit path. (2 no. proposed along main path).	

PRIORITY 2		
Actions		Other Implementation Strategies
2.1	<b>Secondary Circuit Path Network</b>	
	Develop the secondary path network (unsealed). Include distance markers.	
2.2	<b>Green Gym</b>	
	Provide fitness stations / training points along the secondary circuit path (6 no. proposed along secondary path).	
2.3	<b>Urban Forest / Tree Planting: Donath East Reserve</b>	
	<ul style="list-style-type: none"> <li>▪ 'forest' planting</li> </ul>	
	<ul style="list-style-type: none"> <li>▪ tree planting (in grass)</li> </ul>	
	<ul style="list-style-type: none"> <li>▪ street tree planting (Harmer Street, Wagga Road, Cheddar Road)</li> </ul>	
2.4	<b>Open Space Areas: Donath West Reserve</b>	
	Develop informal open spaces. (Allow for drainage, grading, irrigation, grassing, planting).	
	Provide new infrastructure: <ul style="list-style-type: none"> <li>▪ drinking fountains</li> <li>▪ seats / benches / seat platforms</li> <li>▪ rubbish/recycle bins</li> <li>▪ bicycle rails</li> </ul>	
2.5	<b>Sports Infrastructure: Donath East Reserve</b>	
	Provision to replace / upgrade infrastructure to main grounds (7,8): <ul style="list-style-type: none"> <li>▪ coaches boxes</li> <li>▪ interchange benches</li> <li>▪ scoreboards.</li> </ul>	
	Provision for storage area / bag drop on minor grounds (6).	
2.6	<b>Fencing: Donath East Reserve</b>	
	Partial fencing to Ground 6, 7, 8 at Donath East Reserve.	

PRIORITY 3		
Actions		Other Implementation Strategies
3.1	<b>Water Sensitive Urban Design: Donath West and Dole Reserve</b>	
	Develop wetland system and swale areas, including boardwalks.	
3.2	<b>Cricket Nets: Donath West Reserve</b>	
	Replace and relocate cricket nets in Donath West Reserve. Provide 3 new synthetic surfaces, including fencing with pull back nets and lighting.	
3.3	<b>Fencing</b>	
	Fencing / netting to western side of Tennis Club, to stop balls entering Reserve and the new wetland area.	
3.4	<b>Open Space Areas: Donath West Reserve</b>	
	Develop tennis hit up wall / hard stand ball area / ½ court space.	



PRIORITY 4		
Actions		Other Implementation Strategies
4.1	<b>Sports Grounds: Donath East Reserve</b>	
	Develop 2 soccer pitches on Ground 7.	Sports Lighting Strategy
	Develop a summer training area on Ground 8.	
4.2	<b>Cricket Nets: Donath East Reserve</b>	
	Upgrade cricket nets in Donath East. Provide 4 new synthetic surfaces, including fencing with pull back nets and lighting.	
4.3	<b>Play Spaces: Donath East Reserve</b>	
	Provide a new play space and activity area to Donath East Reserve	Playspace Strategy
4.4	<b>Vehicle Access and Parking: Wagga Road</b>	
	New carparking, pedestrian crossings, traffic calming treatments to Wagga Road.	

PRIORITY 5		
Actions		Other Implementation Strategies
5.1	<b>Open Space Areas: Donath East Reserve</b>	
	Develop amphitheatre area with event/performance space and shelter	
	Develop informal open spaces. (Allow for drainage, grading, irrigation, grassing, planting).	
	Provide new infrastructure: <ul style="list-style-type: none"> <li>drinking fountains</li> <li>seats / benches / seat platforms</li> <li>rubbish/recycle bins</li> <li>bicycle rails</li> </ul>	
5.2	<b>Water Sensitive Urban Design: Donath East</b>	
	Develop wetland system and swale areas, including boardwalks.	

PRIORITY 6		
Actions		Other Implementation Strategies
6.1	<b>Open Space Areas: Dole Reserve</b>	
	Develop informal open spaces. (Allow for drainage, grading, irrigation, grassing, planting).	
	Provide new infrastructure: <ul style="list-style-type: none"> <li>drinking fountains</li> <li>seats / benches / seat platforms</li> <li>rubbish/recycle bins</li> <li>bicycle rails</li> <li>BBQ and picnic area</li> </ul>	
6.2	<b>Fencing</b>	
	Boundary fencing to Dole Reserve.	
6.3	<b>Vehicle Access and Parking</b>	
	Carparking – new /upgraded: <ul style="list-style-type: none"> <li>Johnson Street</li> <li>Harmer Street</li> </ul>	
	Expand Keon Park Tennis Club carpark.	

