



Plan of Management Eridge Park



Adopted __ January 2008

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Plan of Management

Eridge Park

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EXECUTIVE SUMMARY

This Plan of Management provides the framework for managing Eridge Park. The Public Reserve has been identified by Wingecarribee Shire Council as having a high recreation value for the community, user groups and provides an area of usable open space within an urban environment.

The Plan of Management aims to satisfy the requirements of the Local Government Act (1993) and the Local Government Amendment (Community Land Management) Act 1998. It takes a value – based approach to land planning and management, identifying the Park's key values, role and purpose.

This Plan of Management carries over from the previous Plan of Management adopted in May 2005, as part of the process of preparing this Plan of Management, extensive community consultation has been carried out. User Group Consultation workshops and meetings with key stakeholders, have been carried out during the preparation of this Plan of Management.

As part of the process of preparing this Plan of Management, extensive community consultation has been carried out. Including community workshops, user group consultation, meetings with key stakeholders. This community consultation process has identified a number of values that fall into the broad categories of:

- Recreation
- Social / Cultural
- Access / Visual

The values and subsequent issues raised at the workshops have been addressed within the action plan. A set of core objectives, as determined by the Local Government Act (1993), have been addressed within the action Plan.

A Master Plan for Eridge Park has been developed in conjunction with this Plan of Management. The Master Plan is based on the values identified for the Reserve and the key actions.



Photo 1 - Main Entrance to Eridge Park

1.0 INTRODUCTION

1.1 Location and Area Description

Eridge Park consists of two parcels of land, the largest parcel commonly known as Eridge Park, while the second parcel is known as the roadside Reserve located on the corner of Moss Vale Road and Eridge Park Road, Burradoo. This Plan of Management will outline the issues and values of this site, and include the development and management actions of the land for community purposes, over the life of this plan.

The Reserve is located in Burradoo, at the corner of Moss Vale Road and Eridge Park Road, (refer to Figure 1 & 2). The Reserve is bounded by Moss Vale Road to the east, Eridge Park Road to the south and residential properties to the north. Eridge Park is segmented by Eridge Park Road with the sporting complex situated to the north of Eridge Park Road and a green fill area to the south of Eridge Park Road.

Eridge Park is a well utilised sporting complex, containing cricket, rugby, netball cycling and touch football facilities. The current access to the site is from Wirreanda Road. The Eridge Park roadside Reserve is located on the southern side of Eridge Park Road, the Reserve is predominantly a green fill area with several mulched beds of specimen trees.

Eridge Park is one of Wingecarribee Shire Council's highest profile Reserves in terms of its Sporting and Recreational uses and Open Space. The Reserve has been classified by Council as a Regional Sporting Complex within the Wingecarribee Shire.

The catchment area is made up of a variety of different land uses including residential areas, business areas special purpose such as schools and community land.



Figure 1 – Location Map



Figure 2 –Park Location

1.2 Background Information

The Reserve is characterised by extensive areas of open space used for mainly competitive sports and active and passive recreation. The Reserve is segmented into four discreet sporting codes, Netball, Cricket, Cycling and Rugby Union with Touch football coexisting on the Rugby Union and Cricket fields.

Eridge Park consists of a wide variety of exotic trees and shrubs of widely differing ages, which dominate the perimeter of the Reserve. The only usable access point to Eridge Park sporting complex is via Wirreanda Road off Elizabeth Street. The Reserve was officially named by Wingecarribee Shire Council together with the Geographical Naming Board in March 1975.

Eridge Park has been used by the general public for passive and casual recreation, together with a number of sporting organisations for competition. The Reserve is currently used for Netball, Cricket, Rugby Union, Touch Football and Cycling competitions, however the Velodrome is currently used by the Cycling Club for training only due to the current condition of the Velodrome surface.

Eridge Park consist of a single storey amenities building used by the Netball Association located at the western side of the Reserve and a two storey amenities building used by the Rugby Union Club on the eastern side of the Reserve. There are two picnic tables located adjacent to the Cricket field and an asphalt velodrome at the north western corner of the Reserve.

A pumping station is located on the northern side of the Reserve for the sewage services for both amenities buildings, the Cricket field consists of a synthetic pitch with the Netball area consisting of four concrete courts and six grass courts. Both the Rugby Union and the netball courts are lit with floodlights.

A Leisure Centre is currently being developed by Council to be located on the south western end of Eridge Park. The inclusion of this facility will have an effect of reducing available recreational area, however this facility would be able to offer a supportive role to the existing sporting codes, while allowing the site to be recognised as a district sporting complex.

The Reserve is accessed via informal roads and car parking is scattered along the road shoulder and randomly on the open space. The site consists of a number of open stormwater channels.

Eridge Park provides a focus for competitive sports in a number of major sporting codes. The layout of the Reserve is such as to accommodate both team sport and the need for passive users. Eridge Park is also used for sports by a number of local schools during the weekdays.

1.3 History of the Area

There is little documented information available relating to Eridge Park, thus a number of assumptions were made in an attempt to piece together the history of the site. The origin of Eridge Park dates back more than 125 years.

Historical records (*The Bowral Free Press, 21 January 1888*) indicate that one of the earliest people to establish a residence in Burradoo District was Sir Robert Lucas Tooth of the Brewery Company, Tooth & Co.

Robert Lucas Tooth purchased the property familiarly known as Eridge Park in 1880, the property comprised of a total area of 320 acres. The property was developed in such a way to produce the very best artistic effect. The house floors and outer walls were produced from malt bins that were used to transport malt from England for the brewery, the outer grounds were developed to produce a gentleman's park.

The Eridge Park "Homestead" was developed to resemble a portion of the English country side, the landscape consisted of hedges, ornamental trees, fruit trees, well groomed flower beds livestock ranging from ducks, turkeys and white swans (which Mr. Tooth imported from England) roaming freely to ponies grazing by the stables. Drainage lines and irrigation systems was introduced into the outer grounds with the desire of producing a high quality recreation area.

Newspaper articles indicate that Eridge Park was used for casual and competitive sporting events from casual games of Cricket and Tennis between friends and families to competitive events held at the Homestead grounds. The Eridge Park grounds consisted of a number of sporting venues which included a Cricket ground, artificial like Tennis courts and a coursing track, where in 1884, the Berrima District Coursing Club meeting were held at Eridge Park, and events included The Brewery Plate, Sutton Forest Stakes, and Berrima District Club Cup.

An assumption is made at this point that Eridge Park (as known today) was part of Sir Robert Lucas Tooth Homestead, when the area was subdivided in 1937 a portion of land remained as a Public Reserve dedicated to competitive sporting events and retained the name Eridge Park, however the name of the Reserve was officially registered in March 1975.

1.4 Definition of a Plan of Management

The Local Government Act 1993, as amended and the Local Government Amendment (Community Land Management) Act 1998 requires that all public land owned by Council be classified as either Community Land or Operational Land. Generally speaking, Community Land refers to any property which is retained for use by the general public, whilst Operational Land need not be retained for public use. Local Government must prepare a plan of management for all Community Land, this is to ensure that an endorsed framework guides the operation and development of these community resources.

Plans of Management are public documents, and as such require stakeholders to be involved in their formation. A process of research and community consultation provides opportunities for community participation and involvement, establishing a sense of ownership in stakeholders and contributing to the ongoing success of the plans.

Until a Plan of Management for Community Land is adopted, the nature and use of the land cannot be changed and Council cannot carry out new development or improvements to the land.

Plans of Management assist Council to budget and source funds for the future maintenance, improvement and development of community land. Each plan provides Council with a current survey of its resources, a guideline for expenditure and plans for the development of the site.

This Plan of Management has been prepared in order to achieve a balanced, responsible and sustainable use of the land and to ensure that it addresses the needs of local user groups and the broader community. It identifies appropriate outcomes for Eridge Park and provides a way of achieving these outcomes through a series of clear management objectives and supporting strategies and actions.

This Plan of Management, supersedes any other Plan of Management prepared for this site.

1.5 Purpose of this Plan of Management

This Plan of Management has been prepared by Wingecarribee Shire Council under the provisions of the Local Government Act 1993, as amended which requires Councils to prepare Plans of Management for all land under Council ownership or control classified as Community Land.

This Plan of Management aims to provide a clear, concise and practical framework for the management of Eridge Park. It aims to be performance oriented in order to contribute towards Council achieving its strategic goals, vision, mission and strategic outcomes. As a means of achieving these aims, the Plan uses a values-based approach to land planning and management. This approach facilitates strategies which will protect and enhance values, whilst identifying the issues which may pose a threat to these values. It ensures the longer-term objectives of sustainable management.

The primary purpose of this Plan is to provide the community, users and Wingecarribee Shire Council with a clear statement on the future use and management of Eridge Park. The efficient and appropriate management of this land is essential if its value to the community is to be maintained and enhanced.

The plan of management will be consistent with Council's other policies and plans, ensuring a strategic vision and approach to open space across the Wingecarribee LGA.

The plan will comply with the Local Government Act 1993, as amended and the Local Government Amendment (Community Land Management) Act 1998 and other relevant legislation in relation to the preparation of plans of management.

This Plan of Management will cover the development and management actions of the land for community purposes, over the life of this plan. An annual review of this Plan of Management will be performed and documented.

1.6 Land Ownership and Planning Context

1.6.1 Land Ownership

The area of land known as Eridge Park is shown in the aerial photo below. It is identified as being Part Lot 1, Deposition Plan 83003 and Lot 1, Deposition Plan 239706.



