



Minyip Recreation Reserve

Master Plan

November 2023



Yarriambiack
SHIRE COUNCIL

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Yarriambiack
SHIRE COUNCIL



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Executive summary

Introduction

Minyip Recreation Reserve is a well-used sport and recreation precinct. It is the home of three sporting clubs providing opportunities in AFL, netball, cricket and tennis. Between them, these clubs are home to more than 350 players with activity undertaken across the year. It is important to note that the football netball club is based across two towns (Minyip and Murtoa) while the cricket club represents Minyip and Rupanyup.

In addition to the formal sporting opportunities, the Reserve also includes the town's public swimming pool and a BMX dirt jump track. A war memorial creates an 'entry' to the Reserve, with a Men's Shed located to the north-east of the Oval.

The Reserve fills much of the land parcel bounded by Foundry Street, South Street and R Learmonth Road - limiting opportunity for expansion of the footprint. However, many of the existing assets are beyond their useful lives and there is scope to re-think the existing layout and arrangements within the Reserve.

Existing situation

The 13.3ha State-owned (committee of management managed) facility is located on the eastern side of Minyip. The Reserve is zoned Public Park and Recreation.

The Reserve is flat and is heavily embellished:

- ☐ lit football field (with synthetic cricket wicket)
- ☐ lit netball court
- ☐ 4 hard surface tennis courts
- ☐ 2-net cricket practice facility
- ☐ pool complex (with 5-lane 25m pool, covered toddler pool and 4-lane 10m activity pool)
- ☐ Men's Shed
- ☐ range of ancillary buildings (tennis clubroom, amenities, shared football-netball building, netball building, shared kitchen/bar/social building, grandstand, large open shed, main pavilion, pool kiosk and amenities).
- ☐ informal car parking.

Demand for upgrade

Demand for upgrades to the Reserve has been established through consultation with Council, user groups and peak bodies and with consideration of existing opportunities. Key directions include:

- ☐ sport
 - ancillary facilities no longer fit-for-purpose
 - demand for quality player and official change facilities
 - tennis playing and ancillary facilities in poor condition
- ☐ recreation
 - pool amenities no longer fit-for-purpose
 - opportunity to establish a community play and picnic node within the Reserve
 - opportunity to construct a walk/cycle network around the Reserve
- ☐ community facilities
 - opportunity to meet all sports ancillary facility demand in one new shared building. Potential to include a large social space as the Minyip community function area.

Over-arching design principles

Preparation of the Master Plan reflects efforts to:

- ☐ seek innovative yet sustainable infrastructure development
- ☐ develop multi-use facilities that reflect the level of training and competition the Reserve attracts
- ☐ establish the Reserve as the key site for recreation and community activity (in addition to sport) in Minyip.





Introduction

Project overview

ROSS Planning was commissioned by Yarriambiack Shire Council to develop a master plan for Minyip Recreation Reserve. The site is the home of formal sport for Minyip and also includes the town's public swimming pool and Men's Shed. The Reserve also functions as the 'community gathering space' for events such as Christmas celebrations, funerals and community meetings.

This Master Plan represents an opportunity to build upon the existing uses and to provide a clear strategic (and sustainable) vision for the Reserve.

What is a master plan?

A master plan provides a vision for a site, identifying what it should look like and how it should function into the future. It establishes a strong and consistent direction by providing a framework for ongoing improvement. It considers the interrelationship between:

- ☐ current character and functionality
- ☐ public expectations and needs
- ☐ emerging issues and trends
- ☐ the realities of the economic, social, environmental and legislative context of the time.

The result is a plan that balances needs across a range of often conflicting interests. The master plan does not necessarily suggest that all elements should proceed immediately, or that Council or the user groups should be responsible for all capital costs, in respect of those items that are progressed.

It is important to note that the intent of a master plan is to provide a framework for future development of the Reserve over an extended period of time so that ad hoc improvements are avoided¹, and community use and long-term viability are maximised. To ensure this intent is achieved, a master plan should be monitored regularly to ensure the outcomes continue to meet community needs in the best possible way.

Hierarchy of planning and processes

It is important to note that the master plan provides a preferred strategic concept for the site. However, further detailed investigation and design is required prior to construction of the individual elements identified. These investigations may include:

- ☐ topographic surveys
- ☐ geotechnical investigations
- ☐ required planning approvals
- ☐ detailed design and construction drawings
- ☐ bill of quantities
- ☐ tenders and procurement processes.

Engagement of professionals with appropriate qualifications will be essential for these tasks.

¹ *interestingly a community member described the Reserve as "the place of add-ons"*

Project objectives

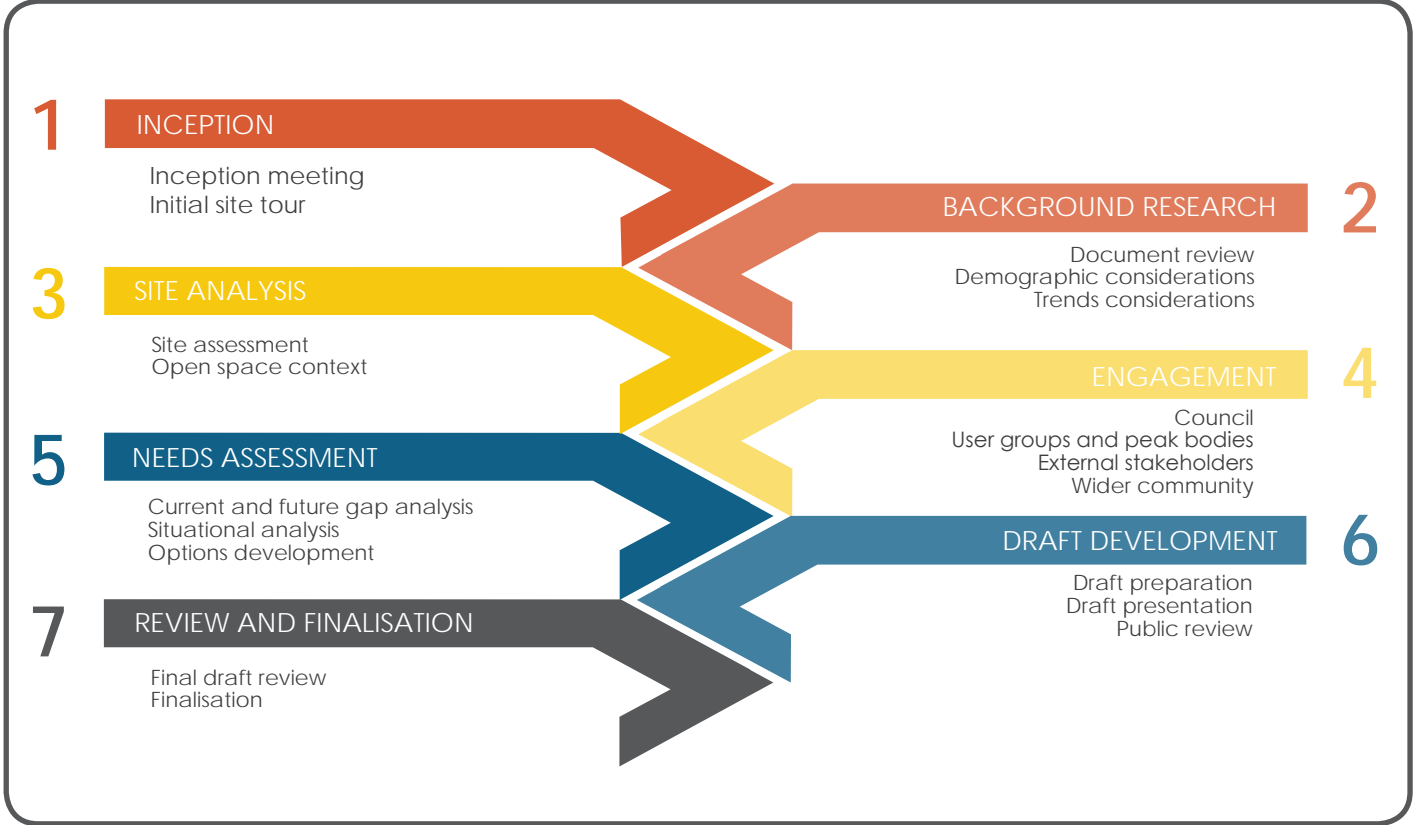
The Master Plan will provide a planning and design framework for the future development and enhancement of the Recreation Reserve. The Master Plan will guide the creation of sport and recreation facilities to cater for the needs of the community and user groups over the next 20 years. The Master Plan has the following objectives:

- ❑ to encourage informal recreation activities to be enjoyed by the general community
- ❑ to consider the diversity of recreation and sport opportunities to ensure equitable access
- ❑ to create safe access and integrated movement to, and through, the Reserve
- ❑ to promote sustainable development and practical maintenance regimes
- ❑ to foster partnerships for capital development and ongoing management of the Reserve.



Process

The project program spans across seven stages and has been delivered as follows:







Strategic context

Literature review

In order to present a clear picture of the background issues and opportunities influencing the potential development of the Recreation Reserve, a literature review has been undertaken. Relevant policies and adopted strategies and plans have been reviewed and considered in preparation of the Master Plan.

Council Plan 2021-2025

This Plan articulates Council's overarching community vision, objectives and actions. With a vision of:

A connected rural community who values its land and wellbeing...

it is clear that parks and reserves can play a key role by providing opportunities for connection, health and wellbeing. Key actions influencing the development of the Master Plan are also contained within Key Objective 2 - A Healthy and Inclusive Community:

- ☐ assisting clubs and organisations to attract funding to support sport, active and passive recreation programs, initiatives and infrastructure
- ☐ master plan Minyip Recreation Reserve
- ☐ assist pool committees with the development of long-term maintenance and upgrade plans.

Clearly, these actions highlight the importance of this Master Plan and the need for demand-driven development and upgrade.

Asset Management Plan 2022-2032

This Asset Management Strategy was prepared to ensure that Council's critical infrastructure (roads, footpaths, bridges and culverts, buildings and facilities, stormwater drainage, plant and equipment, open spaces and airports) is provided for in a financially responsible manner, while reflecting appropriate levels of services. As the Plan notes "moving forward in the future, the challenge for Council is to continue to deliver the expected quality services to the community from its aging and increasingly costly infrastructure, while making the best use of Council's limited financial capacity" (p. 4).

Buildings and facilities (that include halls, library, kindergartens, sports clubrooms etc) have been shown to be in overall poor condition. Combined, 91% of buildings are considered fair, poor or very poor (fair - 38%, poor - 48%, very poor - 5%). With poor and very poor buildings and facilities requiring major works within 2 years, Council faces a significant asset maintenance and upgrade backlog. The vast majority of structures at Minyip Recreation Reserve would fall within the poor (to very poor) condition category.

In contrast, Council's open spaces (sporting playing facilities, parks, playgrounds and pools) are well-maintained (good - 35%, very good - 59%). While the oval at Minyip Recreation Reserve is in very good condition and the netball court has recently been re-surfaced (although the court foundations have not been completely repaired), the tennis courts are clearly in poor condition.

Sport and Recreation Strategy 2016-2025¹

The Strategy outlines a clear desired level of embellishment for each size town and village. Given its population base, Minyip is considered a *Medium Town*. The preferred sport and recreation embellishments for medium towns will be closely considered in development of the Master Plan. Additionally, the Strategy identifies three key actions for the Recreation Reserve - change facility, netball courts and tennis courts upgrades. Again, these will be key considerations to review as the Master Plan process progresses.

Community Action Plan - Minyip 2021

This Plan was prepared by the Minyip community (Minyip SHARE Committee) to provide a vision and action plan to direct future development. It is clear that locals want Minyip to be a vibrant community that offers an attractive lifestyle with access to quality sport, recreation and leisure opportunities. Identified actions that have been considered in development of the Master Plan include:

- ☐ tennis club upgrades (playground, shade and court repairs)
- ☐ Recreation Reserve upgrades (electronic scoreboard, playground, netball warm-up area, grass area, grandstand upgrade).

¹ communityvibe, 2016



STRATEGIES AND PLANS - KEY IMPLICATIONS

When considered together, the literature review highlights a number of key considerations:

- ❑ Council recognises the value of providing quality community infrastructure in order to enhance health and wellbeing
- ❑ A range of actions have previously been identified for the Minyip Recreation Reserve.





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Site analysis

Site context

Location

The 13.3ha site is located directly to the east of the Minyip central business district. The Precinct is directly opposite Dunmunkle Lodge (aged care accommodation) and has significant road frontage.

Land

Reflecting the surrounding agricultural areas, the Reserve is a levelled site with three separate land parcels making up the Recreation Reserve (the Master Plan area).



Planning considerations

In accordance with the Yarriambiack Planning Scheme (2023), the entire Reserve footprint is zoned Public Park and Recreation (PPRZ).

Public Park and Recreation zone

Yarriambiack Planning Scheme 2023

36.02 The purpose of the Public Park and Recreation zone is:

- ☐ To implement the Municipal Planning Strategy and the Planning Policy Framework.
- ☐ To recognise areas for public recreation and open space.
- ☐ To protect and conserve areas of significance where appropriate.
- ☐ To provide for commercial uses where appropriate.

The proposed Master Plan will not alter the current uses at the Reserve. Rather, it will extend and enhance formal sport and recreation uses in a manner compatible with the Public Park and Recreation zone code.



Minyip Recreation Reserve (Public Park and Recreation Zone) - largely surrounded by land zoned either Farming or Township

Existing site elements

Buildings and improvements

Minyip Tennis Club

- ❑ 4 hard courts (3 bitumen and 1 cement). Tennis Victoria recently rated the bitumen court surfaces as 'good' and the cement court as 'moderate' despite significant cracking, weed invasion and areas of pooling. Additionally, the cement hard court does not have appropriate runoffs to meet club/recreation court requirements
- ❑ 3 abandoned hard courts
- ❑ chainmesh perimeter fencing. Rated 'poor' by Tennis Victoria
- ❑ small clubroom. Rated 'poor' by Tennis Victoria
- ❑ shared amenities building



Men's Shed

- ❑ one facility (made up by joining a number of smaller sheds). Building includes a range of work benches and work areas. Facility appears in fair condition
- ❑ adjoining storage container



Minyip/Murtoa Football Netball Club

- ❑ single lit bitumen netball court (recently resurfaced - although underlying structural issues not addressed)
- ❑ quality lit playing field with perimeter rail fence and two dugouts (shared with cricket). AFL Victoria rates the playing surface as 'excellent'
- ❑ netball pavilion - simple iron building with awning used generally for storage. In poor condition
- ❑ changeroom pavilion - recent refurbishment but generally not fit-for-purpose
- ❑ community pavilion - includes canteen, bar and social area. Single-level brick facility in good condition. Includes a large attached covered spectator area with views across both the netball and AFL playing areas
- ❑ WIMPAK building - former raised commentary booth. No longer in use



Minyip/Rupanyup Cricket Club

- ❑ quality field with synthetic wicket and perimeter rail fence (shared with AFL)
- ❑ community pavilion - includes canteen, bar and social area. Single-level brick facility in good condition. Includes a large attached covered spectator area with views across the oval
- ❑ 2-net cricket practice facility with synthetic wickets. Adjoining small storage shed. All in good condition



John A Cromie Memorial Swimming Pool

- ☐ 5-lane 25m pool. In good condition
- ☐ covered toddler pool. In good condition
- ☐ 4-lane 10m activity pool. In good condition
- ☐ covered picnic tables and bench seating
- ☐ entry kiosk. In fair condition
- ☐ amenities and changerooms. In poor condition,. No longer fit-for-purpose
- ☐ storage and filtration sheds



Additional buildings and improvements

- ☐ War Memorial. While the facility is located on a prominent corner, it is largely 'hidden' behind a large street tree, is poorly maintained and lacks a presence within the Reserve
- ☐ covered grandstand. Abandoned timber facility that is beyond its useful life
- ☐ uncovered grandstands. Three relocatable 4-tier grandstands located near the netball court
- ☐ ticket booth at the South Street entry. Relocatable building in good condition
- ☐ turf/main pavilion. Former show-related asset. Now used for storage
- ☐ open shed. Former show-related asset. Now used for housing machinery and large item storage
- ☐ BMX dirt jump track. Community built track in the far southern corner of the Reserve. Appears to receive limited use.



