GOLDEN SQUARE RECREATION RESERVE MASTER PLAN - DISCUSSION PAPER







INTRODUCTION

The City of Greater Bendigo is preparing a Master Plan for the Golden Square Recreation Reserve.

The Master Plan will guide the planning, development, maintenance and management of the reserve for the long term.

This Discussion Paper identifies the key challenges facing the Golden Square Recreation Reserve and proposes **five development options**.

The Discussion Paper follows an extensive background research, site review and engagement process. The engagement process involved surveys, interviews and workshops with key stakeholder groups including the tenant sports clubs, Golden Square Bowls and Croquet Club, Golden Square Swimming Pool Committee and Golden Square Primary School. The broader community were engaged through an online community survey that received 409 responses.

The City of Greater Bendigo is now seeking feedback from key stakeholders and community members on the preferred development option to help inform the final Master Plan.

Have Your Say

The City of Greater Bendigo encourages key stakeholder groups and community members to make a submission on this Discussion Paper via the on-line survey located on the City of Greater Bendigo Your Say webpage:

www.bendigo.vic.gov.au/Your-Say

Submissions are sought by 17 June 2020.

Next Steps

The Project Team will consider feedback from key stakeholders and submissions to this Discussion Paper. A Final Master Plan will then be developed. It will propose strategic directions for the site and will be presented to Council for their consideration and seeking endorsement.



THE SITE

The Golden Square Recreation Reserve is a local sport reserve that provides for Australian Rules football, netball and cricket and includes the Golden Square Swimming Pool. The reserve is located within a precinct that includes the Golden Square Bowls and Croquet Club, the Bendigo Creek Trail and Golden Square Primary School.

The Golden Square Recreation Reserve is the major sports reserve in Golden Square. It is one of three sports reserves in Golden Square. The Reserve links with Backhaus Oval, the Golden Square Primary School and onwards to Bendigo CBD via the Bendigo Creek Trail. The reserve is located within walking distance of Golden Square Town Centre.

Golden Square Recreation Reserve is a Crown Land Reserve where the City of Greater Bendigo is the appointed Committee of Management. The reserve is zoned Public Park Recreation Zone and is subject to a Neighbourhood Character Overlays (NCO1) at the entry car park area to the Golden Square Swimming Pool and along the street / reserve boundary on Wade Street. The bowls club is zoned Special Use Zone 4 – Private Sport and Recreation Facility.

Council owns the built assets on the reserve, which includes the sports pavilion, sports oval,

the single netball court, competition standard lighting, fencing, storage, the swimming pool and associated buildings, car parking and cricket nets.

The bowls facility is owned and managed privately by the Golden Square Bowls and Croquet Club. The Golden Square Swimming Pool is now managed by the Golden Square Swimming Pool Committee. The Golden Square

Football and Netball Club, Golden Square Junior Football Club and Golden Square Cricket Club have seasonal tenancy agreements for use of the sports reserve. The Golden Square Primary School book the use of the sports oval and swimming pool.

The Golden Square Recreation Reserve is the ancestral home to all user groups. They have

a long-standing relationship and use of the reserve. All users have respectfully engaged and contributed to the planning process. They have identified challenges, their current and future needs and have collectively contributed ideas for improvements that have helped inform development options for the Master Plan.



Site Photos













KEY CHALLENGES

Four key challenges have been identified.

LANDLOCKED
RESERVE WITH POOR
INTEGRATION

GROWING SPORT
PARTICIPATION
DEMANDS THAT
REQUIRE ADDITIONAL
FACILITIES

FACILITIES
DON'T MEET
CURRENT STANDARDS
AND REQUIRE
RENEWAL

COMMUNITY
PRESSURE FOR
RETAINING THE POOL
VS
REPLACING THE POOL

Landlocked reserve with poor integration

The Golden Recreation Reserve is landlocked with four distinct public realm areas that have no physical integration with each other. These are:

- The sports oval, netball court, cricket nets and pavilion
- The Golden Square Swimming Pool
- Bowls and croquet facility that is part freehold land owned by the club and part Crown Land leased to the club
- Bendigo Creek.