Photo 2 – Aerial photo of Eridge Park

The land covered by this Plan shown in Figure 3 below is owned by Wingecarribee Shire Council, the boundary of Eridge Park is represented on the plan by the red line. The Reserve is made up of two parcels of land divided by Eridge Park Road. The Reserve is represented by the area in green.

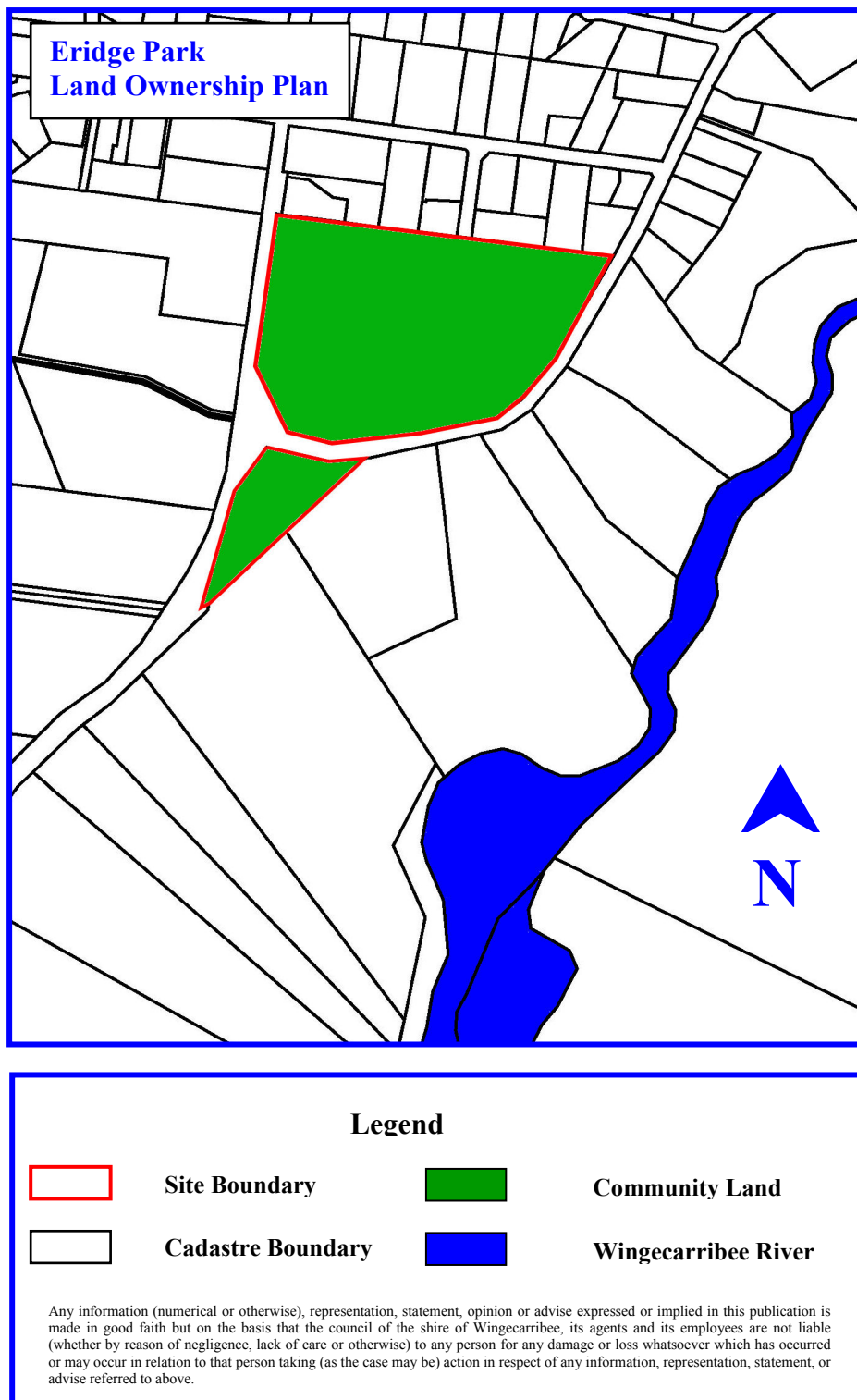


Figure 3 –Land ownership covered by the Eridge Park Plan of Management

Figures 4 and 5 below shows the dedication of land to Council as a Public Reserve and Community Land (DP No. 83003 was dedicated in February 1937 and DP No. 239706 was dedicated in August 1970).

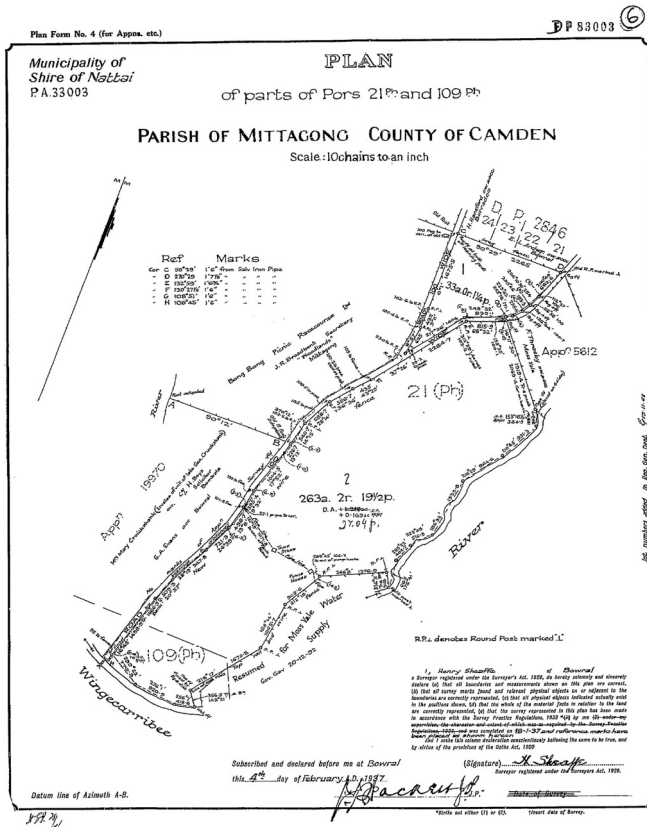


Figure 4 - Subdivision plan for DP 83003 dedicated 4th February 1937

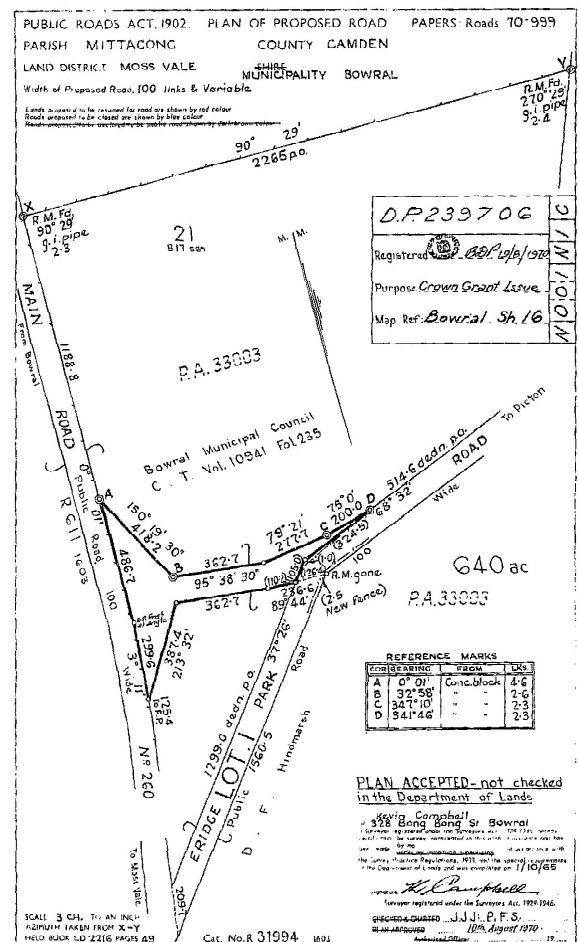


Figure 5 - Subdivision plan for DP 239706 dedicated 10th August 1970

1.6.2 Zoning Plan

Eridge Park is classified 6(a) Open Space Existing in the Wingecarribee LEP 1989. Eridge Park consists of a total area of 17,742.5m², which is made up of 12,091.9m² for DP 83003 and 5,650.6m² for DP 239706 (road closure). A plan from Councils LEP appears below, showing the zoning of the site and surrounding areas.

