

# PLAN OF MANAGEMENT + MASTER PLAN

PRATTEN PARK

APRIL 2023

Revision F





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## FURTHER INFORMATION

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Front cover image: Thirning Villa  
Photography by Welsh + Major Architects.





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# Document Control

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DATE:	REVISION NO:	REVISION DETAILS:	APPROVED:
17/03/20	-	Draft Issue for Client Review	DW
10/07/20	A	Draft Issue	DW
27/11/20	B	Draft Issue for Public Exhibition	DW
27/01/21	C	Minor typos amended. Draft Issue for Public Exhibition	DW
11/03/21	D	Minor internal amendments - for Public Exhibition	VP
08/09/21	E	Minor internal amendments - for Crown Lands approval	MW
06/04/23	F	Minor amendments - for Crown Lands approval	FC



# Introduction + Executive Summary

Inner West Council have produced a Plan of Management priority list identifying which open spaces within the Inner West LGA are in greatest need of review.

In 2019, Welsh + Major Architects were engaged by Inner West Council to develop Plans of Management and accompanying Master Plans for the seven top priority parks.

This document contains a Plan of Management and Master Plan for Pratten Park. Pratten Park is located in Ashfield, with entries via Arthur Street and Park Lane. Its boundaries are shared with residential properties along Alma Street and Rose Street. It consists of 8.15 acres (3.3 hectares), making it one of the larger parks within in the LGA.

## Plan of Management

The Plan of Management [POM] is a guiding framework which directs the future vision, planning, management and use of the park. It will be used to inform the development of the park over the next ten years.

## Master Plan

The Master Plan is a design report outlining the actions required for improvement, intended to guide the physical upgrade of the site over the next ten years. It does this by suggesting how the strategies set out in the Plan of Management can be translated into site specific gestures for application to the park.

## How to Use This Document

Development of the POM and Master Plan involved some overlap of research and analysis. As such the POM and Master Plan were undertaken simultaneously, and are presented together within the same document.

The site has been considered and designed as a whole, but for ease and clarity within this document it has been presented as four zones.

Developing the Plan of Management and Master Plan involved the following processes:

- Policy review identifying the opportunities and constraints presented by national and local government initiatives.
- Demographic review identifying the local community profile.
- Review of site ownership and legal categorisation.
- Identification of applicable statutory conditions and legislation.
- Undertaking a detailed site analysis.
- Undertaking Community Engagement through drop in sessions and an online survey.
- Analysis of the outcomes of the Context Review, Site Analysis and Community Engagement Outcomes to develop Key

Objectives and Strategies for management and action.

- Application of the physical strategies within the Master Plan.

## Key features of the Master Plan:

- 01 Gateway upgrades to Hugh Street entry.
- 02 Car parking and driveway improvements with potential permeable paving and landscaping..
- 03 Addition of new seating areas, park furniture and understorey planting.
- 04 Playground upgrades with connection to potential sensory / community garden.
- 05 Pratten Park Bowling club upgrades, including second storey addition.
- 06 New running / walking track around the perimeter of the oval.
- 07 Shared pedestrian area along A'beckett Ave entry with reduced areas of hardstand, permeable paving and increased planting.
- 08 New casual sports activity area with basketball hoop, table tennis tables, handball court markings and exercise equipment.
- 09 Thirning Villa and east turnstile house - heritage conservation and future use.
- 10 Removal of derelict toilet blocks.
- 11 Improved access throughout the park by the removal of unnecessary barriers and fencing.
- 12 Park lighting strategy, including general lighting and synthetic tennis court lighting.
- 13 Ongoing safety upgrades to existing cricket nets.
- 14 Restoration of existing bench seating.
- 15 New cohesive Signage strategy and removal of existing signage throughout.
- 16 Upgrades to existing storage area, including increasing the amount of storage available, new screening and planting.



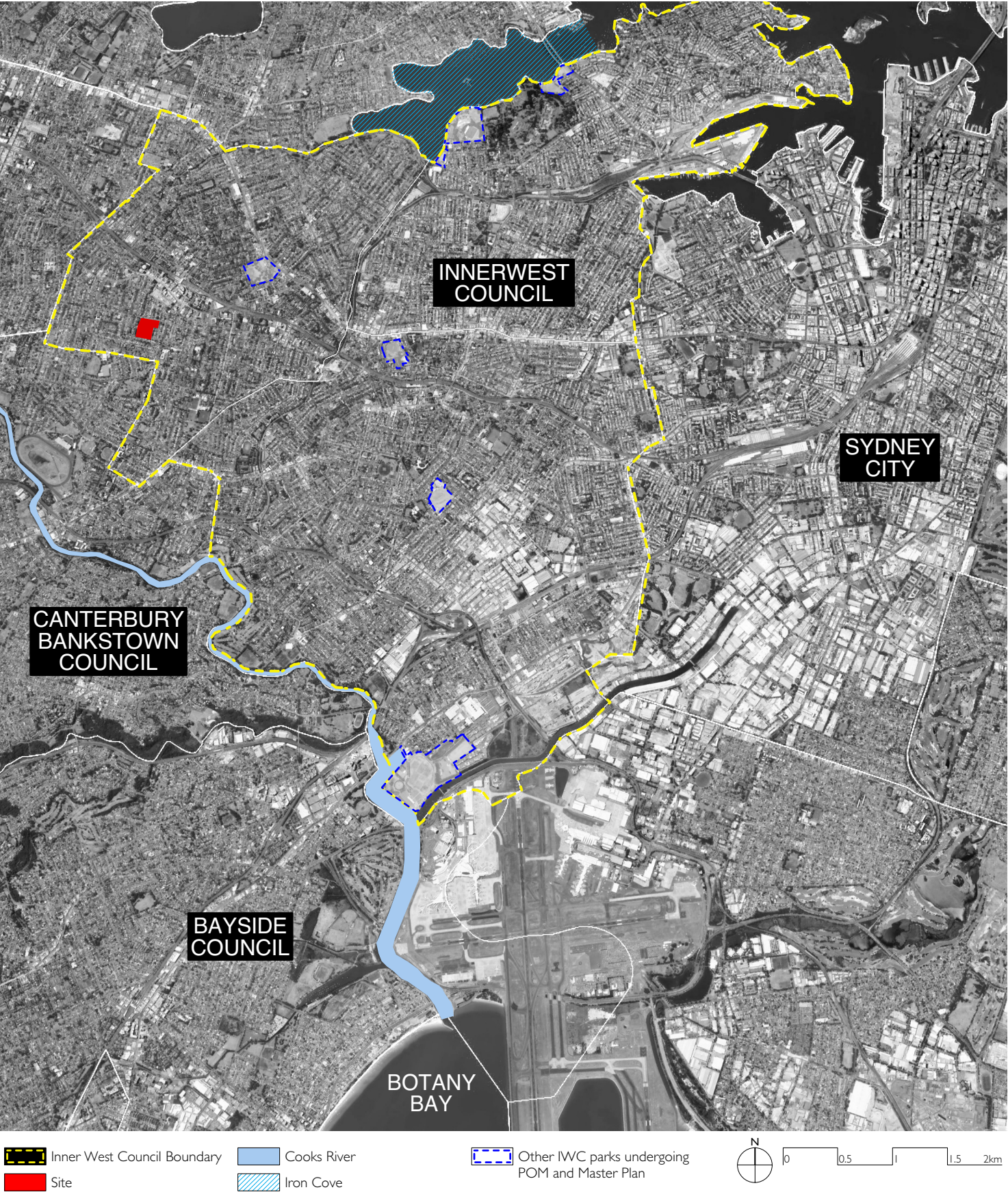








1.0 Context Overview





## Inner West Council

The Inner West Council area is located five kilometres west of the Sydney Central Business District (CBD)

The council area was established when the former councils of Ashfield, Leichhardt and Marrickville merged in May 2016.

Inner West Council has five wards: Ashfield (Djarrawunang/ Magpie), Balmain Baludarri/ Leather Jacket), Leichhardt (Gulgadya/ Grass Tree), Marrickville (Midjuburi/ Lillypilly), and Stanmore (Damun/ Port Jackson Fig).

The Inner West Council has a resident population of 192,000 people, and spans 36km<sup>2</sup> from the banks of Parramatta River at Birchgrove in the north east, to the Cooks River at Dulwich Hill in the south west

There are 269 parks and reserves including playgrounds and sports grounds in the Inner West Local Government Area (LGA).

## Existing Recreational Needs and Future Projections

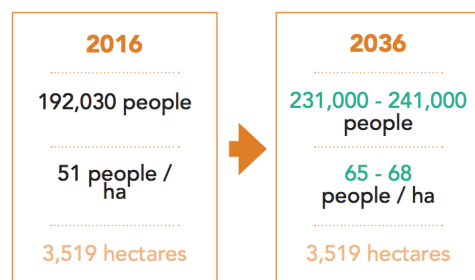
A Recreational needs study commissioned by Inner West Council in 2018 provided an analysis of the existing parklands within the LGA, including their current and predicted usage.

The community is expected to grow with an additional 49,000 residents projected by the year 2036. If new open space is not provided the amount of open space per person will decline from 13.3m<sup>2</sup> to 10.6m<sup>2</sup> per person within this timeframe.

Population growth will also result in additional pressure on current sporting and recreational facilities, and it is anticipated that additional facilities will be needed, and that current facilities will be required to intensify their usage to meet demand.

Based on industry benchmarks, by 2026 there will be a total gap of:

- 8 summer sporting grounds
- 8 winter sporting grounds
- 6 indoor (multipurpose) courts
- 14 outdoor (multipurpose) courts
- 1 indoor leisure centre (dry)
- 1 indoor leisure centre (aquatic)
- 1 skate park/facility.



## INNER WEST PARTICIPATION

Community engagement completed for this study investigated recreation participation in the Inner West. Local participation in recreation broadly corresponds to national and State participation trends - walking is the most popular activity at a local, State and national level.

Across the spectrum of recreation activities, people participated most often in "active recreation" activities, with 80% of survey respondents participating at least weekly.

This was followed by personal fitness with 66% of people participating at least weekly.

In total, 4.5% of people engaged did not participate regularly (at least weekly) in recreation (of any kind), and an additional 1.4% participated regularly in "passive recreation," but not any other kind of recreation.

Figure 4 shows the most popular recreation activities across all community engagement types.



Figure 4 - Most popular recreation activities identified through community engagement completed for the Inner West Recreation Needs Study (Source: Cred Consulting, 2018)

## POPULAR INNER WEST PLACES FOR RECREATION

The most popular recreation spaces in the Inner West identified through a range of consultation activities were:

- Footpaths, streets, and town centres
- Cycle paths
- Bay Run
- Cooks River foreshore path
- Leichhardt Park Aquatic Centre
- Annette Kellerman Aquatic Centre
- The GreenWay
- Steel Park
- Private gyms
- Hawthorne Canal/Richard Murden Reserve
- Enmore Park, and
- Ashfield Park.

Key differences between different groups were that:

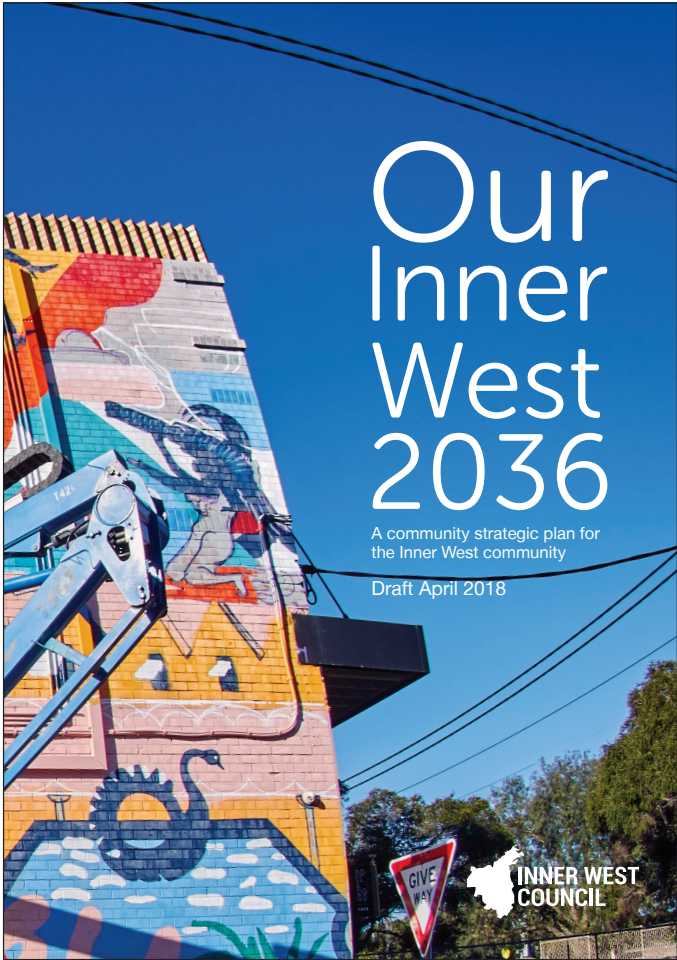
- Females used children's playgrounds, aquatic centres, and footpaths more often, while males used cycle paths, sporting fields and courts, and the Greenway more often than females.
- People who speak a language other than English at home used all facilities less regularly than the general community.

The most common types of facility that people visited for recreation in the Inner West were:



Figure 5 - Most common types of facility that people used for recreation in the Inner West identified through community engagement completed for the Inner West Recreation Needs Study (Source: Cred Consulting, 2018)





## REVIEW OF CORPORATE OBJECTIVES + EXISTING POLICY

Our Inner West 2036; A community strategic plan for the Inner West community

Inner West Council, draft endorsed by council 06/2018

This plan identifies the community's vision for the future, outlines long term goals, strategies to get there and how to measure progress towards that vision. It guides all of Council's plans, policies and budgets.

The strategic directions set out are:

- 1 - An ecologically Sustainable Inner West
- 2 - Unique, liveable, networked neighbourhoods
- 3 - Creative communities and a strong economy
- 4 - Caring, happy, healthy communities
- 5 - Progressive local leadership

Among the stated aims, those which apply directly to the regeneration of public parkland are to increase community satisfaction with: green infrastructure, the total area of habitat for wildlife managed under bush-care programs, protection of the natural environment, safety of public spaces, cycleways, maintaining footpaths, aquatic and recreation centres, availability of sporting grounds and facilities and walk-able open space. [Also aligns with State and District Plans]

### Other Documents Reviewed:

- Bike Plan 2010 - (former) Ashfield Council
- Ashfield LEP 2013
- Comprehensive Inner West DCP 2016 for Ashbury, Ashfield, Croydon, Croydon Park, Haberfield, Hurlstone Park and Summer Hill
- Ashfield Pedestrian Access & Mobility Plan - Prepared for (former) Ashfield Council by Calibre Consulting.
- (former) Ashfield Council - Street Tree Strategy 2015
- (former) Ashfield Council - Urban Planning Strategy 2010
- Inner West Council - Inclusion Action Plan

### Recreation Needs Study - A Healthier Inner West

Cred Consulting for Inner West Council, published 10/ 2018

Analysis of the current and projected recreation needs of the Inner West community, with a view to both maintaining and improving social and mental health as the population of the Inner West Council (IWC) area continues on its projected path of growth and change.

The study identified that the IWC area lacked sufficient public open space for the growing population. It outlines a strategic 'action' framework and explores how this framework could be applied.

The study identifies Pratten Park as a one of few district parks. It is the largest park within the south of Ashfield, and is utilised primarily for cricket, soccer, tennis and lawn bowls, as well as general recreation.

The study undertook extensive engagement with the community to determine both recreational participation within the inner west as well as comments and suggestions about the quality of public open space within the LGA. These findings in conjunction with community engagement carried out specifically for Pratten Park form a body of information about community needs and desires for public open space which have informed this Plan of Management and Master Plan.

## 1.0 Context Overview

### OUR INNER WEST 2036 - COMMUNITY STRATEGIC PLAN

Outcomes	Strategies
<b>1.1 The people and infrastructure of Inner West contribute positively to the environment and tackling climate change</b>	<ol style="list-style-type: none"> <li>1. Provide the support needed for people to live sustainably</li> <li>2. Reduce urban heat and manage its impact</li> <li>3. Create spaces for growing food</li> <li>4. Develop planning controls to provide ecosystem services*</li> <li>5. Provide green infrastructure that supports increased ecosystem services*</li> </ol>
<b>1.2 Biodiversity is rich, with connected habitats for flora and fauna</b>	<ol style="list-style-type: none"> <li>1. Support people to connect with nature in Inner West</li> <li>2. Create new biodiversity corridors and an urban forest across Inner West</li> <li>3. Maintain and protect existing bushland sites for species richness and diversity</li> </ol>
<b>1.3 The community is water sensitive, with clean, swimmable waterways</b>	<ol style="list-style-type: none"> <li>1. Collaborate to make plans, designs and decisions that are water-sensitive</li> <li>2. Supply water from within Inner West catchments</li> </ol>
<b>1.4 Inner West is a zero emissions community that generates and owns clean energy</b>	<ol style="list-style-type: none"> <li>1. Support local adoption of clean renewable energy</li> <li>2. Develop a transport network that runs on clean renewable energy</li> </ol>
<b>1.5 Inner West is a zero waste community with an active share economy</b>	<ol style="list-style-type: none"> <li>1. Support people to avoid waste, and reuse, repair recycle and share</li> <li>2. Provide local reuse and recycling infrastructure</li> <li>3. Divert organic material from landfill</li> <li>4. Advocate for comprehensive Extended Producer Responsibility+</li> </ol>

Outcomes	Strategies
<b>2.1 Development is designed for sustainability and makes life better</b>	<ol style="list-style-type: none"> <li>1. Pursue integrated planning and urban design across public and private spaces to suit community needs</li> <li>2. Identify and pursue innovative and creative solutions to complex urban planning and transport issues</li> <li>3. Improve the quality, and investigate better access and use of existing community assets</li> <li>4. Develop planning controls that protect and support a sustainable environment and contribute to a zero emissions and zero waste community</li> </ol>
<b>2.2 The unique character and heritage of neighbourhoods is retained and enhanced</b>	<ol style="list-style-type: none"> <li>1. Provide clear and consistent planning frameworks and processes that respect heritage and the distinct characters of urban villages</li> <li>2. Manage change with respect for place, community history and heritage</li> </ol>
<b>2.3 Public spaces are high-quality, welcoming and enjoyable places, seamlessly connected with their surroundings</b>	<ol style="list-style-type: none"> <li>1. Plan and deliver public spaces that fulfil and support diverse community needs and life</li> <li>2. Ensure private spaces and developments contribute positively to their surrounding public spaces</li> <li>3. Advocate for and develop planning controls that retain and protect existing public and open spaces</li> </ol>
<b>2.4 Everyone has a roof over their head and a suitable place to call home</b>	<ol style="list-style-type: none"> <li>1. Ensure the expansion of social, community and affordable housing, distributed across Inner West, facilitated through proactive policies</li> <li>2. Encourage diversity of housing type, tenure and price in new developments</li> <li>3. Assist people who are homeless or sleeping rough</li> </ol>
<b>2.5 Public transport is reliable, accessible, connected and enjoyable</b>	<ol style="list-style-type: none"> <li>1. Advocate for improved public transport services to, through and around Inner West</li> <li>2. Advocate for, and provide, transport infrastructure that aligns to population growth</li> </ol>
<b>2.6 People are walking, cycling and moving around Inner West with ease</b>	<ol style="list-style-type: none"> <li>1. Deliver integrated networks and infrastructure for transport and active travel</li> <li>2. Pursue innovation in planning and providing new transport options</li> <li>3. Ensure transport infrastructure is safe, connected and well-maintained</li> </ol>



## REVIEW OF CORPORATE OBJECTIVES + EXISTING POLICY

Outcomes	Strategies
<b>3.1 Creativity and culture are valued and celebrated</b>	<ol style="list-style-type: none"> <li>1. Grow Inner West's reputation as a leading creative and cultural hub, celebrating and supporting diverse creative industries and the arts</li> <li>2. Create opportunities for all members of the community to participate in arts and cultural activities</li> </ol>
<b>3.2 Inner West is the home of creative industries and services</b>	<ol style="list-style-type: none"> <li>1. Position Inner West as a place of excellence for creative industries and services and support them to thrive</li> <li>2. Facilitate links to programs and services to help businesses grow, innovate and improve their competitiveness</li> <li>3. Encourage the establishment of new enterprises in Inner West</li> <li>4. Facilitate the availability of affordable spaces for creative industries and services</li> </ol>
<b>3.3 The local economy is thriving</b>	<ol style="list-style-type: none"> <li>1. Support business and industry to be socially and environmentally responsible</li> <li>2. Strengthen economic viability and connections beyond Inner West</li> <li>3. Promote Inner West as a great place to live, work, visit and invest in</li> </ol>
<b>3.4 Employment is diverse and accessible</b>	<ol style="list-style-type: none"> <li>1. Support local job creation by protecting industrial and employment lands</li> <li>2. Encourage social enterprises and businesses to grow local employment</li> </ol>
<b>3.5 Urban hubs and main streets are distinct and enjoyable places to shop, eat, socialise and be entertained</b>	<ol style="list-style-type: none"> <li>1. Promote unique, lively, safe and accessible urban hubs and main streets – day and night</li> <li>2. Enliven community life by delivering and supporting events, public art, cultural celebrations and entertainment</li> <li>3. Pursue a high standard of planning, urban design and development that supports urban centres</li> <li>4. Promote the diversity and quality of retail offerings and local products</li> </ol>

Outcomes	Strategies
<b>4.1 Everyone feels welcome and connected to the community</b>	<ol style="list-style-type: none"> <li>1. Foster inclusive communities where everyone can participate in community life</li> <li>2. Embrace, celebrate, respect and value difference by building awareness and appreciation of Inner West's diversity</li> <li>3. Empower and support vulnerable and disadvantaged community members to participate in community life</li> <li>4. Increase and promote awareness of the community's history and heritage</li> </ol>
<b>4.2 The Aboriginal community is flourishing, and its culture and heritage continues to strengthen and enrich Inner West</b>	<ol style="list-style-type: none"> <li>1. Celebrate Aboriginal and Torres Strait Islander cultures and history</li> <li>2. Promote Aboriginal and Torres Strait Islander arts and businesses</li> <li>3. Acknowledge and support the rights of the Aboriginal community to self determination</li> <li>4. Actively engage Aboriginal people in the development of programs, policies and strategies</li> </ol>
<b>4.3 The community is healthy and people have a sense of wellbeing</b>	<ol style="list-style-type: none"> <li>1. Provide the facilities, spaces and programs that support wellbeing and active and healthy communities</li> <li>2. Provide opportunities for people to participate in recreational activities they enjoy</li> </ol>
<b>4.4 People have access to the services and facilities they need at all stages of life</b>	<ol style="list-style-type: none"> <li>1. Plan and provide services and infrastructure for a changing and ageing population</li> <li>2. Ensure the community has access to a wide range of learning spaces, resources and activities</li> <li>3. Support children's education and care services to ensure a strong foundation for lifelong learning</li> </ol>

Outcomes	Strategies
<b>5.1 People are well informed and actively engaged in local decision making and problem-solving</b>	<ol style="list-style-type: none"> <li>1. Support local democracy through transparent communication and inclusive participatory community engagement</li> </ol>
<b>5.2 Partnerships and collaboration are valued and recognised as vital for community leadership and making positive changes</b>	<ol style="list-style-type: none"> <li>1. Support leadership and mentoring initiatives that build and strengthen the capacity of individuals, businesses and communities</li> <li>2. Support local capacity for advocacy</li> <li>3. Collaborate with partners to deliver positive outcomes for the community, economy and environment</li> </ol>
<b>5.3 Government makes responsible decisions to manage finite resources in the best interest of current and future communities</b>	<ol style="list-style-type: none"> <li>1. Undertake visionary, integrated, long term planning and decision making, reflective of community needs and aspirations</li> <li>2. Ensure responsible, sustainable, ethical and open local government</li> <li>3. Deliver innovation, excellence, efficiency and effectiveness and probity in Council processes and services</li> </ol>

# 1.0 Context Overview

## EXISTING DOCUMENT REVIEW - RECREATIONAL NEEDS STUDY

### Key Findings:

A number of findings about recreation within the Inner West are highlighted by the report. These include its benefits and its changing perception and role within society generally. These have assisted in providing a foundation for the strategies and objectives of this Plan of Management and Master Plan. A summary of the key findings includes;

- Participation in recreation brings significant health and social benefits to individuals, including mental health benefits and improved development outcomes for children and young people.
- Recreation provides benefits at the community level, supporting community cohesion and community development, and public health benefits.
- A majority of Australians participate in sport or other physical activities at least 3 times a week.
- Nationally, the most popular recreation activities include walking, fitness, swimming, cycling and running, and this is reflected by local participation trends in the Inner West.
- The major change in participation in recreation is a trend to more flexible and non-organised participation.
- Children have declining access to unsupervised participation in recreation activities, with Planet Ark estimating that only 35% of Australian children play outside every day, compared to 72% a generation ago.
- People with disability have lower levels of participation in recreation and are less likely to take part as a spectator.