There is an opportunity through this master plan for these areas to engage with each other and offer a broader range of sport and recreation opportunities to the community, together with celebrating the local character of this areas.

There is an opportunity to enhance the amenity of the Golden Square Recreation Reserve and connected public open spaces via the Bendigo Creek (essentially turning to face an improved amenity active transport and parkland corridor) and including Backhaus Oval.

Growing sport participation demands that require additional facilities

The Golden Square population will increase by 21.1% from 8,954 in 2016 to 10,845 in 2036. This substantial population growth will mean existing open spaces (Golden Square Recreation Reserve, Backhaus Reserve and Allingham Street Reserve) will need to be developed to increase the usage capacity of playing areas to meet the sport and recreation demands of almost 2,000 additional residents.

Peak sporting bodies state and regional facilities plans support additional and improved sports fields and courts to cater for the increasing demand fuelled by a growing population and high penetration rates for sport participation in Greater Bendigo.

The demand for improved access and capacity of sports fields, courts and greens is supported by the predicted growth of sports participation at Golden Square Recreation Reserve that will grow from 904 sport participants across Australian Rules football (seniors and junior clubs), cricket, netball, bowls and croquet in 2018 to 1,087 sport participants in 2036, based on current population penetration rates of sports.

There is a current demand and requirement by the competition for two lit netball courts. Further, the sports field is showing signs of heavy traffic and without a second sports field to divert training and competition traffic to, will continue to be a challenge to maintain quality. Backhaus Oval is required for community sport, but currently owned by the Diocese and would need to be purchased by the City of Greater Bendigo. This has become available through the relocation of the YCW Football and Netball Club to Marist College in Maiden Gully. If this doesn't happen, there will remain a shortage of open space provision for sport in Golden Square.

The existing bowling club will likely require a synthetic bowling green to provide for the projected participation growth of the club as the population ages and grows. There is however limited participation demand projected for Croquet and a relocation and merger with another Croquet club and facilities may provide a more sustainable model of supporting the sport into the future.

Facilities don't meet current standards and require renewal

All buildings (pavilion, bowls clubrooms and swimming pool change rooms) don't meet contemporary sport and leisure facility design standards including Universal Design Principles and Female Friendly Design Guidelines. They are unwelcoming with some facilities having major access issues or now not fit for purpose for new participants e.g. Girls and women netballers and Australia Rules football players.

Retrofitting the existing pavilion is challenging and would require over \$150,000 investment to address asset condition and accessibility concerns.

Further, the existing outdoor pool does not have a ramp or hoist to provide for people with mobility needs.

The netball court is non-compliant with insufficient run offs. The recently resurfaced court surface has addressed some concerns with the court surface; however, it still slopes towards the oval.

The cricket training net run ups are on the ground and cause maintenance and safety issues for players when training and competing. Cricket Victoria Facilities Guidelines require cricket training nets to be orientated north/south and located off the playing surface.

Community pressure for retaining the Golden Square Swimming Pool and for replacing the pool

In 2010, the Aquatic Strategy recommended the closure of Golden Square Swimming Pool, once the Gurri Wanyarra Wellbeing Centre was opened (October 2018). A community consultation process would explore "land based" recreation opportunities for the Golden Square Swimming Pool site. The pool remains open and run by a voluntary community committee, following a recent Council resolution with this master plan to consider two options, an option without the pool and the second option with the pool retained.

Since taking over management, the Golden Square Pool Committee reports a steady increase in swimming pool attendance with the latest full season recording 18,595 visits. The Committee now has 90 volunteers, a full events program that includes a live beats music concert series and a range of community partnerships that deliver targeted community programs. The Golden Square Pool Committee seek to retain the swimming pool as a unique community hub offering a place for cooling off and recreation, social gathering and community events and volunteering and targeting programming.

Due to the recommendation to close the pool in the 2010 Aquatic Strategy, the sporting groups see the swimming pool site as an opportunity for sporting facilities desperately needed to provide for the current and future sports participants at the reserve including relocated cricket nets, new netball courts and additional change rooms.

Further, some responses to the community survey raised the concerns about the "value for money (rates)" with Council providing \$50,000 in annual funding to the Golden Square Pool Committee to manage, maintain, repair and replace the Golden Square Swimming Pool and with the opening of the new \$30M Gurri Wanyarra Wellbeing Centre within 2km of the reserve in Kangaroo Flat.