Parking

There is currently no sealed formal car parking within the Reserve. A gravel internal road around the oval directs patrons to park nose-in up against the rail fence. Additionally, there are open space areas across the northern and southern ends of the Reserve and across to the tennis facilities that are all available for parking. Finally, on-street parking is also available in South and Foundry Streets.

Combined, these areas provide ample space for car parking to meet parking demand for regular home games. While sealed car parking is a preferred outcome, there are other more pressing infrastructure requirements at the Reserve.



Access, linkages and connectivity

Walk and cycle connections

The Reserve is within easy walking and cycling distance for many residents living within Minyip township. However, there are no sealed footpaths linking key facilities within Minyip (CBD, Primary School etc) with the Reserve. A small section of bitumen footpath has been constructed from the corner of Foundry and South Streets leading to the swimming pool entrance.

While developing walk and cycle connections beyond the Reserve is outside the scope of the Master Plan, developing a network within the Reserve has been a key focus.



Vehicle entry and access

There are two main vehicle entries into the Reserve - off Foundry Street and South Street. The South Street entry is used as the entry for gate fees on football/netball game days. A third vehicle entry is located off R Learmonth Road near the large open shed. This entry is rarely used.

The internal road is an unsealed gravel track that runs around the perimeter of the oval.

A separate pool access point for patrons is located on Foundry Street (at the end of the bitumen path link).



Shade and shelter

The Reserve is quite large and is dominated by wide open cleared spaces. As a result, there is limited opportunity for natural shade across the facilities and playing spaces. Covered seating is available in the pool area, while the awnings off the community, netball and tennis pavilions provide cover for spectators and players.

Shade tree planting has been proposed around the perimeter of the oval and in key areas across the Reserve.



Signage

Much of the signage at the Reserve is regulatory or sponsorship acknowledgement.

Two small signs (sponsorship recognition signage) are located at the main South Street entry, while the changeroom pavilion has many sponsor signs attached to the outside of the building.

A number of signs are also erected at the pool entry. However, it should be noted that each of these signs has a 'negative' message - *'trespassers will be prosecuted'*, *'zero tolerance on behavior (sic) and vandalism'*, *'no alcohol allowed'*. This signage should be balanced with signage outlining the facilities, programs and fun activities that are available at the pool complex.

There are no signs welcoming visitors to the facility, outlining the tenant clubs (contact details) and the programs they offer or encouraging people to use the facilities when they are not being used for formal sports training and competition. Finally, there is no signage establishing a sense of arrival.



Facility snapshot



Existing key facilities

1. Scott Street main entry
2. Men's Shed
3. Tennis courts (3 bitumen, 1 hard court cement)
4. Tennis pavilion
5. Tennis courts (3 abandoned hard courts)
6. Amenities building
7. Former commentary booth (WIMPAK building)
8. R Learmonth Road site entry
9. Open machinery shed
10. Netball pavilion
11. Changeroom pavilion
12. Netball court - lit (re-surfaced since this image was taken)
13. War Memorial (and pedestrian entry)
14. Community pavilion (kitchen, bar and social area)
15. John A Cromie Memorial Swimming Pool
16. Pool entry kiosk
17. Pool change facility and shared amenities
18. Foundry Street entry
19. Grandstand (abandoned)
20. Turf/Main Pavilion
21. Oval with synthetic cricket wicket - lit
22. 2-net synthetic wicket cricket practice facility
23. Undeveloped open space
24. BMX dirt jump track





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Demand analysis

Community profile

The way in which a community participates in sport and recreation activities is influenced by age and demographic considerations. Understanding the spatial and demographic variations in communities, such as concentrations of older residents or youth, is fundamental to responding to, and planning for, the future provision of public open space.

In order to understand the make-up for the Recreation Reserve 'catchment', a snapshot of existing and future population and demographic characteristics has been undertaken.

The Minyip Recreation Reserve is located within the Minyip township, providing sport and recreation opportunities for a cross-section of the community. It is acknowledged that many participants will come from outside the immediate town catchment (indeed a number of players travel from Horsham). Core participation (particularly from a recreation viewpoint), however, will come from the wider Minyip area.

Population considerations

Analysis of Minyip's population characteristics¹ reveals:

- ❑ an estimated residential population of 535 in 2021. Notable population decreases have been observed since 2006 (with a recent peak of 667 residents in 2011)
- ❑ with a median age of 57 years, Minyip is a significantly 'older town' - older than Warracknabeal (51 years) and much older than Victoria (38 years)
- ❑ only 28 children under the age of 10 and only 85 residents aged between 10 and 29 years (the peak age groups for formal sports participation)
- ❑ there are also clear projections for significant population decline² across the Yarriambiack Shire Council area. The LGA population of 6,460 in 2021 is projected to decrease to just over 5,500 by 2036. The reduction is expected to be more marked in the younger age groups with the 0-29 years cohort reducing by almost 20%. Projections are not available at any level smaller than the entire Council area.

COMMUNITY PROFILE - KEY IMPLICATIONS

In terms of impacts for the preparation of the Master Plan these demographic considerations suggest:

- ❑ demand for additional facilities is unlikely to increase moving forward
- ❑ demand will continue for facilities (and opportunities) that are attractive across all ages - with an increasing focus on facilities targeted at older residents
- ❑ formal sporting clubs will need to continue to look beyond Minyip and the wider Council area to retain membership bases.

¹ ABS Census QuickStats, 2021

² Dept of Environment, Land, Water and Planning - Victoria in the Future, 2019

Trends in sport and recreation

Participation patterns in recreation are changing at a community level. Factors such as a move toward non-organised or social sport, increased outdoor nature-based recreation and increased use of technology have all had a significant impact on how people recreate and use public open space. Understanding these trends (and their impacts) is important as Council looks to develop a Master Plan that ensures the sustainability of existing groups whilst also encouraging people to further engage in activity in public open spaces.

Participation trends

Since 2015, Sport Australia has conducted a national sport and physical activity participation survey, *Ausplay*. The most recent results of the survey were released in April 2023. In 2011-12 and 2013-14, a similar survey, the *Participation in Sport and Physical Recreation Survey* was conducted by the Australian Bureau of Statistics (ABS). Between 2001-2010, the *Exercise, Recreation and Sport Survey* (ERASS) was conducted by the Committee of Australia Sport and Recreation Officials (CASRO).

Overall, participation in physical activity has increased in the last two decades. More adults participate more frequently compared to 2001. Female participation (at least once a year) has remained on par with male participation throughout. However, more women have constantly participated more often.