PRIORITY 7		
Actions		Other Implementation Strategies
7.1	<b>Play Spaces: Donath West</b>	
	Upgrade the Donath West Playspace, including a BBQ and picnic area.	Playspace Strategy
7.2	<b>Cheddar Road Gateway Crossing</b>	
	<ul style="list-style-type: none"> <li>Bridge crossing</li> </ul>	
	<ul style="list-style-type: none"> <li>Signalised crossing</li> </ul>	
	<ul style="list-style-type: none"> <li>Zebra crossing</li> </ul>	
7.3	<b>Fencing: Upgrades to Perimeter Post and Rail</b>	
	Upgrade post and rail barriers to perimeter of all Reserves.	
7.4	<b>Community Hub</b>	
	Develop the community hub / event area in Dole Reserve.	
	Undertake external enhancements to JM Lake Stadium.	
7.5	<b>Vehicle Access and Parking</b>	
	Close Landra Ave carpark, reinstate as parkland.	
7.6	<b>Land Disposal</b>	
	Disposal of lots at 1a Lambassa Grove and Cheddar Road (as per Open Space Strategy).	
7.7	<b>Removal of Hall</b>	
	Removal of Landra Avenue Hall, returning area to parkland (incl. relocation of user group).	





- legend**
- priority 1 works
  - priority 1 works - main concrete path
  - priority 2 works
  - priority 2 works - perimeter gravel paths
  - priority 3 works
  - priority 4 works
  - priority 5 works
  - priority 6 works
  - priority 7 works

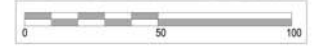


Figure 14: Staging Plan





## REFERENCES

*Community Health and Wellbeing Plan 2009 – 2013*, City of Darebin 2009

*Darebin Leisure Strategy 2010 – 2020*, City of Darebin 2010

*Darebin Open Space Strategy 2007- 2017*, City of Darebin 2007

*Darebin Playspace Strategy 2010- 2020*, City of Darebin 2010

*Outdoor Sports Venue Infrastructure Policy 2012*, City of Darebin 2012

*Urban Forest Strategy (Draft)*, September 2013, City of Darebin, 2013

## APPENDICES

## APPENDIX 1: Strategic Context

A number of relevant local and state policies, previous studies and planning controls have been reviewed in order to inform the Master Plan for Donath Dole Reserves.

Relevant policies and strategies include:

### Community Health and Wellbeing Plan 2009 – 2013

The *Community Health and Well Being Plan* outlines Council's strategic framework for enhancing the health and wellbeing of the Darebin community.

The Plan recognises that for a healthy and vibrant community, residents need to enjoy good health and wellbeing. This plan acknowledges how diverse Darebin's population is and that there are some groups in the community at more at risk of poor health and wellbeing outcomes than others and who need more targeted care. This plan aims to work towards reducing health inequalities in Darebin so everyone has the opportunity to reach their full potential.

Key components of the Plan include:

#### Priority Areas

- promoting mental health and social wellbeing
- improving physical health
- creating safe, supportive and sustainable environments.

#### Vision

Develop a strong physical, social and economic environment that supports and enhances the health and wellbeing of Darebin residents and to strive for a just and inclusive community that feels connected, understood and valued.

#### Priority Communities

Priority communities will be considered in all planning to ensure decisions work towards reducing health inequalities in Darebin. They include:

- people experiencing socioeconomic disadvantage
- isolated older residents
- people with a disability.

- people from culturally diverse backgrounds, particularly newly arrived migrants, refugees and international students
- people from an Aboriginal or Torres Strait Islander background
- women and children experiencing social disadvantage and violence.

The Donath and Dole Reserves Master Plan supports the Plan's Priority Area Objective of **Improving physical health**, as it will promote strategies which:

- build the capacity of the community to engage in physical activity
- provide and sustain places, programs and partnerships that support people to access and undertake physical activity.