NEED
Increased quality of open space to optimise use, address demand and meet higher and more diverse needs
Well maintained public toilets, water bubblers and bins in parks.
Picnic and BBQ facilities, seating and shade for informal social gatherings, as well as informal grassed passive recreation areas.
New facilities in parks including: table tennis tables; outdoor gyms including for seniors, and hard surfaces with shelter for tai chi.
Lighting and design of parks to increase feelings of safety
Improved lighting to support evening and night time use of sporting grounds and provide recreation opportunities after work hours
Improved waste management and maintenance in parks and sporting grounds.

### Open Spaces:

The study indicates that the average amount of public open space across the LGA is 13.3m<sup>2</sup> per person. Ashfield has a below average provision of public space with 8.1m<sup>2</sup> per person. This is forecast to be reduced to 6.3m<sup>2</sup> per person by the year 2036 as populations increase.

### Sporting Capacity:

The study identified Pratten Park oval as having an optimum capacity of 30 hours of use per week, which ensures a usable surface condition. The study suggests that the sporting ground is being used for 40 hours per week, indicating that it is operating beyond its optimal capacity.

### Community Engagement:

The study undertook extensive engagement with the community to determine both recreational participation within the inner west as well as comments and suggestions about the quality of existing public spaces. Pratten Park was noted as having very good sporting facilities and a cooperative spirit towards the sharing of the parks assets, however it was noted that the Park is not big enough for the area and therefore very busy. It was also suggested that tennis court lighting could be improved to accommodate evening games.

### Objectives:

The report found a number of opportunities for improving recreational spaces within the LGA through a needs and gaps analysis. These opportunities were grouped into broad themes. Key opportunities which relate to the scope of this Plan of

OPPORTUNITIES
• Multi-use, flexible open space that is designed to support sharing and reduce conflict between users
• Extend the Inner West Public Toilet Strategy recommendation that all residents and visitors be within 400m of a public toilet that is open during daylight hours throughout the LGA.
• Provide space for social gatherings outside of the home.
• In particular local parks in high density areas to provide a variety of recreation opportunities for residents.
• Lighting in parks for informal night time use e.g. at outdoor gyms, dog parks, running paths, large flat areas for informal sport and other sporting facilities.
• Increased maintenance resourcing
• Consider ongoing maintenance costs at the design stage of new/upgraded open space
• Consultation with outdoors staff at the design stage to identify possible future maintenance issues, and
• Self-cleaning BBQs.

## REVIEW OF CORPORATE OBJECTIVES + EXISTING POLICY

Improved sporting ground playing surfaces through upgrades to drainage, turf, soil.	<ul style="list-style-type: none"> <li>Current allocation data (Winter 2018 season) indicates that some sporting grounds are over capacity, but there is potential to increase the carrying capacity of the sporting ground through surface improvements</li> </ul>
Improving sporting building infrastructure, amenities blocks to increase usability and support safety, and support the participation of women and people with disability in sport. Spectator infrastructure, courts surfaces, lighting, allocation and booking processes.	<ul style="list-style-type: none"> <li>Upgrade sporting grounds throughout the LGA.</li> </ul>
Signage and wayfinding on cycle routes. Safer shared paths, and/or separate bike/pedestrian paths.	<ul style="list-style-type: none"> <li>Review throughout the LGA.</li> </ul>
Cycling infrastructure including end of trip facilities and bike parking.	<ul style="list-style-type: none"> <li>Cycling infrastructure at connections to public transport and recreation facilities.</li> </ul>
Play spaces for older children / young people; Play opportunities for other age groups and abilities.	<ul style="list-style-type: none"> <li>Play for older children such as basket swings, trampolines, climbing walls, monkey bars, flying foxes</li> <li>Innovative play spaces such as nature play, and adventure/junk play.</li> <li>Include inclusive play equipment in all playgrounds, rather than only in some dedicated inclusive playgrounds.</li> <li>Innovative play spaces such as nature play, and adventure/junk play.</li> </ul>
Increased access to recreation opportunities for older people.	<ul style="list-style-type: none"> <li>Footpath improvements, bushcare programs,</li> <li>More affordable recreation opportunities for older people</li> <li>Support with transport to recreation opportunities.</li> </ul>
Informal, flexible and social recreation opportunities that cater to a time-poor population.	<ul style="list-style-type: none"> <li>Improved lighting on streets and in parks to enable night time use including for organised and informal activities</li> <li>Encourage recreation providers (e.g. sports clubs, fitness providers) to provide recreation opportunities in the evening eg social versions of sport</li> </ul>
Inclusive recreation opportunities for people with disability including organised sport.	<ul style="list-style-type: none"> <li>Prioritise accessibility in the upgrades of recreation facilities and parks, for example in new amenities buildings.</li> <li>Audit of Council's recreation facilities and parks and whether they are accessible.</li> </ul>
Inclusive recreation opportunities for people from the LGBTQI+ community	<ul style="list-style-type: none"> <li>Welcoming change and bathroom amenities for gender diverse people.</li> </ul>
Inclusive recreation opportunities for people from culturally and linguistically diverse backgrounds.	<ul style="list-style-type: none"> <li>Recreation opportunities located close to public transport and promoted in community languages</li> <li>Recreation programs targeting people from culturally and linguistically diverse backgrounds</li> <li>Recreation opportunities that reflect popular activities (e.g. informal sports, badminton, volleyball, table tennis, basketball, Tai Chi), and</li> <li>Working with sporting clubs to support inclusiveness and increased participation.</li> </ul>







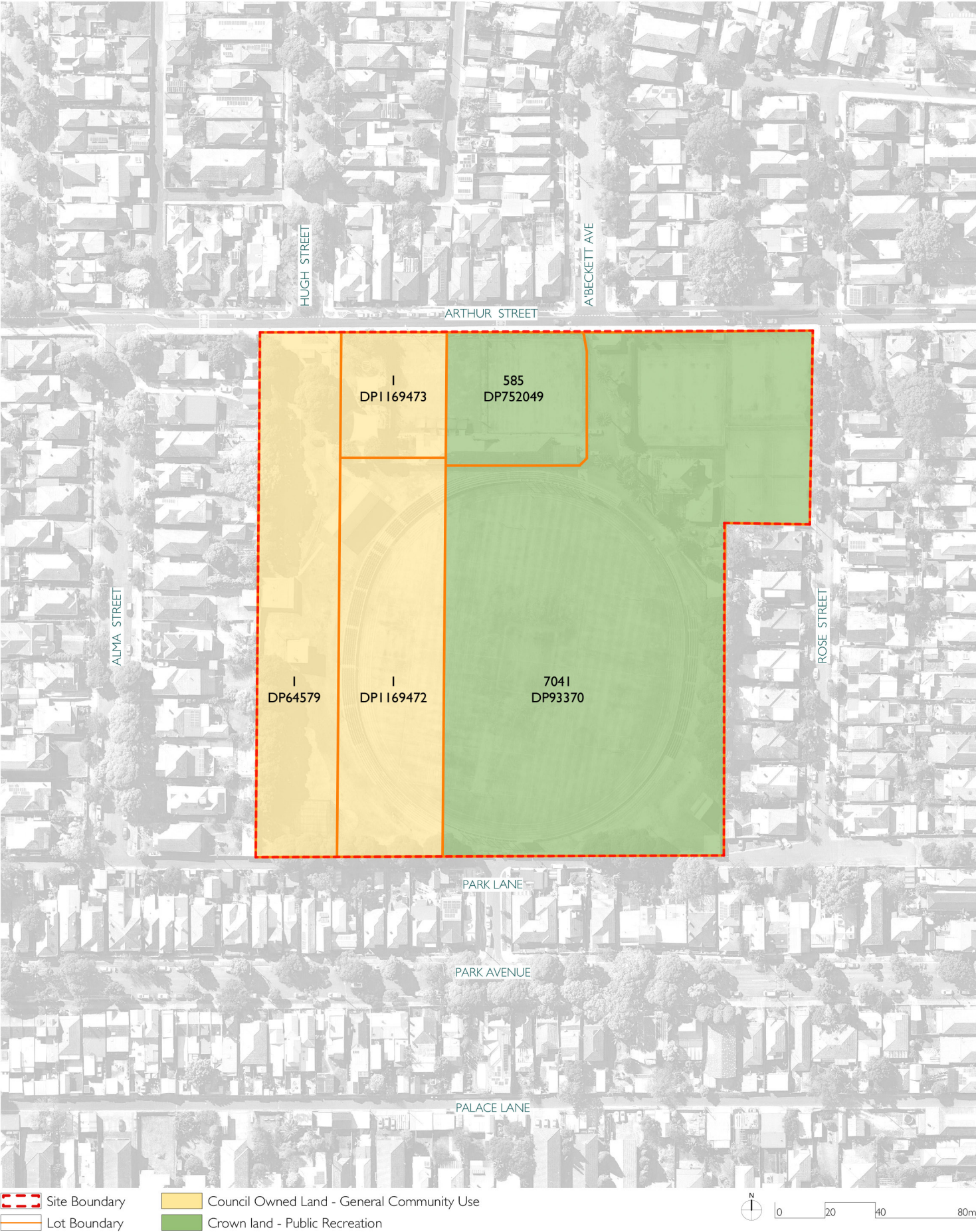
## 2.0 Categorisation + Ownership

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# 2.0 Categorisation + Ownership



### LAND TO WHICH THIS PLAN APPLIES

#### Community land - Local Government Act Requirements

Public land as defined under the Local Government Act 1993, must be classified as either community or operational land.

'Operational' land comprises land that serves a commercial or operational function (e.g. offices, works depot, car park, sewage pump station, etc.), or land that is being retained for commercial or strategic reasons. The range of controls that apply to Community land do not apply to the use and management of Operational land.

'Community' land is generally public park land set aside for community use. Development and use of this land is subject to strict controls set out in the Act such as Community land cannot be sold, or leased or licensed for more than 30 years. In addition to these controls, the Act requires Councils to have plans of management for all Community lands.

A plan of management places each piece of Community Land into one or more of five categories which impact on how they can be used. These are: Natural area; Sports ground; Park; Area of cultural significance; or General community use. Community Land is still subject to zoning controls and a plan of management operates as an additional control over that piece of land.

#### Crown Land Management Act 2016

Following a comprehensive review of legislative provisions and the management of Crown land the Crown Land Management Act 2016 (CLM Act) commenced on 1 July 2018 and the Crown

Lands Act 1989 was repealed. The objectives of the CLM Act are:

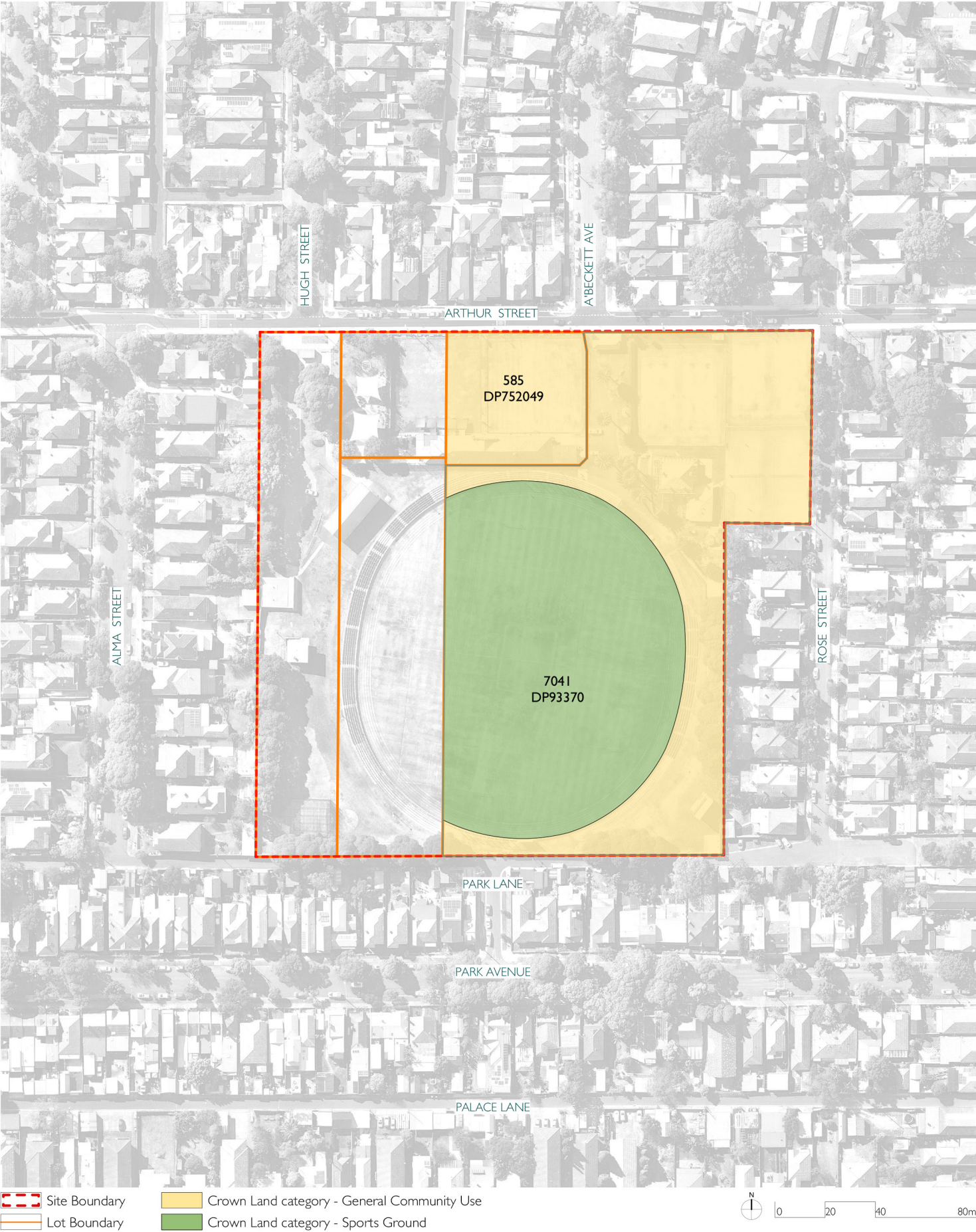
- To provide for the ownership, use and management of the Crown land of New South Wales, and
- To provide clarity concerning the law applicable to Crown land, and
- To require environmental, social, cultural heritage and economic considerations to be taken into account in decision-making about Crown land, and
- To provide for the consistent, efficient, fair and transparent management of Crown land for the benefit of the people of New South Wales, and
- To facilitate the use of Crown land by the Aboriginal people of New South Wales because of the spiritual, social, cultural and economic importance of land to Aboriginal people and, where appropriate, to enable the co-management of dedicated or reserved Crown land, and
- To provide for the management of Crown land having regard to the principles of Crown land management.

The CLM act gives council the authority to manage Crown Land in the same way that it manages Public land, as defined under the Local Government Act 1993. The legislation requires council to firstly classify Crown land managed by Council as Community Land or Operational Land, and to then to nominate a single category for the land. The Plan of Management then provides the mechanism to place the Crown Land into multiple categories which are better suited to the current and future use of the land.

Lot/DP	Name & Location	Current Management & Agreements Recommendations	Ownership & Classification	Area (approximate)	Crown Reserve Purpose
Lot 1 DP64579	Pratten Park 40 Arthur Street, Ashfield Includes Amenities Block, Ticket Storage (western), Commentary box and kiosk.	Inner West Council	Inner West Council Community Land	6750m <sup>2</sup>	n/a
Lot 1 DP1169472	Pratten Park 40 Arthur Street, Ashfield Includes Grandstand	Inner West Council	Inner West Council Community Land	6660m <sup>2</sup>	n/a
Lot 1 DP1169473	Pratten Park 40/40A Arthur Street, Ashfield Includes part of Bowling Club	Inner West Council Pratten Park Bowling Club leased out by Inner West Council to Pratten Park Community Sports Bowling Club	Inner West Council Community Land	2100m <sup>2</sup>	n/a
Lot 585 DP752049	Pratten Park Bowling Club 40A Arthur Street, Ashfield	Inner West Council Pratten Park Bowling Club leased out by Inner West Council to Pratten Park Community Sports Bowling Club	Crown Land Reserve Number 1038528 (gazetted 15/2/2015)	2950m <sup>2</sup>	Community Purposes, Community and Sporting Club Facilities and Public Recreation
Lot 7041 DP93370	Pratten Park 40 Arthur Street, Ashfield Includes Thirning Villa, Tennis Clubhouse, Ticket Change & Entry Gates, Scoreboard, Amenities, Maintenance shed.	Inner West Council Thirning Villa (downstairs) leased out by Inner West Council to Pratten Park Ashfield and District Historical Society Turnstiles leased out by Inner West Council to Summer Hill Cricket Club Tennis Courts, clubhouse and rear storage leased out to Western Suburbs Lawn Tennis Association Ltd 2 x artists in residence licenced to use Thirning Villa (upstairs and downstairs)	Crown Land Reserve Number 500002 (gazetted 26/7/1911)	22885m <sup>2</sup>	Public Park



2.0 Categorisation + Ownership



## CROWN LAND CATEGORISATION

## Crown Land Reserves

Crown Land Reserves are owned by the State of New South Wales (NSW) and managed by Councils on behalf of the NSW Government for the benefit of the general public.

Crown Land Reserves managed by Council have been set aside for a particular public purpose. Where local councils are the land manager of Crown Reserves they are to be managed as if they are 'public land' under the Local Government Act 1993. Crown reserves which are classified public land require a Plan of Management.

The Crown Land within Pratten Park is divided into the categories listed within the table below. The land which each category specifically applies to is demonstrated by the map opposite.

## Management Principles

The principles of Crown land management are:

- (a) that environmental protection principles be observed in relation to the management and administration of Crown land, and
- (b) that the natural resources of Crown land (including water, soil, flora, fauna and scenic quality) be conserved wherever possible, and
- (c) that public use and enjoyment of appropriate Crown land be encouraged, and
- (d) that, where appropriate, multiple use of Crown land be encouraged, and
- (e) that, where appropriate, Crown land should be used and managed in such a way that both the land and its resources are sustained in perpetuity, and

(f) that Crown land be occupied, used, sold, leased, licensed or otherwise dealt with in the best interests of the State consistent with the above principles.

## Native Title on Crown Land

On Crown land native title rights and interests must be considered unless:

- native title has been extinguished; or
- native title has been surrendered; or
- determined by a court to no longer exist.

Some examples of acts which may affect native title on Crown land or Crown reserves managed by Council include:

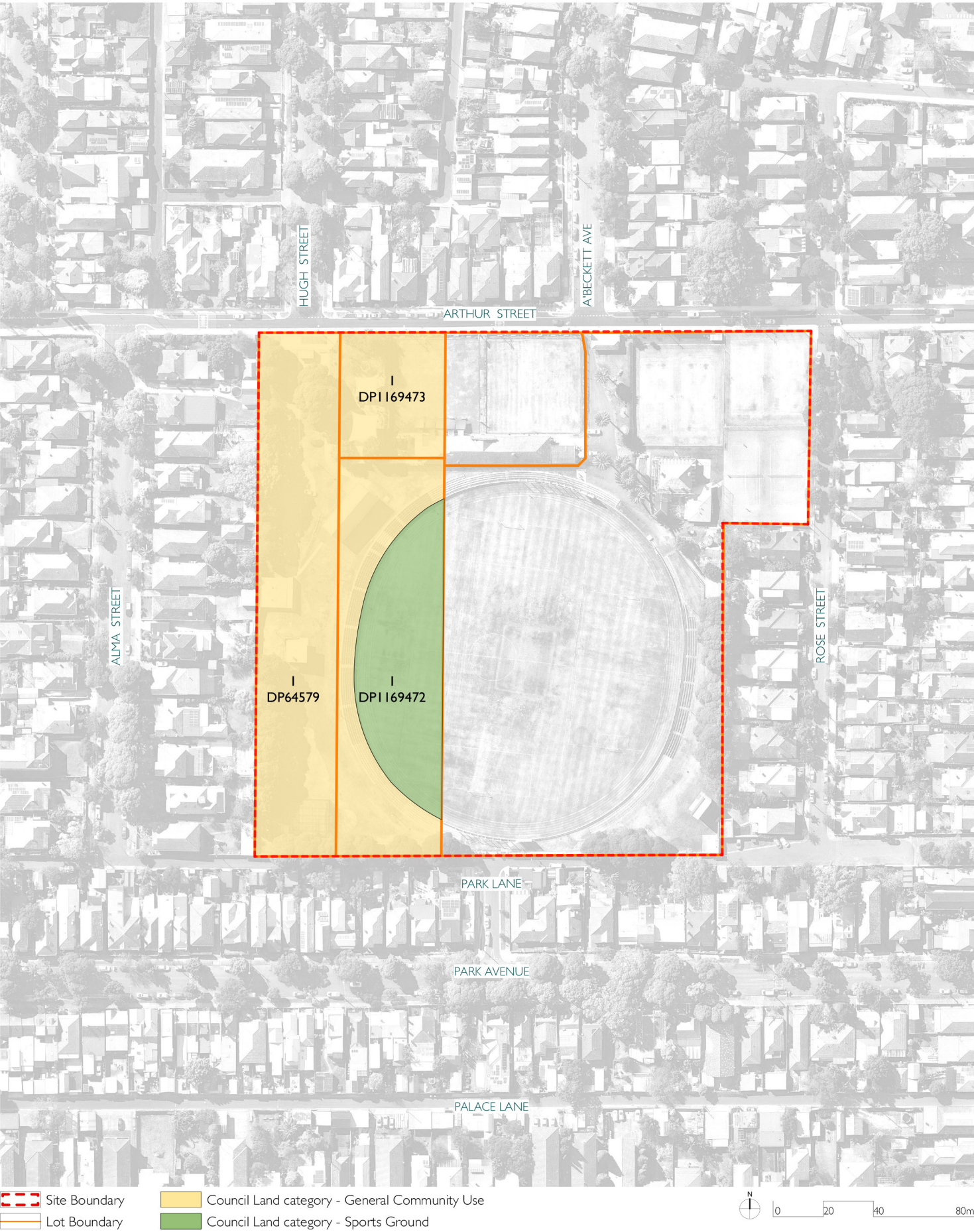
- the construction of new buildings and other facilities such as toilet blocks, walking tracks, tennis courts, grandstands and barbecues,
- the construction of extensions to existing buildings,
- the construction of new roads or tracks,
- installation of infrastructure such as powerlines, sewerage pipes, etc,
- the creation of an easement
- the issue of a lease or licence,
- the undertaking of major earthworks.

When proposing any act that may affect native title on Crown land or Crown reserves the act must be authorised through Part 2 Division 3 of the Native Title Act 1993 (Cwlth) Where it is proposed to construct or establish a public work on reserved or dedicated Crown land, where native title is not extinguished, prior to approval Council will notify and give an opportunity to

Category (Crown land)	Core objectives (as defined by the Local Government Act 1993)
SPORTS GROUND	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.
GENERAL COMMUNITY USE	The core objectives for management of community land categorised as 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).



# 2.0 Categorisation + Ownership



## COUNCIL LAND CATEGORISATION

## Community land - Local Government Act Requirements

The council owned land which falls within Pratten Park is classified as Community land. Community land is generally public park land set aside for community use. Development and use of this land is subject to strict controls set out in the Act such as Community land cannot be sold, or leased or licensed for more than 30 years. In addition to these controls, the Act requires councils to have plans of management for all Community lands.

A plan of management places Community Land into categories which impact how they can be used. Community Land is still subject to zoning controls and a plan of management operates as an additional control over that piece of land.

The Community land within Pratten Park falls into the categories listed in the table below.