The local tension between those that support retaining the pool and those that want to see the pool site developed for other sport and recreation purposes was reflective in the community survey results.



DEVELOPMENT OPTIONS

The proposed **vision** for the Golden Square Recreation Reserve is a **community sport and recreation hub** offering a range of participation opportunities to all of the community. A place for:

- Formal sport.
- Social and family gathering.
- · Unstructured play and activity.
- Community events.

The proposed reserve **improvements** include:

- Two lit netball courts to competition standards. Netball Victoria guidelines supports
 a north/south orientation that is close to
 change rooms.
- New cricket training nets to provide for four club and one community pitches. The location of the cricket training nets should consider the Cricket Victoria guidelines that supports a north/south orientation that is close to the sports pavilion.
- Upgrade the sports field, when required for renewal. Scope of works include levelling, drainage, grassing and an additional pitch on the turf.
- New sports field lighting (retaining competition standard level), when required for renewal.
- Retrofit pavilion to provide a welcoming and inviting place for players and supporters.
 This includes upgrades to make the facility

universal and female friendly in design. Review the old Pioneer administration section of the building to see whether this can be refurbished to provide additional change rooms to support women's Australian Rules football.

- Family and social recreation space including play spaces and shaded grassed areas.
- Improving the section of the Bendigo Creek along the reserve to provide an ecological and art space that engages people with the trail and has a connection to the family and social recreation spaces within the reserve.

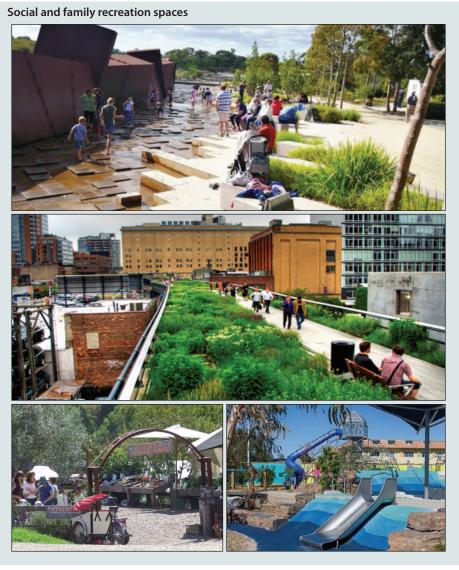
There are development opportunities beyond the proposed Golden Square Recreation Reserve:

 Backhaus Oval is required for community sport, but currently owned by the Diocese and would need to be purchased by the City of Greater Bendigo.



Story Board



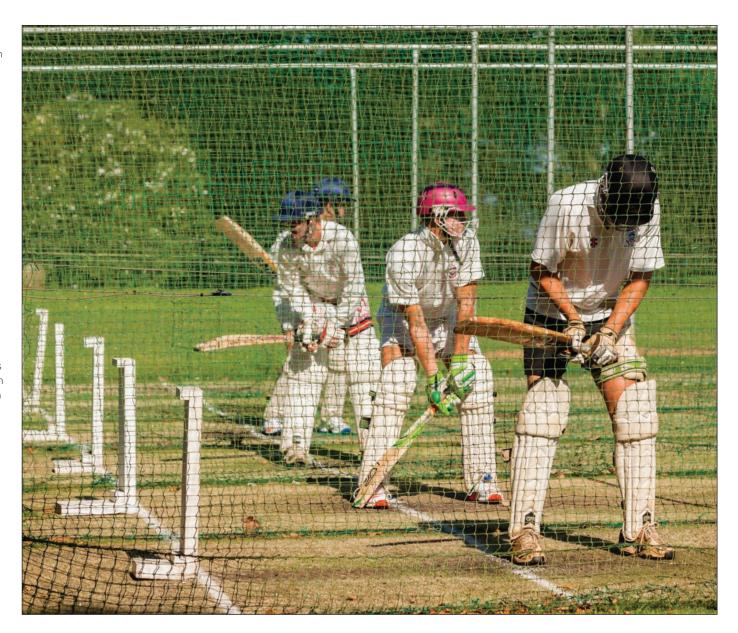


Five Development Options

The project proposes five options for the Golden Square Swimming Pool and Golden Square Bowls and Croquet site.