### Darebin Leisure Strategy 2010 - 2020

The *Darebin Leisure Strategy* provides a vision and strategic direction for Darebin's leisure future. Council is committed to reversing this trend of declining activity in Darebin through the development of five Leisure Strategy Priorities, which in summary are:

- **Priority 1 Leadership and Engagement**  
Actively work with all members of Darebin's diverse community – listening, inviting participation and responding to issues of concern.
- **Priority 2 Community Wellbeing**  
Develop strong physical, social and economic environment that supports and enhances health and wellbeing. Strive for a community that feels connected, understood and valued.
- **Priority 3 Liveability and Regeneration**  
Ensure spaces and facilities continue to meet the changing needs and expectations of Darebin's community.
- **Priority 4 Celebration and Participation**  
Respect and celebrate diversity, where everyone is proud of their community and has a strong sense of belonging.
- **Priority 5 Environmental Sustainability**  
Be leaders in climate change action and environmental sustainability.



The Donath and Dole Reserves Master Plan will support several Objectives of the Leisure Strategy including:

- ensure a broad range of low cost opportunities are available to support people's leisure participation. This includes access to activities that can be undertaken in a casual manner
- place a greater emphasis on physical accessibility of facilities for older people, given increasing numbers of older people in the community, and providing opportunities that support older people to remain active and connected to their community
- renew and upgrade facilities to ensure the community has ongoing access to sporting opportunities. The quality of facilities is a key factor in the success and sustainability of sporting clubs and the physical accessibility of facilities is highly important in providing opportunities to older people and people with disabilities.

In terms of the Key Directions identified in the Strategy, the following are relevant to the Master Plan:

- support the social sport programs and increase casual sport opportunities to enhance health, wellbeing and social inclusion
- review the grading system of recreation reserves aligned with service standards to increase access, utilisation and effectiveness of existing and future leisure infrastructure
- develop a framework to ensure existing and future leisure infrastructure is renewed, upgraded, maintained and operated to meet service standards to support participation in leisure activity
- **commit to a program of integrated Masterplans at strategic reserves across Darebin to ensure a planned approach to the future development of key resources**

- investigate opportunities for establishment of synthetic sporting surfaces and ensure resources are available for ongoing maintenance and replacement
- ensure the development or redevelopment of any leisure infrastructure will be in line with access requirements as determined by the Disability Discrimination Act
- recognise high levels of community participation in non-structured recreation by working with other Council's to continue the enhancement of the walking and cycling environment
- support Darebin's diverse culture and artistic services throughout the municipality
- identify opportunities to support the casual use of recreational reserves through the provision of infrastructure and amenity
- provide opportunities for pathways of participation at four levels - foundation
- focus on maximising the use of our existing assets and enhancing casual recreation opportunities
- identify ways to reduce the environmental footprint of the operations of leisure facilities and sporting clubs
- use environmentally sustainable design principles in any development or redevelopment of leisure facilities with particular emphasis on water and energy efficiency.

## Darebin Open Space Strategy 2007- 2017

The Vision for the next ten years for open space in the City of Darebin is: **a well connected network of accessible open spaces that meets the diverse needs of the community and provides a range of social and environmental benefits.**

The Vision is to be achieved through the following key principles:

- the enhancement of the open space network will achieve a range of social, environmental and community aspirations
- distribution of parks will ensure that residents have access within their local neighbourhood
- across the open space system, accessibility for a range of abilities and disabilities will be achieved
- a diverse range of open spaces throughout the City of Darebin will offer outdoor recreation opportunities for all sectors of the community
- the community values open space that is appropriately maintained in accordance with its category and its associated uses
- it is important that open space meets the changing needs of communities as population grows and trends change
- linkages and linear parks enhance the open space network and provide valuable connections
- management and maintenance practices for open space will respond to the issues arising from climate change and the need for alternate water sources
- high level of public awareness and involvement will maximise use and engagement by the community in the open space network
- restoration and rehabilitation of the creek corridors will ensure that environmental values are preserved for future generations
- council is committed to high standards of master planning, landscape outcomes, conservation of natural and cultural heritage and presentation of open space
- affordable and achievable maintenance will ensure that the provision of open space is sustainable into the future.