## Management Principles

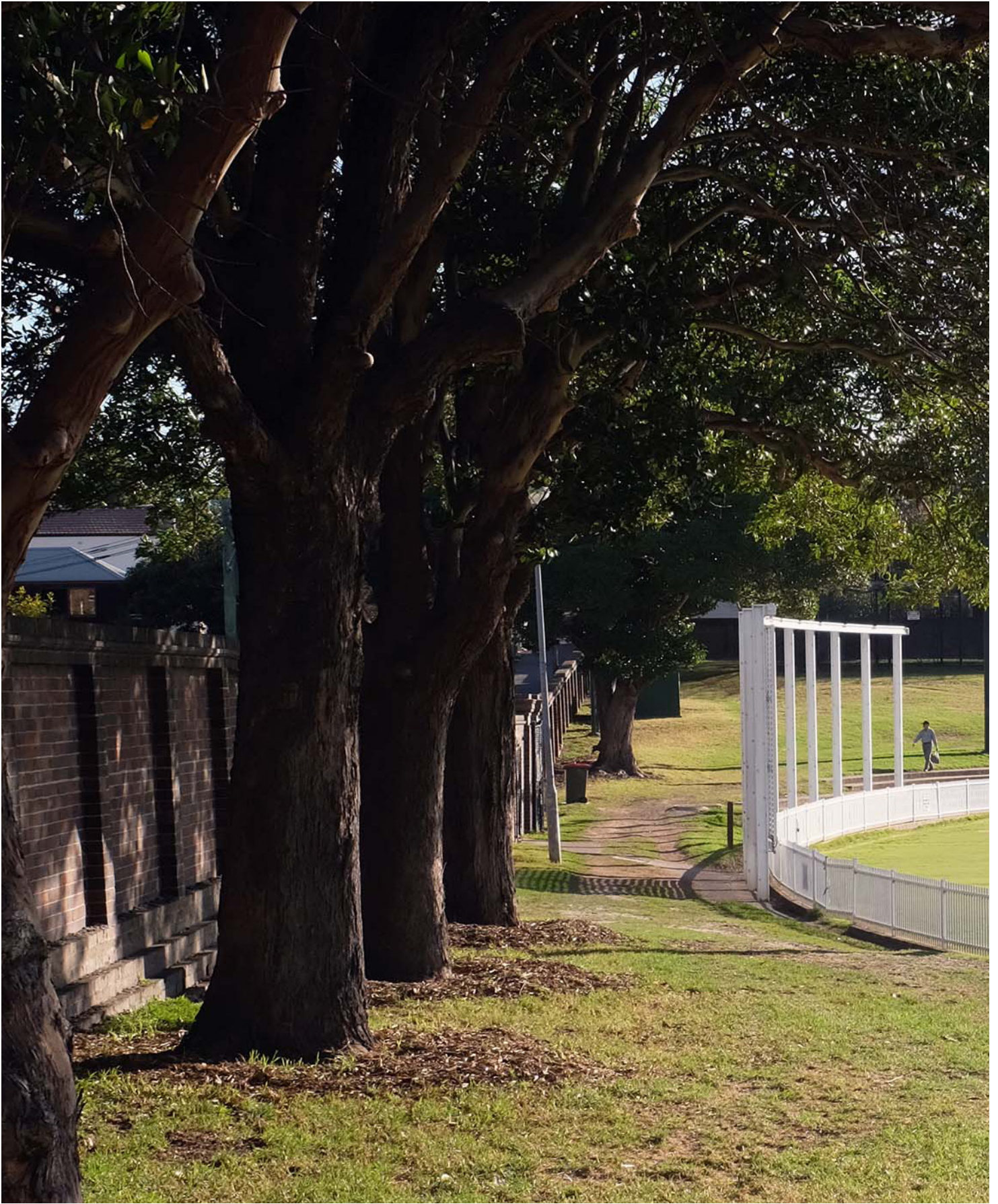
The core objectives for management of community land categorised as general community use are to promote, encourage and provide for the use of the land, and to provide facilities on the land, to meet the current and future needs of the local community and of the wider public:

(a) in relation to public recreation and the physical, cultural, social and intellectual welfare or development of individual members of the public, and

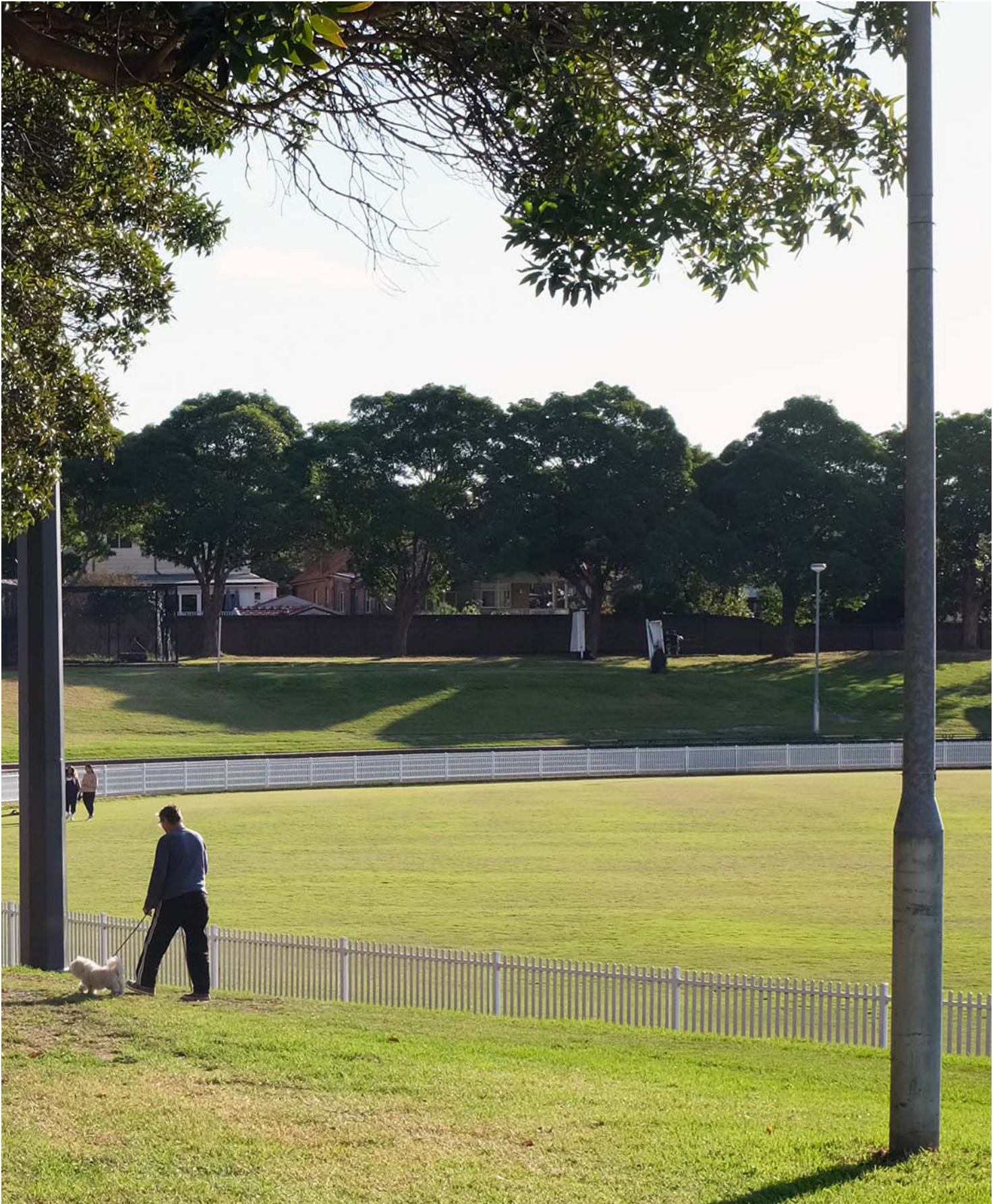
(b) in relation to purposes for which a lease, licence or other estate may be granted in respect of the land (other than the provision of public utilities and works associated with or ancillary to public utilities).

Category (Council land)	Core objectives (as defined by the Local Government Act 1993)
SPORTS GROUND	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.
GENERAL COMMUNITY USE	The core objectives for management of community land categorised as 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).











## 3.0 Leases + Licences

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### An Overview

The Local Government Act allows Council to grant leases, licences or other estates over all or part of Community Land.

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

Where exclusive control of all or part of an area or facility is proposed or desirable, a lease is appropriate. There are also other factors which may influence the granting of a lease. These include the level or scale of investment, the necessity for security measures and the relationship between the activity on the land and the activity of the controller of the land.

The activities undertaken by a leaseholder should be compatible with any zoning 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 interest of the Council, protect the public and ensure proper management and maintenance.

Where short term, intermittent or non-exclusive occupation or control of all or part of an area or facility is proposed, a licence may be used. Providing there are no conflicts of interest, several licences may apply concurrently.

In considering whether to grant any lease or licence, Council should take into account the consistency of the proposal with the values and management strategies of this Plan of Management, particularly with regard to the following:

The Lessee/Licensee is responsible for ensuring the area is maintained to a standard which is acceptable to Council.

There is a need to define the times the land or facility will be available for use by the Lessee/Licensee, the impact of the lease/licence on the public/private space use of the Parks, the impact on maintaining the Parks as one cohesive open space.

The Plan of Management for Pratten Park allows for the provision of leases and licences in accordance with the Local Government Act 1993, Crown Lands Management Act 2016, Crown Lands Management Regulations 2018 and any subsequent legislation. Future leases and licences will be allowable for uses consistent with this Plan of Management, the Ashfield Local Environment Plan or Inner West Council Local Environment Plan (pending adoption) and any other applicable legislation. Any licences for biodiversity works are permitted.

Any leases, licences on crown land (a use agreement) on Crown land may impact native title rights and interests. Any use agreement issued on Crown land must be issued in accordance with the future act provisions of the Native Title Act 1993 and in accordance with Part 8 of the Crown Land Management Act 2016 unless native title is extinguished. For Crown land which is not excluded land this will require written advice of one of Council's native title managers that it complies with any applicable provisions of the native title legislation.

### What are Leases and Licences?

A lease is a contract between the land owner, and another entity granting to that entity an exclusive right to occupy, use or control an area for a specified time.

A licence allows multiple non – exclusive use of an area. Short term licences and bookings may be used to allow the best overall use of an area.

Council's leasing and licensing is governed by its Land and Property Policy.

### Authorisation of Leases and Licences

The Local Government Act 1993 (Act) requires a lease or licence of community land must be authorised by a Plan of Management (PoM). The lease or licence must be for a purpose consistent with core objectives of its categorisation and zoning of the land. In addition, leases and licences of Crown land must be consistent with the dedication or reservation.

The maximum period for a lease or licence is 21 years if granted by Council or 30 years if granted by Council with the consent of the Minister for Local Government.

Leases and licences for the use of an area of land need to be permissible under this PoM, the LG Act, the Local Government Regulations 2005, Crown Lands Management Act 2016 (CLMA), Crown Lands Management Regulations 2017, Ashfield Local Environment Plan 2011 and any subsequent LEP adopted by Inner West Council, and pursuant to a development consent if required.

Any proposed lease or licence for more than 5 years must be by tender unless it is to a non-profit organisation.

Any proposed lease, licence other than short term or casual public notice must be given and be in accordance with section 47 of the Act.

Any leases, licences on Crown land (a use agreement) on Crown land may impact native title rights and interests.

Any use agreement issued on Crown land must be issued in accordance with the future act provisions of the Native Title Act 1993 and in accordance with Part 8 of the Crown Land Management Act 2016 unless native title is extinguished. For Crown land which is not excluded land this will require written advice of one of Council's native title managers that it complies with any applicable provisions of the native title legislation.

This PoM expressly authorises Inner West Council as land manager of Pratten Park (D500002 & D1038528) to grant leases and licences for the purposes and uses which are identified or consistent with those in Table 1.01 and Table 1.02. The leases and licences permitted on this land align with original gazetted purpose of "Public Recreation".

## CURRENT LEASES + LICENCES

## Current Leases and Licences

Type of arrangement	Lease/ Licence/ Contract Holder	Permitted Use
Lease	Pratten Park Ashfield & District Historical Society	Storage and office space
Lease	Pratten Park Community Bowling Club	Bowling club
Lease	Summer Hill Cricket Club	Storage of kit
Lease	Western Suburbs District Cricket	Cricket games and training
Lease	Western Suburbs Lawn Tennis Association Ltd	Tennis club

## Future Leases and Licences

This Plan of Management expressly authorises Inner West Council to grant leases and licences of Pratten Park for the purposes and uses which are identified or consistent with those in the following tables:

## Long Term Use for Up to 30 Years:

Type of arrangement	Categorisation and Facilities	Purpose for which licencing/ leasing will be granted
Licence	Sports Grounds	Organised sport including but not limited to soccer, rugby, AFL, cricket, oz tag
Licence	Sports Grounds	School and community group recreation and education use
Licence	General Community Use Building	Recreational purposes including basketball, netball fitness classes, purpose of filming, and management of indoor gym.
Licence/ Lease	General Community Use Building	Café/ kiosk and outdoor seating and tables.
Licence	General Community Use	School and community group recreation and education use
Licence	General Community Use: Grandstand and Associated Buildings	Café/ kiosk Organised sport and associated uses
Licence	General Community Use Building: Thirning Villa	Artist in residence, creative or social enterprise
Lease	General Community Use Building: Thirning Villa	Community and social club and associated uses including but not limited to office and storage. Tennis club and associated uses.
Lease	General Community Use Building: Tennis Club House & Storage Shed	Tennis club and associated uses including but not limited to office and storage.
Lease	General Community Use Building: Cricket Club	Cricket club and associated uses including but not limited to filming, training, and storage.
Lease	General Community Use Building: Bowling Club	Bowling club and associated uses including but not limited to restaurant and bar and the purpose of selling alcohol. Sporting club and associated uses including but not limited to filming, training, storage.
Lease	General Community Use Land	Recreational purposes including but not limited to management of outdoor bowling greens / multiuse courts
Licence/ Deed: General Community Use Land		Community garden and associated uses including minimal storage, compost facilities, worm farms.



## Short Term Use

Type of arrangement/ categorisation and facilities	Categorisation and Facilities	Purpose for which licencing/ leasing will be granted
Licence	Sports Ground	-Seasonal licences -Sporting fixtures and events -Uses reasonably associated with the promotion or enhancement of sporting groups, fixtures and events - commercial fitness trainers
Licence	Sports Ground	School and community group recreation and education use
Licence	General Community Use	School and community group recreation and education use
Licence	General Community Use Land	-commercial fitness trainers -casual hire of courts
Easement	General Community Use	- short term access for the maintenance of adjoining walls/ structures where no other alternative is available.
Licence	General Community Use Sports Ground	a. fairs, markets, auctions and similar events b. engaging in trade or business c. delivering a public address d. public performances e. picnics and private - celebrations such as weddings and family gatherings f. conducting a commercial photography session g. filming including film / television h. community events and festivals i. outdoor cinema j. playing a musical instrument or singing for fee or reward k. advertising l. catering m. community, training or education n. environmental protection, conservation or restoration or environmental studies o. exhibitions p. functions q. hiring of equipment r. meetings s. site investigations t. sporting and organised recreational activities u. storage v. emergency purposes including training w. short term construction access for essential works on private property where there is no

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## 4.0 Statutory Conditions + Legislation

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Masterplan Area

900mm Underground Stormwater pipe

300mm Underground Stormwater pipe



SCALE 1:3000 @ A4



community land require a Plan of Management.

Zoning + Classification

LEP : RE1 'Public recreation'

Land Category / Core Objective Council Owned Land

This Plan of Management categorises the community land as follows:

Council Owned Land - Community land - General community use

The core objectives for management of community land categorised as 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).

Other Relevant Legislation

- Native title Act 1993 (cwlth)
- Companion Animals Act.
- Disability Discrimination Act.
- Environmental Planning and Assessment Act 1979.
- National Construction Code 2019.
- National Parks and Wildlife Act 1974.
- State Environmental Planning Policy (infrastructure) 2007.
- Work, Health and Safety Act.
- Biodiversity Conservation Act 2016.
- Vegetation SEPP.
- Dividing Fences Act



4.0 Statutory Conditions + Legislation





## CONDITION OF LAND + STRUCTURE

	Use of land or structure (on adoption of the PoM)	Condition of the land or structure (on adoption of the PoM)	Future Condition (Targeted following adoption of the PoM)
01	West Turnstile House (Storage)	Very Poor	Remove
02	West Turnstile House (Ticket Box)	Very Poor	Remove
03	Playground	Good	Good - Maintain + Upgrade
04	Western Driveway	Very Poor	Good - Replace
05	Grandstand	Good	Good - Maintain
06	Bowling Green West	Poor	Good - Alternative use proposed
07	Bowling Green East	Good	Good - Maintain
08	Bowling Club	Acceptable	Good - Upgrade
09	Eastern Driveway	Poor	Good - Upgrade
10	East Turnstile House	Poor	Good - Maintain
11	Thirning Villa	Good	Good - Maintain
12	Tennis Clubhouse	Good	Good - Maintain
13	Tennis Courts - Grass	Good	Good - Maintain
14	Tennis Courts - Synthetic	Good	Good - Maintain
15	Thirning Villa Sheds	Very Poor	Good - Restore / Upgrade
16	Pratten Park Amenities 'Ladies'	Very Poor	Remove
17	Pratten Park Amenities 'Gents'	Very Poor	Remove
18	Scoreboard	Good	Good - Maintain
19	Pratten Park 'Groundsmans Shed'	Very Poor	Good - Upgrade
20	Cricket Nets	Good	Good - Maintain + Upgrade
21	Canteen	Fair	Fair
22	Amenities Block / Changerooms	Good	Good - Maintain
23	Sporting ground	Good	Good - Maintain
24	Sporting ground Seating	Very Poor	Good - Maintain







## 5.0 Master Plan Strategies

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# 5.0 Master Plan Strategies

## OVERVIEW

The key objectives outline a broad vision for the future of Pratten Park. They have been derived from the opportunities and constraints outlined in the Site Analysis and Community Engagement Outcomes. They have also been informed through a precedent study of successful local, national and international parkland projects.

Key strategies offer practical measures for how these objectives can be implemented within Pratten Park.



### ACCESS

#### Key Objectives:

1. *Provide welcoming and accessible entry points.*
2. *Improve car access and parking while reducing the impact of vehicles.*
3. *Improve existing connections throughout the park.*
4. *Create a simple signage and wayfinding strategy for navigating the park and its assets.*

#### Key Strategies to achieve this in Master Plan:

- Improve the quality and accessibility of park gateways.
- Establish shared driveways with defined areas for parking using permeable and durable surface materials.
- Introduce a running and walking track around the oval perimeter.
- Consolidate wayfinding, regulatory and information signage into a consistent, clear and concise format.



### INCLUSIVENESS

#### Key Objectives:

1. *Provide facilities which cater for a range of ages, abilities and interests.*
2. *Ensure that the park and its assets are accessible for all visitors.*
3. *Provide high quality amenities which are inclusive and accessible.*

#### Key Strategies to achieve this in Master Plan:

- Upgrade the existing playground with additional elements which facilitate inclusive, accessible and imaginative play.
- Incorporate sensory garden elements into newly landscaped areas near the playground.
- Ensure new and upgraded facilities are inclusive and accessible, and improve accessibility throughout the park.



### SENSE OF PLACE

#### Key Objectives:

1. *Highlight the unique aspects of the park and build upon them to establish a clear identity for the park and its assets.*
2. *Create opportunities to educate visitors about the culture and history of the site through public art and interpretation strategies.*
3. *Preserve and protect successful spaces, and create new fine-grain spaces.*

#### Key Strategies to achieve this in Master Plan:

- Maintain and restore park elements which contribute to the heritage value of the park and remove detractive elements.
- Incorporate historical interpretation strategies into new park elements to inform visitors about the parks rich history.
- Foster the identity of Pratten Park and ensure new additions contribute to it's unique character.



### COMMUNITY

#### Key Objectives:

1. *Protect areas that are highly valued by the community.*
2. *Support the flexible use of the bowling club as a community hub.*
3. *Provide high quality furniture and facilities.*
4. *Continue maintenance of existing park assets.*

#### Key Strategies to achieve this in Master Plan:

- Maintain existing open green spaces for flexible recreation and improve the quality of under-utilised spaces.
- Investigate and implement strategies to enhance the role of the bowling club as a community venue with diverse functions into the future.
- Establish additional shady seating areas.
- Provide a variety of activities for a diverse community



### SUSTAINABILITY

#### Key Objectives:

1. *Support local ecologies through landscaping strategies*
2. *Integrate sustainable measures into new and existing facilities and landscaping elements through a holistic design approach.*
3. *Prioritise the environment in decision making.*
4. *Consider a whole life cycle approach when choosing materials and fixtures.*

#### Key Strategies to achieve this in Master Plan:

- Establish understorey planting in under-utilised areas.
- Utilise permeable paving along driveways to balance new hard stand areas with on-site water retention and tree health.
- Plant new trees where possible to increase shade cover.
- Design new facilities from sustainable principles and upgrade existing facilities with sustainable measures.



### SAFETY

#### Key Objectives:

1. *Support safer interactions between vehicles and people.*
2. *Upgrade lighting associated with key assets.*
3. *Implement strategies to reduce the risk of injury to park users by cricket balls.*

#### Key Strategies to achieve this in Master Plan:

- Improve sight-lines between vehicles and pedestrians at the north-west entry.
- Improve pathway connections and reduce trip and slip hazards for people within the park.
- Implement a consistent lighting plan within the park to facilitate easier use before and after daylight hours.
- Implement safety upgrades to cricket nets and recreational areas.



### SPORTS + RECREATION

#### Key Objectives:

1. *Provide informal recreation opportunities that encourage active and healthy communities.*
2. *Maintain Pratten Park as a premier sports ground.*
3. *Acknowledge the community benefit of sporting grounds as areas for recreation outside of their use for organised sports and balance community and organisation use.*

#### Key Strategies to achieve this in Master Plan:

- Create a multi-purpose half-court area complete with basketball hoop, handball markings, exercise equipment and running track.
- Retain Pratten Park sporting ground as a well maintained natural grass surface. Repair and maintain tiered seating and sporting facilities.
- Provide lighting for sporting ground and synthetic tennis courts to maximise their use.
- Maintain shared community access to park assets.



## 5.0 Master Plan Strategies



### ACCESS



Sample of boundary wall also acting as seating element<sup>1</sup>



Sample of permeable paving<sup>2</sup>

#### Park Gateways

Entry to Pratten Park is limited to three points. This contributes to the park's unique character by providing a sense of seclusion and respite from the surrounding urban areas. The master plan proposes to maintain this quality while improving the existing park gateways through the following measures:

##### *North-West Gateway (Arthur Street)*

The existing north-west turnstile house (1970s) is of little architectural or historical value, and is no longer used for its original purpose. The narrow driveway crossover created by the structure also contributes to poor sight lines between vehicles entering and exiting the park and pedestrians. It is recommended that the turnstile house is removed and replaced with a new low wall element which improves permeability while contributing to the overall character of the park and the street.

An example of this could be a low and wide brick wall that has multiple functions, such as to define a boundary; to be used as furniture and a place to sit; to be something that can be playfully walked and jumped on; to tell a story of the original turnstile houses at that location; as a historical interpretation element to tell of the park's many uses; as an identifying sculptural element for Pratten Park beyond two-dimensional signage.

##### *North-East Gateway (Arthur Street)*

The existing turnstile house (1930s) is a highly valuable asset for the park, council and the wider community, and it should be maintained and appropriately restored to its original condition.

Upgrades to this entry should also include:

- Sympathetic paving of the ground surface around the turnstile house.
- Removing the unused chain-link gate between the turnstile house and the tennis courts.
- Maintenance works to the historical cast iron gates and keeping them both open at all times.

Alternative uses for the turnstile house should be investigated by council so that the structure can once again become an active element for the park and street. Refer to *Master Plan Strategies - Sense of Place*.

##### *South Gateway (Park Lane)*

The existing openings to the southern wall consist of narrow gateways and a wider central gateway. The gateway itself contributes to the character of the park, giving an impression of how the park was used during sporting events in the past. As a result the gateway should be maintained. All of the entry gates should be fixed in the open position or removed, including the wider central gate. An attractive removable bollard could be installed to the central gate if required to prohibit public vehicles from entering the park. This will allow access to the park for visitors with prams, bicycles and wheelchairs who would otherwise not be able to enter the park through this gate due to the limited width. Areas around the gates should be paved and link to the proposed walking / running track.

#### Vehicle Access, Parking + Shared Spaces

##### *Hugh St Driveway (West)*

The majority of vehicles enter the park from the Arthur Street western gates and park perpendicular to the existing asphalt driveway between the trees as well as on the grass. This has resulted in a poor surface condition in these areas as well as at times inefficient parking.

The master plan recommends that the parking area is paved to define the driveway and approximately 31 formal parking spaces, with a turning bay at the southern end. The paved area should provide generous spacing around the bases of existing trees to avoid damaging the trees and to permit additional understorey planting. A permeable paving solution should be selected. Discreet fencing, bollards or boulders should be employed to prohibit vehicles from parking over grassed or planted areas. A shared zone should be indicated at the entrance of the park through the use of alternative paving to communicate that the area is to be shared with pedestrians.

##### *A'beckett Ave (East)*

The eastern driveway is primarily used to access the reserved parking

<sup>1</sup>Toyen Square, Oslo, Norway by Grindaker. Photo © Grindaker.

<sup>2</sup>Macquarie University Courtyard by Hassel. Photo © Brett Boardman.



### Key Objectives:

1. Provide welcoming and accessible entry points.
2. Improve car access and parking while reducing the impact of vehicles.
3. Improve existing connections throughout the park.
4. Create a simple signage and wayfinding strategy for navigating the park and its assets.