Option 1: If the Golden Square Swimming Pool is retained and the Golden Square Bowls and Croquet Club is relocated

- Upgrade the change rooms and entry and provide a different fencing treatment that softens the boundary between the sports reserve and Bendigo Creek trail.
- Relocate the Golden Square Bowls and Croquet Club to an alternative site and provide two new lit netball courts and new cricket training nets.
- The upgraded changerooms on the pool site should also provide for the change room requirements of netball and storage requirements for cricket equipment. There is an opportunity to develop the change room building with a community café and garden with an interface to the Bendigo Creek Trail.
- The remaining of the site should be developed as a family and social recreation space with play space and shaded grassed areas.



GOLDEN SQUARE RESERVE

Option 1 - Master Plan May 2019



OBJECTIVES

- Retrofit pavilion to provide a welcoming and inviting place for players and supporters. This includes upgrades to make the facility universal and female friendly in design. Review the old Pioneer administration section of the building to see whether this can be refurbished to provide additional change rooms to support women's Australian Rules football.
- (2) Convert old netball court site to car parking.
- 3 Soften boundary between sports reserve and Wade Street. Consider alternative fencing treatment, introduce planting and informal seating areas.
- Upgrade the sports field, when required for renewal. Scope of works include levelling, drainage, grassing and an additional pitch on the turf. Upgrade sports field lighting (to competition standards), when required for renewal.
- (5) Install alternate fencing treatment to soften boundary between sports reserve and Bendigo Creek Trail.
- Platforms with planting and social spaces to extend over the Bendigo Creek. To provide historic information and rest areas along the Bendigo Creek Trail.
- Provide community building with café and open paved seating area with interface to the play space and Bendigo Creek Trail.
- Develop swimming pool change rooms to provide for the requirements of netball and storage of cricket equipment.
- Relocate the Golden Square Bowls and Croquet Club to an alternative site.
- 10 Two netball courts to competition standards.
- New cricket training nets to provide for club and community pitches.
- 3 Shaded play space with a variety of equipment for all ages play.
- (3) Sheltered social space with seating, BBQ's and cycle stands to provide interface between play space, open grass lawn and Bendigo Creek Trail.
- Open grass lawn with informal shaded seating areas.
- (3) Connecting path between Wade Street and sports oval, including sheltered social space.
- Raised grass mound with informal seating and views over sports oval.
- Access around oval to be maintained.
- (18) Acquire Backhaus Reserve, upgrade sports field and courts.
- Consider storm water treatment, retention and reuse to protect nearby facilities and sports infrastructure throughout the reserve.

PLA'CE





Option 2: If the Golden Square Swimming Pool is replaced

- Provide two new lit netball courts, new cricket training nets and change rooms with storage for cricket equipment.
- There is an opportunity to develop the change room building with a community café and garden with an interface to the Bendigo Creek Trail. The building should also provide for the Bowling Club requirement.
- The remaining of the site should provide a grassed community event space with play space and shaded grassed areas.
- The space is to engage directly with the Bendigo Creek and celebrate the history of the Golden Square Swimming Pool.
- Upgrade one of the bowling greens to a synthetic green and relocate the Croquet Club to an alternative site. The Bowls Club is private land and works on their land would be a decision for the Club.