The 2007 Darebin Open Space Strategy is a review of the 2000 strategy (adopted in 2000) considering key emerging issues:

- implications of the State Government planning framework: Melbourne 2030 and provision of open space in areas of increasing residential density; in particular the identified Activity Centres of Preston, Northcote and **Reservoir** anticipate an increase in residents in established areas where backyard sizes are decreasing as a result of subdivision and demands for open space within these communities is increasing.
- climate change and the potential impacts of reduced rainfall in conjunction with higher temperatures
- development of criteria to assess open space provision and consider future acquisition and disposal of open space.

Under the Strategy, J.C Donath and I.W Dole Reserves are identified as Neighbourhood Level, Sporting Reserves.

The current Donath and Dole Reserves Master Plan will support several Objectives of the Open Space Strategy including:

- implement a Master Plan for Donath Reserve (a recommendation of the Open Space Strategy 2000)
- continued implementation of the J.C. Donath Reserves Management Plan
- developing Council owned land at 3 San Leandro Drive on the corner of Roff Street as a neighbourhood open space. Residents within this neighbourhood have access to I.W. Dole Sporting Reserve
- disposal of two vacant sites exist which adjoin Donath Reserve at 1a Lambasa Grove and un-numbered Cheddar Road. The land is not zoned P.P.R.Z. (Public Park Recreation Zone) and is not considered as part of the open space system. The disposal of these sites with the funds to be utilised to implement the J.C. Donath Master Plan implementation and other open space projects in the area.



## Darebin Playspace Strategy 2010- 2020

The *Darebin Playspace Strategy* discusses different types of play and puts forward a balanced, equitable model for playspace planning in Darebin for the next ten years, providing quality opportunities for play and a sense of freedom in play within easy access of local homes. 'Quality opportunity' meaning a diverse range of play experiences that cross over the 4 types of play, Physical, Cognitive, Creative & Imaginative/Social.

As part of the Strategy, the Reservoir East neighbourhood around Donath and Dole Reserves, was examined in terms of the quality and distribution of playgrounds. Of relevance to the Donath and Dole Reserves Master Plan, the *Play Space Strategy* makes a number of observations and recommendations regarding the play spaces at these two reserves:

### ■ Donath Reserve

Donath Reserve play area requires upgrading, with as much attention paid to Park setting as to the play equipment.

Donath Reserve (east) is considered priority B for upgrades. Donath Reserve (west) skate park is considered priority A for upgrades:

#### Short Term Recommendations include:

- equipment upgrades
- landscape elements for play
- path system with accessible table/seating, ideally in shade
- shade.

#### Long Term Recommendations include:

- access from road, with no obstructing barriers
- fully accessible seating / picnic area with shade
- consider mounds for containment, play and use of landform for creating other play experiences– bridges, swales
- add movement items
- path system link to main path, play area and seating / table area
- shade trees
- repair drink fountain
- replace skate park and provide additional facilities for younger users.

### ■ Dole Reserve

The playground adjacent Cheddar Road in Dole Reserve is considered priority A for upgrades.

#### Recommendations include:

- replace the playground
- consult with stakeholders about usage and the main users
- consider the optimum location for the playground
- if a fence is required, ensure the fenced area includes a more interesting space with trees and open grass
- design a new playspace with an emphasis on social interaction / seating / gathering and play for the target age groups.

The implementation of the *Playground Strategy* has resulted in the upgrade or installation of new play equipment at the Reserve, east of the stadium, adjacent to the Children's Hub currently under construction.

## Outdoor Sports Venue Infrastructure Policy 2012

The *Outdoor Sports Venue Infrastructure Policy* arises from a key direction of the *Leisure Strategy*, to develop a framework to ensure existing and future leisure infrastructure is renewed, upgraded, maintained and operated to meet service standards. Darebin City Council currently holds a portfolio of 51 sportsground pavilions and clubhouse facilities. The *Outdoor Sports Venue Infrastructure Policy* aims to:

- identify opportunities for development and/or redevelopment of multiuse community pavilions and/or rationalisation of building stock
- identify the adequacy of existing pavilions and the ability to meet current and projected needs of sports clubs, casual users and the community
- maximise the usage, flexibility and multi-purpose potential of current facilities
- establish facility standards that appropriately reflect the type of facility and usage requirements and also identify contribution requirements by user groups to fund facility improvements
- promote environmentally sustainable design for pavilion upgrades
- prioritise the financial resources to provide equitable opportunities for community participation in a range of activities that will ultimately improve community health and well being.