Participation in sport-related activities has decreased, while non-sport physical activities have increased significantly (by more than 20 percent since 2001). Participation in recreation activities such as walking and fitness/gym have increased the most.

More children participate in organised (out-of-school) sport, than adults. The top activities children participate in changes as children age, with a focus on the life skill of swimming for infants and toddlers and running, fitness/gym, football and walking being the dominant activities by the time children reach the ages between 15 and 24 years old.

National participation rates in organised sport have been declining for a number of years as participants move toward more social (drop-in drop-out) sport and informal recreation. It will be important for Council to monitor participation trends into the future to ensure resources are allocated appropriately to support a broad range of both recreation and sport activities.

Formal sport trends

Busy lifestyles

Shift work, increases in part-time and casual employment and family commitments influence participation as:

- ☐ people do not have the time to commit as a regular participant or volunteer
- ☐ people seek facilities and participation opportunities with flexible hours.

If membership stagnation or decline became a concern for the user groups based at the Recreation Reserve, additional delivery models such as social fixtures or 'pay as you play' approaches should be considered.

Diversification of sport

Modified sports such as T20 cricket and 7s rugby are burgeoning. Changes are placing additional pressure on councils with regard to playing field capacity, facility flexibility and need to plan for additional demand.

Masters sport

There are indications that people may continue to engage in sport later into their old age. The Australian Sports Commission highlights that organisations may need to provide a wider range of products tailored to meet the needs of older Australians.

The development of the preferred layout at the site has clearly considered the need for formal and informal activities that are attractive across the ages.

Field and court quality

Facility providers face an increasing trend to develop and re-develop sporting fields and courts to a higher level in order to increase carrying capacity. Upgrades, such as lighting and field irrigation, allow training and competition times to be extended and increases the ability of turf playing fields to cope with the resulting wear and tear. Further, to achieve ongoing field quality, fields need 'rest periods' (of up to four weeks) where necessary maintenance can be undertaken.

The replacement of turf fields with synthetic fields, however, can significantly increase carrying capacity by limiting maintenance-required field down time. A number of facility providers are moving toward the provision of synthetic fields (particularly for football and hockey where internationally certified surfaces are available). As an oval hosting AFL and cricket, synthetic is not considered an appropriate surface for Minyip Recreation Reserve. Indeed, the field surface was recently upgraded providing one of the more quality playing fields in the Region. Additionally, with both the AFL and cricket clubs being 'shared' between towns, the existing surface does not suffer from overuse.



AFL action at the Murtoa Recreation Reserve

Field and court sharing

With many sports extending the lengths of pre-season and season fixtures, sports are no longer classifying themselves as strictly summer or winter sports, this has led to the sharing of field space becoming more difficult. While providers strive to maximise the use of community resources (and State Government espouses field sharing), the reality is that shared use of ancillary facilities (e.g. clubhouses, car parks) rather than fields will be more likely.

Fortunately, with AFL and cricket being shared across towns, field use is not extensive. Further, the Master Plan recommends activating the smaller junior field/training space at the southern end of the Reserve for peak times when field use becomes an issue.

It is important to note that both Netball Victoria and Tennis Victoria recognise the potential for dual court marking - particularly in more rural and remote areas where club memberships (and facility use) tend to be smaller.

Facility management

Councils across Australia employ various management structures over their sport and recreation facilities. Where resources allow, there is a growing trend towards councils taking on more responsibility for the overall management (and maintenance) of facilities. This involves users (tenant clubs) paying higher user fees, but being able to focus more on their core function of providing the relevant sport/activity, rather than face the burden of maintenance and asset management.

Recreation trends

Park design

Parks play multiple roles in establishing and maintaining a community's quality of life; ensuring the health of residents and visitors and contributing to economic and environmental well-being. The design of a park is critical in ensuring that it is successfully utilised by the community. Public open spaces should include:

- ☐ a range of recreation nodes that comprise clustered activities such as picnic and play areas that are attractive and safe open areas with good lighting, seating, shade, shelters and areas for play
- ☐ well-lit, level and shaded walk/cycleways that provide links to open space, community, commercial areas, and public transport (where available)
- ☐ a range of infrastructure that supports all abilities participation.

There are currently play and picnic facilities at both Lions Park and the Minyip Wetlands and Recreation Reserve. However, neither provides the attractive setting (nor community hub) that is available at Minyip Recreation Reserve.



Creating connections

Numerous studies highlight the need for trails linking residential areas with parks and other types of open spaces. Walking continues to be the preferred physical activity for both men and women. Parkrun has experienced unprecedented growth and is one of the largest running events in the world. There is, therefore, a recognised need for path systems that provide good connectivity between places of activity, are aesthetically appealing, provide safe links for users, and are easy to navigate.

While there are no walk/cycle connections linking the Recreation Reserve with the CBD or school, the Master Plan includes internal recreation links.

Ageing communities

As previously highlighted, Minyip's median age is 57 - it is an older town. Further, projections suggest a growing proportion of the local community will be over 65 years of age.

Older people in the community require:

- ☐ greater emphasis on low impact physical activity
- ☐ ability to compete in age-appropriate formal sport opportunities (e.g. masters)
- ☐ access to community infrastructure that requires wider paths, improved wheelchair/disabled access/parking, more lighting, shaded seats for resting along pathways
- ☐ places offering a sense of safety and serenity
- ☐ increased use of mobility scooters as a convenient method of transportation.

Access to sport fields for unstructured recreation such as walking and exercise activities, and modification of sports to allow participation by older people will become increasingly important in Minyip in coming years.

Impacts of technology

In just one generation, there has been a dramatic shift in childhood activity from outdoors to indoors. This has been driven in part by increased use of technology. Technology remains one of the main contributors towards decreased physical activity and increased sedentary behaviour. However, active gaming is becoming a contemporary approach to exercise.

Increasing use of smart phones and apps allows people to obtain information, communicate with each other very quickly, and provide feedback on their recreation experience at any time of the day or night. Many people using parks, playgrounds, paths and trails make the decision on where to recreate based on the information available via the internet, blogs, forums and social media.



A typical 'Map My Ride' output from a mountain bike rider

A number of mobile phone apps are aiding the community in tracking, recording and mapping their activities including running and cycling. The apps allow participants to compete against themselves, as well as other app users. It can also be a useful tool for managing authorities in determining where the community is currently participating in activities (whether authorised or not).

There are also increasing expectations of technology within recreation areas including WiFi access in key parks, charging hubs, and digital tools for information and marketing on tracks and signage.

Increasing 'screen time' during leisure time

Time spent looking at a screen is somewhat unavoidable in many workplaces and schools. More of our leisure time is also being spent looking at screens, at the cost of active leisure activities including socialising, reading, writing, arts and crafts, sports, exercise and recreation³. Excessive screen time has been associated with negative health outcomes as people have less time available to participate in active pursuits such as play and physical activity.

³ Krause and Sawhill. *How free time became screen time*. 2016

TREND CONSIDERATIONS - KEY IMPLICATIONS

In terms of impacts for the future development of the Recreation Reserve, these trend considerations suggest:

- ❑ social sport and modified games are becoming increasingly popular, and can increase participation in sport all age groups, and particularly people over the age of 40
- ❑ traditional use and management of sport fields may require review and adjustment to meet the needs of users in the future, and to take advantage of technology (e.g. telemetry systems for lighting and irrigation)
- ❑ demand for higher standard facilities, including lighting, well-drained turf, and all-weather synthetic fields is increasing
- ❑ need for pathways to support walking, public access for individual and independent physical activity, and unstructured recreation.

Gap analysis

The supply and demand (gap analysis) has been prepared by considering a range of inputs. Consultation has been undertaken with Council officers, tenant sporting clubs (and their peak bodies), local community and additional stakeholders identified throughout the project (local schools, school sport providers, State Government officers etc). Further, the team has considered the range of open space available in the Shire and wide-ranging trends.