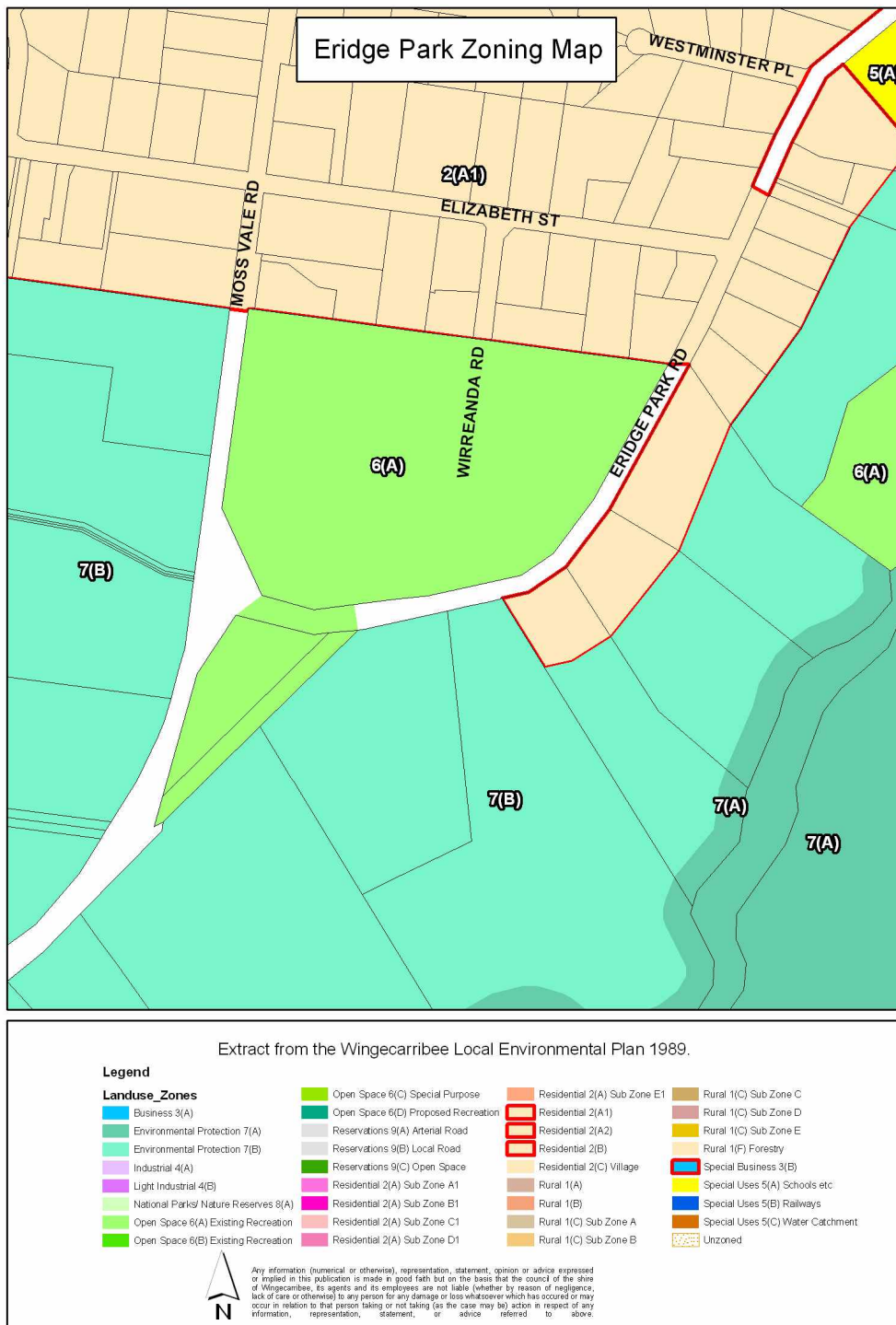


Figure 6 – Zoning Plan of Eridge Park and surrounding land

2.0 SITE ANALYSIS

2.1 *Current Facilities and Condition*

Eridge Park is a major sporting oval, which is used for both competitive sports, as well as active and passive recreation. The sporting fields are used for summer and winter competitions.

The site consists of:

- A two story amenities/club house used by the Rugby Union Club;
- An amenities/canteen building used by the Netball Association;
- An external asphalt Velodrome;
- 6 floodlight towers each with 2x 2000w halogen lights (used for the Union fields);
- 2 floodlight towers each with 3x 2000w halogen lights (used for the Netball courts);
- A sewer pump out station;
- A combination of sealed and unsealed access roads;
- A scoreboard structure;
- Minimum amount of landscaping, consisting of scatted trees and shrubs throughout the site and along the boundary of the Reserve;
- A variety of crowd control fences;
- Four concrete Netball courts;
- Six grass Netball courts;
- Two picnic table settings;
- Synthetic Cricket pitch;
- Two Rugby Union fields;
- Cricket field/Touch Football fields; and
- One access point to the Reserve via Wirreanda Road.

Figure 7 shows a site plan of the Reserve.

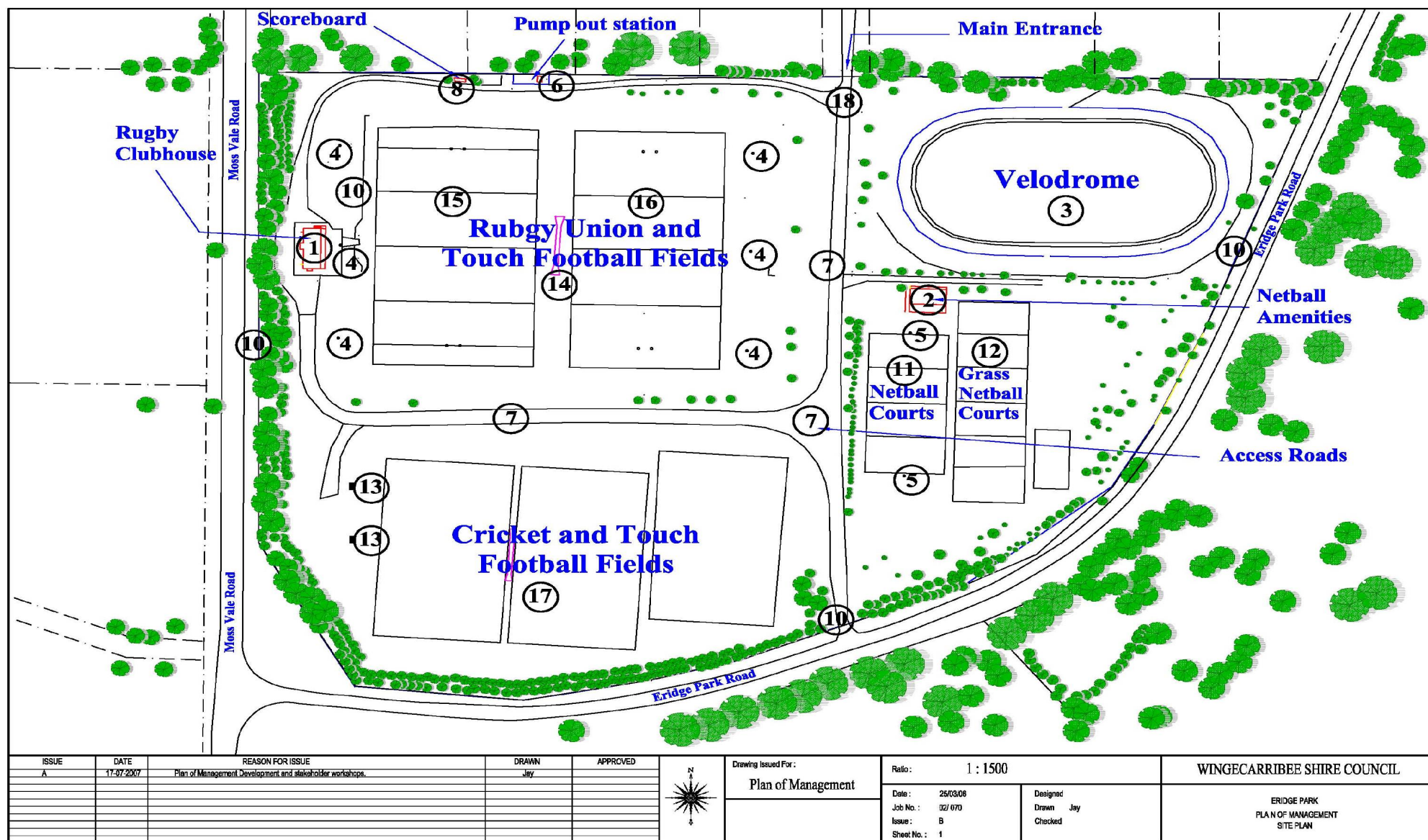


Figure 7 – Site Plan

The following table describes existing areas, current uses, and the condition of the infrastructure within the Reserve. Refer to the site plan in figure 7 for the location of these facilities.

Table 1 Existing facility condition assessment

Site Location	Area Description	Current Facility	Condition
1	Amenities/clubhouse	An amenities building with a second storey clubhouse added several years after the initial building work, primarily used by the Rugby Union Club for storage/change rooms, canteen & meetings.	Fair
2	Amenities/canteen building	An amenities/canteen facility primarily used by the Netball Association for storage/change rooms & canteen use	Fair
3	External asphalt Velodrome	An asphalt surfaced velodrome with grass centre & safety railing, constructed in the early 1980's.	Poor
4	6 floodlight towers	Metal floodlight towers each with 2x 2000w halogen lights (used for the Rugby Union fields).	Fair
5	2 floodlight towers	Metal floodlight towers each with 3x 2000w halogen lights (used for the Netball courts).	Fair
6	A sewer pump out station	A brick pump out station for both amenities building, with 1.8 m security fence.	Good
7	Site access roads	A combination of sealed & unsealed access roads throughout the site, used by emergency & maintenance vehicles as well as competitors and spectators.	Poor
8	Scoreboard structure	A brick and timber scoreboard structure used by the Rugby Union Club.	Poor
9	Site landscaping	Minimum amount of landscaping, consisting of scattered trees and shrubs throughout the site and along the boundary of the Reserve	Fair
10	A variety of crowd control and boundary fences	A 1.0m high fence of alternative materials such as cyclone wire, koppers logs & steel tubing in a number of locations.	Poor