Sports venues in the municipality are classified as follows:

- **District** sports venues principally attract people from within Darebin and neighbouring municipalities and cater for clubs affiliated with Melbourne wide competitions or associations. District level venues serve a municipal-wide catchment and often provide the main sporting facility or hub for a particular sporting code in Darebin. A limited number of facilities in Darebin are required to meet this higher standard provision.

Keon Park Tennis Club is nominated as a District facility.

- **Local** sports venues are created and maintained to provide a “home base” facility for local clubs. They will principally attract people from within Darebin, and cater for senior and junior training and competition. Local venues are the most commonly provided standard for sports venues and generally cater to consistent demand by tenant clubs year after year.

JC Donath Oval 6 is nominated as an example of a Local venue.

- **Neighbourhood** sports venues are smaller or less utilised venues that primarily cater for junior training or competition or provide overflow facilities for senior teams. Neighbourhood fields do not necessarily provide dedicated sporting pavilion amenities. The Neighbourhood venue is the next most populated category providing Council with the ability to cater for peaks in demand, stand-by, seasonal and occasional usage. JC Donath Oval 4 is nominated as an example of a Neighbourhood venue.

Of relevance to the Donath and Dole Reserves Master Plan, the Strategy identifies the classifications for the sporting venues within the Reserves – see following table.

The Strategy provides recommendations for the ‘Support Infrastructure’ standards to be provided for each venue category (including Oval/pitch dimensions, drainage, irrigation, lighting, fencing, coaches boxes, scoreboards, spectator seating, cricket wicket, cricket practice nets, goal posts etc), which will inform Master Plan proposals. Of note, the Strategy outlines the components required for pavilions for each classification of sporting venue.

The Strategy also recommends the responsibilities, between Council and Clubs, for provision and maintenance of infrastructure.



FACILITY NAME	PLAYING FIELD NAME	ADDRESS	CLASSIFICATION
I.W. Dole Reserve	I.W. Dole Reserve	Dole Avenue Reservoir	Local
J.C Donath Reserve	J.C. Donath 1 (West)	Cnr Harmer St and Johnson St	Local
	J.C. Donath 2 (West)		Local
	J.C. Donath 3 (West)		Neighbourhood
	J.C. Donath 4 (West)		Neighbourhood
	J.C. Donath 5 (West)		Neighbourhood
	J.C. Donath 6 (East)		Local
	J.C. Donath 7 (East)		Neighbourhood
	J.C. Donath West 8(East)		Neighbourhood
	Keon Park Tennis Club	Wagga Road Reservoir	District

## APPENDIX 2

### Consultation Summary



## CONSULTATION SUMMARY

### DONATH AND DOLE MASTER PLAN

#### Stage 1 Consultation

During the first stage of consultation Public Consultation meetings were held at:

- Dole Reserve on Wednesday 27<sup>th</sup> November 2013.
- Donath (east) Reserve on Saturday 30<sup>th</sup> November 2013

Local residents were notified of the meeting by a flyer distributed to residences within 500m of the boundaries of both reserves.

A number of local residents availed themselves of the opportunity to present their opinions and aspirations for the reserves, or to find out more about the Master Plan process.

#### 1. Consultation Session at Dole Reserve Wednesday 27<sup>th</sup> November 2013

##### Current Uses / Users

- Dog walking. Busiest in the morning.
- Passive recreation (walking/running)
- Dole Reserve is nice and quiet (wouldn't like it to be noisy – no skate park – no events). Nice and quiet now that Little Athletics has gone (but this was seen as both a good and a bad thing).
- Family group sport
- Bird club (canaries) has started using Dole Reserve for monthly meetings
- Non club based sports;
- Dole Reserve: informal / unstructured ball games, cricket, soccer, fitness groups
- Donath Reserve: informal 'pick up' ball games, cricket, football, soccer, uncontrolled golf

##### Issues

###### Dogs

- Dog bags are provided but there are insufficient bins;
- Paths in Donath (west) don't connect to provide a circuit path;

###### Toilets

- Limited access to public toilets – the Dole Reserve toilets are often not open when local residents are using the reserves and the Donath Reserve toilets (in the pavilions) never seem to be open.