### Key Strategies to achieve this in Master Plan:

- Improve the quality and accessibility of park gateways.
- Establish shared driveways with defined areas for parking using permeable and durable surface materials.
- Introduce a running and walking track around the oval perimeter.
- Consolidate wayfinding, regulatory and information signage into a consistent, clear and concise format.

spaces for the bowling club and to provide vehicle access to the oval and Thirning Villa when required. As a result vehicle movement in this area is fairly limited. The driveway is to be resurfaced as a shared pedestrian area in the same manner as the north-west driveway entry. A permeable paving solution should be investigated. The width of the paved areas should be limited to a width appropriate for a single vehicle to provide additional room for planting and to provide a buffer around the existing palm trees and recreational areas.

### Pedestrian Connections

There are currently no pathways linking to the southern side of the park, which limits access through the park for some users. Running around the oval is also popular; however runners are required to navigate through the tiered concrete and seating. This master plan proposes that the highest tier of seating is converted into a walking / running track around the perimeter of the oval. This would create an opportunity for active recreation, whilst linking to the southern areas of the park and the southern entry gates. A path in this location would also have little impact on open grassed areas which are highly valued by the community. It is recommended that the highest tier of bench seats are restored and relocated to other areas where the seating has previously been removed.

### Barrier-free Movement

There are currently a number of barriers which restrict movement throughout the park. There are also a number of areas where poor fencing has created inaccessible areas. This master plan recommends addressing the extent of superfluous fencing within the park. This includes:

- Removal of security fencing which extends between the bowling club and Thirning Villa, which is no longer required due to the park being open all hours.
- Removal Handrail and retaining wall to the south of the grandstand, where the changes in level could be managed through a low seating wall, landscaping and improved walkways.
- Removal of double fenced areas to the east of the playground and to the north of the tennis courts along Arthur St.
- Removal of metal gates at the end of both east and west driveways and replacement of these removable bollards or similar to allow pedestrians to freely pass through.

### Signage + Wayfinding

Existing signage should be removed and replaced with signage that is clear, concise and designed to suit an overall signage strategy. Adding to signage over time in an ad-hoc manner should be discouraged.

Signage related to key assets should contribute to the character of the asset and the identity of the park overall. Signage can also inform the public as to what is occurring within the park. For example:

- Signage related to Thirning Villa should be sympathetic to the heritage nature of the asset and inform that it is publicly accessible with a number of programs and events.
- Signage around the bowling club should be updated to inform visitors on the multiple uses of the club, such as permanent and visually appealing signage for 'The Pratto' restaurant and a space to inform visitors about various events.



Example of oval running track<sup>3</sup>



Integrated signage and wayfinding<sup>4</sup>

<sup>4</sup>Pityariilla Park by Aspect Studios. Photo © SweetLime.



## 5.0 Master Plan Strategies



### INCLUSIVENESS

#### Key Objectives:

1. Provide facilities which cater for a range of ages, abilities and interests.
2. Ensure that the park and its assets are accessible for all visitors.
3. Provide high quality amenities which are inclusive and accessible.

#### Key Strategies to achieve this in Master Plan:

- Upgrade the existing Playground with additional elements which facilitate inclusive, accessible and imaginative play.
- Incorporate sensory garden elements into newly landscaped areas near the playground.
- Ensure new and upgraded facilities are inclusive and accessible, and improve accessibility throughout the park.

#### Playground Upgrades

The current playground is in an acceptable condition, but is fairly limited in terms of the equipment provided, particularly in that some of the equipment can only be used by one or two children at a time. The master plan recommends including a more diverse range of play experiences, which could include imaginative, inclusive and wild play, while also increasing the capacity of the playground. Playground upgrades should be well-designed and considered as a whole even if they are to be carried out over time. Upgrades to the existing playground could include:

- Removal of the lone rocking horse and creating with a wild/imaginative play area which is integrated with new landscaping. This could include a link to a potential community/sensory garden element on the existing west bowling green.
- Replacing or extending the swing set to include a more inclusive nest swing.
- Supplementing the area around the slide with other activities which take advantage of the change in level, such as logs to climb, a water pump course or wild play.
- Adding new play areas around the playground which appeal to a range of ages and abilities, such as elevated, wheelchair accessible sand pits.
- Planting of new trees in the playground to provide shade to eventually replace shade structures.

#### Welcoming for all Visitors

All members of the community should be able to access the park and its facilities. The master plan recommends a number of measures to improve access to the park for all visitors, including upgrades around

gateways and pathways within the park as highlighted in *Master Plan Strategies - Access*.

#### Community Garden + Sensory Landscape

A sensory and community garden could occupy a section of the western bowling green. This could include a sensory garden area, bush tucker area and community vegetable garden. The garden would provide an opportunity for a diverse range of people of different ages and backgrounds to come together in an inclusive and informal area.

The garden could host workshops, provide volunteering opportunities, have a use for health, rehabilitation and educational purposes. The edible garden could be used by the bowling club restaurant and could include inviting the wider community as volunteers, while creating another opportunity for skill acquisition and skill-share, consistent with existing programs currently operating at the bowling club.

The garden could incorporate a small stair or ramp link to the playground along the northern edge, allowing for children to explore the garden and allow for greater connection with the park as a whole. Refer to *Appendix E - Planting and Materials Palette - Pollinator Attracting Community Garden / Bush Tucker Garden*.

#### Pet Owners

Dog walking is a popular activity within Pratten Park. This master plan recommends providing additional bins for dog waste, with a design that incorporates an open or ventilated lid. Bins should be provided close to park entry points.



Example of wheelchair accessible sand pits<sup>1</sup>



Example of Imaginative play<sup>2</sup>

<sup>1</sup>Natures Playground Adelaide Zoo. Photo © Have wheelchair will travel

<sup>2</sup>Fitzroy Gardens by City of Melbourne City Design Studio.



#### Key Objectives:

1. Support local ecologies through landscaping strategies
2. Integrate sustainable measures into new and existing facilities and landscaping elements through a holistic design approach.
3. Prioritise the environment in decision making.

#### Key Strategies to achieve this in Master Plan:

- Establish local native understorey planting in under-utilised areas to improve biodiversity and soften hard edges in the landscape.
- Incorporate water sensitive design into landscaping and facilities including permeable paving on driveways, swales and rain gardens.
- Plant new trees where possible to increase habitat values and shade cover.
- Design new facilities from sustainable principles and upgrade existing facilities with sustainable measures.

#### Permeable Surfaces + Rain gardens

Permeable paving is to be installed within the car park and along driveways in order to reduce run-off for new hard surfaces and maintain water retention on site. Rain gardens are to be located between car spaces, filtering captured stormwater and retaining water for the existing avenue of Brushbox tree and new understorey planting within the car park. A selection of local species suitable for swampy environs are recommended - Refer to *Appendix E - Planting and Materials Palette - Rain garden*.

#### Trees and Understorey Planting

New trees should be planted where space allows in order to provide additional shade. A range of species are recommended by this master plan in order to improve biodiversity within the park and build upon the character of different areas of the park. Plant species have been selected to correspond to the current use of areas where they are proposed, as well as the history of the park and the area.

Understorey planting with native species is recommended for areas which are less utilised, to improve the range of habitats available for local fauna and to encourage greater biodiversity. Understorey planting has also been selected to soften barriers and discourage access to 'blind-spots'.

Plant species are categorised as per their type, function or specific location within the park.

Species suggested for use around the playground have been curated to be safe for children and to provide a secondary function - such as by offering varying shapes and textures, and elements that can be incorporated into play, such as large seed-pods and Banksia nuts.

Elements and local native plant species to attract local insects, birds

and animals are also recommended to be included, including possum boxes, bird boxes and bee hotels.

Planting that relates to the historic use of Thirning Villa has been recommended for the areas surrounding the Villa. Low level ornamental species have been selected for within the grounds of the villa itself, to soften the villa and reference the garden evident in historical photographs. New planting must still allow the villa to function particularly as a tennis club where people are moving between the club and the courts. Maintenance will need to be a consideration in the implementation of this garden. If possible, maintenance could be negotiated and incorporated into the current use agreements of the villa, or through a volunteer program of people interested in enhancing the heritage value of the villa, with the support of council.

A row of fruit trees is recommended for the southern edge of the villa, referencing the historical orchard originally in this location and offering edible fruit to the community. Refer to *Appendix E - Planting and Materials Palette - Thirning Villa / Orchid Edge to Thirning Villa*.

#### Water Re-use

The park is currently serviced by underground tanks which facilitate the storage of water for irrigation of the sporting ground. It is recommended that the tanks are assessed to advise whether any upgrades or maintenance required.

#### Sustainable Facilities

Future park developments, such as new amenities buildings or upgrades to the bowling club building should be designed and constructed from sustainable first principles and employ environmentally sustainable measures.



Example of native meadow of shade tolerant understorey planting.<sup>1</sup>



Example of low planting to soften a boundary edge.<sup>2</sup>

<sup>1</sup>Prince Alfred Park. Photo © Sue Stubbs.

<sup>2</sup>Prince Alfred Park. Photo © Brett Boardman.



# 5.0 Master Plan Strategies



## SENSE OF PLACE

### Key Objectives:

1. Highlight the unique aspects of the park and build upon them to establish a clear identity for the park and its assets.
2. Create opportunities to educate visitors about the culture and history of the site through public art and interpretation strategies.
3. Preserve and protect successful spaces, and create new fine-grain spaces.

### Key Strategies to achieve this in Master Plan:

- Maintain and restore park elements which contribute to the heritage value of the park, and remove detractive elements.
- Consider interpretation strategies for new park elements to inform visitors about the parks rich history.
- Foster the identity of Pratten Park and ensure new additions contribute to it's unique character.

### Unique History

Pratten Park has a number of unique historical assets which contribute to the character of the park and it's strong sense of place. The recommendations of the master plan regarding these assets have three main objectives, including:

- To maintain and restore assets with heritage value.
- To ensure that these assets can be experienced and enjoyed by the community.
- To improve the quality of areas surrounding the assets, including the removal of unsympathetic elements.

to the public, with the interior turnstiles protected through a sympathetic architectural intervention so that the structure's original purpose can be understood and experienced by park visitors.

- Improve the areas around the turnstile house with quality paving and relocation of the sculpture garden so that the area can be better utilised by the community. Select vegetation can be included around the turnstile house which is sympathetic to the historic row of palms, such as a small grove of *Livistona Australis*.

### Thirning Villa and Surrounds

Thirning Villa is a valuable heritage item within the park, which has been re-purposed multiple times throughout it's history to suit changing community needs. The master plan recommends to:

- Improve the interface of Thirning Villa with the park, including improvements to the pedestrian gateway. Replace existing security fencing with a sympathetic alternative such as timber pickets.
- Provide a more generous planted buffer between the villa and the driveway and surrounds - Refer to *Appendix E - Planting and Materials Palette*.
- Restore the historic sheds to the rear of the site, maintaining their function as working sheds, while also incorporating interpretive elements that refer to the historic use of the villa.
- Removal of the existing water tanks and replacing with slimline or below ground water tanks if tanks are required.
- Use the Conservation Management Plan (*prepared by Heritage21 dated 2018*) to inform future restoration projects.

### Grandstand

The grandstand has significant heritage value, contributing to the history of the park as a sporting ground. The grandstand is in fairly good condition. The master plan recommends to:

- Continue maintenance of the grandstand as required, including the future removal of hazardous materials.
- Upgrade of the grandstand facilities and change rooms.
- Upgrade to the areas surrounding the grandstand, including removal of detractive fencing and paving improvements.

### Historical Interpretation

Little of Pratten Park's rich history is currently communicated to park visitors. There is an opportunity for a historical interpretation strategy to be integrated into new park elements. This strategy could make reference to the diverse sporting history of the park, including lesser known historical aspects such as track cycling and motor racing. This could be incorporated into new park elements, such as fencing, signage, screens or the treatment of the bowling club extension.

The strategy should also include proposals that acknowledge the parks indigenous history and heritage.

### Eastern Turnstile House and Surrounds

The eastern turnstile house is a very significant heritage asset which defines one of the park entries. The master plan recommends to:

- Restore the turnstile house to its former state.
- Investigate alternative uses and leasing opportunities for the turnstile house, beyond it's current use as storage, so that the asset can be better enjoyed by the community and activate the street and park. This could include leasing the building to a coffee-cart style business, with permission given to have some tables and chairs for patrons surrounding the structure. Alternatively the structure could be permanently or occasionally opened





Example of interpretive fencing communicating a site specific context whilst blending into the surroundings.<sup>1</sup>



Example of low impact interpretive signage<sup>3</sup>



Example of dual purpose signage integrated into retaining wall<sup>2</sup>



Example of palms set into outdoor dining courtyard.<sup>4</sup>



Example of interpretive strategy integrated with a planter box which references historical use of the site.<sup>5</sup>



Example of a historic garden sympathetically enhancing a heritage structure.<sup>6</sup>

<sup>1</sup> Jock Marshall Reserve by Urban Initiatives Photo © Drew Echberg.

<sup>2</sup> The goods line Photo © Somewhere42.

<sup>3</sup> Dairy Precinct Garden Interpretation Strategy by GML heritage Photo © GML heritage.

<sup>4</sup> Prince Alfred Park by Sue Barnsley Design. Photo © Brett Boardman.

<sup>5</sup> Dairy Precinct Garden Interpretation Strategy by GML heritage Photo © GML heritage.

<sup>6</sup> Bronte House & Garden Photo © Daniel Shipp.



## 5.0 Master Plan Strategies



### COMMUNITY

#### Key Objectives:

1. *Protect areas that are highly valued by the community.*
2. *Support the flexible use of the bowling club as a community hub.*
3. *Provide high quality furniture and facilities.*
4. *Continue maintenance of existing park assets.*

#### Key Strategies to achieve this in Master Plan:

- Maintain existing open green spaces for flexible recreation and upgrade under-utilised spaces so that they offer more value to the community.
- Investigate strategies to assist the bowling club in its diverse program and enhance its role as a community venue.
- Establish additional shady seating areas.

#### Community Facilities

Pratten Park Community, Sports & Bowling Club currently hosts a diverse range of events and community uses, which extend beyond its use as a bowling club in the traditional sense. These uses include hosting music festivals, markets and various functions which make use of the clubhouse and the western green. There is also 'the Pratto' restaurant on site, a social enterprise which provides assistance for refugees and migrants to acquire hospitality skills.

The bowling club should be supported in the pursuit of these uses and others, along with its traditional function as a bowling club, so that it can continue to play an important role in the community into the future.

The master plan makes a number of recommendations to support the clubs ongoing use. These range from small-scale interventions, to significant alterations. This will assist in providing flexibility during the implementation of this master plan.

Small-scale interventions are generally lower cost recommendations that would assist the club with its current program, increase its value and desirability as a place to visit and host events. This would include additions such as an external all-weather awning for outdoor events and alfresco dining, a storage structure to screen bins and general storage, and a community vegetable and sensory garden on the under-used western green.

Significant alterations include the addition of a second storey to the existing structure and the removal of the eastern storage sheds. The first floor extension would face the sporting ground and open onto the park. The purpose of the new structure would be to enhance the club's current use and program, while also providing additional community spaces for classes and activities, areas for sports groups management and storage, canteen and food outlet facilities and amenities.

#### Community Programs

Thirning Villa currently hosts a number of functions which benefit the community, including the successful 'artist in residence' program and Ashfield & District Historical Society. This master plan recommends the continued support of these programs into the future. Community events held at the Villa will also be enhanced by improvements to the rear of the villa so that the external spaces can be better used.

It also recommends that public events and access to Thirning Villa better communicated to park visitors. This could be achieved through signage upgrades at the pedestrian entry to the villa.

#### Open Green Spaces

The open grassed areas of Pratten Park are highly valued by the community for unstructured recreation and relaxation. These areas should be protected and maintained into the future. Development within the park, such as amenities and sports and recreation upgrades should be limited to existing built areas or areas which are currently under-utilised by the community. Disused facilities, such as the derelict toilet blocks, should be removed and the area returned to parkland.

#### New Furniture

It is recommended that new seating is provided within the park. The majority of seating should be shaded by new and existing trees if possible. New seating is indicated to a number of areas including:

- Chairs / benches and tables to new planted areas between the car park and playground for families and groups.
- Low wall seating 'meeting spot' around new landscaped areas between grandstand and amenities block.
- Low seating wall around the proposed basketball / recreation area.
- Bench seating along Arthur St to the north of the tennis courts to provide a rest spot along the street.
- Creative mixed seating with tables, integrated with the tree line in the south-west of the park.

#### Public Events

Council will support community events, such as hosting movie nights on the sporting ground when not in use for sporting events.





Example of a community park movie night.<sup>1</sup>



Example of vegetable garden amongst dining on disused bowling green.<sup>2</sup>



Example of an awning which could be designed to accommodate outdoor dining, events or act as a stage.<sup>3</sup>



Example of a sensory garden engaging the senses.<sup>4</sup>



Low impact timber or recycled plastic lumber bollards to protect areas of parkland from vehicles.<sup>5</sup>



Example of seating wall integrated into a raised planter or garden area for around new recreational area.<sup>6</sup>

<sup>1</sup>Movies Night (c) University City district / Phillyvoice

<sup>2</sup>Curl Curl Community Garden Open Day (c) koshka media

<sup>3</sup>Acre Eatery Camperdown Commons (c) Pony Design

<sup>4</sup>Magnetten Sensory Garden, Denmark (c) Masu Planning

<sup>5</sup>Recycled Plastic Bollards (c) Replas

<sup>6</sup>Campus Uni Trier (c) @T. Folkerts



## 5.0 Master Plan Strategies



### SAFETY

#### Key Objectives:

1. Support safer interactions between vehicles and people.
2. Address slippery and uneven surfaces along pathways.
3. Implement strategies to reduce the risk of injury to park users by cricket balls.

#### Key Strategies to achieve this in Master Plan:

- Improve sight-lines between vehicles and pedestrians at the north-west entry.
- Improve pathway connections and reduce trip and slip hazards for people within the park.
- Implement safety upgrades to cricket nets and recreational areas.

#### Safer Interactions

##### Vehicles & Pedestrians

The interaction between vehicles and pedestrians within the park could be improved to increase safety for pedestrians. The master plan looks to address this through a number of strategies, some of which are discussed in Access including:

- Improving sight lines at Hugh St entry, and the establishment of a shared pedestrian area around the entrance to the park.
- Improved car park conditions with clearly de-marked parking areas, separated from surrounding areas with low impact vehicle barriers (such as low fencing, landscaping, boulders or bollards).
- Establishing a shared area along the eastern driveway entry to prioritise pedestrians who predominantly use this space.

##### Sports & Park Visitors

While Pratten Park is an important ground for cricket matches and training, cricket balls can be dangerous for other park users and it is recommended that steps are taken to reduce the risk of injury to the community. Safety upgrades to the existing cricket nets should be completed, as well as installing a visually unobtrusive netting to the rear of the northern sighting screen to reduce the risk of cricket balls entering the basketball hoop area.

While signs to warn park users of cricket ball strikes have been used recently, it has been noted that multi-lingual signs could assist in informing the community to be aware of the potential danger.

##### Blind Spots



Design strategies for shared streets and spaces<sup>1</sup>

<sup>1</sup>New Road by Landscape Projects and Gehl Architects. Photo © Gehl Architects.  
<sup>2</sup>Sample of unobtrusive netting.

Some areas of the park have limited visibility and utility due to the placement of existing buildings within the park. Alternative uses are proposed for these areas, including:

- Quality fencing and screening to the rear of the scoreboard area, to form a larger storage area for park equipment with access for service vehicles via a gate. The screening could become part of an interpretive strategy for the history of the site, as outlined in *Master Plan Strategies - Sense of Place*.
- Understorey and tree planting to underutilised area to the south of the western amenities building.

#### Safer Pathways

Some areas of the grounds are in poor condition, with uneven and exposed dirt surfaces becoming muddy and slippery in wet weather. The master plan recommends addressing these areas to reduce the risk of trips and falls. This includes areas discussed in *Master Plan Strategies - Access*.

#### Fencing

Separation between the current playground and Arthur St is desirable to limit children running onto Arthur St, however the current high security fencing is not suitable. It is recommended that this fencing is replaced with a low, attractive fencing that can blend with planting and enhance the playground.

#### Supporting Healthy Lifestyles



Sample of unobtrusive netting.<sup>2</sup>



### Key Objectives:

1. Provide informal recreation opportunities that encourage active and healthy communities.
2. Maintain Pratten Park as a premier sports ground.
3. Acknowledge the community benefit of sporting grounds as areas for recreation outside of their use for organised sports and balance community and organisation use.

### Key Strategies to achieve this in Master Plan:

- Create a multi-purpose half-court area complete with basketball hoop, handball markings, exercise equipment and running track.
- Retain Pratten Park sporting ground as a well maintained natural grass surface. Repair and maintain tiered seating and sporting facilities.
- Provide lighting for sporting ground and synthetic tennis courts to maximise their use.
- Maintain shared community access to park assets.

### Casual Recreation spaces

Providing spaces for informal sports and games helps to support the community in leading an active lifestyle outside of organised sports. A key recommendation of the plan is to create a new sports and recreation area in the underutilised space to the north-east of the sporting ground. The concrete tiers and asphalt will be removed to establish a more levelled surface.

While relatively small in size, the space will be sized to suit a small basketball half-court style hoop and handball court markings. It will be integrated with the running / walking track as discussed in *Master Plan Strategies - Access*.

There is also an opportunity to position public exercise equipment adjacent this recreational space, in close proximity to the running / walking track. Exercise equipment should be low impact in terms of appearance. The equipment selected should cater to a range of age groups.

The ability for the synthetic cricket nets and sporting ground to be utilised by the community outside of training and sporting fixtures should be maintained into the future, and these assets shall remain unlocked at all times.

### Organised Sports

Organised sports at Pratten Park are a key aspect of the parks history. The use of Pratten Park by various sporting clubs shall continue to be supported. The master plan includes a number of recommendations to improve the ability of the park to host sports events, including:

- Car park improvements - *Master Plan Strategies - Access*.
- Maintenance of existing timber bench seating and replacement



Examples of a compact but versatile activity area.<sup>1</sup>

<sup>1</sup>Box Hill Gardens Multi-purpose Area - Aspect Studios. Photo © Andrew Lloyd.

<sup>2</sup>Bench seating. Photo © Replas - Recycled Plastic Products

<sup>3</sup>Localised lighting over footpath, flood lighting over sports courts, Prince Alfred Park, Sydney. Neeson Murcutt. Photo © Brett Boardman

of dilapidated benches with seating of the same style (ie timber bench or recycled plastic lumber alternative)

- Maintaining the sporting ground as a natural turf surface.
- Ensuring sporting ground flood lighting is a suitable level for different sports codes.
- Future upgrade to bowling club to house additional community and sporting facilities overlooking the sporting ground - *Master Plan Strategies - Community*.
- Future upgrades to grandstand change rooms.

### Lighting Upgrades

Extending the hours the synthetic tennis courts can be used helps to increase community access to these resources. The master plan recommends installing lighting to the synthetic tennis court so that it may be used during the evenings until 10pm, as well as a electronic access gate to permit access via an booking system.