Site Location	Area Description	Current Facility	Condition
11	Four concrete Netball courts	Concrete courts with added sections orientated east / west.	Poor
12	Six grass Netball courts	Grassed Netball courts.	Poor
13	Two picnic table settings	Picnic setting located adjacent to Cricket field.	Fair
14	Synthetic Cricket Pitch	Concrete based synthetic Cricket pitch.	Fair
15	Rugby Union field No.1	Grounds used by the Rugby Union Club & Touch Football Association.	Excellent
16	Rugby Union field No.1	Grounds used by the Rugby Union Club & Touch Football Association.	Fair
17	Cricket field/Touch Football fields	Grounds used by a casual Cricket Club & Touch Football Association.	Poor
18	One access point to the Reserve via Wirreanda Road	One entrance point to the sporting complex for all users.	Poor

Interpretation of building/site condition

Excellent *these assets are in 'as new' condition and require little maintenance or upgrade.*
Good *these assets are well maintained for their age but require on-going maintenance.*
Fair *these assets are suitable for their current use but need repairs, renovations or upgrade.*
Poor *these assets are in poor condition and require maintenance to make them servicable.*



Photo 3 - Existing Netball Courts



Photo 4 – Existing Velodrome facility

2.2 Users and Facilities

In September 2004, Council adopted a report detailing Wingecarribee Open Space, Recreation, Cultural and Community Facilities Needs Study prepared by Parsons Brinckerhoff. The study identified the need for improved sporting facilities as well as the concept of a “Home” for particular sports. This Plan of Management and the accompanying Master Plan supports the concept that Eridge Park becomes the ‘Home’ of Rugby Union, Netball and Cycling.

Eridge Park will also consist of a multi-purpose Leisure Centre which will be located on the south western end of the Reserve. The Leisure Centre is proposed to consist of a 50m heated indoor pool, program pool, multi-purpose sports courts, gymnasium and associated infrastructure.

With the inclusion of the Leisure Centre, Eridge Park will become a District Facility with users ranging from organised sporting clubs, social sporting clubs, schools and local residents living within the surrounding area of the site, residents and community groups throughout the Shire and visitors/community groups/sporting clubs from outside of the area (throughout the NSW basin). The open space and associated facilities will cater for both active and passive recreation. The users of the sporting complex will be only organised competitors such as schools and sporting clubs for competition and training. The Reserve will also cater for casual or informal users such as ball games, cycling etc.

The provision, accessibility and quality of open space is one factor that guides and influences people’s choice in participating in recreational activities. Eridge Park provides a variety of structured and unstructured recreation opportunities. Councils aim is to promote a healthy and progressive lifestyle for the community of Wingecarribee by fostering and providing sporting and recreational services for the people of the region.

Components of the masterplan may not occur for some years depending on funding. This Plan of Management recommends staging of the works, however the staging is dependent on availability of funding, demand and use of the facilities and review of the needs assessment for the community and user groups of the Reserve.



Photo 5 – Existing Rugby Union Field No. 1

2.3 Access and Circulation

In accordance with Council's obligation to ensure equality, the Reserve and its facilities will be accessible to all members of the community, regardless of age, sex, socio-economic status or mobility.

Entrances

Eridge Park is serviced by Moss Vale Road and Eridge Park Road, which constitutes the boundaries on the eastern and western sides of the Reserve. Eridge Park only has one formal entrance point to the Reserve, which is via Wirreanda Road off Elizabeth Street. All users including maintenance and emergency vehicles as well as pedestrians are only able to access the Reserve via the main gate off Wirreanda Road.

Once the Leisure Centre construction has been completed and the Leisure Centre is fully operational the main entrance to the Reserve will be via Eridge Park Road with the existing entrance off Wirreanda Road used only as a secondary entrance.

Pedestrian Access

Pedestrian access to Eridge Park is currently via the formal entrance gate off Wirreanda Road. The current situation provides movement through the site via sealed and unsealed access roads and informal pedestrian paths. The proposed masterplan will provide formal movement through the site for pedestrians, cyclists and other users. A shared cycleway which extends throughout the Reserve is shown on the masterplan. The design of the cycleway should be generous enough to accommodate a variety and number of users at any one time. The intention of the cycleway will be to accommodate off-road cycling competitions.

Disabled Access

The site does not currently provide adequate disabled access, the proposed masterplan will provide disabled users access to the site by either car or bus (parking spaces are reserved specifically for this user group). The design of the cycleway is to be in accordance with the Australian standards regarding 'Access and Egress'. As previously mentioned, the cycleway should be generous and suitably robust to accommodate a variety of users, simultaneously for example: wheelchairs, pedestrians, cyclists, and prams.

Vehicular Access

The Reserve currently provides movement through the site via sealed and unsealed access roads. The proposed masterplan will provide formal movement through the site via dedicated sealed access roads for all vehicles.

The site will provide car parking for 148 vehicles and a bus drop off zone within the proposed Leisure Centre complex. The proposed leisure Centre has an estimated 80 car parking spaces allocated. On major events these car parking facilities maybe used for overflow parking and visa versa.

All emergency and maintenance vehicles currently enter via Wirreanda Road and access different sections of Eridge Park via sealed and unsealed access roads. The proposed masterplan will provide appropriate and adequate access points to all required areas of the site and allow appropriate movement throughout the site. All vehicles will use either entrance depending on circumstances and needs.

2.4 Flora

Eridge Park was originally classified as Southern Highlands Shale Woodland. There is no remnant Vegetation on site, with all plantings predominantly exotic trees and conifers. There are several semi-mature native specimens on site.

The park features extensive plantings of conifers along the boundary lines. These include *Pinus radiata*, *Cupressus torulosa* and *XCupressocyparis leylandii*. The majority of the other plantings within the park consist of a wide variety of exotic tree specimens such as *Platanus orientalis*, *Quercus palustris*, *Fraxinus 'Raywood'* and *Ulmus parvifolia*.

The Masterplan includes substantial tree plantings to provide shade and highlight the aesthetic nature of the reserve. The landscape design will help minimise any spill over lighting from the sporting fields into surrounding residential dwellings



Photo 6 -Remnant *Eucalyptus macarthurii*

2.5 Fauna



Photo 7 - Two parrots resting in one of the *Radiata Pine* trees.

While no formal survey of fauna was carried out at Eridge Park for this Plan of Management a variety of different native birds were seen within the tree and larger shrubs, some of the bird population that frequents the area were found to be sulfur crested cockatoos; Galahs, pigeons; Magpies etc.

2.6 Topography and Soil

The Reserve has a gentle two meter fall in a westerly direction towards Eridge Park Road.

The soil profiles of the park has been highly disturbed when the sporting fields were created, with a lot of cut and fill construction used. There was also soil and fill imported onsite during the creation of the sporting surfaces.

The soil of the site is based on Wianemetta Group Shales and is termed a Kangaloon Soil and is taken from the Soil Landscape SCA mapping.

Wianemetta shales produce a rich, clayey soil often with poor drainage and water logging.



Photo 8 – View of the Park with the proposed Leisure Centre to be located on the south western corner.

2.7 Views and Vista



Photo 9 - View of the spectator area adjacent to the Rugby Union Field

Due to the nature of the topography, clear views exist across the site, the southern, eastern and western boundaries are bound by roadways with the northern side of the Reserve bounded by residential properties.

The Reserve is hidden from the external environment by heavily planted vegetation along the boundary of the Reserve. The implementation of the proposed landscape scheme will enhance the vista defined by the tree planting.

3.0 LEGISLATIVE AND STATUTORY REQUIREMENTS

This Plan of Management consists of Community Land and must therefore satisfy the:

- Local Government Act, 1993, as amended; and
- Local Government Amendment (Community Land Management) Act, 1998.

3.1 *Principles of Community Land Management*

Under legislative requirements of the Local Government Act 1993, as amended and the Local Government Amendment (Community Land Management) Act, 1998, s36 (a) – (n), Councils must prepare and adopt Plans of Management for all Community Land. A plan may apply to one or more areas of Community Land, providing all the Act's requirements are fulfilled.

The Act states that the Plan must identify the following:

- a The category of land;
- b The objectives and performance targets of the plan with respect to the land;
- c The means by which Council proposes to achieve the plan's objectives and performance targets;
- d The manner in which Council proposes to assess its performance with respect to the plan's objectives and performance targets.

As this is a Plan of Management that applies to just one area of community land it must also:

- a) include a description of:
 - i. The condition of the land, and of any buildings or other improvements as at the date of adoption of the Plan of Management; and
 - ii. The use of the land and any such buildings or improvements as at that date, and
- b) must:
 - i. Specify the purposes for which the land, and any such buildings or improvements, will be permitted to be used, and
 - ii. Specify the purposes for which any further development of the land will be permitted, whether under lease or licence or otherwise, and
 - iii. Describe the scale and intensity of any such permitted use or development.

3.2 Council Dealings with Community Land

- (a) Council has no power to sell, exchange or otherwise dispose of Community Land, except for the purpose of enabling that land to become, or to be added to, a Crown Reserve or land reserved or dedicated under the National Parks and Wildlife Act 1974;
- (b) Council may grant a lease or license on Community Land, but only in accordance with the Local Government Act 1993, as amended;
- (c) A Council may grant any other estate in Community Land to the extent permitted by the Local Government Act 1993, as amended

3.3 Leases or Licences on Community Land

3.3.1 Granting a Lease or Licence for Community Land

Leases and licences are a method of formalising the use of Community Land and facilities. Leases or licences can be held by groups such as sporting clubs, schools, commercial organisations or individuals providing facilities and/or services for public use.