GOLDEN SQUARE RESERVE

Option 2 - Master Plan May 2019



PLA'CE



OBJECTIVES

- Retrofit pavilion to provide a welcoming and inviting place for players and supporters. This includes upgrades to make the facility universal and female friendly in design. Review the old Pioneer administration section of the building to see whether this can be refurbished to provide additional change rooms to support women's Australian Rules football.
- Convert old netball court site to car parking.
- 3 Soften boundary between sports reserve and Wade Street. Consider alternative fencing treatment, introduce planting and informal seating areas.
- Upgrade the sports field, when required for renewal. Scope of works include levelling, drainage, grassing and an additional pitch on the turf. Upgrade sports field lighting (to competition standards), when required for renewal
- Install alternate fencing treatment to soften boundary between sports reserve and Bendigo Creek Trail.
- Platforms with planting and social spaces to extend over the Bendigo Creek. To provide historic information and rest areas along the Bendigo Creek Trail.
- Sheltered social space with seating, BBQ's and cycle stands to provide interface between community events space and Bendigo Creek Trail.
- Replace Golden Square Swimming Pool with open community events space including open lawn, informal seating, community garden and sheltered performance area.
- Provide community building with cafe and open paved seating area with interface to the community events space and Bendigo Creek Trail.
- Develop sports building to provide for the requirements of netball, bowls club and storage of cricket equipment.
- Paved connection between sports building, netball courts and cricket
- 12 Two netball courts to competition standards.
- New cricket training nets to provide for club and community pitches.
- 14) Play space with a variety of equipment for all ages play.
- Sheltered social space with seating, BBQ's and cycle stands to provide interface between play space and grass mound.
- Raised grass mound with informal seating and views over sports oval.
- Extend connecting path between Wade Street and sports oval.
- (18) Upgraded synthetic Bowls Green.
- Retained Bowls Green,
- Relocate Croquet Club to an alternative site.
- Access around oval to be maintained.
- Acquire Backhaus Reserve, upgrade sports field and courts.
- (23) Consider storm water treatment, retention and reuse to protect nearby facilities and sports infrastructure throughout the reserve.

Option 3: If the Golden Square Swimming Pool is replaced and the Golden Square Bowls and Croquet Club are relocated

- Provide two new lit netball courts, new cricket training nets and change rooms with storage from cricket equipment.
- There is an opportunity to develop the change room building with a community café and garden with an interface to the Bendigo Creek Trail.
- The remaining of the site should provide a grassed community event space with play space, free form multisport activity space and shaded grassed areas. Consider a water play concept as part of the play space area.
- Relocate the Golden Square Bowls and Croquet Club to an alternative site.
- The space is to engage directly with the Bendigo Creek and celebrate the history of the Golden Square Swimming Pool and Golden Square Bowls and Croquet Club.



GOLDEN SQUARE RESERVE

Option 3 - Master Plan







OBJECTIVES

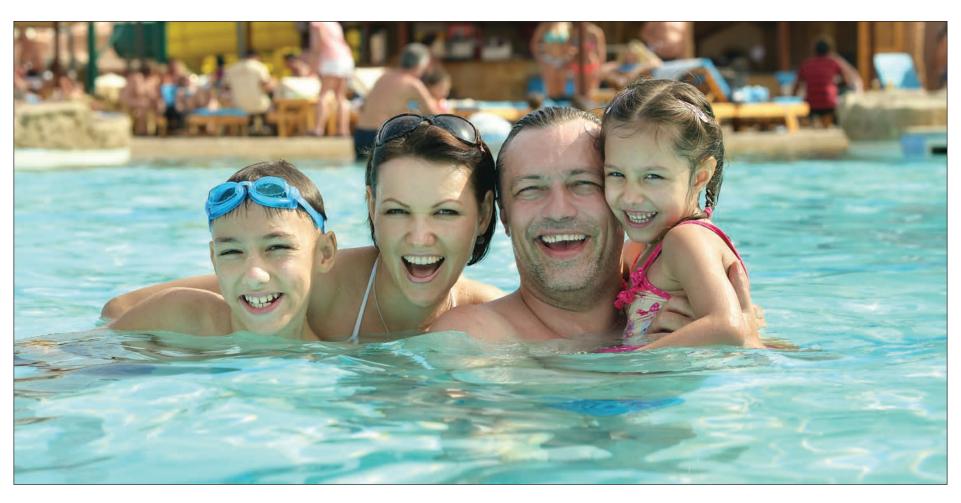
- Retrofit pavilion to provide a welcoming and inviting place for players and supporters. This includes upgrades to make the facility universal and female friendly in design. Review the old Pioneer administration section of the building to see whether this can be refurbished to provide additional change rooms to support women's Australian Rules football.
- Convert old netball court site to car parking.
- 3 Soften boundary between sports reserve and Wade Street. Consider alternative fencing treatment, introduce planting and informal seating areas.
- Upgrade the sports field, when required for renewal. Scope of works include levelling, drainage, grassing and an additional pitch on the turf. Upgrade sports field lighting (to competition standards), when required for renewal.
- Install alternate fencing treatment to soften boundary between sports reserve and Bendigo Creek Trail.
- Platforms with planting and social spaces to extend over the Bendigo Creek. To provide historic information and rest areas along the Bendigo Creek Trail.
- Sheltered social space with seating, BBQ's and cycle stands to provide interface between community events space and Bendigo Creek Trail.
- Replace Golden Square Swimming Pool with open community events space including open lawn, informal seating, community garden and sheltered performance area.
- Provide community building with café and open paved seating area with interface to the community events space and Bendigo Creek Trail.
- Develop sports building to provide for the requirements of netball and storage of cricket equipment.
- Paved connection between sports building, netball courts and cricket nets.
- 12 Two netball courts to competition standards.
- New cricket training nets to provide for club and community pitches.
- Multi-sport activity space including basketball half court, climbing wall and parkour/bouldering elements.
- Adventure water play zone with zero depth splash area, sprayers, buckets, towers and slides.
- (16) Play space with a variety of equipment for all ages play.
- Sheltered social space with seating, BBQ's and cycle stands to provide interface between play space, multi-sport activity space and grass mound.
- Raised grass mound with informal seating and views over sports oval.
- (9) Connecting path network between Wade Street, activity areas and sports oval.
- Access around oval to be maintained.
- Acquire Backhaus Reserve, upgrade sports field and courts.
- Consider storm water treatment, retention and reuse to protect nearby facilities and sports infrastructure throughout the reserve.