Sample of timber lumber alternative for tiered bench seating.<sup>2</sup>



Examples of evening lighting around pathways and tennis courts.<sup>3</sup>











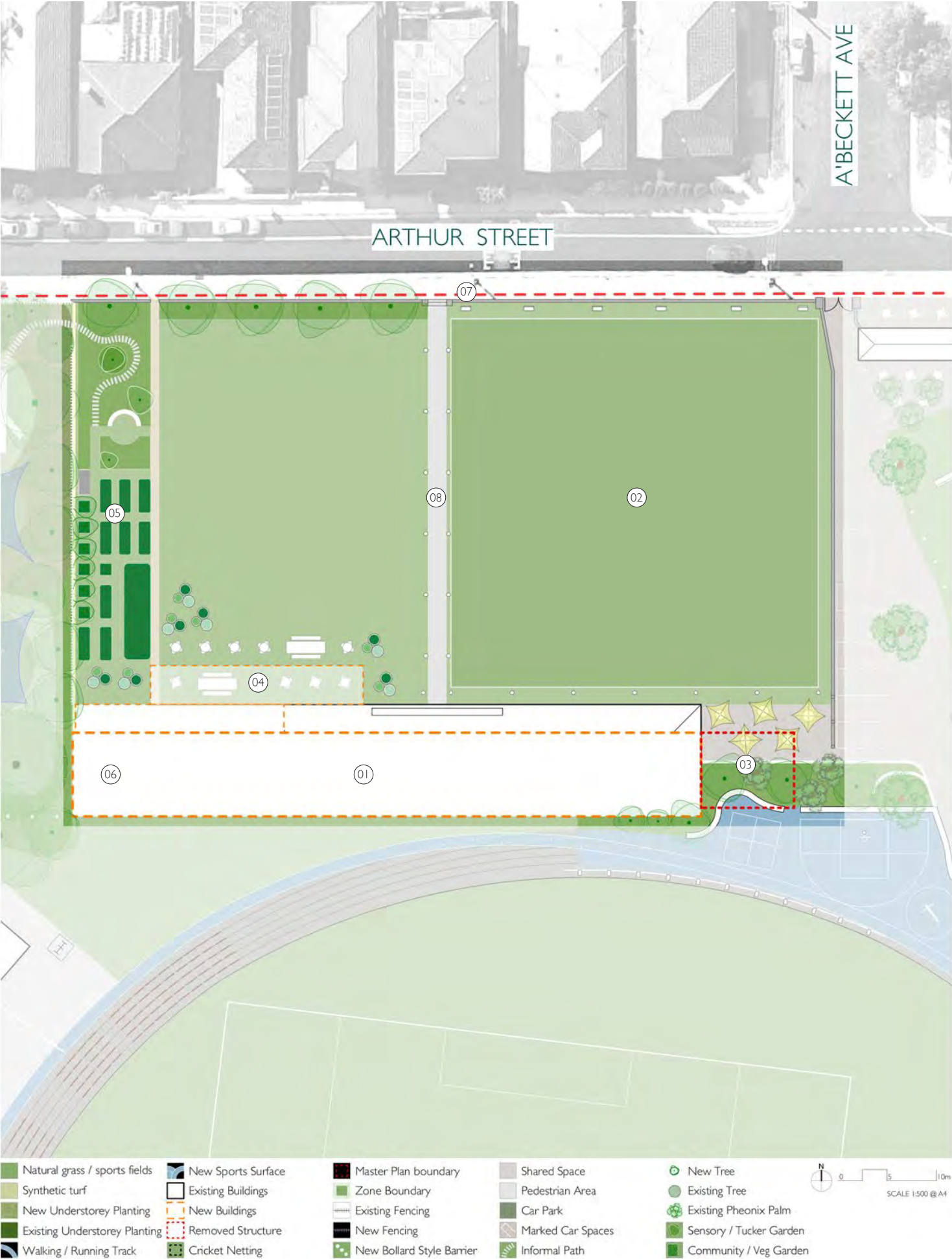
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- 01 Gateway upgrade to the Hugh St entry.
- Remove the existing north-west turnstile houses and gates.
  - Design a new low, wide boundary wall to replace the north-west turnstile houses. The new wall shall clearly define the gateway to the park and build upon Pratten Park's character as a walled park. The reduced height of the wall shall improve sight lines between pedestrians and vehicles entering/exiting the car park. The wall should act as an multi-purpose street element that creates opportunities to for people to sit. The form of the wall could take cues from the original crenelated turnstile house which was rich in character, as highlighted in 'Appendix A - Site Analysis'. The wall could be constructed from a recycled brick material which links to the park's existing material palette.
- 02 Car park upgrade to Hugh St driveway. Establish the driveway as a space which supports flexible pedestrian movement while restricting vehicles from parking on grassed areas.
- Remove the existing asphalt driveway. The new surface is to be a permeable paver with a filtration substrate that allows water to enter the soil around existing trees.
  - Establish approximately 16 marked car spaces between the existing trees along the western edge of the driveway, and approximately 15 marked car spaces along the eastern side of the driveway. Retain and protect all of the existing trees on site and limit the ability of vehicles to park up against tree trunks and over roots through the installation of low impact vehicle barriers (such as boulders or timber / recycled plastic lumber bollards).
  - Establish a turning circle at the southern end of the driveway that can function as a multi purpose paved space. Allow service vehicles to the access grassed areas via removable bollards.
  - Enforce timed parking (4P - 4 hours free parking permitted) to address the car park being used as commuter parking.
03. Establish a shaded picnic area with new park furniture adjacent the playground beneath the existing trees.
04. Plant new trees and understorey landscaping. Refer to Planting schedule for nominated species.
- Plant new trees with understorey planting along the eastern sides of the new car parking area.
  - Plant new understorey and shade tolerant species along the western side of the car parking area. Allow for small rain gardens / bio-filter planting between car spaces to manage excess stormwater from new permeable paving.
05. Upgrades to the existing playground.
- Remove the existing rocking horse and concrete edging. Replace with an area for 'wild' and imaginative play, that can be integrated with the surrounding planting and landscaping strategy. Retain an open grassed area within the playground along the north-west edge. (refer to Zone 2 - Point 5).
  - Introduce opportunities for accessible play for children of all abilities. This could include a raised sand-pit which is wheelchair accessible and a future upgrade to the swing-set.
  - Remove the high security fencing separating the playground and Arthur St. Replace with attractive low level fencing, such as informal loop-style fencing, which is better integrated with the playground and planting. Remove double fencing along interface with bowling club and replace with a high quality barrier that is less severe, better integrated with the playground and can be softened through planting.
  - Create an informal ramped link between the playground and the western bowling green at the northern end of the playground, to connect the playground to the proposed sensory / community garden along the edge of the western green.
06. Upgrade pathways and introduce landscaping elements to better negotiate the change in level. Replace the existing retaining wall and metal fencing adjacent the grandstand with a low-level wide retaining wall and new planting which could be used as an informal seat and meeting place. Improve connection between existing footpaths, car park, grandstand and change-rooms.
07. Continue maintenance of grandstand, including the removal of hazardous materials, to ensure that it does not fall into disrepair. Investigate the upgrade to change room facilities below the grandstand if additional facilities are required for organised sports.
- Undertake an audit of current use of spaces within the grandstand to ensure that the existing facilities are being used to their full potential.
08. Establish trees and understorey planting around existing change-rooms in this under-utilised area. Continue native understorey planting under existing Brushbox Avenue.
09. Cricket net safety upgrades.
- Complete cricket netting upgrades to improve safety for other park users from injury from cricket balls. Ensure that synthetic pitches continue to be available for public use and remain unlocked at all times.
- 10 Park Lighting Upgrades.
- Upgrade the existing lighting within the park. Lights should focus on key pedestrian routes and the areas around park facilities which will be used after-hours, such as sports and fitness amenities and the car park. Select environmentally sustainable lighting solutions. Avoid lighting all areas of the park - allow some areas to remain darker for local wildlife, and consider the use of lower lux lighting around the more vegetated areas.
  - Ensure that new flood lighting for the sporting ground provides adequate lighting levels for all sporting codes which use the sporting ground (up to 900 Lux should be provided for cricket).
- 11 Repair existing timber bench seating where it has fallen into disrepair. Retain the style of the bench seating which is well suited to the character of the oval. Alternative materials to timber for bench planks could be permitted, such as recycled plastic lumber of a matching colour, to reduce ongoing maintenance costs.
12. Convert the highest row of the existing concrete tiers into a running / walking track around the full perimeter of the oval. This would involve relocating the rear row of benches where present to another suitable location where the seating has previously been removed.
13. Ensure that the sporting ground remains available for public use outside of sporting fixtures, and remains as an asset for the community to use. Investigate hosting events on the oval such as evening movies during the summer months, in co-operation with park stakeholders.
14. Investigate the performance of the existing irrigation tanks on site and assess whether any additional capacity or improvements are required.
- 15 Remove inconsistent, outdated and unattractive signage and establish a clear and unified signage strategy for the park (throughout). Signage is to be minimal, well located and well designed to suit the character of the park.
- 16 Create an opportunity for existing utility box to be painted with an interpretive artwork or community mural.
- 17 Option for a café in the current canteen to be considered.



6.0 Master Plan



## ZONE 2

The recommendations of this master plan aim to assist the club's current and future program, and boost its appeal as a community venue. Proposals for any changes to the bowling club should be considered in an open and collaborative manner with park stakeholders. There are a range of recommendations included, requiring different extents of capital works and levels of investment.

- 01 Investigate the potential of constructing a second storey to the existing bowling club building, which will face towards Pratten Park.
  - Undertake a full condition survey on the structural suitability of the existing building and adopt a long term tenancy arrangement which is self-funding and not reliant on Council funding.
  - This second storey should be well integrated with the park and open onto the park through a covered verandah or similar. Access to the park should be made possible from the second storey through minor adjustments to the existing ground levels of the park where it meets the bowling club as required.
  - The second storey should provide multiple functions and assist in consolidating various facilities required within the park, such as - new canteen facilities, dry and secure storage for organised sports clubs, and new public toilet facilities separate from the existing change room amenities if required. The remainder of the second storey can extend the clubs community use and provide a venue for community based organisations and events. The existing ground floor of the bowling club can be reconfigured as required to better suit new and existing functions. The provision of office space for existing sports clubs should be included and better considered in the overall design.
  - Incorporate and maintain historic elements of the existing bowling club building, in particular the gable end wall and original lettering which contribute to the club's identity.
  - Future upgrades shall include environmentally sustainable measures and be designed using sustainable principles.
- 02 Retain the eastern bowling green.
- 03 Relocate the storage area and tanks at the south-eastern corner of the club to the western side. Remove the existing shed structure. Removal of this structure will permit a more generous area for the proposed casual sports area directly to the south, and allow for a landscaped area to better negotiate the existing change in level between the park and bowling greens, while also providing an area for additional planting around the existing palm tree. A new paved area to the south of the remaining green could also be used as an outdoor space for the bowling club and patrons making use of the bowling green.
- 04 Establish a permanent awning structure to the external dining and activity area to the front of the club on the western green, to replace the current temporary shade

structures. The current shade structures are inadequate for the types of community events currently held at the club, including outdoor music festivals where the area is used as a temporary stage. The awning structure should be a sympathetic contribution to the existing building, while providing protection from the elements.

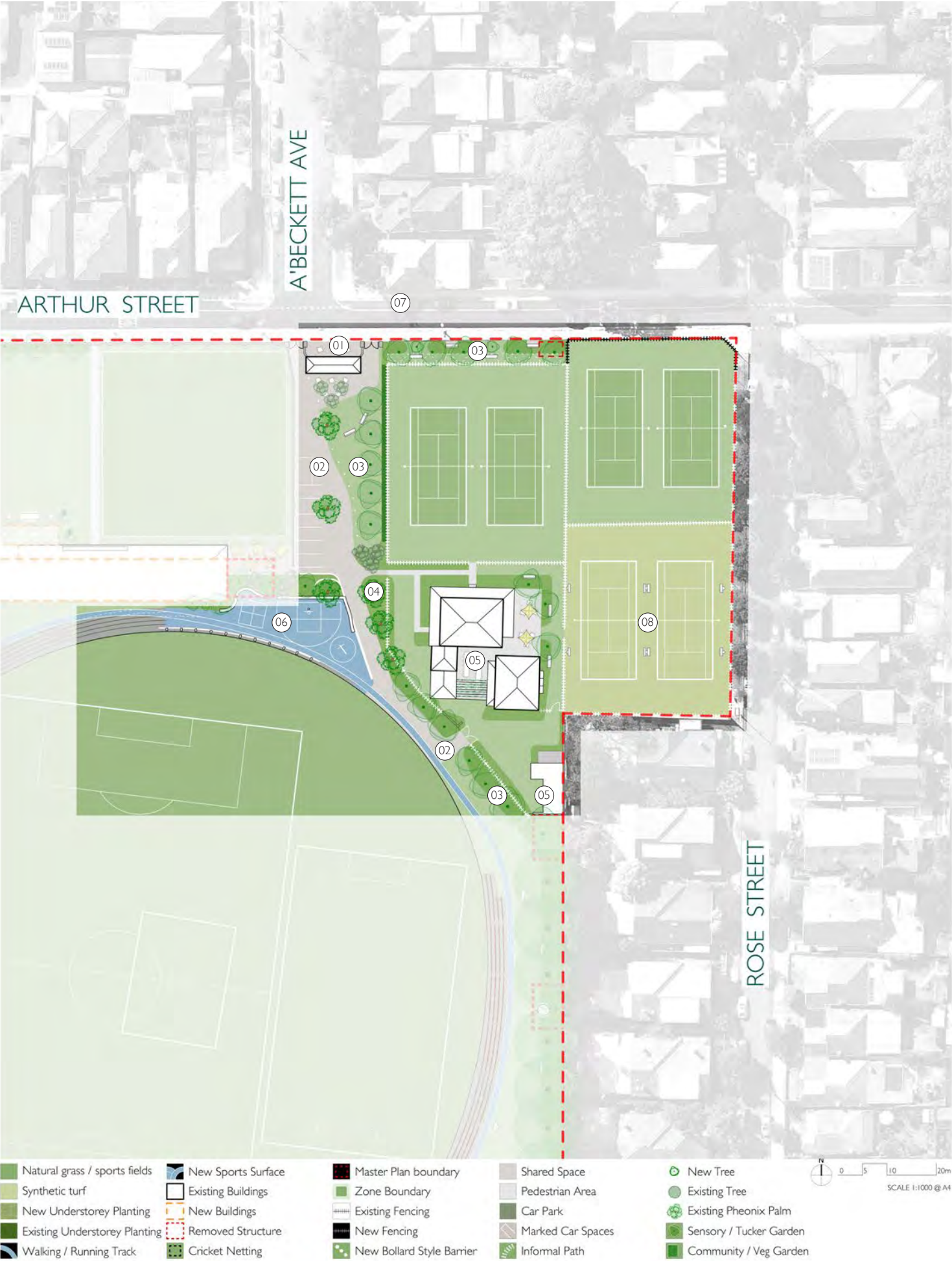
- 05 Investigate creating a vegetable / bush tucker / sensory garden along the western side of the western green, which could provide the following benefits:
  - Provide fresh produce, herbs, bush-tucker or vegetables to be used by the restaurant on site or the local community. Refer to planting schedule for suggestions.
  - The garden could invite the wider community as volunteers and create another opportunity for skill acquisition programs currently run at the club.
  - A sensory garden area that can provide a restful, educative, therapeutic and accessible experience. Refer to planting schedule for suggested species.
  - Include a small, well designed shed along the western edge which can house garden equipment, an outdoor sink, seed bank, and composting facilities.
  - The garden should be positioned so that larger community events and gatherings can still be held on the remainder western green.
  - Soften the northern edge along Arthur St and establish a buffer to Arthur St by creating a strip of planting which could include trees to provide shade to the footpath and green, and a self-attaching vine to the low brick wall along Arthur St.
  - The garden beds and planting strip could assist to create a more intimate scale and pleasant outlook for the outdoor dining area, which currently sits exposed on the green, and assist in drawing visitors from the street.
  - Create a wheelchair accessible path that links the existing north-west Arthur street gate to the bowling club, garden and dining area.
- 06 Construct a designated storage area at the western side of the current clubhouse. (If a second storey is constructed, it can occur above this area also). Use the area for storage of bins, waste, and furniture. Prohibit the dumping of rubbish and storage in the open area at the south-western corner of the club, which degrades the presentation of the club and its interface with the park and playground.
- 07 Improve the consistency and quality of signage to better inform visitors about the alternative uses and activities occurring within bowling club beyond its traditional or expected uses. Improve the signage and branding associated with 'The Pratto' social enterprise cafe to better inform passers by about the presence of the cafe on site.
- 08 Upgrade lighting along main pathway and to perimeter of bowling green as required.
- 09 Investigate creating a small planter along the northern wall of the eastern green in part of the existing concreted area, with planting such as a self-attaching vine to soften the existing low brick wall along Arthur St.



Artist's Impression of upgrades to the existing bowling club building to include a top floor addition addressing the sports ground



6.0 Master Plan



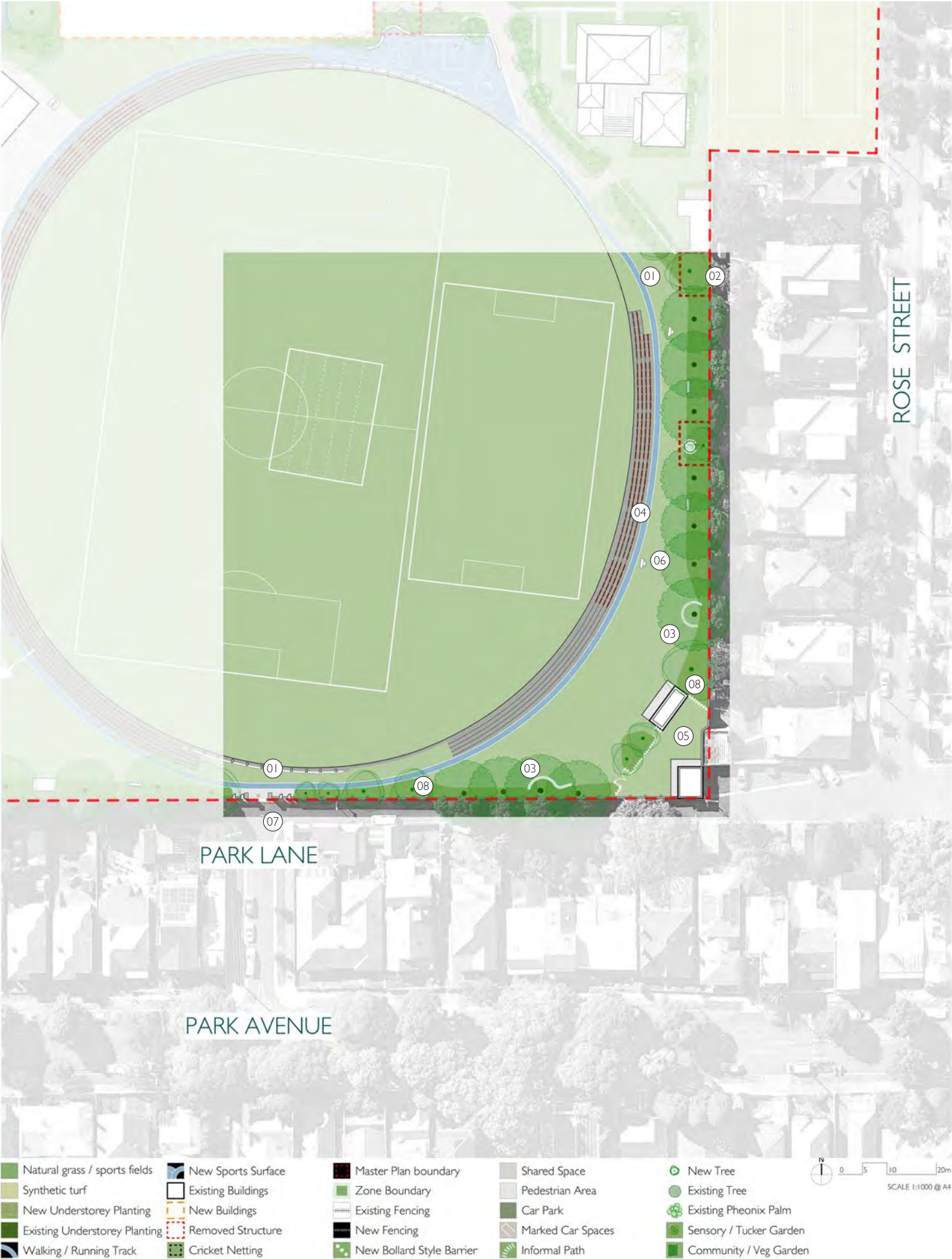
## ZONE 3

- 01 Restore the existing eastern turnstile house and park entry gates which have unique heritage value and contribute to the identity of Pratten Park.
- Remove hazardous materials and restore the turnstile house and gates to its former state.
  - Investigate alternative uses and leasing arrangements for the turnstile house. The structure is currently used for storage. The turnstile house could for example be leased to house a small coffee cart operation to activate the entry to the park and complement the surrounding areas.
  - Establish a small forecourt around the turnstile house which links the vehicle and pedestrian entries and could be used for café seating. Select a sympathetic paving in keeping with the heritage character of the turnstile house. Include a small grove of palms to the south of the turnstile house to complement the seating area and build on the distinct entry character of the existing row of palms. Refer to Planting schedule for nominated species.
- 02 Create a shared pedestrian area along the existing driveway.
- Remove the existing asphalt driveway and hard stand areas. Investigate the use of a permeable paver with a filtration substrate which permits water to enter the soil.
  - Retain 6 marked car spaces.
  - Reduce the proximity of hard stand and vehicles to the existing palm trees. Establish a more generous and protective garden bed around the base of the existing palm tree which is positioned in the middle of the driveway.
  - Reduce the extent of hard-stand adjacent the sporting ground to create a green buffer along the edge of Thirning Villa. Reduce the width of the pathway to a single lane to permit service and emergency vehicle access to the rear of Thirning Villa and the sporting ground.
  - Upgrade crossover point to oval at the junction with new walking / running path and establish an accessible entry point to oval for pedestrians and vehicles.
03. Improve the amenity of the open areas adjacent the driveway and Thirning Villa.
- Plant new trees along the perimeter of the tennis court and Thirning villa fence to provide shade. Species selected could reference the historical surroundings of Thirning Villa, which is well documented in Thirning Villa's conservation management plan. The inclusion of fruit trees would make reference to the orchid originally on site. (Refer to planting schedule for suggested species.)
  - Consolidate the double fenced area between the tennis courts and Arthur street by removing the chain-link fence which runs along the Arthur St boundary. Relocate or remove the storage shed. Convert this area into a landscaped area with trees that is open to the street, offers a place to sit and can provide a windbreak to tennis courts. Create a tennis court arbour integrated with new tennis court fencing that can allow for vines to grow.
  - Relocate the existing sculpture garden which limits the flexibility of the open green space which is currently used by the community as a popular lunch spot. Relocate the sculptures to the edge of the area or another location, and return the mulched garden beds to grass. Re-invigorate and add to the newly located sculpture area and invite the artist in residence program to contribute.
04. Upgrade fencing and remove superfluous barriers and improve permeability.
- Remove the existing black metal security fencing which extends between the rear boundary of the bowling club and Thirning villa, which has no purpose as the park is no longer locked at night.
  - Upgrade fencing along the western edge of Thirning villa to a type which is sympathetic to Thirning Villa. This could include an interpretation of the original timber paling fence or picket fence which balances visual permeability with a style and material selection sympathetic to Thirning villa's past.
05. Continue the conservation of Thirning Villa, protecting its heritage significance and maintain its availability for community use.
- Adopt the recommendations of the Thirning Villa Conservation Management Plan to guide any future restoration works.
  - Improve the pedestrian entry and gateway to Thirning Villa, integrating it with interpretive signage which helps to identify the villa and inform the community about its long-standing history, as well as current uses, events and public openings. Remove and replace the concrete pathway / ramp with a historically sympathetic surface material.
  - Establish a small garden which draws on the villa's history to soften the edge of the villa with the surrounding grassed areas. Refer to Planting schedule for suggested species. Ensure that new landscaping does not impact the functional use of the Villa and Tennis courts.
  - Restore the existing sheds to the rear of Thirning Villa. Protect the cisterns which have been identified as having exceptional heritage value. Investigate options for any future use of the sheds so that they have a practical use while also communicating the history of the site.
  - Improve the usability of the areas to the rear of Thirning Villa. Investigate if existing water tanks can be replaced with visually unobtrusive slimline tanks.
  - Relocate general park maintenance equipment and materials to the south-eastern storage area. Maintenance equipment used for the tennis courts can be allocated space within the restoration of the historic sheds, to free up the rear areas of the Villa for public programs or events.
  - Improve the existing courtyard spaces around the Villa. Remove the existing shade cloth and replace with umbrellas in keeping with the heritage of the villa. Renovate existing tennis benches and paint in playful colours. Enhance the flexible courtyard space to the rear of the villa. Install wires to assist vines to grow on the existing trellis, and festoon lighting so that the space is inviting for after-hours events.
06. Create a informal sports activity area with basketball hoop, handball areas and exercise equipment.
- Remove existing tiered concrete surface to establish a levelled area of sporting surface. Separate the car parking with planted green buffer which could include a low seating wall and planter.
  - Provide a small half-court style basketball hoop and markings. Provide markings for a small school-style handball court adjacent.
  - Provide an attractive and visually permeable barrier at the rear of the hoop to limit balls from entering the car park.
  - Provide exercise equipment stations. Ensure that equipment is versatile and can appeal to a range of park visitors. This could include equipment suitable for older members of the community.
  - Install a discreet protective netting to the rear of the existing cricket sight screen structure to offer some protection from cricket balls entering the play area.
  - Establish a running and walking track around the full perimeter of the oval as described in Zone 1, point 12. The path would pass between the cricket sight screen and basketball area.
- 07 Remove inconsistent signage and establish a clear and unified signage strategy for the park.
- 08 Provide lighting for the synthetic tennis courts so that they are available to be used during evenings up until 10pm at night. Lighting should be on automatic timers to ensure that lighting is switched off after use. Install a remote access point for synthetic tennis courts so that they are better able to be utilised by the community.