The Local Government Act 1993, as amended allows Council to grant leases or licences over all or part of Community Land. The use of land under a lease or licence must be compatible with the Local Environment Plan or Council requirements and provide benefits and services or facilities for the users of the land. Terms and conditions of a lease should reflect the interests of Council and the public and ensure proper management and maintenance.

3.3.2 Conditions for Granting a Lease or Licence

The following conditions must be met when granting a lease or licence over Community Land:

- The lease or licence must not be granted for a period exceeding 21 years;
- A lease or licence for a period greater than five years may only be granted by tender, unless it is granted to a non-profit organisation; and
- The Plan of Management must expressly authorise a lease or licence.

Council must:

- Give public notice of the proposal;
- Exhibit notice of the proposal on the land to which the proposal relates;
- Give notice of the proposal to such persons who appear to own or occupy land adjoining the Community Land; and
- Give notice of the proposal to any other person (owner or occupier of land in the vicinity of the Community Land), if in the opinion of Council, the subject of the proposal is likely to form the primary focus of the person's enjoyment of Community Land.

3.3.3 Events Exempt from Lease or Licence

Casual Uses

Casual uses of a public reserve for events of no more than three consecutive days will not be required to arrange a formal lease or licence with Council, provided that:

- The activity is permissible under the objectives identified for that land category,
- No significant damage to the reserve is anticipated as a result of the proposed activity,
- There is no anticipated disruption to adjacent properties as a result of the activity or event,
- The use or occupation does not involve the erection of any permanent buildings or structures,
- There is no interference with other users,
- Council obtains proof of suitable insurances,
- The organisers, in consultation with Council, make arrangements for the provision of extra toilets, waste collection, traffic management, security, and any other requirements deemed necessary by Council.

3.4 Strategic Documents used in the Preparation of this Plan

The following Council documents have been used to assist and guide the strategic outcomes of this Plan, ensuring consistency in values, principles and policies:

- Wingecarribee Local Environmental Plan 1989;
- Wingecarribee Open Space, Recreation, Cultural and Community Facilities Needs Study, 2004;
- Wingecarribee Management Plan 2006 – 2009;
- Wingecarribee Corporate Strategy 2005 – 2009;
- Wingecarribee Shire Council Open Space and Recreation Facilities Section 94 contributions plans (July 1993);
- Wingecarribee Social Plan – 1999 – 2004;
- State of the Environment Report 2001-2002;

3.5 Other Relevant Legislation and Policies

The Plan must also be in accordance with the provisions contained within relevant legislation and policy guidelines refer to Section 9.2 for a complete listing.

4.0 LEGISLATION RELATING TO ERIDGE PARK

4.1 Councils role in managing Eridge Park

Eridge Park is classified as “Community Land”. All public land must be managed in accordance with the Local Government Act 1993, including the Local Government Amendment (Community Land Management) Act 1998. The Act requires that Councils must classify public land as “operational” or “community” and that Plans of Management must be prepared for Community Land. The ways in which Community Land can be used and managed are strictly governed in accordance with an adopted Plan of Management and any law permitting the use of the land for a specified purpose or otherwise regulating the use of the land.

4.2 Categories of Community Land

Community Land must be categorised in accordance with the Local Government Amendment (Community Land Management) Act 1998. A category describes the land and each category has a set of core objectives. All current and intended uses of the land must comply with the core objectives and the objectives are defined and addressed within the Action Plan (Section 9).

The Local Government (General) Regulation 1999 provides guidelines for each of the categories, as described below:

4.2.1 General Community Use

Land should be categorised as general community use if the land:

- May be made available for use for any purpose for which Community Land may be used, whether by the public at large or by specific sections of the public; and
- Is not required to be categorised as a natural area, or does not satisfy the guidelines for categorisation as a sportsground, a park or an area of cultural significance.

4.2.2 Park

Land that is, or is proposed to be, improved by landscaping, gardens or the provision of non-sporting equipment and facilities for use mainly for recreational, social, educational and cultural pursuits that do not unduly intrude on the peaceful enjoyment of the land by others.

4.2.3 Sportsground

Land is used or proposed to be used primarily for active recreation involving organised sports or the playing of outdoor games.

4.2.4 An Area of Cultural Significance

Land described as an area of Aboriginal, aesthetic, archaeological, historical, technical or research, or social significance.

4.2.5 Natural Area

Land which, whether or not in an undisturbed state, possesses a significant geological feature, geomorphological feature, landform, representative system or other natural feature or attribute that would be sufficient to further categorise the land as bushland, wetland, escarpment, watercourse or foreshore. Community Land that has been declared critical habitat or which is directly affected by a recovery plan or threat abatement plan under the Threatened Species Act 1995 or the Fisheries Management Act 1994 must be categorised as a natural area.

Natural Area: Bushland

Land that contains primarily native vegetation and that vegetation is:

- The natural vegetation or a remainder of the natural vegetation of that land; or
- Are still representative of the structure and/or floristics of the natural vegetation in the locality.

Natural area: Wetland

Land that includes marshes, mangroves, backwaters, billabongs, swamps, sedgelands, wet meadows or wet heathlands that form a water body that is inundated cyclically, intermittently or permanently with fresh, brackish or salt water, whether slow moving or stationery.

Natural area: Watercourse

Land described as:

- Any perennial or intermittent stream, flowing in a natural, artificially improved or rediverted channel; or
- Associated riparian land or vegetation, including land which is protected under the relevant legislation.

Natural area: Foreshore

Land that is situated on the water's edge and forms a transition zone between the aquatic and terrestrial environment.

Natural area: Escarpment

Land that includes features such as a long cliff-like ridge or rock and includes significant or unusual geological, geomorphological or scenic qualities.

4.3 Categorisation of Land within Eridge Park

The Local Government Act requires Community Land to be categorised.. A combination of categories may be used for the one parcel of land. Accordingly this Plan of Management has identified the following categories:

- General Community Use
- Park
- Sportsground

4.3.1 Land Categorisation

A Public Hearing on the categorisation of Eridge Park was held at Wingecarribee Shire Council's Theatre on Wednesday 3rd October 2007.

The notice of the Public Hearing was advertised in the Southern Highland News on 10th October and 17th October 2007. Micris Management Services were commissioned to chair the meeting. A subsequent report will be presented to Council to adopt the recommendations.

4.4 Core Objectives

The following Section outlines Council's objectives for the future management of Eridge Park, outlined here provide the basis for the strategies developed in this Plan of Management. These strategies combine the objectives as outlined in the Local Government Act, with those of the Council and the community.

The Local Government Act (1993) and the Local Government Amendment (Community Land Management) Act 198 establishes a set of core objectives for each category. These objectives are significant in ensuring any activities and uses of the site are consistent with the desired activities and uses for that category of land. Wingecarribee Shire Council has the responsibility to manage and develop the land in accordance with these core objectives.

4.4.1 General community use objectives

The core objectives for community land categorised for general community use are:

To promote, encourage and provide for the use of the land, and to provide facilities on the land, to meet the current and future needs of the local community and of the wider public:

- (a) In relation to public recreation and the physical, cultural, social and intellectual welfare or development of individual members of the public, and
- (b) In relation to purposes for which a lease, licence or other estate may be granted in respect of the land (other than the provision of public utilities and works associated with or ancillary to public utilities).

4.4.2 Park objectives

The core objectives for management of community land categorised as a park are:

- (a) To encourage, promote and facilitate recreational, cultural, social and educational pastimes and activities, and
- (b) To provide for passive recreational activities or pastimes and for the casual playing of games, and
- (c) To improve the land in such a way as to promote and facilitate its use to achieve the other core objectives for its management.

4.4.3 Sportsground objectives

The core objectives for management of community land categorised as a sportsground are:

- (a) To encourage, promote and facilitate recreational pursuits in the community involving organised and informal sporting activities and games, and
- (b) To ensure that such activities are managed having regard to any adverse impact on nearby residences.

4.5 Leases, Licences and Hiring

This Plan of Management expressly authorises the following activities, uses, leases and licences of the Eridge Park facilities:

Table 2 Lease and licences consent levels

Facility	Activity	Purpose	Agreement	Maximum Permissible Term	Advertise
Proposed Leisure Centre	Organised sport	Public recreation (playing of sport) and ancillary activities	Lease / licence agreement	21 years	Yes
Eridge Park – entire facility (current and in the future)	Organised sport	Public recreation (playing of sport) and ancillary activities	Lease / licence agreement	21 years	Yes
Rugby Union Fields, Club House and Amenities building	Organised sport	Public recreation (playing of sport) and ancillary activities	Lease / licence agreement	21 years	Yes
Netball Courts and current & proposed Amenities building	Organised sport	Public recreation (playing of sport) and ancillary activities	Lease / licence agreement	21 years	Yes
Velodrome and proposed amenities building	Organised sport	Public recreation (playing of sport)	Lease / licence agreement	21 years	Yes
Touch Football fields	Organised sport	Public recreation (playing of sport)	Lease / licence agreement	21 years	Yes
Cricket Field	Organised sport	Public recreation (playing of sport)	Lease / licence agreement	21 years	Yes

4.5.1 Hire Arrangements

This Plan of Management shall authorise short or long term hire of playing fields and facilities at Eridge Park, as long as they comply with Wingecarribee Shire Council Hire Agreement Policy. The terms and conditions of any hiring agreements must be negotiated and approved by Council.

4.6 Easements

This Plan of Management expressly authorises the granting of easements over the land for the purpose of providing pipes, conduit or other connections under the surface of the ground. This is limited to easements that connect premises adjoining community land to existing water, sewer, drainage or electricity facility of Council or other public utility provider that is situated on community land.