###### General Facilities

- Not enough bins;
- Not enough drinking fountains - there is only one water fountain for 9 sports fields;

###### Access and Circulation

- No paths in Donath (east) or Dole Reserve;
- Right turn vehicle access into Dole Avenue from Cheddar Road an issue, and likely to become worse once the Children's Hub opens
- Loss of open space for carparking (at new Community Hub)
- Crossing over Cheddar Road is unsafe.
- Emergency access is difficult and undefined.
- Older people walk along the streets instead of the Reserve as there are no paths.

###### Activities

- Hall availability is not advertised – many attendees not certain if they are able to book the hall
- Old running track was good as it had distance markers
- Old playground is unsafe and hot in summer but still gets used
- Sports don't bring community together

### Behaviour / Safety

- Dole reserve car park is dark at night and attracts people into the night. Drug paraphernalia, used condoms and other unpleasant litter are often left lying around adding to the perception of unsavoury behaviour;
- Rubbish is dumped in various locations in and around the reserves, e.g. intersection of bike path and Tunaley Parade, Wagga Road;
- Tennis Club car park is used for drug dealing at night, drug paraphernalia often left lying around;
- Picnic shelter in Donath Reserve has been set on fire in the past;
- Pavilion and playground in Donath Reserve were defaced with racist graffiti – cleaned off the pavilion but left on the playground;
- Perception of a lack of interest on Council's behalf and also perceived lack of a police presence
- Lack of lighting and lack of surveillance also add to perception that park is 'unsafe' after dark – lack of lighting in reserves and along roadways was mentioned a lot
- Litter a major problem after cricket games – residents accuse the cricket clubs of not pulling out their bins on game day
- Insufficient toilets lead to sports participants and other park users urinating on boundary fences

### Environment

- Wind swept
- No trees
- Poor drainage

### Other

- Lots of attention to the west, but not at Dole Reserve.
- Lack of communication between residents and Council. Have Aged Care been consulted?
- Is there feedback from consultation 1 year ago?
- What is happening with residential areas around the Reserves? Will there be more and more high density apartments?

## Opportunities and Aspirations

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### Aspirations

- More focus on community and cultural activities: (Perception of Darebin as a progressive and entrepreneurial Council)
  - markets
  - community sports days
  - council events – council were accused of never holding an event here
  - moonlight cinema
  - performance space or shell
  - music
  - festivals e.g. True North Festival; Divali Lights
  - pop up festivals
  - need to busy it up
  - entertainment space
  - Council exercise sessions

### Benchmark Parks

- All Nations Park
- Edwards Lake Reserve – appears to have been well resourced, good playground for younger children
- Edinburgh Gardens – mature trees, great community meeting place catering for diversity of activities
- Wombat Reserve Playground, Lower Templestowe, interesting setting, diverse activities, caters for a wide range of ages, interactive, activities like flying foxes.
- Southern Road, Heidelberg playground.
- Caulfield Park – has tennis hit up walls, golf training areas.

#### Activities

- Things for dog walkers – drinking fountains for people and dogs; Fenced dog walking area. Keep it as a dog off leash zone. May need to fence the playgrounds.
- Barbecues / picnic tables to encourage social interaction;
- Improve the play facilities, the newer playground in Dole reserve subject to flooding and has insufficient shade, the older one is inadequate, unappealing, has a bull ant nest and is poorly located close to a busy road;
- Provide more seating, shade, shelter; (shelter and shade were mentioned often)
- Provide landscaped areas with shade, especially around playgrounds.
- Consider naming sports clubs on the reserve signage;
- Non sports activities
- Provide a pedestrian crossing on Cheddar Road, especially with potential increased patronage once Children's Hub opens, also for bus passengers.
- Wider entry points for prams and wheelchairs.
- Emergency access to the reserves should be considered;
- Universal access needs to be considered, currently challenging for residents in Aberdeen Aged Care to access the reserves due to lack of sealed paths. Entries in log barrier fencing are generally not wide enough for wheel chair access or for prams
- Create connections to the existing bike paths from within the reserves
- Running / walking – a connected trail would be an asset
- Wind swept so good for kite flying, and no power lines
- Golf cage – may control golf activities on ovals
- Public art or a graffiti wall
- A lake with ducks for older people to go to.
- A place to get an icecream would be good.