6.0 Master Plan

ZONE 4



01. *Improve accessibility and permeability throughout the Park.*
- *Investigate instating a running / walking track around the full perimeter of the oval as described in Zone 1, point 12. The path would pass behind the cricket sight screen and connect to paving around the southern entry point.*
  - *Remove existing barriers including the low metal gate which prevent access from the northern driveway to the open grass areas to the south, and fencing associated with the toilet buildings to be demolished.*
  - *Improve access through the Park Lane entry gates. Remove the central metal gates and replace with a removable bollard or similar to restrict vehicle access but permit service vehicle access if necessary.*
  - *Establish a small paved forecourt around the Park Lane entry gate to address the muddy and uneven surface which occurs in this area. Link this paved area to the running / walking track.*
02. *Demolish the existing male and female toilet blocks, ramps and retaining walls and return the area to parkland. Consider construction of a new shared and accessible toilet block at the location of the existing female toilet block.*
03. *Provide shaded park furniture such as benches along the eastern edge of the park beneath the existing trees.*
04. *Repair existing timber bench seating.*
- *Retain the style of the bench seating which is well suited to the character of the oval. Alternative materials to timber for bench planks could be investigated, such as recycled plastic lumber, to reduce maintenance, if the timber benches must be removed.*
05. *Create a service area to the rear of the scoreboard for use for park maintenance, equipment and materials storage.*
- *Maintain and repair the existing storage shed at the south-east corner. Expand and consolidate this storage facility if necessary to provide additional storage where it has been relocated from elsewhere such as the turnstile houses. Screen this area from the park generally, whilst permitting access for service vehicles and personnel. Establish a green buffer to this area To the north-east of the scoreboard.*
06. *Upgrade the existing lighting within the park. Lights should focus on main pedestrian routes and the areas around park facilities, and be limited around planted areas to reduce impact on local fauna.*
07. *Remove inconsistent signage and establish a clear and unified signage strategy for the park.*
08. *Establish areas of understorey planting along the southern and eastern boundary edges, below existing Brushbox avenues. Plant new trees where structures have been removed and to screen proposed service area fencing.*







## 7.0 Objectives + Performance Targets

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Existing Grandstand and Oval. Photography by Welsh + Major.



## 7.0 Objectives + Performance Targets

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## OBJECTIVES + RECOMMENDATIONS

### Overview

This section connects the Master Plan Objectives + Strategies to the Master Plan proposals.

The following pages prioritise the proposed Master Plan actions with a view to their phased implementation over a ten year period - until the Plan of Management for Pratten Park is reviewed.

For consistency and ease of reference, the actions have been grouped according to the categories used to set out the Master Plan Objectives + Strategies:

- Access
- Inclusiveness
- Community
- Sense of Place
- Sustainability
- Safety
- Sport + Recreation

The framework defined in the table below is applied to each objective. This includes the level of priority, preferred funding source and suggested measure for assessing the recommendation for success. This forms the basis for determining the future directions and management actions required to implement the recommendations.

Management Issues	Broad issues listed here, derived from Inner West Council Community Strategic Plan, community engagement outcomes and site analysis.
Objectives and Performance Targets	List objectives and targets consistent with local government act.
Means of Achievement of Objectives	A list of practical steps that will be taken to achieve the objectives.
Manner of Assessment of Performance	Practical measure of assessment of the recommendation.
Priority	Advised time-scale for implementing for the recommendation.
• High	Short term: 1 to 3 years
• Medium	Medium term: 4 to 6 years
• Low	Long term: 7 to 10 years
• Ongoing	Continually considered during implementation of works and maintenance strategies.

### Core Objectives

There are core objectives for the management of community land which are legislated by the *local government act 1993*. These core objectives are defined by the category which applies to the land. Three categorisations apply to the land within Pratten Park: *Park; Sportsground and General Community Use*. The categories and their core objectives are listed within the table below. The relevant core objectives will be referenced throughout the implementation plan through use of a reference label to avoid repetition.

Land Classification	Reference Label	Core Objectives which apply to the land under LG Act.
Sportsground	Core Objective: Sportsground	(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.
General Community Use	Core Objective: General Community Use	(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).



## 7.0 Objectives + Performance Targets

Management Issues	Objectives and Performance Targets	Means of Achievement of Objectives	Manner of Assessment of Performance	Priority
<b>Park Gateway: North-West Entry (Arthur St / Hugh St)</b>	<p><i>Core Objective: General Community Use.</i> —</p> <p>Provide welcoming and accessible entry points.</p> <p>Reduce the potential for negative interactions between pedestrians and vehicles.</p>	<p>Remove the existing north-west turnstile house and gates to improve sight lines between pedestrians and vehicles.</p> <p>Establish a low and wide boundary wall to act as a multi-purpose street element which provides places to sit and defines the entry of the park. The element should be well designed, contribute to the identity of the park and make use of sympathetic materials, such as recycled brick. The element shall allow generous and separate access for pedestrians and vehicles.</p>	Assess success through observation and visitor survey and as part of professional traffic management plan.	<b>low</b>
<b>Park Gateway: North-East Entry (Arthur St / A'Beckett Ave)</b>	<p><i>Core Objective: General Community Use.</i> —</p> <p>Provide welcoming and accessible entry points</p>	Establish a small forecourt paved area around the turnstile house which links the vehicle and pedestrian entries.	Assess success through observation and visitor survey.	<b>low</b>
<b>Park Gateway: South Entry (Park Lane)</b>	<p><i>Core Objective: General Community Use.</i> —</p> <p>Provide welcoming and accessible entry points</p>	<p>Improve access through the Park Lane entry gates.</p> <p>Remove the central metal gates and replace with a removable bollard or similar to restrict vehicle access but permit service vehicle access if necessary. Establish a small paved forecourt around the Park Lane entry gate to address the muddy and uneven surface which occurs in this area. Link this new paved area to the running / walking track.</p>	Assess success through observation and visitor survey.	<b>med</b>



## Key Objectives:

1. Provide welcoming and accessible entry points.
2. Improve car access and parking while reducing the impact of vehicles.
3. Improve existing connections throughout the park.
4. Create a simple signage and wayfinding strategy for navigating the park and its assets.

## Key Strategies to achieve this in Master Plan:

- Improve the quality and access at park gateways.
- Establish shared driveways with defined areas for parking using permeable and durable surface materials.
- Introduce a running and walking track around the oval perimeter.
- Consolidate wayfinding, regulatory and information signage into a consistent, clear and concise format.

Management Issues	Objectives and Performance Targets	Means of Achievement of Objectives	Manner of Assessment of Performance	Priority
Car Parking & Vehicle Access: Hugh St Driveway	<p><i>Core Objective: General Community Use.</i></p> <p>—</p> <p>Improve car access and parking while reducing the impact of vehicles.</p> <p>Ensure parking is made available for park visitors.</p> <p>Allow service vehicles safely to access the park</p>	<p>Upgrade car parking along Hugh St driveway.</p> <p>Remove the existing asphalt driveway and replace with a permeable paver with a filtration substrate that allows water to enter the soil around existing trees.</p> <p>Create approximately 16 formal marked car spaces between the existing trees along the western edge of the driveway, and approximately 15 marked car spaces along the eastern side of the driveway. Ensure that generous spacing between trees and paved areas is provided around existing trees to maintain tree health and allow for additional planting.</p> <p>Retain and protect all of the existing trees on site and limit the ability of vehicles to park up against tree trunks and over roots through the installation of low impact vehicle barriers such as boulders or timber / recycled plastic lumber bollards. Ensure that vehicle barriers do not limit free pedestrian movement.</p> <p>Establish a turning circle at the southern end of the driveway suitable for service vehicles &amp; garbage trucks. Allow service vehicles to the access grassed areas via removable bollards.</p> <p>Instate timed parking during weekday business hours to address the car park being used as commuter parking rather than park users.</p>	<p>Assess success through observation and visitor survey and as part of professional traffic management plan.</p> <p>Assess tree health through ongoing management.</p>	med



## 7.0 Objectives + Performance Targets

Management Issues	Objectives and Performance Targets	Means of Achievement of Objectives	Manner of Assessment of Performance	Priority
Car Parking & Vehicle Access: A'Beckett Ave Driveway	<p><i>Core Objective: General Community Use.</i></p> <p>—</p> <p>Improve car access and parking while reducing the impact of vehicles.</p> <p>Improve existing connections throughout the park.</p>	<p>Create a shared pedestrian area along the existing driveway.</p> <p>Remove the existing asphalt driveway and hard stand areas and replace with a permeable paver with a filtration substrate which permits water to enter the soil.</p> <p>Retain approximately 6 marked car spaces for use.</p> <p>New paving is to include a buffer around existing palm trees. Establish a more generous and protective garden bed around the base of the existing palm tree which is positioned in the middle of the driveway.</p> <p>Reduce the overall amount and extent of hard-stand surfaces between the sporting ground and Thirning Villa in order to create a green buffer along the edge of Thirning Villa.</p> <p>Reduce the width of the pathway to a single lane to permit service and emergency vehicle access to the rear of Thirning Villa and the sporting ground.</p> <p>Upgrade crossover point to oval at the junction with new walking / running path and establish an accessible entry point to oval.</p>	<p>Assess success through observation and visitor survey and as part of professional traffic management plan.</p> <p>Assess tree health through ongoing management.</p>	med

**Key Objectives:**

1. Provide welcoming and accessible entry points.
2. Improve car access and parking while reducing the impact of vehicles.
3. Improve existing connections throughout the park.
4. Create a simple signage and wayfinding strategy for navigating the park and its assets.

**Key Strategies to achieve this in Master Plan:**

- Improve the quality and access at park gateways.
- Establish shared driveways with defined areas for parking using permeable and durable surface materials.
- Introduce a running and walking track around the oval perimeter.
- Consolidate wayfinding, regulatory and information signage into a consistent, clear and concise format.

Management Issues	Objectives and Performance Targets	Means of Achievement of Objectives	Manner of Assessment of Performance	Priority
<b>Pedestrian Access: Oval Track</b>	Improve existing connections throughout the park.	<p>Create a running / walking track around the perimeter of the tiered seating and sporting ground.</p> <p>Convert the highest row of the existing concrete tiers into a synthetic running / walking track around the full perimeter of the oval. This would involve the following measures:</p> <p>Relocating the rear row of benches to another location where the seating has previously been removed;</p> <p>Increasing the width of the concrete tier to facilitate the synthetic track (approximately 1.2m wide).</p> <p>The track should follow the gradient of the site. The track should have limited impact on areas of open grass, and follow the existing concrete tiers, and pass directly behind the existing cricket sight screens.</p> <p>The path should be integrated with new paving around the southern entry gates and sporting ground access point and casual sports activity area.</p>	Assess success through observation and visitor survey.	high
<b>Pedestrian Access: General</b>	Improve existing connections throughout the park.	<p>Improve connection between existing footpaths, car park, grandstand and change-rooms.</p> <p>Remove existing barriers to free pedestrian movement. Remove the metal gate which prevent access from the northern driveway to the open grass areas to the south. Replace with a removable bollard or similar if service vehicle access is required. Upgrade fencing and remove superfluous barriers and improve permeability.</p> <p>Remove the existing black metal security fencing which extends between the rear boundary of the bowling club and Thirning villa, which has no purpose as the park is no longer locked.</p>	Assess success through observation and visitor survey.	high



## 7.0 Objectives + Performance Targets

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#### Key Objectives:

1. Provide welcoming and accessible entry points.
2. Improve car access and parking while reducing the impact of vehicles.
3. Improve existing connections throughout the park.
4. Create a simple signage and wayfinding strategy for navigating the park and its assets.

#### Key Strategies to achieve this in Master Plan:

- Improve the quality and access at park gateways.
- Establish shared driveways with defined areas for parking using permeable and durable surface materials.
- Introduce a running and walking track around the oval perimeter.
- Consolidate wayfinding, regulatory and information signage into a consistent, clear and concise format.

Management Issues	Objectives and Performance Targets	Means of Achievement of Objectives	Manner of Assessment of Performance	Priority
Wayfinding & Signage	<p><i>Core Objective: General Community Use.</i></p> <p>—</p> <p>Create a simple signage and wayfinding strategy for navigating the park and its assets.</p>	<p>Remove inconsistent, outdated and unattractive signage and establish a clear and unified signage strategy for the park (throughout). Signage is to be minimal, well located and well designed to suit the character of the park.</p>	<p>Assess success through observation and visitor survey.</p>	med
Thirning Villa: Access	<p><i>Core Objective: General Community Use.</i></p> <p>—</p> <p>Provide welcoming and accessible entry points.</p> <p>Improve car access and parking while reducing the impact of vehicles.</p>	<p>Improve the pedestrian entry and gateway to Thirning Villa</p> <p>Integrate interpretive signage which helps to identify the villa and inform the community about its long-standing history, as well as current uses, events and public openings.</p> <p>Remove and replace the concrete pathway with a historically sympathetic surface material.</p> <p>Ensure pathway upgrades permit wheelchair access.</p> <p>Incorporate a vehicle entry point to the rear of Thirning Villa into new paving design.</p>	<p>Assess success through observation and visitor survey.</p>	high



## 7.0 Objectives + Performance Targets

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#### Key Objectives:

1. Provide facilities which cater for a range of ages, abilities and interests.
2. Ensure that the park and its assets are accessible for all visitors.
3. Provide high quality amenities which are inclusive and accessible.

#### Key Strategies to achieve this in Master Plan:

- Upgrade the existing Playground with additional elements which facilitate inclusive, accessible and imaginative play.
- Construct a new public amenities building and remove existing derelict facilities.
- Improve accessibility throughout the park and within new facilities.
- Provide additional facilities for pet owners.

Management Issues	Objectives and Performance Targets	Means of Achievement of Objectives	Manner of Assessment of Performance	Priority
Playground	Core Objective: General Community Use. — Provide facilities which cater for a range of ages, abilities and interests.	Prepare a design to guide future upgrades to the playground. Include well designed and diverse play experiences. This could include 'wild', imaginative and accessible play opportunities.		High
	Ensure that the park and its assets are accessible for all visitors.	- Remove double fencing along interface with bowling club. Replace the security fencing with a high quality barrier that is better integrated with the playground.		Med
Public Toilets	Core Objective: General Community Use. — Ensure that the park and its assets are accessible for all visitors.	Demolish the existing male and female toilet blocks. Restore the area to parkland if a new public toilet facility is not required.		High
	Provide high quality amenities which are inclusive and accessible.	- If a new toilet block is required, construct a new shared and accessible toilet block at the location of the existing female toilet block, which includes a small forecourt with external basins and seating. Link this forecourt with the reconfigured paved areas, providing sight lines between the toilet block, forecourt and the park generally.		Med



## 7.0 Objectives + Performance Targets

Management Issues	Objectives and Performance Targets	Means of Achievement of Objectives	Manner of Assessment of Performance	Priority
Grandstand	<p><i>Core Objective: General Community Use.</i></p> <p>—</p> <p>Maintain and restore park elements which contribute to the heritage value of the park.</p>	<p>Continue maintenance of grandstand.</p> <p>Remove and replace hazardous materials within the Grandstand.</p> <p>Upgrade to change room facilities below the grandstand if required in the future.</p>	<p>Assess success through observation and visitor survey and engagement with relevant stakeholders.</p>	<p>on-going</p> <p>high</p> <p>med</p>
Bowling Club: Heritage	<p><i>Core Objective: General Community Use; Sportsground</i></p> <p>—</p> <p>Highlight the unique aspects of the park and build upon them to establish a clear identity for the park and its assets.</p>	<p>If the club is subject to future upgrades, incorporate or re-use historic elements of the existing bowling club building, in particular the gable end wall and original lettering which contribute to the club's identity.</p>	<p>Assess success through observation and visitor survey.</p>	<p>med</p>
Eastern Turnstile House (A'Beckett Ave)	<p><i>Core Objective: General Community Use.</i></p> <p>—</p> <p>Maintain and restore park elements which contribute to the heritage value of the park.</p> <p>Preserve and protect successful spaces, and create new fine-grain spaces.</p>	<p>Restore the existing eastern turnstile house and park entry gates which have unique heritage value and contribute to the identity of Pratten Park.</p> <p>Remove hazardous materials and restore the turnstile house and gates to it's former state. Investigate alternative uses and leasing arrangements for the turnstile house. The structure is currently used for storage. The turnstile house could for example be leased to house a small coffee cart operation to activate the entry to the park and complement the surrounding areas.</p>	<p>Assess success through assessment by heritage conservation professional.</p> <p>Assess success of alternative uses through visitor survey and engagement with stakeholders.</p>	<p>high</p>



### Key Objectives:

1. Highlight the unique aspects of the park and build upon them to establish a clear identity for the park and its assets.
2. Create opportunities to educate visitors about the culture and history of the site through public art and interpretation strategies.
3. Preserve and protect successful spaces, and create new fine-grain spaces.

### Key Strategies to achieve this in Master Plan:

- Maintain and restore park elements which contribute to the heritage value of the park, and remove detractive elements.
- Consider interpretation strategies for new park elements to inform visitors about the parks rich history.
- Foster the identity of Pratten Park and ensure new additions contribute to it's unique character.

Management Issues	Objectives and Performance Targets	Means of Achievement of Objectives	Manner of Assessment of Performance	Priority
Thirning Villa: Surrounds	<p>Core Objective: General Community Use.</p> <p>—</p> <p>Create opportunities to educate visitors about the culture and history of the site through public art and interpretation strategies.</p>	Plant new trees along the perimeter of the tennis court and thirning villa fence to provide shade. Species selected could reference the historical surroundings of Thirning Villa, which is well documented in Thirning Villa's conservation management plan. The inclusion of fruit trees would make reference to the orchid originally on site, while also providing a source of fruit for the local community.	Assess success through observation and visitor survey.	low
		Upgrade fencing along the western edge of Thirning villa to a type which is sympathetic to Thirning Villa. This could include an interpretation of the original timber paling fence or picket fence which balances visual permeability with a style and material selection sympathetic to Thirning villa's past.		low
Thirning Villa: Heritage	<p>Core Objective: General Community Use.</p> <p>—</p> <p>Maintain and restore park elements which contribute to the heritage value of the park.</p>	Continue the conservation of Thirning Villa, protecting its heritage significance and maintain its availability for community use.	Assess success through assessment by heritage conservation professional.	high
		Restore the existing sheds to the rear of Thirning Villa. Protect the cisterns which have been identified as having exceptional heritage value.		-
		Investigate options for any future use of the sheds so that they have a practical use while also communicating the history of the site.		high
		Remove or relocate the poorly placed water tanks and modern metal shed. If necessary, shed storage could be integrated into the restoration of the historic sheds. If the water tanks are well utilised, consider replacement with a streamlined or unobtrusive tank which does not detract from the villa and is placed to not obstruct the communal spaces at the rear of the Villa.		-
		Screen the 'back of house' areas of Thirning Villa.		med



## 7.0 Objectives + Performance Targets

Management Issues	Objectives and Performance Targets	Means of Achievement of Objectives	Manner of Assessment of Performance	Priority
Landscaping elements	<p><i>Core Objective: General Community Use.</i></p> <p>—</p> <p>Provide high quality furniture and facilities.</p>	<p>Upgrade landscaping elements around the existing amenities building and grandstand. Replace the existing retaining wall and fencing adjacent the grandstand with a low-level wide retaining wall which could be used as an informal seat and low-level landscaping. Integrate with new footpath connecting car park, grandstand and amenities building.</p>	<p>Assess success through observation and visitor survey.</p>	med
Park Furniture	<p><i>Core Objective: General Community Use.</i></p> <p>—</p> <p>Provide high quality furniture and facilities.</p>	<p>Establish a shaded picnic area with new park furniture adjacent the playground beneath the existing trees.</p> <p>Provide shaded park furniture such as benches along the eastern edge of the park beneath the existing trees.</p> <p>Provide creative options for seating and tables that facilities different seating arrangements for individuals and groups.</p>	<p>Assess success through observation and visitor survey.</p>	med
Arthur St: Open Space	<p><i>Core Objective: General Community Use.</i></p> <p>—</p> <p>Increase the amount of public space available to the community.</p>	<p>Consolidate the double fenced area between the tennis courts and Arthur street by removing the chain-link fence which runs along the Arthur St boundary. Relocate or remove the storage shed. Convert this area into a landscaped area with trees which is open to the street and offers a place to sit with park furniture.</p>	<p>Assess success through observation and visitor survey.</p>	low

### Key Objectives:

1. Protect areas that are highly valued by the community.
2. Support the flexible use of the bowling club as a community hub.
3. Provide high quality furniture and facilities.
4. Continue maintenance of existing park assets.

### Key Strategies to achieve this in Master Plan:

- Maintain existing open green spaces for flexible recreation and upgrade under-utilised spaces so that they offer more value to the community.
- Investigate strategies to assist the bowling club in its diverse program and enhance its role as a community venue.
- Establish additional shady seating areas.

Management Issues	Objectives and Performance Targets	Means of Achievement of Objectives	Manner of Assessment of Performance	Priority
Bowling Club	<p><i>Core Objective: General Community Use; Sportsground</i></p> <p>—</p> <p>Support the flexible use of the bowling club as a community hub.</p> <p>Protect areas that are highly valued by the community.</p>	<p>Establish a permanent awning structure to the external dining and activity area to the front of the club on the western green, to replace the current temporary shade structures. The current shade structures are inadequate for the types of community events currently held at the club, including outdoor music festivals where the area is used as a temporary stage. The awning structure should be a sympathetic contribution to the existing building, while providing protection from the elements.</p> <p>Investigate establishing a vegetable garden on the western green to: provide fresh produce to be used by the restaurant on site; invite the wider community as volunteers and create another opportunity for skill acquisition programs currently run at the club.</p> <p>The garden should be positioned to facilitate large events on the green and create a more intimate scale for the outdoor dining area, which currently sits exposed on the green, and assist in the presentation of the dining area to the street.</p> <p>Construct a designated storage area along the western wall of the current clubhouse. Use the area for storage of bins, waste, and furniture. Prohibit the dumping of rubbish and storage in the open area at the south-western corner of the club, which degrades the presentation of the club and its interface with the park and playground.</p> <p>Relocate the storage area and tanks at the south-eastern corner of the club. Remove this structure and free the space for public use.</p>	Assess success through observation, visitor survey and engagement with relevant stakeholders.	on-going/ med



## 7.0 Objectives + Performance Targets

Management Issues	Objectives and Performance Targets	Means of Achievement of Objectives	Manner of Assessment of Performance	Priority
Bowling Club (Con't)		<p>Improve the consistency and quality of signage to better inform visitors about the alternative uses and activities occurring within bowling club beyond its traditional or expected uses. Improve the signage and branding associated with 'The Pratto' social enterprise cafe to better inform passers by about the presence of the cafe on site.</p> <p>Investigate potential for future development of the club for community uses.</p> <p>This could include a second storey which faces and opens to Pratten Park and the consolidation of storage facilities on the lower level of the club.</p> <p>Any redevelopment should extend the clubs community use and as a venue for community based organisations and events. Storage and facilities for sporting clubs should also be considered, as the existing storage on site will be reduced due to the proposed re-purposing of the eastern turnstile house and removal of the western turnstile house.</p>		
Sculpture Garden	<p><i>Core Objective: General Community Use.</i></p> <p>—</p> <p>Protect areas that are highly valued by the community. Increase the amount of public space available to the community.</p>	<p>Relocate the existing sculpture garden which limits the flexibility of the open green space which is currently used by the community as a popular lunch spot. Relocate the sculptures to the edge of the area or another location, and return the mulched garden beds to grass. Re-invigorate and add to the newly located sculpture areas by inviting the artist in residence program to contribute.</p>	<p>Assess success through observation and visitor survey.</p>	low



#### Key Objectives:

1. *Protect areas that are highly valued by the community.*
2. *Support the flexible use of the bowling club as a community hub.*
3. *Provide high quality furniture and facilities.*
4. *Continue maintenance of existing park assets.*

#### Key Strategies to achieve this in Master Plan:

- Maintain existing open green spaces for flexible recreation and upgrade under-utilised spaces so that they offer more value to the community.
- Investigate strategies to assist the bowling club in its diverse program and enhance its role as a community venue.
- Establish additional shady seating areas.

Management Issues	Objectives and Performance Targets	Means of Achievement of Objectives	Manner of Assessment of Performance	Priority
Park Storage & Service Shed	Core Objective: General Community Use.	<p>Improve existing storage and service shed to the rear of the scoreboard area.</p> <p>Maintain and repair the existing storage shed at the south-east corner.</p> <p>Expand and consolidate this storage facility if necessary to provide additional storage where it has been relocated from elsewhere such as the turnstile houses.</p> <p>Screen this area from the park through attractive fencing and planting, whilst permitting access via a gate for service vehicles and personnel. Establish a green buffer to this area To the north-east of the scoreboard.</p>	Assess success through engagement with relevant stakeholders.	high



## 7.0 Objectives + Performance Targets

Management Issues	Objectives and Performance Targets	Means of Achievement of Objectives	Manner of Assessment of Performance	Priority
Biodiversity + Wildlife	<p><i>Core Objective; General Community Use;</i></p> <p>—</p> <p>Support local ecologies through landscaping strategies.</p>	<p>Plant additional trees within the park in select locations to provide additional shade for park visitors and habitat for local fauna.</p> <p>Plant understorey planting in areas that are underutilised or require visual screening, as well as around existing trees in select locations. Plant new trees and understorey plants in a number of areas as demonstrated within the master plan, including:</p> <p>Plant new trees with understorey planting along the eastern sides of the new car parking area.</p> <p>Plant new understorey and shade tolerant species along the western side of the car parking area.</p> <p>Plant trees and understorey planting around existing change-rooms in under-utilised areas.</p> <p>Plant new trees along the perimeter of the tennis court and thinning villa fence to provide shade. Investigate the use of fruit trees to the south-west surrounds of Thirning Villa. (<i>Refer Management Issues: Thirning Villa: Surrounds</i>)</p> <p>Plant new trees and understorey planting to the north of the tennis courts adjacent Arthur St. (<i>Refer Management Issues: Arthur St: Open Space</i>).</p>	Visual survey by ecologist / council Urban Ecology unit.	med
Water Management	<p><i>Core Objective: General Community Use; Sportsground</i></p> <p>—</p>	Investigate the performance of the existing irrigation tanks on site and assess whether any additional capacity or improvements are required.	Assess through engagement with relevant stakeholders.	high



#### Key Objectives:

1. Support local ecologies through landscaping strategies.
2. Integrate sustainable measures into new and existing facilities and landscaping elements through a holistic design approach.
3. Prioritise the environment in decision making.