Option 4: Develop Backhaus Oval Reserve as the main senior sports facilities

- This would require significant investment in a new sports pavilion, upgrade of sports oval and lighting, new netball courts and new cricket nets.
- Golden Square Recreation Reserve would still be required as a secondary site for organised sport, including for junior sport.

Option 5: Do nothing

- Work within the existing confines of the Reserve, upgrading facilities where possible, but not including additional facilities.
- The key challenges being faced by key stakeholders will continue.



COMMUNITY SURVEY

You're invited to participate in this important stage of the process by providing your feedback. This survey closes on 17 June 2020 We want to know what your preferred development option is and why. Please submit online via the City of Greater Bendigo's Your Say page www.bendigo.vic.gov.au/Your-Say or return a hard copy to -Privacy Statement - The information collected from this survey will only be used for the purpose of City of Greater Bendigo, Attention: Coordinator Strategy and Policy, PO Box 733, Bendigo, VIC 3552 reviewing the development options for the Golden Square Recreation Reserve Master Plan. From looking at the development options for the proposed Golden Square Recreation Reserve Mas-**Q5.** What would you change in Development Option 1 and why? (Please tick only 3) ter Plan, please respond to the following questions: Q1. Do you agree with the Vision for Golden Square Recreation Reserve? Soften fencing treatment along Wade Street □ Upgrade sports field□ (Tick only one response): Soften fencing treatment along Bendigo Creek Trail Planting a social space along Bendigo Creek Trail Q2. If you selected no, what would you change? Community café building....... Develop swimming pool change rooms........ Relocate bowls clubs to an alternative site.... **Q3.** Overall, how would you rate Development Option 1? (Tick only one response): New cricket training nets......□ New play space......□ Very Poor _____ Poor ____ .. 🗆 . 🗆 Connecting path through reserve□ Raised grass mound with informal seating□ Excellent **Q4.** What do you like about Development Option 1? (Please tick only 3) Storm water treatment, retention and reuse Improves access through the reserve.......□ Provides social and family recreation activities □ Other (Please specify) Provides for sports needs Why? Improves play opportunities Other (Please specify)