The granting of easements above, on or under the surface of community land or to land that is not community land is not within the authority of this Plan of Management. This includes but is not limited to:

- Piping to a natural watercourse,
- Piping to a facility through Community Land to a facility on land under private ownership,
- Private access, vehicular or pedestrian.

4.7 Authorised Development

In accordance with the Local Government Amendment (Community Land Management) Act 1998 the Plan of Management must expressly authorise any proposed developments on the land. This authorisation in a plan of management gives ‘in principle’ support for an activity to proceed to the development assessment stage. This plan does not grant consent. Any proposed developments that are consistent with the plan are still subject to the normal development consent processes of Council.

5.0 PREPARATION OF THIS PLAN OF MANAGEMENT

5.1 *The Planning Process*

The planning process for this Plan of Management is based on a number of principles. These are:

- Using community values as a basis for management;
- Adopting a consultative approach, incorporating input from stakeholders; including Council officers, government authorities and the local community to ensure the plan reflects the visions and values of all;
- Providing site specific analysis information to add value;
- Providing practical recommendations which are achievable in the short term;
- Incorporating the Master Plan.

The process undertaken to prepare this Plan of Management follows the guidelines as set out in “Public Land Management” – Department of Local Government, 2000.

5.2 *Community Consultation*

Wingecarribee Shire Council actively seeks the involvement of the community in the preparation of its Plans of Management to ensure the plans address community desires, values and needs and to ensure they comply with the Local Government Act, 1993, and the 1998 amendments. The main advantages of involving the community in the process are that it:

- Creates a sense of ownership with the Reserve;
- Taps into the large amount of local knowledge about the site; and
- Advises and keeps the community informed.

Community consultation is a vital component in the preparation of this Plan of Management as well as in the Public Exhibition/ Submission period following release of the Draft. The purpose of this community consultation is to identify the values attached to this Community Land and to provide a forum in which to collect and understand related community issues.

Methods of Communication:

A number of workshops with key stakeholders were conducted. The workshops were designed to allow all stakeholders to have an active involvement in the development of the Plan of Management and Masterplan.

The Community workshop was advertised by distributing 1,000 flyers throughout Bowral and advertising the workshop in the Southern Highland News on 19th September and 22nd September 2007. The community workshop was held at Wingecarribee Shire Council held on the 22nd October 2007, the workshop was well attended with 24 people present.

A preliminary draft Plan of Management was developed based on the research undertaken with stakeholder and community workshops. An exhibition and submission period was undertaken for a period of six weeks between 21st November 2007 and the 7th January 2008. No submissions were received during this period.

A final draft of the Eridge Park Plan of Management was prepared taking into account the issues raised during this period, as well as the Categorisation report.

5.3 Issues

The following is a list of issues that have been recorded during the consultation process. These issues have been addressed within this plan and the Masterplan.

Access and Traffic

The community support the proposed masterplan, including providing a new formal entrance off Eridge Park Road via the proposed Leisure Centre and using the existing entrance off Wirreanda Road as a secondary entrance.

The proposed cycleway was seen as a positive attribute to the future development of the Reserve and was seen to enhance recreational activity as well as increasing user numbers of the Reserve especially if linked to the Shires cycleway network.

Maintenance and Landscaping

User groups and local residents have commented on the condition of the overall Reserve, ground maintenance during the week and especially prior to competition could be improved. Although conditions of the ground are mostly contributed to the water restrictions, in the past ground maintenance could have been at a higher standard.

It should be noted that the Rugby Union Club have engaged a private contractor to maintain the Rugby Union fields, due to the level of competition the Club is involved with. All users of the Reserve agreed that as the site receives the necessary upgrades, in order to promote Eridge Park as a district facility Council will be required to implement an appropriate maintenance strategy to raise the overall maintenance standard for Eridge Park.

The community unanimously supported the development of sport in the area and commented that the implementation of the master plan would attract youth to sporting activities, however with increased demand on the Reserve came increased noise level and overspill of lighting. The locals stated that they would like to see an improvement in landscaping not only for aesthetic reasons which were an important consideration, but also to reduce the noise level and minimise the effects of overspill lighting including lighting from parked cars.

Development

Local residents and user groups feel that the development of Eridge Park is a positive move in the right direction. The proposed master plan is seen as an opportunity to raise the quality of the grounds and facilities and promote Eridge Park as a district resource, which would not only improve sport in the Shire but more importantly be a vehicle to get the youth off the streets.

The proposed Leisure Centre development was supported by the majority of the Community and user groups. The Leisure Centre was seen as a resource to help promote the Shire, assist with developing sporting activities and develop Eridge Park as a high profile and regional facility.

The development of Eridge Park was also seen as an opportunity to enhance tourism within the area. All the user groups stated in their workshops that an increase in high profile sporting events at Eridge Park would have a positive effect on tourism within the Shire.

Safety

The user groups and the local community raised several safety concerns during the workshops and public consultation meeting. The concerns raised are as follows:

- Poor security lighting when leaving the site at night;
- The mixture of pedestrian and vehicles on the access roads, including children playing near the access roads;
- Exposed rag bolts protruding from the ground;
- Insufficient runoff between the Netball court and the grass swale (especially when wet);
- Inoperative access gate;
- Steel grandstand components located on the north eastern corner;
- Insufficient runoff between the Touch Football field and the concrete apron.

The Rugby Union Club are in the process of obtain funding to erect the grandstand in the very near future, until such time Council and the Rugby Club will ensure the safety of all Park Users.

Council will be addressing all the other safety issues either within this Plan of Management or within an action plan developed as a result of this Plan of Management.

6.0 BASIS FOR MANAGEMENT

For the effective ongoing management of community land, Council needs to consider its characteristics, current condition and use. This helps identify the community values for the land and the management issues that have the potential to impact upon these values. Identification and understanding of these influencing factors will form the basis for Council's future management for Eridge Park.

In addition to the community values and management issues associated with Community Land, effective management of Eridge Park requires the consideration and incorporation of a multitude of legislative and policy requirements for community land. In managing Eridge Park, Council must comply with the core objectives for General Community Use, Park and Sportsground as specified in the Act, as well as various Federal, State and local level legislations and policies. The main aspects of the current legislations and policies affecting the management of community land are outlined in Section 9.2 Statutory Provisions.

6.1 Council's Management Goals

Wingecarribee Shire Council recognises the importance towards the future and provides a management framework to meet the challenges of today and the future. Council's Management Plan 2006-2009 and Corporate Strategy 2005 - 2009 outlines Council's vision and mission statements.

Wingecarribee Shire Council's **Mission** statement is:

"To make the Shire a better place in which to live."

Wingecarribee Shire Council's **Vision** for the future of the Shire is to:

"Ensure that Council addresses the challenges facing the community, and retain the unique character of the area."

6.2 Council's Strategic Direction

Wingecarribee Shire Council's 2006-2009 Management Plan is structured around six specific programs. Within each program are activities that ensure Council's Strategic Direction is delivered. The six programs and their objectives are defined as:

Program 1 – Governance and Accountability

Open and transparent governance led by the Council and supported by the organisation.

Program 2 – Management, Organisation and Communication

A high performing organisation that is customer focused, defining and delivering services that achieve a balance between community expectation and available resources.

Program 3 – Business Enterprise and Development

Forging partnerships to create a prosperous economic climate through effective planning and promoting job creation opportunities.

Program 4 – Lifestyle and Community

Planning and partnering to enhance community lifestyle opportunities.

Program 5 – Environmental Sustainability

Protection, restoration and enhancement of the environment through effective planning, management and community awareness.

Program 6 – Infrastructure

Planning, delivery and management of sustainable infrastructure for 2015 and beyond.

This Plan of Management aims to meet these strategic objectives through actions for the future development and management for Eridge Park.

6.3 Community Values

The local community and user groups of Eridge Park feel strongly that the Reserve is a valued asset for passive recreation and the development and enjoyment of sporting activities.

The community consultation process has identified a number of values that fall into the broad categories of:

- Recreation
- Social / Cultural
- Access / Visual

(a) Recreational Values

Eridge Park is highly valued for sport and recreation. The Reserve is utilised by the local community and a wider regional catchment. A strong sense of value has risen from the community and user groups regarding this Reserve. A number of the community and user groups have commented on the benefits of having the Leisure Centre located at Eridge Park, the Leisure Centre is seen as an opportunity to enhance the recreational value of the site and the Shire.

The Reserve is valued as the only location in the Southern Highlands to offer a multipurpose sporting complex for local, regional and state level competition.

(b) Social / Cultural Values

The community has developed a strong sense of ownership of this site with the desire to protect and enhance its sporting and passive recreational values, the site also provides a level of social interaction across all sporting codes. The community see the benefit and value to incorporate the Proposed Leisure Centre, which will enhance the social interaction across a larger segment.

(c) Access/Visual Values

Eridge Park is seen as a necessity in the development and enjoyment of competitive and passive recreation. The local community and user groups feel that the development and future use of the Reserve will be an essential contribution to maintaining a healthy lifestyle and add to their quality of life.

6.4 *Roles of the Area*

The main ‘role’ of Eridge Park is to provide a popular local and regional sporting and passive recreational resource.

Eridge Park is considered of regional significance because of its location, proposed developments, ability to hold high profile quality events and the opportunity of offering a variety of sporting activities and passive recreation.

Eridge Park plays a significant role for competitive sports within Wingecarribee Shire. The Reserve is a major site for weekend competition and weeknight training. Local school groups utilise this facility for regular and high profile competitions.