#### Key Strategies to achieve this in Master Plan:

- Establish understorey planting in under-utilised areas.
- Utilise permeable paving along driveways to balance new hard stand areas with on-site water retention and tree health.
- Plant new trees where possible to increase shade cover.
- Design new facilities from sustainable principles and upgrade existing facilities with sustainable measures.

Management Issues	Objectives and Performance Targets	Means of Achievement of Objectives	Manner of Assessment of Performance	Priority
Sustainable Buildings & Infrastructure	<p>Core Objective: General Community Use; Sportsground; —</p> <p>Integrate sustainable measures into new and existing facilities and landscaping elements through a holistic design approach.</p> <p>Outcomes of Our Inner West 2036 (1.1, 1.2, 1.3, 1.4, 1.5, 2.1)</p>	<p>Future upgrades shall include environmentally sustainable measures and be designed using sustainable principles. (Refer Management Issues: Bowling Club &amp; Management Issues: Public Toilets)</p> <p>Design new facilities from sustainable principles and upgrade existing facilities with sustainable measures.</p> <p>Mandate that new built works within the park are to meet exceptional ecological sustainability outcomes, such as carbon neutral standards for embodied and operational energy use.</p> <p>Use sustainable energy sources to power amenities around the park such as sports facilities, toilets and lighting.</p> <p>Incorporate water capture / re-use features for new buildings on site and investigate the possibility for retrofitting existing buildings.</p>	Assess through planning and design process and through post-occupancy study.	High



## 7.0 Objectives + Performance Targets

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#### Key Objectives:

1. Support safer interactions between vehicles and people.
2. Address slippery and uneven surfaces along pathways.
3. Implement strategies to reduce the risk of injury to park users by cricket balls.

#### Key Strategies to achieve this in Master Plan:

- Improve sight-lines between vehicles and pedestrians at the north-west entry.
- Improve pathway connections and reduce trip and slip hazards for people within the park.
- Implement safety upgrades to cricket nets and recreational areas.

Management Issues	Objectives and Performance Targets	Means of Achievement of Objectives	Manner of Assessment of Performance	Priority
Cricket: Safety	<p><i>Core Objective: General Community Use; Sportsground</i></p> <p>Implement strategies to reduce the risk of injury to park users by cricket balls.</p>	<p>Cricket safety upgrades: Complete cricket netting upgrades to improve safety for other park users from injury from cricket balls.</p> <p>Install a discreet protective netting to the rear of the existing cricket sight screen structure to offer some protection from cricket balls entering new casual sports / play area.</p> <p>Continue the practice of displaying warning signage is displayed when nets are in use. Consider multi-lingual/ infographic component.</p>	<p>Assess through engagement with relevant stakeholders.</p>	<p>high</p> <p>med</p>
Lighting: General		<p>Park Lighting: Upgrade the existing lighting within the park. Address blind spots and focus lighting along pathways and around key assets.</p> <p>Investigate environmentally sustainable lighting solutions.</p> <p>Bowling Club Lighting: upgrade lighting along main pathway and perimeter of bowling green.</p>		high
Ground Surfaces	Address slippery and uneven surfaces along pathways.	<p>Establish a small paved forecourt around the Park Lane entry gate to address the muddy and uneven surface which occurs in this area. Link this paved area to the running / walking track. (Refer Park Gateway: South Entry.)</p>	Assess success through observation and visitor survey.	med



## 7.0 Objectives + Performance Targets

Management Issues	Objectives and Performance Targets	Means of Achievement of Objectives	Manner of Assessment of Performance	Priority
Casual Sports Activity Area	<p><i>Core Objective: General Community Use; Sportsground</i></p> <p>—</p> <p>Provide informal recreation opportunities that encourage active and healthy communities.</p>	<p>Create a casual sports activity area with basketball hoop, handball areas and exercise equipment.</p> <p>Remove existing tiered concrete surface to establish a levelled area of sporting surface. Separate the car parking with planted green buffer which could include a low seating wall and planter.</p> <p>Provide a small half-court style basketball hoop and markings. Provide markings for a small school-style handball court adjacent. Provide an attractive and visually permeable barrier at the rear of the hoop to limit balls from entering the car park.</p> <p>Provide exercise equipment stations. Ensure that equipment is versatile and can appeal to a range of park visitors. This could include equipment suitable for older members of the community.</p> <p>Integrate the synthetic surface with that of the running / walking track (<i>Refer Management Issues: Pedestrian Access: Oval Track</i>)</p>	Engagement with stakeholders and the community.	high



## Key Objectives:

1. Provide informal recreation opportunities that encourage active and healthy communities.
2. Maintain Pratten Park as a premier sports ground.
3. Acknowledge the community benefit of sporting grounds as areas for recreation outside of their use for organised sports and balance community and organisation use.

## Key Strategies to achieve this in Master Plan:

- Create a multi-purpose half-court area complete with basketball hoop, handball markings, exercise equipment and running track.
- Retain Pratten Park sporting ground as a well maintained natural grass surface. Repair and maintain tiered seating and sporting facilities.
- Provide lighting for sporting ground and synthetic tennis courts to maximise their use.
- Maintain shared community access to park assets.

Management Issues	Objectives and Performance Targets	Means of Achievement of Objectives	Manner of Assessment of Performance	Priority
Community Use of Sporting Assets	<p><i>Core Objective: General Community Use; Sportsground</i></p> <p>Acknowledge the community benefit of sporting grounds as areas for recreation outside of their use for organised sports and balance community and organisation use.</p>	<p>Ensure that synthetic pitches continue to be available for public use and remain unlocked at all times.</p> <p>Ensure that the sporting ground is available for public use outside of sporting fixtures. Investigate events on the oval such as evening movies during the summer.</p>	Engagement with stakeholders and the community.	on-going
Lighting: Sports & Recreation	<p><i>Core Objective: General Community Use; Sportsground</i></p> <p>Maintain Pratten Park as a premier sports ground. Improve community access to park assets through increased hours of use.</p>	<p>Park Lighting Upgrades to sporting ground. Replace flood lighting for the sporting ground which has been previously removed.</p> <p>Provide lighting for the synthetic tennis courts so that they are available to be used during evenings. Investigate extending the booking arrangements for the synthetic courts so that they are better available for community use.</p>	Engagement with stakeholders and the community.	high  med
Spectator Seating	<p><i>Core Objective: General Community Use; Sportsground</i></p> <p>Maintain Pratten Park as a premier sports ground.</p>	Repair existing timber bench seating. Retain the style of the bench seating which is well suited to the character of the oval. Alternative materials to timber for bench planks could be permitted, such as recycled plastic lumber; to reduce maintenance.		on-going

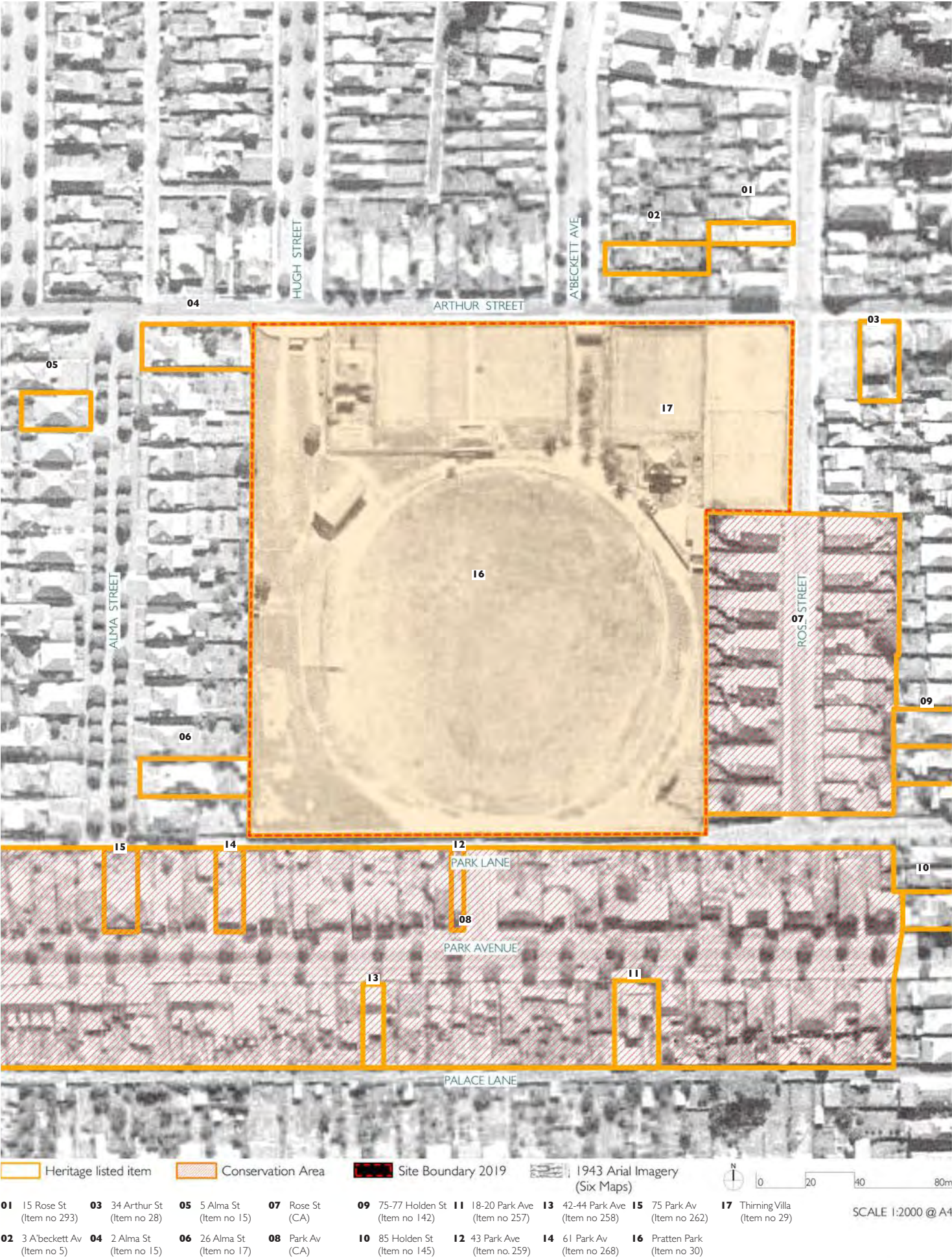




View to Pratten Park. Photography by Welsh + Major.



Appendix A





## HISTORICAL ANALYSIS

### First Nations History

Prior to European colonisation, the Ashfield area was inhabited by the Wangal band of the Dharug (Eora) language group. The territory of the Wangal peoples extends along the southern shore of the Parramatta River to Parramatta. There is limited knowledge available regarding First Nations history of the site due to the devastating and immediate impact of European colonisation. The area would have offered numerous food sources, from the fish and molluscs within the mangrove estuaries of Iron Cove and Cooks River, to the natural eucalyptus woodlands which would have provided habitat for fauna such as possums and plants such as fern rhizomes and tubers. In the years following first contact, the lands between Iron Cove and the Cooks River became known as Kangaroo Ground, possibly indicating that kangaroos were common in the area.<sup>1</sup>

### The Formation of Pratten Park

#### 1906-1923

Prior to the establishment of Pratten Park, the area was known as a'Beckett's Paddock. This property included Thirning Villa, a country house constructed in 1868 in the Victorian Regency style. In response to a request from the Ashfield District Football Club, Council began to purchase this parcel of land in 1906. This was followed by the acquisition of two adjacent properties. The first of these forms the park's western edge and was acquired from Morris Marks of Queen St Ashfield. The second was acquired from the Trustees of the Hall Estate after extensive negotiations which saw the lot split into two parcels. The larger parcel to the rear of the house was acquired by council and became part of the cricket field, permitting the park to go ahead. The smaller parcel containing the house known as Cambewarra, since demolished, was not acquired by council until 1923. These lots combined made up the area today known as Pratten Park.

Pratten Park was officially opened on the 12th of September, 1912, and named in honour of Herbert Edward Pratten, who was instrumental in the Park's formation and the mayor of Ashfield between 1909 and 1911.<sup>2</sup>



John Thompson Painting – Aboriginal people fishing; Scene along the lower Cooks River 1830.  
Source: State Library of NSW



Photograph - Thirning Villa c1900. Ashfield District & Historical Society, Pat Rose collection.



Photograph - The scene at Pratten Park at the official Opening on 12 September 1912. Gary Lester, Clouds of Dust, Buckets of Blood.

01. A Short Walk Through Ashfield's Past - Compiled by Chris Pratten from the records of the Ashfield & District Historical Society. / 02. Pratten Park 100 Years - Ashfield History No. 19. Journal of the Ashfield & District Historical Society Inc.





01



02



03



04



05

01. Drainage works for Pratten Park undertaken in 1910 / 02. The Davis Cup on Display at Pratten Park in 1939  
 03. Poster Advertising Autodrome at Pratten Park / 04. Salvation Army Youth Carnival at Pratten Park in 1948.  
 05. Photograph of cycling at Pratten Park. Ashfield & District Historical Society Collection, courtesy Barry McDonald



## HISTORICAL ANALYSIS

### History of Pratten Park

#### 1911 - Present

There has been a long history of sports and recreation at Pratten Park. Most significantly this has included the mainstays of tennis, cricket, rugby league, soccer and bowls. The park has also witnessed baseball (1916), dirt track motorcycle racing (1930) and competitive cycling (1925-1940s).

#### Thirning Villa & Lawn Tennis Facilities

Thirning Villa has had multiple uses throughout Pratten Park's history. While having clear heritage significance it has not until recently been highly valued and as a result a number of unsympathetic additions and alterations have been carried out over the years.

The ground floor of the villa was used by many parties for a range of purposes, including storage and amenities for the various sporting organisations, most significantly the tennis association which was permitted to occupy four of the ground floor rooms in 1935. The first floor was used as a caretaker's residence until 1999. Council granted the portion of the park surrounding Thirning Villa to the Western Suburbs Lawn Tennis Association, which by 1914 had six tennis courts on the site.

A restoration of Thirning Villa was completed in 2003, which included the addition of a modern sympathetic extension to act as a new clubhouse for the Lawn Tennis Association. The remainder of the villa has been used to operate an 'Artist's in Residence' program and to house the Ashfield & District Historical society.

#### Pratten Park Oval & Surrounds

The oval and its surrounding facilities have been slowly added to over the life of the park, resulting in an eclectic mix of architectural styles.

The first cricket match was played on the oval in 1911 by Burwood District Cricket Club (later to be renamed Western Suburbs District Cricket Club). A pavilion and grandstand to seat 450 spectators was constructed in 1920. An additional eastern entry gate along Arthur street was added in 1933. Tiered wooden seating was installed around the oval in 1946. A number of scoreboards have existed on the site, with the current modern scoreboard erected in 1953.

Western Suburbs Rugby League Club (known as the Magpies) played its first match at the oval in 1912. The club relocated to Lidcombe Oval in 1968. The park has also previously hosted National Soccer League matches, and was the homeground for Sydney Olympic FC for a short period during the 1980s.

#### Lawn Bowls & Facilities

The Pratten Park Bowls Club (formerly South Ashfield Bowls Club) was formed in 1913 and a small bowling club pavilion was constructed on the site shortly thereafter. The original bowling club underwent a number of alterations in 1921 and 1923, until being demolished and rebuilt in 1939. The clubhouse had further extensions in 1959 and again in 1972.



Inner West Council area and suburbs. Recreation Needs study - A Healthier Inner West.



### Overview

This section outlines the current community profile of Ashfield using data from the 2016 ABS Census from Profile i.d.

### Population Growth

In 2016, the Estimated resident population of the Inner West was 192,030 people. The population increased by 11,729 people or 6.5% between 2011 and 2016. The growth rate of Greater Sydney during this period was 9.8%.

Ashfield has been separated into Ashfield North and Ashfield South within the analysis, due to the size of the area and different urban conditions to the north and south of the train line.

Ashfield North experienced an above average amount of growth, with its population increasing by 1085 people (9.0%).

Ashfield South experienced average population growth with its population increasing by 684 people (6.4%). Pratten Park can be considered as being sited within Ashfield South.

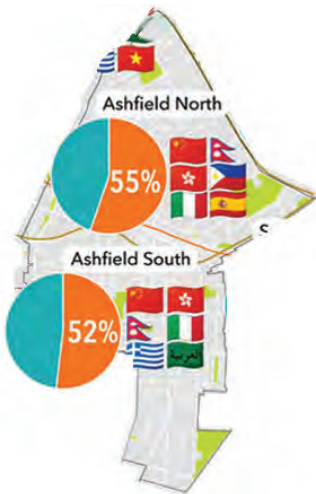
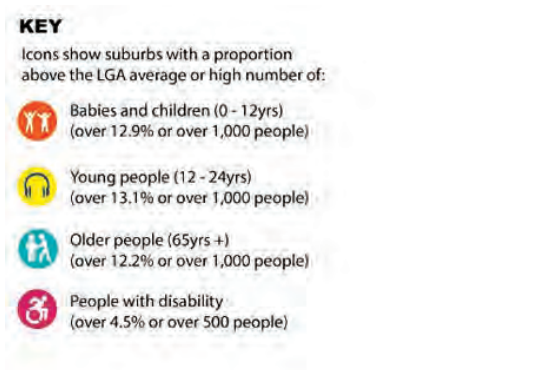
### Open Space Provision

The Inner West has 323.4ha of open space which equates to 9.2% of the total land area or 16.8m<sup>2</sup> per person. Of this, council owns 256ha, which equates to 7.3% of total land area, or 13.3m<sup>2</sup> per person.

The provision of open space in Ashfield is low, with 8.1m<sup>2</sup> of council owned space per person in 2016.



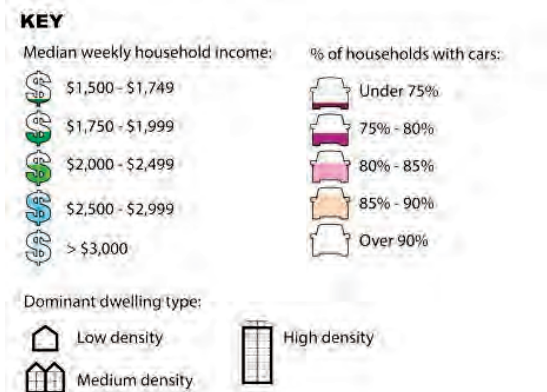
01 Ashfield - Age + disability profile. Recreation Needs study - A Healthier Inner West.



02 Ashfield - Cultural profile. Recreation Needs study - A Healthier Inner West.



03 Ashfield - Density, income + housing profile. Recreation Needs study - A Healthier Inner West.





### Age + Disability Profile

Ashfield south has the highest proportion of people reporting a need for assistance in the LGA (7.3%),

Spaces that are inclusive of all age groups, accessible and flexible should be prioritised to cater for current and future population needs.

Ashfield has an above average proportion of Babies and children (0-12yrs), young People (12-24yrs) Older people (65+yrs), and People reporting a need for assistance.

Ashfield also has the lowest median age within the LGA of 30 years old.

Ashfield north has a high proportion of people attending university (10.7%), and Ashfield South has the highest proportion of people attending TAFE (2.5%).

### Cultural Profile

Ashfield is culturally diverse, with a higher proportion of people who speak a language other than English at home, identified as 55% of the population in Ashfield North, and 52% of the population in Ashfield South. The primary languages identified included Mandarin, Nepali and Cantonese.

### Density, Income + Housing Profile

Ashfield overall has a mix of density types, with south of the train line typically exhibiting lower density housing. Ashfield North in particular has a majority of high density dwellings at 59%, and a high population density (83 persons per hectare).

Households within Ashfield North and South have below average weekly incomes, with Ashfield South having the lowest median weekly income within the LGA at \$1,585.

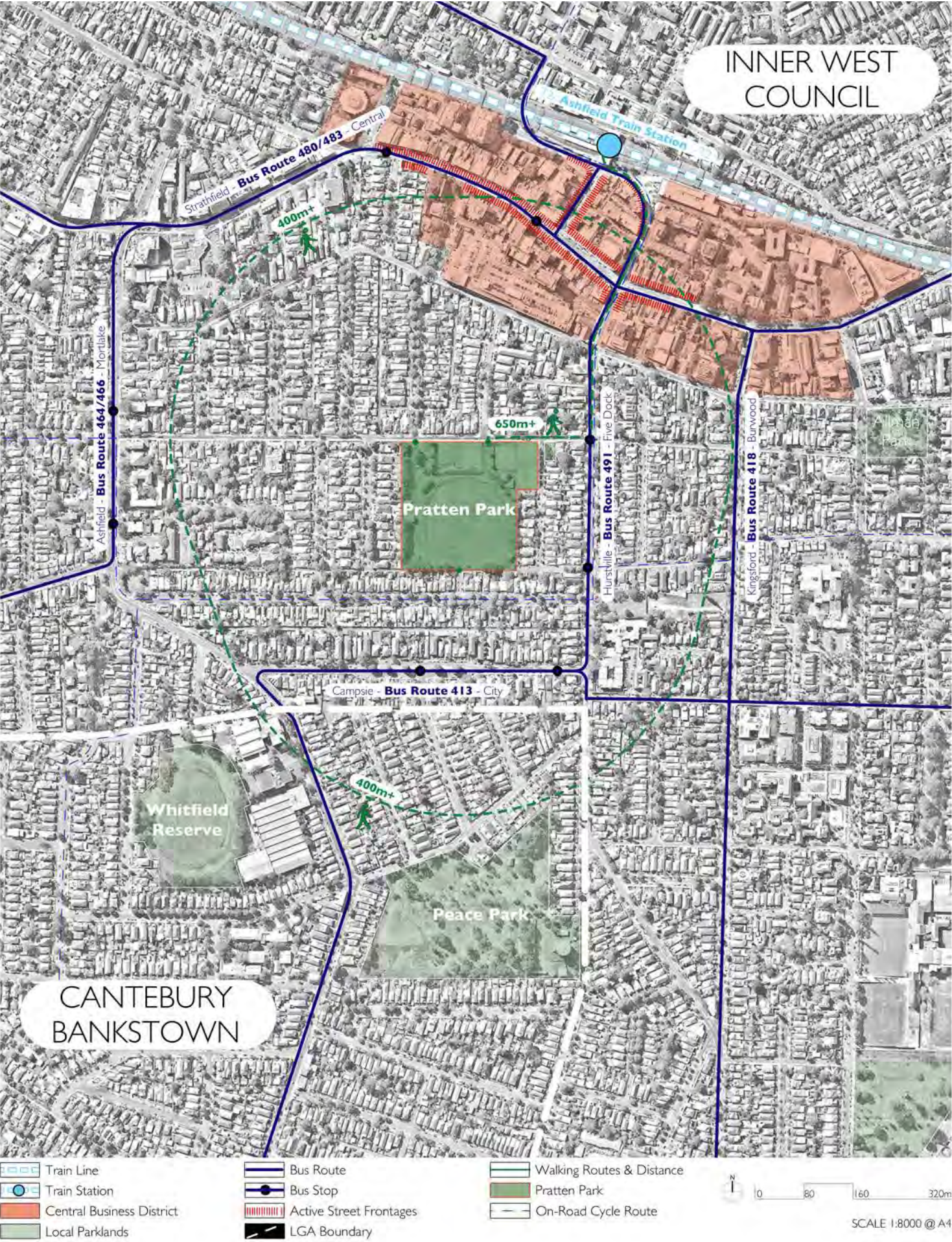
There are also a high proportion of low income households (17% in Ashfield South and 15% in Ashfield South) that receive less than \$650 per week.

Ashfield was identified as having a large proportion of households without a car (21%). This identifies the need for supporting on alternative forms of transport with a focus on a walkable urban domain.

Ashfield town centre was identified as a key employment destination within the LGA.



NEIGHBOURHOOD CONTEXT





## NEIGHBOURHOOD CONTEXT

### Local Character

Pratten Park is located within walking distance of the central business district (CBD) of Ashfield, which lies to the north of Norton street. The CBD is a diverse and active hub with a number of civic and retail functions.