#### Environment and ESD

- Expand woodland in Dole Reserve and increase habitat (working with Libby Heinz)
- Add solar panels to facilities (Lake Stadium) and harvest rain water in tanks.



## 2. Consultation Session Saturday 30<sup>th</sup> November 2013, Donath (east) Pavilion, Harmer Street

### Current Uses / Users

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- Dog walking. Very busy in mornings.
- Cricket club members

### Issues

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#### Parking / Vehicles

- Uncontrolled parking on event days (Saturday cricket; Sunday soccer)  
Harmer Street and Pickett Street issues, with parking across driveways, across intersection.
- Speeding along Harmer Street
- Lack of parking to meet demand

#### Sports / Active Recreation

- Post events – drinking; rubbish dumping
- Cricket balls from Ground No. 3 (north east) go into backyard and through window – very dangerous. need protection on boundary or reconfiguration of pitch direction, or just run one way. This was never a cricket pitch before.

#### Passive Uses

- Dog walking. Can be intimidating when sports events on.
- Nothing to do here.
- Too dark to walk at night

#### Master Plan Process / Communication / Community Engagement

- Many previous plans and nothing has happened – very disappointing
- Under Preston Council – better maintained

#### Landscape / Vegetation / Trees / Environment

- Not enough trees. Hot in summer and the ground dries up and cracks, the grass is prickly
- Old Cypress trees around the water pipeline were a landmark
- Drainage is an issue.
- Trees on northern boundary causing problems to residents – no more trees, just got them removed
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### Opportunities and Aspirations

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- Good to have some non-sporting uses
- Revamp the area; freshen things up. Like the new colours, forms, style of the new pavilions
- More trees
- More play areas for people coming in from the north
- Landscaping around the edges; some variety in the landscape
- More seats; more seats around sports field fences; seats all the same
- More shaded areas.
- BBQ's like Bundoora Park.
- Play area on north side of Reserve (shaded)
- Benchmarks:
  - Batman park – Northcote
  - Edwards Park
  - Bundoora Park
- From a child's point of view the park is huge...just need to accommodate children better.
- A place for all people; a place to go on a hot day, that is cool (rather than the beach).
- Need more people, better surveillance, feel safer walking through; safe to cut through to shops.
- Planting on bike trails – too hot.

- Needs more 'buzz'
- Better facilities to hire out(fitness; dancing groups)
- Emergency vehicle access to playing fields
- Public toilets in more convenient locations
- Mini bike track for learning to ride bike; learning bike safety.
- Netball courts for the netball club(play at Bundoora)
- Better vision to kids play areas; more stuff for kids to do
- Paving in front of pavilion – finish this area off; landscape and paving along Harmer Street
- Path connection from west of pavilion to path network – popular entry point.
- Attackers Day – facilities required at around four locations
- More carparking.

## Stage 2 Consultation

The second stage of consultation followed the preparation of the Draft master Plan. Consultation included:

- exhibition of the Draft Master Plan
- a workshop with Sporting Clubs on 9<sup>th</sup> July 2014.
- a public drop session on 12<sup>th</sup> July 2014

The following key issues and opportunities were raised in response to the Draft Master Plan:

- preference for a BBQ area in Donath West Reserve to be located closer to the playground and pavilion, not in the centre of the Reserve.
- desire for all off street carpark areas to have locked / bollarded carparks when not in use to limit undesirable behaviour.
- provision of dual ½ court basketball and netball areas.
- 8 no. fitness stations throughout the Reserves – on both the main path and secondary path.
- use the circuit paths to connect the playgrounds too – playgrounds are good ‘fitness’ stations.
- gravel paths are a preferred surface for a running circuit.
- distance markers would be good on both the main path and the secondary path.
- would be good to have linemarking for kids on scooters and bikes – near the Children’s Hub.
- provide water fountains / bottle refill stations at all fitness stations and playspaces.
- consider angled parking along Harmer Street – between Johnson Street and Wagga Road.
- provide additional seating in front of pavilions for game days.
- a tennis hit up wall would be good near the Tennis Club.
- the western boundary of the Tennis Club needs netting / fencing to stop balls going into Reserve.
- would be good for the amphitheatre to have electricity available so that events can be held there.
- there may be potential to retro-fit the Donath East pavilion for use by 2 sporting clubs, with community space and office space; this could accommodate users of the Landra St Hall if this is closed in the future.