

2.3 WAVERLEY WOMEN'S SPORT CENTRE PRECINCT PLAN

(Author: JG)

Responsible Director: Russell Hopkins

EXECUTIVE SUMMARY

At the 25 August 2020 Council Meeting, Council endorsed the draft Waverley Women's Sport Centre Precinct Plan for public exhibition and community feedback. The draft Precinct Plan was subsequently advertised in the September 2020 Monash Bulletin distributed to every Monash household and exhibited on Council's website at *Have Your Say* from 28 August – 12 October 2020. At the close of consultation, 254 on-line and three (3) email submissions were received.

PURPOSE

To seek Council endorsement of the Waverley Women's Sport Centre Precinct Plan (Appendix B).

KEY CONSIDERATIONS/ISSUES

In 2019, Council received funding from the State Government to develop a Precinct Plan for the Waverley Women's Sports Centre. A key requirement of this funding was to deliver a stakeholder endorsed plan that would support the future development of women's sport and recreation facilities at the Waverley Women's Sports Centre to ensure this site retains its status as a regional and premier-level women's sports venue in the east.

Following public exhibition of a draft Precinct Plan, community feedback has been reviewed and, where appropriate, changes have been proposed. A final Precinct Plan supported by key stakeholders, including the State Government, Parks Victoria and relevant State sport associations, is now presented for Council endorsement.

FINANCIAL IMPLICATIONS

The Precinct Plan recommends improvements be undertaken at the Waverley Women's Sports Centre in six (6) works packages. Works Package 1 (Outdoor Netball Courts Upgrade) has been funded as a result of a \$2 million State Government 2018 election promise and works are due to commence early in 2021. The remaining five works packages (#2-6) are subject to Council budget approval and/or external funding, detailed design and consultation.

The total indicative cost to implement the remaining five works packages is approximately \$16 million (excluding GST). Potential external funding contributions have been estimated at \$6.35 million, leaving a net potential cost of approximately \$9.5 million (over a 10-15 year period). The adoption of this plan does not create an obligation for the identified further works to be funded and these would be subject to Council budget approval and/or external funding, detailed design and community consultation.

CONCLUSION/RECOMMENDATION

Following a comprehensive process of community and stakeholder consultation, including public exhibition of the Council-approved draft, a final Waverley Women's Sport Centre Precinct Plan is presented for Council endorsement (Appendix B).

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RECOMMENDATION*That Council:*

1. *Note the key findings and submissions received in response to the public exhibition of the draft Waverley Women's Sport Centre Precinct Plan in Appendix A.*
2. *Endorse the Waverley Women's Sports Centre Precinct Plan (Appendix B).*

INTRODUCTION

This report considers the feedback received through the consultation period for the draft Waverley Women's Sport Centre Precinct Plan (or 'Precinct Plan'), and seeks Council endorsement of the revised Precinct Plan.

BACKGROUND

The Waverley Women's Sports Centre (or 'WWSC') is the home of the Waverley Night Netball Association (netball centre complex with 4 indoor and 8 outdoor courts) and the Waverley Softball Association (sports pavilion and 10 softball diamonds). It provides a regional venue for the delivery of netball and softball competition in Melbourne's east.

The Waverley Women's Sports Centre is situated in Jells Park and is located on land owned by Council. The broader part of Jells Park falls under Parks Victoria jurisdiction.

In 2019, Council received funding from the State Government to develop a Precinct Plan for the Waverley Women's Sports Centre. A key requirement of this funding was to deliver a stakeholder endorsed plan that would support the future development of women's sport and recreation facilities at the Waverley Women's Sports Centre to ensure this site retains its status as a regional and premier-level women's sports venue in the east.

The Precinct Plan is a high level, conceptual plan that -

- outlines Council's vision and objectives for the provision of sport and recreation facilities at the WWSC (including the Waverley Netball and Softball Centres);
- provides a strategic, evidence-based plan for the future provision and development of sport and recreation facilities at the site over the next 10-15 years;
- determines the suitability of any proposed works within the reserve in partnership with key stakeholders such as Parks Victoria and State Sporting Associations; and
- will assist Council to attract external funding for recommended improvements to WWSC facilities and infrastructure.