Council engagement

Council recognises the value of the Recreation Reserve to the community as the key community hub. Consultation with Council officers identified the following issues and opportunities:

Issues

- ☐ expect that much of the infrastructure is nearing or at the end-of-useful life
- ☐ importance of data-driven (evidence-based) demand and transparent outcomes
- ☐ need to ensure 'responsible development' rather than creating unrealistic wish-lists.

Opportunities

- ☐ sharing of infrastructure needs to be a key consideration
- ☐ Minyip residents need a community project to plan for and get excited about.

Existing user groups engagement

The Minyip Recreation Reserve Master Plan provides the opportunity to investigate and plan for the needs of existing user groups, as well as consider opportunities for additional Reserve users.



Rupanyup/Minyip Cricket Club

Membership

- ☐ 28 seniors
- ☐ 70 juniors
- ☐ playing base has been steady in recent years

Facility use

- ☐ fixtures are conducted on Sundays throughout the summer sporting season. Minyip Recreation Reserve hosts games weekly. During matches, players and spectators gather in the large undercover space adjoining the community club building. The amenities and bar in this building are accessed on game days. The football-netball changeroom facility is not used for cricket purposes



Development aspirations

- ☐ the Club is looking to position Minyip Recreation Reserve as the home of female cricket for the region given the quality of the playing facilities and central location. Additionally, the facility is already recognised as the preferred back-up venue for representative cricket when turf wicket facilities have been washed out. Access to change facilities would further embed the facility as a quality cricket venue
- ☐ provision of playing standard lighting would allow for twilight Friday night matches removing the need for all matches to be played on weekends. This outcome is projected to help increase participation in the sport
- ☐ establish an indoor training venue at the Rupanyup Indoor Sports Centre (that is currently not in use).

CRICKET VICTORIA INSIGHTS

- ☐ the development aspirations align with Cricket Victoria directions
- ☐ access to suitable change facilities are essential
- ☐ development of playing standard lighting is supported (as a medium- to long-term aspiration)
- ☐ the facility should remain as a synthetic wicket venue (rather than look to develop a turf wicket block).

Minyip Tennis Club

Membership

- ☐ the local tennis Association competition is currently in recess. As a result, the Club has not registered any members in 2023. In a normal season, the Club has between 15 and 20 members
- ☐ playing base has been slowly declining recently

Facility use (in a 'normal' season)

- ☐ fixtures are generally held on Saturdays between November and March on a home-and-away basis. 3 courts are required to host fixtures
- ☐ players are encouraged to practice mid-week - with at least two courts used on most afternoons



Development aspirations

- ☐ all 4 existing courts are in poor condition. Ideally, the Club would like access to three quality hard courts (concrete surface rather than bitumen). There is little need to light tennis courts - given the available daylight hours throughout the summer sporting season
- ☐ while the existing fencing is poor, the Club has purchased replacement chainmesh - but requires assistance to remove the existing fencing and replace.

TENNIS VICTORIA INSIGHTS

- ☐ multi-lined courts (including for the hot shots program) are fully supported in regional centres
- ☐ while the Association competition is currently in recess, this is a focus growth and development area for Tennis Victoria and participation increases are projected.

Minyip/Murtoa Football Netball Club

Membership

- ☐ Football
 - 50 seniors
 - 120 juniors
- ☐ Netball
 - 40 seniors
 - 60 juniors
- ☐ players come from surrounding towns (and as far away as Horsham)
- ☐ playing base has been steady in recent years



Facility use

- ☐ while the entire season is approximately 30 weeks, this is split evenly between Murtoa and Minyip
- ☐ training is undertaken 2 afternoons/evenings each week with fixtures played on Saturdays on a home-and-away basis. Minyip Recreation Reserve hosted four home games in 2023
- ☐ portable light towers are used on the tennis courts to provide a second lit area to meet netball training demand
- ☐ Saturday fixtures are scheduled from 8am to 4.30pm and attract up to 800 spectators
- ☐ mini buses and coaches are used to transport players and spectators from Horsham to Minyip (or Murtoa)

Development aspirations

- ☐ change room facilities for players and officials across both football and netball are inappropriate (and need a full replacement)
- ☐ the grandstand is in a state of disrepair and needs to be removed. It is dangerous and an eyesore
- ☐ investigate opportunities to establish a second netball court at the Reserve
- ☐ the WIMPAK raised commentary booth serves no purpose
- ☐ consider any opportunity to further establish a large social space for the local community.

AFL VICTORIA INSIGHTS

- ☐ Minyip/Murtoa Football Netball Club is considered one of the more successful examples of a 'shared town' merged club in the State
- ☐ while the playing surface is high quality, many of the ancillary facilities at the Recreation Reserve are in poor condition and need a complete re-think
- ☐ while there is no population growth forecast for the area, the Club works hard to encourage membership and attracts players traveling from significant distances.

NETBALL VICTORIA INSIGHTS

- ☐ both the ancillary and playing facilities are beyond their useful lives and need to be replaced
- ☐ it would be ideal if the Club had access to two lit courts (even if the second court was multi-lined).



Minyip Swimming Pool Committee

Facility use

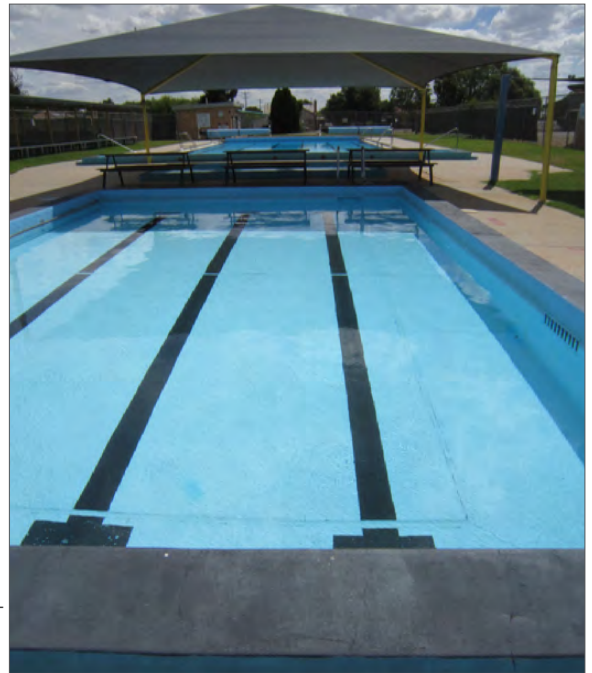
- ❑ the facility is generally open between December and late March. (The pool tends to be opened whenever the temperature is at least 25°C). Opening is also dependant on the availability of a lifeguard
- ❑ during the school holidays and on weekends the pool is open from 3pm - 7pm. During the school term the pool operating hours are 4pm - 7pm on weekdays
- ❑ on extreme heat days (once the temperature reaches 40°C) the pool is also opened in the mornings (assuming a lifeguard can be accessed)
- ❑ during the school holidays the pool attracts up to 30 users, while 10-15 users are common outside the holidays

Programs

- ❑ the pool has previously hosted both aqua aerobics and learn-to-swim. However, without instructors both of these programs have folded
- ❑ the Minyip Primary School use the pool throughout December and February. As the teachers hold suitable water safety qualifications, they let themselves in to the pool during school hours for these lessons and reward days
- ❑ out-of-hours access is available for key holders that have signed user agreements. This opportunity is designed for older users looking to undertake laps and water-based exercise

Development aspirations

- ❑ the pool shell was re-conditioned in 2022 and is in good condition
- ❑ the existing changeroom and amenities building is well past its useful life and needs to be replaced
- ❑ the kiosk needs to be upgraded (with significant areas of wood rot and aged wiring)
- ❑ the grassed areas require new irrigation
- ❑ there are areas of damaged and raised concrete surrounds that require repair
- ❑ the facility does not have any naming or entry signage fronting Foundry Street.