Q6.	Overall, how would you rate Development Option 2? (Tick only one response):		Raised grass mound with informal seating \Box Connecting path through reserve \Box
	Very Poor □ Poor		Upgrade synthetic bowls green□ Retain bowls green□
	Neutral		Relocate croquet club to alternative site \square Access around oval maintained
	Excellent		Acquire and upgrade Backhaus Reserve \Box Storm water treatment, retention and reuse \Box
			Other (Please specify)
Q7.	What do you <u>like</u> about Development Option 2? (Please tick only 3)		
	Improves access through the reserve		
	Provides for sports needs \square Provides for bowls clubs needs \square		Why (Please specify)
	Replaces swimming pool with café, open events, space and community garden		
	Other (Please specify)	Q9.	Overall, how would you rate Development Option 3? (Tick only one response):
			Very Poor
			Neutral Good
Q8.	What would you <u>change</u> in Development Option 2 and why? (Please tick only 3)		Excellent
	Retrofit pavilion		
	Soften fencing treatment along Wade Street \Box Upgrade sports field \Box	Q10.	. What do you <u>like</u> about Development Option 3? (Please tick only 3)
	Soften fencing treatment along Bendigo Creek Trail		Improves access through the reserve
	Planting a social space along Bendigo Creek Trail		Provides for sports needs \square Provides for bowls clubs needs \square
	New picnic and BBQ area along Bendigo Creek Trail		Replaces swimming pool with café, open events space and community garden \square
	Replace swimming pool with café, open events, space and community garden \Box		Improves use of Bendigo Creek Trail
	Develop sports building for netball, bowls and cricket		Other (Please specify)
	Two new netball courts		
	New play space □ New picnic and BBQ area within reserve□		

1.	What would you <u>change</u> in Development Option 3 and why? (Please tick only 3)	Q1	12. Overall, how would you rate Development Option 4? (Tick only one response):			
	Retrofit pavilion		Very Poor			
	Soften fencing treatment along Wade Street \Box		Neutral Good			
	Soften fencing treatment along Bendigo Creek Trail $\hfill\Box$		Excellent			
	Planting a social space along Bendigo Creek Trail					
	New picnic and BBQ area along Bendigo Creek Trail $\hfill\Box$	Q1	13. What do you <u>like</u> about Development Option 4?			
	Replace swimming pool with café, open events space and community garden $\ \ \ \ \ \ \ \ \ \ \ \ \ $					
	Develop community building with café and seating $\hfill\Box$	014				
	Develop building for netball and cricket \Box Two new netball courts		14. Please provide any other comments about Development Option 4?			
	Connecting path between building, courts and nets					
	New cricket training nets space	015	. Overall, how would you rate Development Option 5? (Tick only one response):			
	New adventure water play	Qı	, , , , , , , , , , , , , , , , , , , ,			
	New picnic and BBQ area within reserve□ Raised grass mound with informal seating□		Very Poor			
	Connecting path through reserve		Neutral			
	Acquire and upgrade Backhaus Reserve Storm water treatment, retention and reuse \Box		Excellent			
	Other (Please specify)		Q16. What do you <u>like</u> about Development Option 5?			
	Why (Please specify)					
			17. Please provide any other comments about Development Option 5?			

Q18.	Please rank development options. 1 being most preferred to 5 being least preferred?		d? Q22	. Please specify the language(s) spoken at home.		
	Development option 1 ranking			English	Greek	
	Development option 2 ranking			Mandarin	Arabic	
	Development option 3 ranking			Punjabi	ltalian	
	Development option 4 ranking			Vietnamese	Macedonian	
	Development option 5 ranking			Cantonese	Hindi	
				Spanish		
Q19.	Do you have any other comments			Other (Please specify)		
			Q23	3. Are you Aboriginal and/or Torres Strain	t Islander origin?	
				Yes - Aboriginal	Yes - Torres Strait Islander	
The f	ollowing questions are for us to un	derstand more about you.		Yes – Aboriginal and Torres Strait Islander	No	
Q20.	What is your gender?			Prefer not to say		
	Male	Female				
	Prefer not to specify	I identify as (Please specify)	Q24	I. What is your postcode?		
				Golden Square	Kangaroo Flat	
Q21.	Which age group are you in?			Bendigo	Long Gully	
	10 years and under			Golden Gully	Maiden Gully	
	11 to 19 years	50 to 59 years		Eaglehawk		
	20 to 29 years			Other (Please specify)		
	30 to 39 years					
	Prefer not to say					

If you are under 16 years of age, please make sure you let your guardian or parent know you are completing this survey.