The Precinct Plan is underpinned by a suite of evidence-based research and planning and supporting documents including:

- Background Report, including initial consultation findings
- Integrated Site Plan & Development Options
- Strategic Business Case & Implementation Plan incl. cost estimates
- Consultation & Community Feedback Report (Appendix A)

A draft Precinct Plan was considered by Council at the 25 August 2020 Council meeting, where Council agreed to:

1. *Approve the draft Waverley Women's Sport's Centre Precinct Plan for public exhibition on Council's website and invite community feedback via written submissions.*
2. *Note that following the public exhibition period of the draft Waverley Women's Sport's Centre Precinct Plan, the Precinct Plan will be revised where necessary, and a final Precinct Plan subsequently presented to Council for consideration.*

The draft Precinct Plan was advertised in the September 2020 Monash Bulletin distributed to every Monash household and exhibited online at *Have Your Say* from 28 August – 12 October 2020. At the close of the consultation period, 254 on-line and three (3) written submissions were received. A summary of submissions received is included in the Consultation & Community Feedback Report (Appendix A).

All submissions have since been reviewed, and where appropriate, have informed the development of a final Precinct Plan which is now presented for Council consideration and endorsement.

DISCUSSION

The draft Precinct Plan has been informed by extensive consultation with a range of stakeholders and the local community including but not limited to:

- Initial community survey at *Have Your Say* (426 completed surveys)
- Staff workshop and meetings (e.g. City Design, Horticulture, Engineering, Facility and Infrastructure Services, etc.)
- Waverley Night Netball Association (netball centre tenant)
- Netball Victoria
- Waverley Softball Association (softball centre tenant)
- Softball Victoria
- Parks Victoria
- State Government (Sport and Recreation Victoria, Major Projects & Office for Women in Sport and Recreation)
- Public exhibition of the draft Precinct Plan at *Have Your Say* (254 completed surveys and three written submissions).

Initial Feedback - Key Issues

The key issues identified as part of the initial stakeholder and community consultation included:

1. The number and quality of netball courts, e.g. the outdoor netball courts are non-compliant with standards for run-off and lighting. Note: the State Government has committed \$2 million (election promise) to upgrade these courts in 2020/21 (*in progress*). Inadequate, inaccessible and poorly-lit pedestrian paths and car parking (especially in Jells Park).
2. Maintenance of quality of sporting facilities and infrastructure to ensure this site retains its significance as regional women's sporting hub.

This feedback directly informed the development of draft Precinct Plan that was presented at the 25 August 2020 Council meeting.

Public Exhibition of Draft Precinct Plan

The draft Precinct Plan was advertised on Council's website at *Have Your Say* from 28 August- 12 October 2020 and promoted in the September edition of the Monash Bulletin.

At the close of the consultation period, 254 on-line and three (3) written submissions were received. Overall feedback on the draft Precinct Plan was positive with almost three quarters (73%) of respondents indicating their support for the key directions outlined in the draft Precinct Plan.

The main areas of concern for the respondents who indicated they were not supportive of the draft plan tended to be from Glen Waverley residents (3150 postcode):

- Impact on amenity – increased use, traffic and built environment/increased infrastructure
- Loss of open space & impact on trees & wildlife
- Lack of sporting diversity – request for basketball/tennis infrastructure.

Refer to Consultation & Community Feedback Report (Appendix A).

Recommended Changes to draft Precinct Plan

Based on the feedback received and high level of support for the draft Precinct Plan, limited changes are proposed. Ninety-three (93%) of responses require no changes to the Precinct Plan (reflecting the high levels of support). Two percent (2%) can be addressed via minor text changes, additions or references to future planning work (i.e. for consideration in detailed designs for each package) and 5% will result in minor design changes.

The minor design changes recommended and updated in the final Precinct Plan include:

- *Review site plans to identify a possible additional hard-surface warm-up space/s for netball (this does not need to be a dedicated space) – access to adequate warm-up space is a major issue for netballers.*
Package 3, p. 8 – addition of text to item 6: Netball warm up: Paved space associated with accessible access paths (refer to Package 2) and emergency/maintenance access to

pavilions/stadium also functions as a netball warm up space. Additional outdoor courts (refer item 2) also provides potential additional space for warming up.

- *Review plans to ensure existing water fountain near batting cage is captured, as well as identify proposed new locations to service softball fields.*
Package 5, p11 – existing water fountain at NE edge of batting cage added to plan
Package 5, p11 – additional water fountain added near NE corner of softball pavilion (one additional fountain already shown near new fitness hub).
- *Review plans to ensure locations of seating/shade are identified around diamonds.*
Package 5, p11 – text added to key to note that shade sail symbol includes seating beneath.
- *Review recommendation for lighting to Diamond 1 and cost allowance (i.e. upgrade as required).*
Package 5, p11 – text added to item 4 ‘and upgrades to existing lighting on diamond 1 (to bring it up to tournament standard).’ Also added diamond numbers to this plan.

Refer to Consultation & Community Feedback Report (Appendix A) for a detailed overview of the consultation findings and submissions received, comments and any subsequent recommended changes to the draft Precinct Plan.