Minyip Recreation Reserve Committee

Key considerations

- ☐ the Reserve is already the community hub for the township. However, the venue is largely a set of facility 'add-ons' with little forethought or strategic planning
- ☐ opportunity exists to enhance the War Memorial and establish a quality park area in the north-west corner of the Reserve - if the netball court, netball building and changeroom facility are all removed and replaced elsewhere at the Reserve
- ☐ the venue only requires the large former sheep pavilion shed. The Turf Pavilion can be removed
- ☐ the location of the netball courts, tennis courts and new changeroom building all need to be re-considered.

Additional stakeholder engagement

Minyip community

The local community were given opportunities to provide input into the development of the Master Plan through a community workshop and a community survey. Key considerations include:

- ☐ Minyip Swimming Pool
 - very well maintained
 - requires additional programs to activate
- ☐ Minyip Recreation Reserve
 - existing quality playing surface
 - existing outdoor covered area providing views across the netball court and oval
 - requires a second netball court
 - requires field lighting upgrade
 - requires new tennis courts
 - requires additional social space suitable for hosting community events
 - requires new change facilities
 - requires a new kitchen (larger footprint)
 - requires a playspace
 - requires hard surface walking opportunity
 - remove the grandstand
 - upgrade the BMX track
 - upgrades at the Reserve may encourage families to relocate to town.

Dunmunkle Lodge

Dunmunkle Lodge is an aged care facility located directly across South Street from the main entry to the Recreation Reserve. The community pavilion is regularly used for Dunmunkle Lodge staff meetings and training opportunities. Additionally, a number of Lodge residents follow the Football Netball Club results closely and enjoy attending home matches. Key considerations include:

- ☐ provision of paths for ease of wheelchair access
- ☐ development of a play and picnic node. Many younger families visit residents at the Lodge and would greatly appreciate a space like this to enjoy visits.

School sport

- ☐ Minyip does not have a secondary school and, as a result, no secondary district trials are hosted at the Recreation Reserve
- ☐ the primary school district cluster athletics carnival is hosted at the Recreation Reserve on rotation - approximately every five years. The existing facilities are appropriate for hosting this small event.

DEMAND ANALYSIS - SUMMARY

The demand analysis is somewhat difficult to interpret and summarise. On one hand, the population is decreasing and ageing significantly (that would indicate potential participation decreases in formal sport). Yet, the Football Netball Club and Cricket Club have solid membership bases, strong committees and are planning for ongoing growth. Further mixed directions come from consideration of tennis - a competition in recess and declining membership. However, with facility upgrades and support from Tennis Victoria, growth appears possible. Finally, there is clear potential for the Recreation Reserve to further embed its place as the community 'hub' for Minyip. Facilities such as a play and picnic node and function area would be highly valued by the community (and also enhance the Recreation Reserve as a formal sports venue).

Over-arching all of this, Council has limited resources and requires a responsible approach to future development at the Recreation Reserve.

Clearly, there appears to be little demand for additional facilities. However, many of the existing ancillary facilities are at or beyond their useful lives (with a number no longer in use). The Master Plan will need to carefully address these issues and look to consolidate future opportunities wherever possible.



Directions

Key opportunities and constraints for the future development of Minyip Recreation Reserve are summarised below and provide the rationale and direction for change.

Opportunities and constraints

Issue	Opportunities/Constraints	Desired Outcomes/Design Drivers
Movement		
Entry	<ul style="list-style-type: none"> While the Recreation Reserve does not have an obvious arrival point or 'front door', it is easily accessed given the significant (and multiple) road frontage There is very little naming signage within the site Potential exists to establish both a park and picnic entry and a formal sports entry 	<ul style="list-style-type: none"> Develop entry gateway signage (and landscaping) in conjunction with the development of the new play and picnic node Upgrade the formal sport entry on South Street with signage and landscaping Provide inviting arrival signage at the Swimming Pool entrance on Foundry Street
Parking	<ul style="list-style-type: none"> The Recreation Reserve has suitable area required for parking 	<ul style="list-style-type: none"> Ensure patrons can park around the northern, eastern and southern sides of the Oval Restrict parking along the western side of the Oval when training and matches are scheduled
Pedestrian network	<ul style="list-style-type: none"> No existing pedestrian network Regular visits from Dunmunkle Lodge residents in wheelchairs (or with additional mobility issues) 	<ul style="list-style-type: none"> Ensure the Recreation Reserve has key areas that are highly accessible Develop a network of walk/cycle opportunities across the site (combination of sealed and unsealed surfaces)
Fencing	<ul style="list-style-type: none"> Existing fencing is appropriate across much of the Recreation Reserve (and the oval includes perimeter fencing preventing inappropriate vehicle access) 	<ul style="list-style-type: none"> Replace the chainmesh as it nears the end of its useful life Repair damaged pipe rails (resulting from limb drops)
Vehicle movement	<ul style="list-style-type: none"> There are currently a number of vehicle access points across the site. Proposed facility changes will require vehicle access to be altered slightly 	<ul style="list-style-type: none"> Retain the primary vehicle entry point on South Street Retain (and upgrade) the secondary vehicle entry point on R Learmonth Rd adjacent to the sheep pavilion Close existing vehicle entry points on Foundry Street (establish a single service vehicle entry point on the west side of the Reserve)

Issue	Opportunities/Constraints	Desired Outcomes/Design Drivers
Precincts		
Tennis	<ul style="list-style-type: none"> <input type="checkbox"/> The 4 existing tennis courts are nearing the ends of their useful life with a number of maintenance issues. Perimeter fencing around these courts is in poor condition <input type="checkbox"/> 3 abandoned courts remain (and are an eyesore) <input type="checkbox"/> The small clubroom is in poor condition <input type="checkbox"/> With tennis fixtures currently in recess in the area, a re-think of infrastructure is required <input type="checkbox"/> 3 courts are required to host fixtures 	<ul style="list-style-type: none"> <input type="checkbox"/> Remove all existing tennis facilities <input type="checkbox"/> Re-develop a tennis precinct on the western side of the Recreation Reserve that includes 2 tennis courts (unlit) and 1 shared tennis/netball court (lit). Provide shaded spectator areas around courts
Football, netball and cricket	<ul style="list-style-type: none"> <input type="checkbox"/> Football and cricket have access to a high quality playing field <input type="checkbox"/> While the single netball court has recently been resurfaced, the underlying sub-base issues remain. Access to 2 lit netball courts would alleviate training-related scheduling issues <input type="checkbox"/> The netball pavilion and changeroom pavilion are no longer fit-for-purpose <input type="checkbox"/> The community pavilion is in good condition and provides quality viewing opportunities across the oval (and netball court). The facility is also Minyip's key community space <input type="checkbox"/> The WIMPAK building (former commentary booth) is no longer required 	<ul style="list-style-type: none"> <input type="checkbox"/> Remove the netball pavilion, changeroom pavilion, netball court and WIMPAK building <input type="checkbox"/> Construct a new main pavilion that includes changerooms suitable for netball, cricket and football players and officials. Ensure the building is designed so that it can be accessed from the pool. Include public amenities and link with the social space in the community pavilion <input type="checkbox"/> Construct a lit netball court and lit shared netball/tennis court south of the new main pavilion <input type="checkbox"/> Upgrade the lighting on the oval to provide for evening cricket
John A Cromie Memorial Swimming Pool	<ul style="list-style-type: none"> <input type="checkbox"/> The pool is an inviting venue with well-maintained assets and aquatic facilities <input type="checkbox"/> The kiosk is in poor condition <input type="checkbox"/> The amenities and changeroom facility is beyond its useful life 	<ul style="list-style-type: none"> <input type="checkbox"/> Remove the amenities and changeroom facility <input type="checkbox"/> Construct new amenities (accessed via the pool) within the proposed main pavilion <input type="checkbox"/> Update the entry kiosk