Eridge Park has developed itself as the “Home of Rugby Union, Netball and Cycling” in the Wingecarribee Shire.

7.0 STRATEGIES and ACTION PLANS

The following tables set out a number of actions required to implement the identified Management Strategies and Performance Targets for each objective within Eridge Park.

The following actions table outlines the direction for the management and development of Eridge Park and has the following objectives:

- To formulate performance targets;
- To ensure consistency with core objectives for community land categories;
- To develop actions that will define the way that Council will achieve its performance targets;
- To provide a means of assessment, which is the way that Council measures its performance;
- To assign priorities for each of the performance targets; and

Within this action plan, each has been given a priority, which can be linked to the following time frame:

- **High** – commenced within the next 2 years
- **Medium** – commenced in 2 – 5 years
- **Low** – commenced after 5 years
- **Ongoing** – Throughout time as the Plan of Management is in operation

It should be recognised however that the commencement and completion of the actions would be dependent on the available resources and funds.

7.1 Amenities and Facilities

The proposed actions listed in the tables below are authorised for development. The schedule of works nominated in the tables below allows Council to program the works but does not give any commitment to their construction.

Table 3 Proposed action plans for amenities and facility development

No.	Performance Target	Action	Priority	Performance Indicator	Responsibility
1	Provide quality active and passive recreational facilities	Pending Council Resolution, design and construct Leisure Centre.	High	Leisure Centre operational	Wingecarribee Shire Council (WSC)
2		Construction of a formal car parking bays in line with masterplan.	High	Car park designed and installed	WSC
3		Construction of sealed access roads in line with masterplan.	Medium	Access roads sealed and operational	WSC
4		Upgrade landscaping including specimen tree planting & hedges.	Medium	Landscaping installed	WSC
5		Upgrade and construct formal entrance statement to Reserve.	High	statement design identified and implemented	WSC
6		Upgrade existing entrance to be used as secondary entrance to the Park.	High	statement design identified and implemented	WSC
7		Upgrade fences to all facilities and playing fields including perimeter and crowd control.	High	Fences installed	WSC
8		Upgrade Rugby Oval No. 2 including irrigation system.	High	Rugby oval upgrade implemented	WSC and associated sports clubs
9		Demolish and construct new amenities building for Netball and Cycling.	High	New building construed & operational	Southern Highlands Cycle Club, Southern Highlands Netball Association & WSC

Amenities and Facilities continue

No.	Performance Target	Action	Priority	Performance Indicator	Responsibility
11	Provide quality active and passive recreational facilities	Construct concrete Netball Courts orientated in a north/south direction as per Masterplan – to be staged.	High	Netball courts installed	Southern Highlands Netball Association & WSC
12		Upgrade velodrome surface & establishment of outer areas.	Medium	Velodrome upgraded	Southern Highlands Cycle Club & WSC
13		Construction of Touch football field within the centre of the velodrome.	Medium	Touch field installed	Bowral Touch Association & WSC
14		Install additional floodlights to Rugby Union fields.	Medium	Lighting installed & operational	Bowral Rugby Club & WSC
15		Upgrade of existing & installation of new floodlights for to suit Netball Court expansion – to be staged.	Medium	Lighting installed & operational	Southern Highlands Netball Association & WSC
16		Upgrade Rugby Union amenities building (canteen/toilets).	Medium	Building upgraded and operational	Bowral Rugby Club & WSC
17		Construction of a shared cycleway suitable for off road cycling competition.	Medium	Cycleway installed & usable	Southern Highlands Cycle Club & WSC
18		Construct spectator seating in line with Masterplan.	Low	Seating installed	WSC and associated sports clubs
19		Installation of floodlights to velodrome track.	Low	Lighting installed & operational	Southern Highlands Cycle Club & WSC
20		Construct grandstand for Rugby Union	Low	Grandstand installed	Bowral Rugby Club
21		Upgrade scoreboard.	Low	Scoreboard upgraded & operational	Bowral Rugby Club
22	Provide quality active and passive recreational facilities	Construction of children's playgrounds.	Low	Playground installed & usable	WSC
23		Construction of picnic facilities for the site as shown on the Masterplan.	Low	Furniture installed	WSC

7.2 Management

Table 4 Proposed action plans for the management of the Reserve

No.	Performance Target	Action	Priority	Performance Indicator	Responsibility
1	Improved promotion of the site and facilities available.	Develop a management strategy for the site incorporating interaction between all sporting codes.	High	Appropriate management strategy developed and incorporated	WSC and all associated user groups
2		Develop and prepare a maintenance plan for the Park	High	Maintenance plan prepared and implemented.	WSC
3		Conduct regular safety audits, assessing the area for personal safety risks.	Ongoing	Regular safety audits undertaken.	WSC and all associated user groups
4		Develop an asset management plan for the site	High	Development and implementation of the plan	WSC

7.3 Maintenance

Table 5 Proposed action plans for the maintenance of the Reserve

No.	Performance Target	Action	Priority	Performance Indicator	Responsibility
5	Provide overall site maintenance.	Mowing of sports fields, grassed areas and open space to a benchmark.	Ongoing	Agreed schedules & user group consultation	WSC and associated user groups
6		Sports fields & grassed area maintenance program to include weed spraying, field aeration, fertilisation, top dressing etc.	Ongoing	Agreed schedules & user group consultation	WSC and all associated user groups
7		Landscape maintenance of all shrubs & trees.	Ongoing	Agreed schedules & user group consultation	WSC
8		Maintenance of infrastructure on Reserve- cycleway, playgrounds, velodrome, netball courts, building etc.	Ongoing	Conduct regular inspections as per asset management plan	WSC and all associated user groups
9	Maintenance and upgrade to have a minimal impact on Park users.	Any maintenance and upgrade work to be co-ordinated to ensure minimal impact on Park users.	Ongoing	The Reserve is available for sporting and passive use.	WSC and all associated user groups

7.4 Access and Circulation

Table 6 Proposed action plans for access and circulation

No.	Performance Target	Action	Priority	Performance Indicator	Responsibility
1	Improve accessibility at the Reserve.	All new developments and facilities to be accessible, in accordance with Australian Standards and the Disability Discrimination Act, to all facilities when undergoing improvements or renovations.	Ongoing	Improved accessibility to Site	WSC
2	Ensure that all members of the community have access to the Reserves facilities.	All facilities must be available for use by groups and individuals of the general community.	Ongoing	Increased number of users of the facility per annum.	WSC

8.0 MASTER PLAN

The Masterplan for Eridge Park has been developed as a result of community consultation and identifies numerous issues within the Reserve. Refer to Masterplan attached.

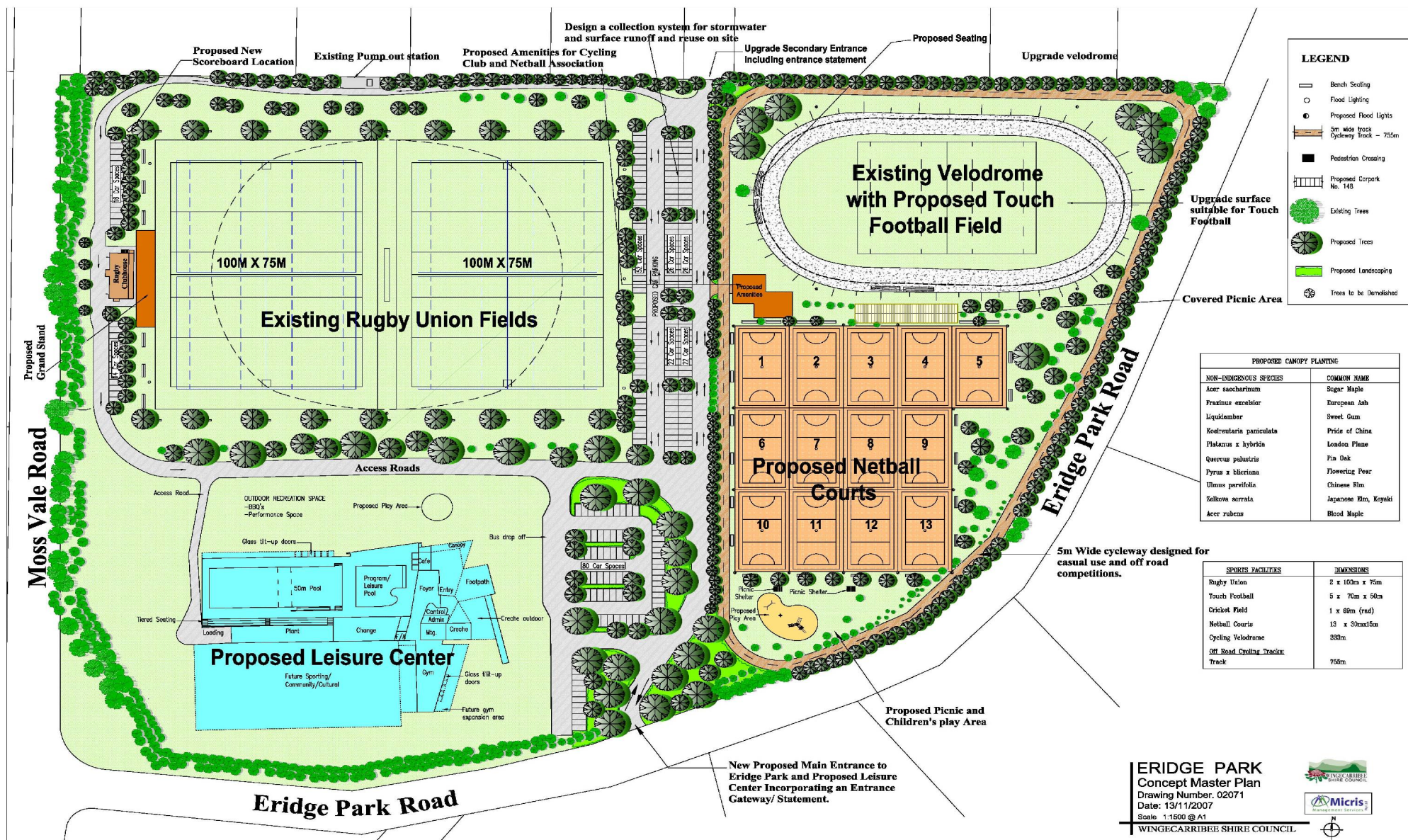


Figure 8 – Masterplan

9.0 APPENDIX

9.1 *Funding and Grant Sources*

Wingecarribee Shire Council's Section 94 Plan

Council's Section 94 plan for its established areas, allow for Council to collect funds from new developments to be spend on embellishing local and district open space and community facilities.