A final Precinct Plan, considerate of the consultation key findings and inclusive of the proposed changes, is now presented for Council endorsement in Appendix B.

POLICY IMPLICATIONS

The Precinct Plan and associated development priorities are cognisant of and align with key State Government and relevant State Sporting Association (SSA) strategies and plans such as:

- Active Victoria Framework
- Netball Victoria’s State-wide Facilities Plan
- Softball Victoria State-wide Facilities Plan
- Safe and Strong - A Victorian Gender Equality Policy
- Office for Women in Sport and Recreation (OWSR)
- Sport and Recreation Victoria’s Female Friendly Sports Infrastructure Guidelines.

The Precinct Plan is consistent and aligns with the following key Council documents:

- Council Plan 2017-2021
- A Healthy and Resilient Monash: Integrated Plan 2017-2021
- Gender Equity Strategy and Action Plan
- Active Monash Capital Works Prioritisation Framework 2018
- Asset Management Strategy
- Monash Open Space Strategy 2018.

SOCIAL IMPLICATIONS

The recommendations in the Precinct Plan, when implemented, will enhance social connectedness and community wellbeing by providing improved and accessible amenities and facilities at the reserve.

FINANCIAL IMPLICATIONS

The development of the Precinct Plan was fully funded through a State Government grant and recommends future improvements to WWSC be undertaken in six works packages. The works packages are summarised in the following table:

Package	Total Cost	Assumed external funding		Net Cost*
		Amount	Source	
1. Outdoor Netball Courts Upgrade <i>Works to commence early 2021</i>	\$2,124,438	\$2,000,000 <i>Funding confirmed</i>	SRV	\$124,438
2. Site Accessibility a: Pathways b: Jells Car Park c: Traffic Study	a: \$502,789 b: \$3,009,374 c: \$50,000	a: \$500,000 b: \$1.5million c: Nil	a: DOJ Community Safety Infrastructure Fund b: Parks Victoria	\$1,562,163
3. Community Spine / Corridor	\$6,058,189	\$800,000	SRV - Strategic Facilities and/or Female Facilities Fund	\$5,258,189
4. Stadium Asset Renewal	\$1,841,084	\$800,000	SRV – Major Facilities	\$1,041,084
5. Softball - Fields	\$745,143	\$250,000	SRV - Female Facilities and/or Community Facilities category	\$495,143
6. Softball – Pavilion	\$1,574,294	\$500,000	SRV – Major Facilities, Female Facilities and/or Community Facilities category	\$1,074,294
Total	\$15,905,310	\$6,350,000		\$9,555,311

*Net Cost – still to be funded and/or referred to Council's annual capital works budget process.

Council has already received \$2 million from the State Government for Works Package 1 (Outdoor Netball Courts Upgrade) and court works are due to commence early in 2021. All other remaining works packages (i.e. works packages 2-6) are subject to Council budget approval and/or external funding, detailed design and community consultation.

The total indicative cost to implement the remaining five works packages is approximately \$16 million (all costs excluding GST). Potential external funding contributions have been estimated at \$6.35 million, leaving a net potential cost of approximately \$9.5 million (over a 10-15 year period). Adoption of the plan does not bind Council to deliver these further stages.

HUMAN RIGHTS CONSIDERATIONS

WWSC is a regional sports facility that is open and available to all but is specifically dedicated to women and to supporting women's participation and development in sport (from grassroots through to elite competition).

Australia is a member of the Convention on the Elimination of All Forms of Discrimination Against Women (CEDAW) and has committed itself to being a society that promotes policies, laws, organisations, structures and attitudes that ensure women are given the same rights and

opportunities as men. CEDAW's Article 1 aims to support the specific needs of women by minimising historical physical and social barriers to girls' and women's participation in sport. As a purpose-built, premier level sport facility sports centre for women, the WWSC is a female friendly venue, where women can feel safe and supported.

CONCLUSION

Significant planning and consultation has been undertaken to inform the development of the Waverley Women's Sports Centre Precinct Plan. The Precinct Plan will guide the future planning, sport facility and infrastructure provision at the WWSC over the next the next 10-15 years.

Key stakeholders including the State Government, Parks Victoria, relevant State and regional sporting associations are supportive of the recommended development priorities (or works packages) detailed in the Precinct Plan.

Following public exhibition of a draft, community submissions have been reviewed and considered by officers. A final Precinct Plan, considerate of the consultation key findings and inclusive of proposed changes, is now presented to Council for endorsement as outlined in Appendix B.

APPENDICES

Appendix A - Consultation & Community Feedback Report

Appendix B - Waverley Women's Sports Centre Precinct Plan