Issue	Opportunities/Constraints	Desired Outcomes/Design Drivers
Additional open space areas		
Men's Shed	<input type="checkbox"/> While the Men's Shed is a conglomeration of small buildings, it is in fair condition and the internal fitout appears appropriate	<input type="checkbox"/> Retain the Men's Shed in its current form
Eastern amenities building	<input type="checkbox"/> The eastern amenities building is in poor condition. However, structurally appears to be sound. As the only amenities building on the eastern side of the Reserve, it should be retained	<input type="checkbox"/> Undertake a simple update to the eastern amenities building
War Memorial	<input type="checkbox"/> The War Memorial is a key site for Anzac Day Commemorative activities - yet is in poor condition and somewhat hidden	<input type="checkbox"/> Upgrade the War Memorial as part of the wider park and picnic node development <input type="checkbox"/> Retain the Memorial Gates as the pedestrian 'entry' to the Recreation Reserve
BMX dirt jump track	<input type="checkbox"/> The dirt jump track is located at the far southern end of the Reserve in amongst a small treed area <input type="checkbox"/> The facility is largely rundown but provides an alternate recreation use for BMX riders	<input type="checkbox"/> Work with local young people to re-establish the BMX dirt jump track (in its current location)
Storage sheds	<input type="checkbox"/> The Turf Main Pavilion is a large fully walled storage shed located on the western side of the Reserve. While it is in fair condition, it limits opportunities for infrastructure development on this side of the site <input type="checkbox"/> The open shed on the eastern side of the site is particularly large and provides a significant lockable storage area	<input type="checkbox"/> Remove the Turf Main Pavilion
Grandstand	<input type="checkbox"/> The timber and iron grandstand located on the western side of the Reserve is in disrepair and has not been safe for use for a number of years	<input type="checkbox"/> Remove the grandstand
Recreation area	<input type="checkbox"/> There are currently no play or picnic facilities within the Reserve <input type="checkbox"/> There are currently small play and picnic facilities in the main street (Lions Park) and adjoining the caravan park (Minyip Wetlands and Recreation Reserve). Neither site is particularly inviting <input type="checkbox"/> A feature play and picnic facility at the Minyip Recreation Reserve would be a key community asset and build upon the community hub proposed in the Master Plan	<input type="checkbox"/> Develop a feature play and picnic node in the northern end of the Reserve - leading from the War Memorial across the area that currently includes the netball court, netball pavilion and changerooms <input type="checkbox"/> Construct a sealed path link from the play and picnic node across to the main vehicle entry (and Dunmunkle Lodge) on South Street







Master Plan

Maintaining a current master plan is a key requirement to guide facility development (to avoid ad hoc and piecemeal progress) and can be a key resource in assisting to attract funding.

The Minyip Recreation Reserve Master Plan has been developed by considering all consultation, appropriate strategic contexts, previous research and demand. Overall, it provides an ideal opportunity to develop the facility to meet the identified needs of the sporting community and the recreation (and community facility) needs of locals and visitors.

The Master Plan integrates existing facilities with new elements and embellishments to further establish a quality community hub.

Vision

The medium- to long-term vision for the Recreation Reserve is:

to ensure quality facilities that meet the needs of all existing formal user groups and provide a wide range of appealing and inclusive recreation and community event opportunities for residents and visitors to connect with one another.

Master plan elements

Key design directions for Minyip Recreation Reserve are summarised below

Element	Description	Rationale
1. Formal entry statement	<input type="checkbox"/> Establish an arrival statement incorporating signage and landscaping	<input type="checkbox"/> To present an obvious entry location for visitors
2. Entry booth	<input type="checkbox"/> Retain the existing entry booth	<input type="checkbox"/> To allow 'ticketed' entry
3. Fence	<input type="checkbox"/> Repair the existing pipe and chainmesh fencing	<input type="checkbox"/> To ensure an attractive Reserve front
4. Formal path	<input type="checkbox"/> Construct a concrete path that links South Street to the new play and picnic node (and War Memorial) and across to the pavilions and pool	<input type="checkbox"/> To provide inclusive walk/cycle connections (particularly useful for Dunmunkle Lodge residents)
5. Men's Shed	<input type="checkbox"/> Retain the Men's Shed in its current form while it continues to attract use	<input type="checkbox"/> To provide a community activity area with the Reserve
6. Helipad	<input type="checkbox"/> Construct a helicopter medical transport landing site (in the existing tennis precinct)	<input type="checkbox"/> To ensure appropriate emergency medical access for local residents
7. Amenities	<input type="checkbox"/> Undertake a simple upgrade of the amenities block	<input type="checkbox"/> To service the eastern side of the Reserve
8. Parking	<input type="checkbox"/> Retain nose-in parking around much of the oval	<input type="checkbox"/> To meet preferred parking arrangements
9. Storage	<input type="checkbox"/> Retain the large open shed	<input type="checkbox"/> To provide machinery and goods storage
10. Play and picnic node	<input type="checkbox"/> Construct a quality play and picnic node in the north-west corner of the Reserve (incorporate the War Memorial)	<input type="checkbox"/> To provide a feature recreation node for locals and visitors
11. Formal entry statement	<input type="checkbox"/> Establish an arrival statement incorporating signage and landscaping	<input type="checkbox"/> To present an obvious entry location for visitors
12. War Memorial	<input type="checkbox"/> Upgrade the War Memorial and retain the Memorial Gates as the pedestrian 'entry' to the Reserve	<input type="checkbox"/> To present a quality entry to pedestrians and visitors
13, 18, 19, 20. John A Cromie Memorial Swimming Pool	<input type="checkbox"/> Provide inviting arrival signage at the pool entry <input type="checkbox"/> Update the entry kiosk <input type="checkbox"/> Construct a new amenities and changeroom pavilion (accessible from both the pool and Reserve sides of the building). Include public amenities and multiple changerooms for players and officials	<input type="checkbox"/> To provide an inviting public aquatic facility <input type="checkbox"/> To provide amenities and changerooms that reflect the quality of the playing facilities (and the expectations of the peak sporting bodies)
14. Covered area	<input type="checkbox"/> Retain the covered viewing area	<input type="checkbox"/> To provide a spectator area for the oval
15. Community pavilion	<input type="checkbox"/> Retain the community pavilion and link it to the new amenities and changeroom pavilion	<input type="checkbox"/> To provide a community 'hub' for the clubs and wider Minyip community
16. Viewing area	<input type="checkbox"/> Establish a grass viewing area on the western side of the oval	<input type="checkbox"/> To enhance the existing spectator area
17. Oval	<input type="checkbox"/> Retain the quality oval surface that has been established <input type="checkbox"/> Install catch netting behind the goal posts <input type="checkbox"/> Install a new scoreboard <input type="checkbox"/> Light the oval to AFL and cricket community match standard	<input type="checkbox"/> To continue to develop a quality playing venue
21. Netball court	<input type="checkbox"/> Construct a lit netball hardcourt with suitable player, official and spectator areas	<input type="checkbox"/> To establish a new netball main court
22. Netball/tennis court	<input type="checkbox"/> Construct a lit hardcourt marked for netball and tennis with suitable player, official and spectator areas	<input type="checkbox"/> To establish a second (training) court for netball and to ensure three tennis courts are available in order to host fixtures
23. Two tennis courts	<input type="checkbox"/> Construct two tennis hardcourts with suitable player, official and spectator areas	<input type="checkbox"/> To ensure three tennis courts are available in order to host fixtures
24. Car parking	<input type="checkbox"/> Establish additional on-street car parking on Foundry Street	<input type="checkbox"/> To provide parking near tennis and netball
25. Cricket practice	<input type="checkbox"/> Retain the 2-net cricket practice facility	<input type="checkbox"/> To provide a cricket practice facility for the club and public
26. Foundry Street entry	<input type="checkbox"/> Establish a new vehicle entry from Foundry Street south of the new tennis courts	<input type="checkbox"/> To provide suitable access to the Reserve
27. Junior oval	<input type="checkbox"/> Upgrade the grass surface to establish a junior oval (that can also be used as an additional training space)	<input type="checkbox"/> To provide an additional playing and training space
28. BMX dirt jump track	<input type="checkbox"/> Work with local young people to re-establish and upgrade the BMX dirt jump track	<input type="checkbox"/> To provide a further recreation opportunity in the Reserve