NSW Department of Sport and Recreation

The Department of Sport and Recreation offers two levels of grants to local Councils – known as

- Capital Assistance Program.
- Regional Sports Facilities Program.
- International Sporting Events Program
- Sports Development Program

These programs provide funding for recreational infrastructure – both indoor and outdoor. In the past it has funded schemes as diverse as floodlighting, turf resurfacing, building upgrades and provision of other such sports facilities.

NSW Community Relations Commission

- Community Development Grants Program

The Development Community Development Grant Program provides funding for long term benefits for the Community. Projects may include the promotion of cultural expression, enhancement of community development or capital based projects, development of community networks and structures and projects addressing critical issues relating to cultural diversity at a local level.

9.2 Statutory Provisions

In addition to the legislation and policy outlined within this Plan of Management, there are a number of local, regional and state legislative documents, plans and policies that relate to the management and protection of Eridge Park. The main aspects of current legislation, plans and policy affecting the management and protection of Eridge Park are outlined below:

State Legislation

Local Government Act 1993

The Local Government Act 1993 includes a range of requirements on the management and use of public land. Council owned land must be classified as either community or operational land.

Section 35 of the Act requires that community land is used and managed in accordance with the following:

- The Plan of Management applying to the land
- Any law permitting the use of the land for a specified purpose or otherwise regulating the use of the land
- This Division

Section 38 of the Act requires that Council give public notice of a draft Plan of Management. The plan must be exhibited for at least 28 days with a submission period totalling 42 days. Any relevant supplementary material must also be exhibited.

A public hearing is only required if the Plan of Management proposes that community land be re-categorised or categorised for the first time. Section 45 of the Act dictates what dealings a Council can have with community land, as follows:

- i. A Council has no power to sell, exchange or otherwise dispose of community land
- ii. A Council may grant a lease or licence of community land, but only in accordance with this Division
- iii. A Council may grant any other estate in community land to the extent permitted by this Division or under the provisions of another Act

This section does not prevent a Council from selling, exchanging or otherwise disposing of Community Land for the purpose of enabling that land to become, or be added to, a Crown Reserve or to become, or be added to, land that is reserved or dedicated under the National Parks and Wildlife Act 1974.

Sections 46 and 47 of the Act provide clear guidelines for Council with respect to the granting of leases, licences and other estates on community land. This includes permissible uses, means of granting leases, licences and other estates, timeframes and subleases, development and dedication of community land as public road.

The Local Government Act 1993 also considers acts of vandalism in public places (eg. Injuring plants and animals or defacing property) and gives Councils the power to establish and enforce alcohol free zones.

Environmental Planning & Assessment (EP & A) Act 1979

This planning instrument applies to development and use of all land within Wingecarribee LGA. Under this instrument, any use or development proposed for an area must be consistent with the applicable zoning as outlined in this plan for that area.

In relation to Natural Areas, the Environmental Planning and Assessment (EP & A) Act aims to encourage the proper management, development and conservation of natural resources for the purpose of promoting the social and economic welfare of the community and a better environment. It also plans for the protection of the environment, including the protection and conservation of native animals and plants, including threatened species, populations and ecological communities and their habitats.

Environment Assessments must be carried out for any proposed activity or development. Any change in the use of a land area requires a development application (DA) and environmental assessment of the proposed activity under Part 4 of the EP&A Act forms part of the DA. A review of environmental factors (REF) under Part 5 of the EP&A Act must also be written for those proposed activities that do not require development consent.

Protection of Environment Operations Act 1997

This legislation replaces the Clean Air Act 1961, Clean Waters Act 1970, Pollution Control Act 1970, Noise Control Act 1975, and the Environmental Offences and Penalties Act 1989. It is an offence for a person to discharge pollutants to waters unless they hold an environment protection licence.

Catchment Management Authorities Act 2003

This legislation establishes catchment management authorities and has the following objectives:

- to establish authorities for the purpose of devolving operational, investment and decision-making natural resource functions to catchment levels;
- to provide for proper natural resource planning at a catchment level;
- to ensure that decisions about natural resources take into account appropriate catchment issues;
- to require decisions taken at a catchment level to take into account State-wide standards and to involve the Natural Resources Commission in catchment planning where appropriate;
- to involve communities in each catchment in decision making and to make best use of catchment knowledge and expertise;
- to ensure the proper management of natural resources in the social, economic and environmental interests of the State;
- to apply sound scientific knowledge to achieve a fully functioning and productive landscape;
- to provide a framework for financial assistance and incentives to landholders in connection with natural resource management.

Noxious Weeds Act 1993

Local Government is responsible for the application of the Noxious Weed Act administered by the Department of Primary Industries. Council is required to enforce the control of State and locally declared noxious weeds on both private and public lands, and therefore

- must control declared noxious weeds on Council managed lands;
- must inspect and enforce control of declared noxious weeds on private land;
- must be a member of a regional weed committee and produce regional plans to ensure funding from Department of Primary Industries.

Rural Fires Act 1997

The objects of this Act are to provide:

- for the prevention, mitigation and suppression of bush and other fires in local government areas (or parts of areas) and other parts of the State constituted as rural fire districts, and
- for the co-ordination of bush fire fighting and bush fire prevention throughout the State, and
- for the protection of persons from injury or death, and property from damage, arising from fires, and
- for the protection of the environment by requiring certain activities referred to in the above paragraphs to be carried out having regard to the principles of ecologically sustainable development.

Local Plans and Policies***Wingecarribee Local Environmental Plan (LEP) 1989***

The Wingecarribee Local Environmental Plan (LEP) 1989 provides planning and land use controls to encourage ecologically sustainable development for all land in the LGA. These controls provide for protection and enhancement of the natural environment, particularly remnant bushland. Under this instrument, any use or development proposed for an area must be consistent with the applicable zoning as designated for that area.

Public Open Space are zoned as either:

- Open Space (Existing Recreation) Zone (6a);
- Open Space (Private Recreation) Zone (6b);
- Open Space (Special Purpose) Zone (6c);
- Open Space (Proposed Recreation Reservation) Zone (6d);

Development in areas with either of these zonings must be in accordance with a Plan of Management adopted under the Local Government Act 1993.

Open Space (Existing Recreation) Zone (6a);

The objective of this zone is to provide land for public recreation purposes.

Open Space (Private Recreation) Zone (6b);

The objective of this zone is to provide land for private recreation purposes (including clubs and commercial premises associated with the prime recreation purpose) and for private recreation areas (including areas containing recreational areas with leases on Crown Land).

Open Space (Special Purposes) Zone (6c);

The objective of this zone is to identify areas having special open space significance such as State forests and passive recreation areas.

Open Space (Proposed Recreation Reservation) Zone (6d);

The objective of this zone is to identify land not in public ownership which is proposed to be acquired for the purposes of public open space.

Wingecarribee Open Space, Recreation, Cultural and Community Facilities Needs - Study 2004

The plan provides a framework to guide the planning, development and management of Wingecarribee's open space systems in line with Council's strategic outcomes.

The overall purpose of Open Space, Recreation, Cultural and Community Needs Study as is:

- to properly identify the existing and likely future community needs for open space, recreation, cultural and community facilities in Wingecarribee for the next ten years;
- to identify a strategic planning and management direction for an integrated and corporate approach to the provision of recreation, cultural and community activity opportunities, through public facilities and open space; and
- to develop a policy framework for Council to provide quality recreation, cultural and community activity opportunities and environments that meet the needs of the Wingecarribee community for the next five to ten years.

9.3 *References*

Wingecarribee Shire Council Open Space and Recreation Facilities Section 94 Contributions plans (July 1993)

Wingecarribee Social Plan – 1999 – 2004

Wingecarribee Shire Council Parks, Gardens & Reserves Management Plans (July 1995)

Wingecarribee Open Space, Recreation, Cultural and Community Facilities Needs Study, September, 2004

Wingecarribee our Future – Strategic Plan, October 2002

Wingecarribee Local Environmental Plan 1989

State of the Environment Report 2001-2002

Wingecarribee Shire Council's Management Plan 2006-2009

Wingecarribee Corporate Strategy 2005 – 2009

Environmental Planning and Assessment Act 1979

Local Government Act 1993, as amended

Local Government Amendment (Community Land Management) Act 1998

Disability Discrimination Act 1992

Threatened Species Conservation Act 1995