LEGEND

- | | |
|----------------------------|--|
| 1. Formal entry statement | 15. Community pavilion |
| 2. Entry booth | 16. Grassed viewing area |
| 3. Fence (repaired) | 17. Quality lit oval (with goal nets and scoreboard) |
| 4. Formal path connection | 18. Pool arrival signage |
| 5. Men's Shed | 19. Updated Pool kiosk |
| 6. Helipad | 20. Amenities and changeroom pavilion |
| 7. Upgraded amenities | 21. Lit netball court |
| 8. Nose-in parking | 22. Lit netball/tennis court |
| 9. Machinery and storage | 23. Two tennis hardcourts |
| 10. Play and picnic node | 24. Additional on-street car parking |
| 11. Formal entry statement | 25. 2-net cricket practice facility |
| 12. Upgraded War Memorial | 26. Foundry Street entry |
| 13. Upgraded pool | 27. Junior oval |
| 14. Covered viewing area | 28. Upgraded BMX dirt jump track |

Prepared by:



Client:



Project details:

MASTER PLAN MINYIP RECREATION RESERVE

Minyip VIC 3392

Scale: 1:1500 AT A3

Date: OCTOBER 2023

Issue: FINAL

Design intent

These images reflect the style of embellishment proposed in the Master Plan for Minyip Recreation Reserve.

Recreation elements

Play and picnic node



BMX dirt jump track



Walk/cycle connection



Sporting elements

Netball



Tennis



Amenities and changeroom pavilion



Grass viewing areas



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Staged implementation and indicative costs

Project costs (and project staging) will be dependent on many factors such as detailed design outcomes, relevant approvals, cost estimate refinement, development stages, procurement scheduling and cash-flow management. The cost of implementation of the Master Plan is beyond the Council's and the community's ability to fund in the short-term. Thus, this section provides for staged budgeting. The information provided is designed as a flexible guide - changes in user priorities or earlier opportunities for funding may alter staging.

These recommendations do not commit Council or tenants to their implementation. However, the plans do support Council and the community to seek grant funding and other investment opportunities.

Area	Indicative timing	Description	Indicative cost
<i>Entries and road frontage</i>			
Entry booth	Ongoing	Retain the existing building	NA
South Street fence	Ongoing	Repair the pipe and chainmesh fencing	5,000
Entry statement - South Street vehicle entrance	Short-term	Erect entry signage that includes all sports clubs. Include landscaping	6,000
Entry statement - South Street pedestrian entrance (Memorial Gates)	Medium-term	Construct an attractive arrival statement with signage and landscaping	6,000
Foundry Street vehicle entry	Medium-term	Establish a new vehicle entry south of the new tennis courts	3,000
<i>John A Cromie Memorial Swimming Pool</i>			
Arrival signage	Short-term	Erect inviting entry signage	2,000
Entry kiosk	Short-term	Update the entry kiosk building	15,000
New amenities and changerooms	Short-term	Construct a new amenities and changeroom pavilion to service the Park	1,500,000
Existing amenities and changerooms	Short-term	Remove the existing amenities and changeroom building	8,000
<i>Playing and ancillary facilities</i>			
AFL/cricket oval	Ongoing	Retain the quality playing surface	NA
	Short-term	Construct a new amenities and changeroom pavilion to service the Park	1,500,000
	Short-term	Remove the existing changeroom pavilion	10,000
	Short-term	Erect netting behind the AFL goals at each end of the oval	60,000
	Short-term	Install a scoreboard on the wing on the north-east side of the oval	20,000
	Long-term	Upgrade the lighting on the oval to AFL and cricket community match standard	250,000
	Long-term	Upgrade the grass surface and establish a lit junior playing oval (and training space)	200,000
Netball	Short-term	Construct a lit netball court (with player, officials and spectator facilities) directly south of the new amenities and changeroom pavilion)	170,000
	Short-term	Construct a lit hardcourt marked for netball and tennis directly south of the new netball court (with player, officials and spectator facilities)	180,000
	Short-term	Once the new courts and amenities and changeroom pavilion are constructed remove the existing netball court and netball pavilion	10,000
Cricket practice facility	Ongoing	Retain the existing 2-net facility	NA
Tennis	Short-term	Construct a lit hardcourt marked for netball and tennis (with player, officials and spectator facilities) directly south of the new netball court	180,000
	Short-term	Construct two tennis hardcourts (with player, officials and spectator facilities) directly south of the multi-marked court	300,000
	Short-term	Once the new courts and amenities and changeroom pavilion are constructed remove the existing (and abandoned) tennis courts and tennis pavilion	10,000

Area	Indicative timing	Description	Indicative cost
<i>Recreation and community activity opportunities</i>			
Men's Shed	Ongoing	Retain the Men's Shed while use continues	NA
Play and picnic node	Medium-term	Once the existing netball court, netball and changeroom pavilions are removed, construct a quality play and picnic node (incorporating the War Memorial)	300,000
War Memorial	Medium-term	In conjunction with the development of a play and picnic node, upgrade the War Memorial and immediate surrounds	30,000
BMX dirt jump track	Short-term	Re-establish and upgrade the BMX dirt jump track (in its current location)	5,000
<i>Common areas</i>			
Community pavilion	Ongoing	Retain the covered viewing area and community pavilion. Investigate opportunities to link the community pavilion with the new amenities and changeroom pavilion	NA
Eastern amenities	Medium-term	Undertake a simple upgrade of the amenities block	15,000
Pedestrian movement	Medium-term	Construct a concrete path linking South Street, the play and picnic node, pavilions and pool	50,000
Vehicle movement	Ongoing	Retain unsealed vehicle tracks	NA
	Ongoing	Restrict access to only allow service vehicles along the western side of the Oval (near the pavilions, netball and tennis facilities)	NA
Parking	Ongoing	Retain unsealed nose-in car parking at the northern, eastern and southern sides of the oval.	NA
	Ongoing	Retain grassed areas for additional car parking	NA
	Medium-term	Establish unsealed car parking to service the Men's Shed, eastern amenities and helipad	NA
	Long-term	Investigate the feasibility of developing sealed vehicle tracks and car parking	not costed
	Long-term	Establish additional on-street car parking on Foundry Street near the new tennis and netball precinct	not costed
Viewing area	Short-term	Once vehicle access is restricted, establish a grass viewing area between the community pavilion and oval. Extend the viewing area south as the amenities and changeroom pavilion, tennis and netball courts are developed	10,000
Helipad	Medium-term	Construct a helicopter medical transport landing site toward the north-east corner of the Reserve	140,000
Grandstand	Short-term	Remove the grandstand	6,000
Turf Main Pavilion	Short-term	Remove the Turf Main Pavilion	10,000