Clear and direct links between the CBD and Pratten Park are lacking, due to the poor permeability of Ashfield Mall which presents as a barrier along its Norton Street frontage. This neglects a potential link between A'beckett Avenue and Liverpool Rd that could improve the connectivity of the park to Ashfield Station.

To the south of Norton street, the area becomes primarily residential of a low to medium density scale, with the park itself surrounded by single residential dwellings. There are a number of nursing homes in proximity to the park.

### Major Roads

Liverpool Rd (Hume Hwy) runs through the centre of Ashfield from east to west, and is a major thoroughfare for the local area and beyond.

### Public Transport

The local area is well connected by public transport and is serviced by both train and bus routes. These include:

- Ashfield Train station, with regular services along the T2, T3 and T7 train lines.
- Bus Route 480/483, with stops from Strathfield to Central Station
- Bus Route 464/466, with stops from Ashfield to Mortlake
- Bus Route 413, with stops from Campsie to City
- Bus Route 418, with stops from Burwood to Kingsford.
- bus Route 491, with stops from Hurstville to Five Dock.

A number of bus stops fall within 400m+ walking distance of the park, the closest of these being along Holden Street (Route 491).

It is approximately a 650m+ walk from the park to Ashfield Station, which is generally considered to be a prohibitive distance for some members of the community such as parents with children, the elderly and those with accessibility requirements. It is also noted that there is generally little signage indicating the direction of Pratten Park from the key public transport stops.

### Cycle Routes

The local area is generally lacking a designated cycle network. There has been an ongoing attempt to improve the cycle network within the area, as indicated within the document "Bike Plan 2010", prepared by the former Ashfield Council. However, this document is limited in scope and ambition. There are some on-road bicycle road markings within the surrounding area, indicating that the road is to be shared with cyclists. The closest of these to Pratten Park are along Holden Street to the east and Park Avenue to the south, however neither of these routes link directly to Pratten Park. These are not designated lanes, and the roads are narrow in areas. Some cycle parking and lockup points has been provided within Pratten Park.

### Local Parklands

To the south lies Peace Park and Whitfield Reserve, which are within the Canterbury Bankstown LGA.

Peace Park contains seating & BBQ areas, a playground, public toilets and an off-leash dog area.

Whitfield Reserve contains a playground and sporting ground, known as WH Wagener Oval, which is used for AFL.

Rose Street Playground is a small pocket park which sits directly to the east of Pratten Park along Arthur Street. It contains a swing set and a small grassed area. It is surrounded by a high chain-link fence which creates a fairly poor interface with Arthur and Rose Street.





## ZONE IDENTIFICATION & SUMMARY

### Zone Definition

Pratten Park has been separated into four zones for the purpose of clarifying a detailed site analysis. The zones have been selected based on an assessment of the character and use of different areas within the park, while taking into account real and perceived boundaries. The borders of the zones should be treated as blurred rather than absolute and are indicated as dotted lines for graphic clarity.

### Scope of detailed Site Analysis

#### Zone 1

Zone 1 extends along the western boundary of the park. Notable features include the playground, historic grandstand, amenities, cricket nets and canteen facility. This zone also contains the public vehicle access point from Arthur Street and on-site car parking.

#### Zone 2

Zone 2 focuses on the bowling club and greens, located along the northern edge of Pratten Park, and its interface with surrounding areas.

#### Zone 3

Zone 3 focuses on the north-east corner of Pratten Park, which notably contains Thirning Villa and tennis courts. It also includes the north-east park gates.

#### Zone 4

Zone 4 focuses on the south-east corner of Pratten Park. Notable features include the male and female toilet blocks, scoreboard, service vehicle access and storage shed, and the southern entry gates at Park Lane.



Zone 1 -View south to commentary box .



Zone 2 -View to Pratten Park Bowling Club from Arthur Street.



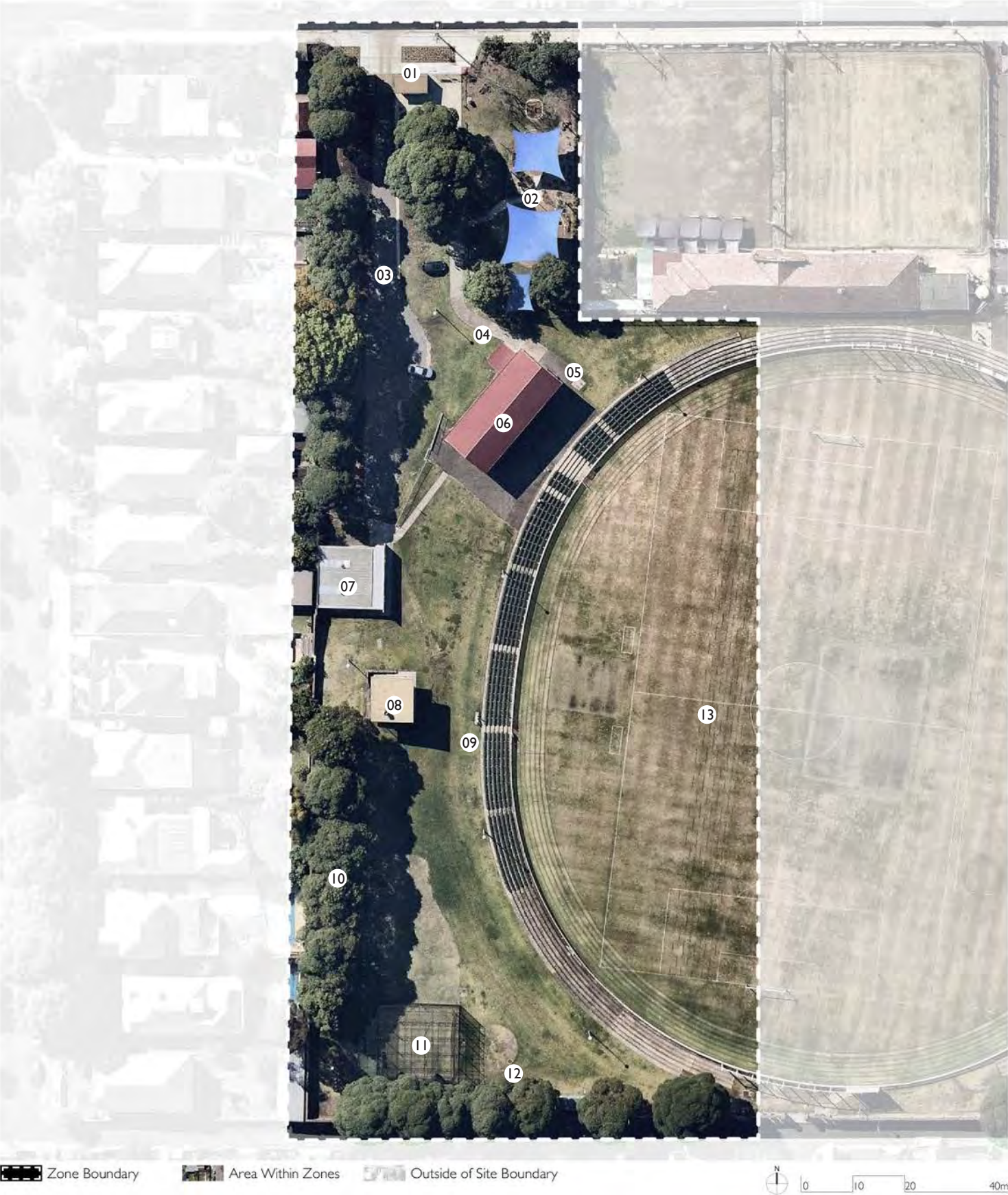
Zone 3 -View to north-east turnstiles and Thirning Villa.



Zone 4 -View south towards Park Lane entry gates.



Appendix A



01. Northwest turnstile house and park entry / 02. Pratten Park Playground / 03. Vehicle access driveway and parking / 04. Pedestrian path / 05. Bicycle parking / 06. Davidson Simpson stand / 07. Amenities building / 08. Commentary box / 09. Water bubbler / 10. Picnic Table / 11. Cricket Nets / 12. Underground water tanks / 13. Pratten Park Oval



## ZONE 1 - EXISTING CONDITIONS

### Overview

Zone 1 of Pratten Park extends along the western side. To the north it is bounded by Arthur street, which permits pedestrian and vehicle access via the north western park gates. To the north east, a high fence and change in level separates the zone from the bowling club and greens. The western boundary is shared with adjacent residential properties. The zone extends to the southern park boundary at Park Lane. The zone also includes the tiered seating along the western edge of the oval, as well as the oval itself.

### Character

Pratten Park is a walled park, with entry restricted to three points. The northern boundary of the park is bounded by a mix of fencing types, some of which do permit filtered views through to the park which lies beyond the bowling club and tennis courts. This makes it difficult to get an impression of the park from Arthur street. While this means that the park lacks permeability, it does lend a secluded air to the park, giving the impression of a walled retreat.

Zone 1 is the key entry point to the park, particularly for visitors who come by car. The entry experience is compressed through the brick gateway. Visitors then move along the road or path, adjacent the playground and vehicles which are often haphazardly parked along the driveway. The zone is characterised by a number of separate structures which are positioned around the western side of the oval, with limited and indirect pathways between them. The areas surrounding these structures are generally undefined grassed areas.

### Activity

The zone is well utilised by the community for a number of activities. The playground attracts young children and families. The grassy banked areas around the oval are used for general recreation and relaxation, with people sitting in the sun and shaded areas. The oval itself is used for both sporting events and informal sports. It is also used by walkers and joggers who traverse the perimeter for exercise. Kite flying is also a popular activity on the oval within the local community.

Visitors to the park also use the area for parking. The cricket nets to the south offer both unlocked nets for public use, and locked nets which are used exclusively for club training.

### Furniture

Furniture within the zone has been positioned without an overall strategy and as a result the location of some furniture items could be improved.

There are three bench seats within the confines of the playground which are in acceptable condition and well located, one at the northern end and two to the south.

There is a double bench and table located midway between the canteen building and cricket nets along the western boundary and a single bench seat located along the southern boundary. Both are in an acceptable condition however the concrete footings have become exposed, and their location is questionable.

There are two water bubblers within the zone. One is located within the playground and is in acceptable condition, however it's height may make it difficult to use for smaller children. Another bubbler is located

directly behind the tiered seating midway along the oval and is in excellent condition.

There is bicycle parking to the north of the grandstand, which is in good condition, but poorly located.

The tiered seating to the west of the oval is currently in poor condition, with some benches in a state of disrepair. Some rows have been completely removed. However it should be noted that the timber bench style of seating has a pleasing appearance that contributes to the heritage quality of the oval.

### Lighting

Currently there is no flood lighting associated with the oval, with the original flood lighting having been removed and new lighting yet to be installed.

General lighting within the park is fairly poor. There are a seven light poles within the zone for general lighting. These are spread throughout the park and as a result do not provide consistent lighting to key areas or paths of travel.

### Signage & Wayfinding

There is an array of signage within the park which has been added over time in a reactive manner and as a result the signage lacks cohesion and a uniform style, and is located sporadically throughout the park. Some of the signage is very old and outdated. The intention of the existing signage is to providing information regarding prohibited activities within the park, as well as identifying and branding Pratten Park and its assets. There is no wayfinding signage within the park or at park entry points.

### Memorials & Historical Interpretation

There are marked foundation stones and plaques within the heritage grandstand indicating the date of its construction and restoration.

### Tree Cover

Tree cover is generally limited to the perimeter of the park. Along the western and southern boundaries of the zone are twenty-three large 'Brush Box' (*Lophostemon confertus*) trees, which provide dense shade. There are another three large trees of the same species along the eastern side of the driveway. There are a mix of trees within the playground, including a number of *Banksia Serrata* and *Banksia Integriifolia* along the Arthur Street boundary.

### Planting

There is a general lack of understorey planting within the park. There are small areas of understorey planting within the playground, mainly in the form of established Basket Grass (*Lomandra Longifolia*). There has been a recent effort to plant additional understorey planting within the playground, which has not yet established.

### Fauna Linkages

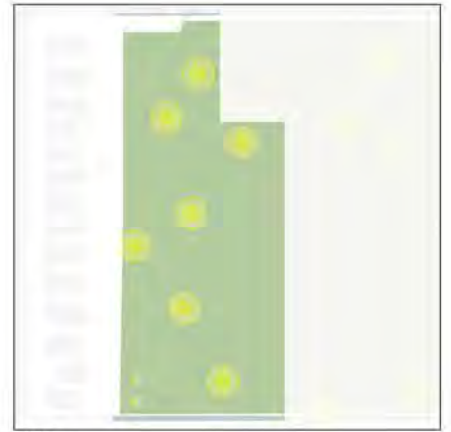
The park is isolated from any wider network of green spaces being surrounded on all sides by an urban environment. The park also lacks significant areas of understorey planting, and as a result the only habitat



Tree cover & Understorey Planting



Services



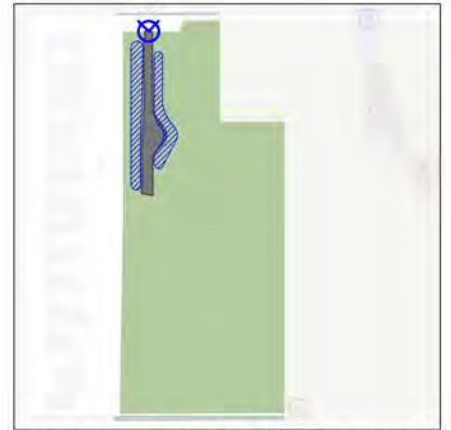
Lighting



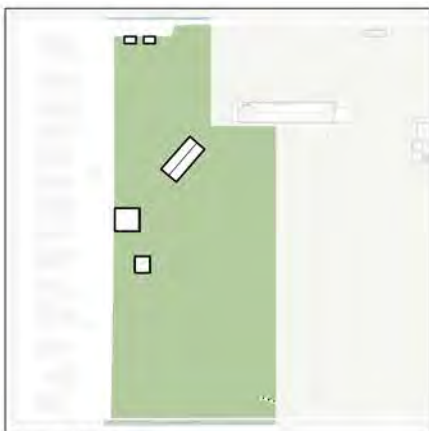
Boundary Conditions



Pedestrian Access Points & Pathways



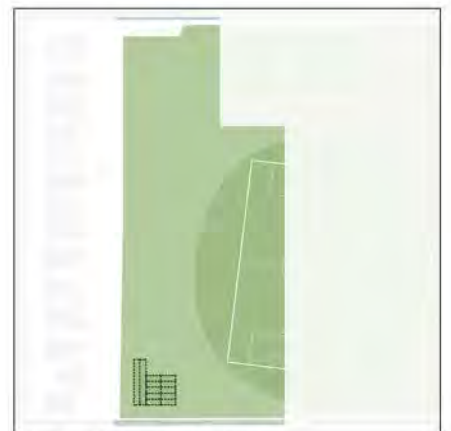
Vehicular Access Points Roads and Carparking



Existing Structures



Furniture & Facilities



Sports + Recreation Grounds



Contours (Approximate)

Formal path connections	Understorey Planting	High Fence	Grassed Areas	Contour Line
Informal path connections	Ground Surface- Playground	Medium Fence	Paved Areas	Water Bubbler
Public vehicle access	Public parking	Low Fence / Bollard	Asphalt Driveway	Furniture: Benches & Tables
Service vehicle access	Private parking	Services & Infrastructure	Lighting	Bike Rack



## ZONE 1 - EXISTING CONDITIONS

available is the trees which line the perimeter and the open grassed areas. This likely limits the biodiversity within the park. Regardless, the ground would provide a welcome respite for local fauna.

### Ground Cover & Surfaces

Surfaces and pathways throughout the zone have been replaced in a piecemeal fashion over time, resulting in irregular and inconsistent surfaces.

Paved areas around the Arthur Street entry are typically concrete slab and have been recently replaced. There is a long asphalt driveway which permits vehicle access to the park. The road surface is in a poor condition. Both sides of the driveway are used as informal vehicle parking and the resulting ground condition is very poor, consisting of patched grass and dirt.

There are a mix of ground surfaces within the playground which are in an acceptable condition. The remainder of the zone is typically grassed. Some areas of grass over the underground water tanks are in very poor condition.

### Services & Drainage

An attempt to address drainage along the driveway has been made through the recent addition of stormwater pits in the new paved entry area at Arthur Street. Some of the pit drains are clogged with leaf litter.

Large underground rainwater storage tanks were installed on site in 2009 as part of a stormwater harvesting and irrigation project. The tanks are located adjacent the cricket nets. The system was designed with capacity to expand the system with additional storage tanks. As it is now ten years since the completion of the project, a review of the current operations of the system could be undertaken by council to assess whether additional capacity is desirable or whether any modifications or upgrades to the system are required.

There is a sewer ventilation shaft along the southern boundary.

### Boundary Conditions

The Arthur Street frontage of the zone is bounded primarily by a high black metal fence which surrounds the playground and pedestrian entry. The driveway entry is bounded by a high brick wall which forms part of the turnstile and ticketing structure, which appears to date from the 1950s.

The western boundary is a high brick wall (approximately 1.8m) which dates from 1932. This continues around the southern boundary of the park.

A low timber fence runs along the western edge of the playground. At the eastern side of the playground there are two parallel 1.8m high black metal fences which separate the playground and the retaining wall to the bowling club, spaced approximately one metre apart. Small children can currently get under the first fence, which has prompted a second fence to be installed, effectively creating a dead-zone between the fences. The fences should be consolidated into a single barrier between the playground and the bowling club.

The black metal fence continues around the southern boundary

of the bowling club. There is followed by a wire mesh fence on the bowling club side, which presents poorly to the oval side.

There is a metal handrail along a concrete path between the grandstand and amenities block, which is in poor condition. This is potentially to stop people tripping and falling down a small retaining wall that runs along the path. This fence could be removed and the change in level addressed through other means to improve connectivity. There is a low white metal picket fence around the perimeter of the oval which is in good condition.

### Pedestrian Access & Existing Pathways

Pedestrian access to the zone is via the gate to Arthur Street. A concrete footpath runs adjacent the playground and driveway, to the rear of the grandstand. Parts of this have been recently repaired.

A concrete path runs from the hard-stand area to the front of the grandstand up the slope to the amenities building.

The current layout and condition of the pathways is poor and could better address access between the grandstand, amenities and driveway. Pathways are currently disconnected and indirect. There are no formal pathways to the canteen or other areas of the park, with people walking on the grass to access these areas.

### Vehicular Access Points, Roads and Car Parking

The zone provides the only area for public parking on site. Vehicle access is via the gates on Arthur Street. Parking is informal, with vehicles parking perpendicular to the driveway, in between or in front of the trees and on the grass. This generally leaves the ground in a poor condition and limits vehicle capacity. Formalising the parking while maintaining permeable surfaces could be investigated.

### Existing Structures and Heritage Significance

The current north-west Arthur Street gate, including the turnstile house, appears to date from the 1970s. It replaced an earlier Victorian Tudor style turnstile house (1921), which had the appearance of a medieval castle, later modified to remove the battlements (1950s-60s). The current gatehouse is a bland replacement, lacking the flair and place-making identity of its predecessors.

The Davidson Simpson Stand was constructed in 1920 to accommodate 450 spectators. It has significant heritage value and being restored in 2007 is in good condition.

The western amenities block has been constructed in the last two decades and is in fairly good condition. It does not have heritage significance.

The commentary box and canteen was likely constructed during the 1950s. It is in acceptable condition.

There are cricket nets located at the south-west corner of the park, which are in good condition. Council is undertaking an extension to the existing nets to increase their utility and safety.





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01. Original Turnstile House / 02. Modified Turnstile House / 03. Current turnstile House / 04. Existing driveway and parking / 05. Playground equipment and shade structure / 06. Playground interface with bowling club / 07. Front area of grandstand, view towards bowling club and bicycle lockup area / 08. Grandstand, view to the north / 09. Southern end of driveway and interface with change room facilities / 10. Existing bench seating around oval / 11. Commentators Box and canteen / 12. View west across grassed areas covering underground tanks. View to cricket nets beyond.



## ZONE 1 - CONSTRAINTS & OPPORTUNITIES

Based on the Analysis set out over the previous pages, the following opportunities present themselves within Zone 1.

There are opportunities to:

- Improve the gateway to the Hugh St entry by removing the existing disused turnstile house, and addressing the entry point with a new element to help define the identity of Pratten Park.
- Improves the safety and utility of the current vehicle and pedestrian access point.
- Establish the Hugh St driveway as an area that can have multiple uses, including parking, shared areas and areas for stalls during events.
- Improve the surface condition of the driveway through using durable surfaces. This could include permeable paving to facilitate car parking whilst allowing water to drain effectively and enter the soil around the existing trees.
- Improve the condition of the grounds around the trees and grassed areas by limiting vehicles accessing these areas.
- Improve the current car parking capacity by defining formal parking spaces. This would also assist in protecting the existing trees from damage of vehicles parking over their root base.
- Create better connections between the driveway, grandstand and the change room facilities.
- Remove the existing pathways, retaining walls and fencing between the driveway, grandstand and change rooms, and reinstating a new pedestrian space that is interspersed with well placed planting and furniture elements. Manage the change in level through landscaping elements which do not restrict movement and have greater visual appeal.
- Improve the surface around to the front of the grandstand and its connection to the oval.
- Improve the interface of the playground with the bowling club. Remove duplicate fencing and instate a barrier that could have multiple functions and be included in play.
- Investigate locations for a multi-purpose handstand area that could include a kick wall, handball court or small basketball court.
- Investigate current utilisation of the space between the change rooms and commentators box. The space is obscured from view from many areas of the park. It has the potential to be landscaped with understorey native planting.
- The current playground is in an acceptable condition, however it could offer a more diverse play experience, such as 'wild' or creative play, or accessible play equipment.
- An area that offers mobility and exercise equipment for older park visitors.
- Extend the current cricket nets area, integrating safety features to reduce the risk for other park users. Integrate with a lighting solution for targeted lighting of the nets that limit the impact on surrounding residencies.
- Remove hazardous materials identified within the park's existing buildings.
- Upgrade the change rooms below the grandstand.
- Upgrade the existing lighting within the park to remove blind spots and improve the spread of lighting. Lights should focus on pedestrian routes and the areas around park facilities.
- Assess the stormwater irrigation tanks, and confirm whether any additional capacity or works are required.
- Address the dying grass above the underground tanks, where the grass is not well established due to poor soil depth or conditions. This could potentially be improved through better landscaping.
- Remove inconsistent signage and establish a clear and unified signage strategy for the park.

Appendix A



Zone Boundary    Area Within Zones    Outside of Site Boundary

N 0 10 20 40m

SCALE 1:1000 @ A4

01. Arthur Street entry gate / 02. Vehicle access / 03. Restricted parking / 04. Bowling greens / 05. Awning/shade structures / 06. Original gable parapet feature / 07. Bowling club / 08. Open storage and garbage area / 09. Water tanks / 10. High retaining wall and double fence to playground



## ZONE 2 - EXISTING CONDITIONS

### Overview

Zone 2 of Pratten Park includes the bowling club and its interface with surrounding areas. To the north it is bounded by Arthur street. To the west it is bounded by a retaining wall which slopes up from street level, resulting in a significant level change between the park (higher level) and the bowls club (lower level) at its southern edge. Along the southern edge, the roof of the bowls club is almost at the level of the park and thus there is little interaction along this boundary. The east of the zone is bounded by a vehicle access road, which permits access to the bowls club via a small crossover at the south-eastern corner of the club.

### Character

Lawn bowls has had a long standing history within Pratten Park and the club has existed in some form since 1913, and as result the bowls club has a strong historical and community significance. The clubhouse is a quintessential example of its type.

### Activity

Like many similar venues, the club has experienced a dwindling membership base over the past two decades and has been required to adapt its role within the community to remain viable. This has included offering casual barefoot bowling and venue hire, as well as holding events such as community markets and small music festivals. There is also a social enterprise cafe on site known as 'The Pratto', which assists refugees and migrants in acquiring cooking and hospitality skills to support pathways to employment.

### Furniture

There are a number of seats surrounding the two bowling greens. There is also removable seating associated with the venue hire and cafe. There are flag poles to the rear of the bowling club which do not appear to be in regular use. There are five demountable shade structures which are in poor condition. These are generally used to provide shelter to cafe visitors and are also used for events, such as the music festival, as a shelter to the stage.

### Lighting

There is no external lighting associated with the bowling greens.

### Signage & Wayfinding

There are multiple signs identifying the bowling club. The most effective of this is the lettering on the bowling club itself which directly contributes to the heritage character of the club. There are also smaller metal signs fixed to the Arthur Street boundary wall in a similar fashion to the newer signs located at the park entries. There is also a large beer sign affixed to a high metal pole at the entry gate at Arthur Street. There is also a metal sign indicating 'The Pratto' Cafe. This sign does not give much information regarding the cafe and it can be difficult to tell when the cafe is operating from the street. There is haphazard signage associated with the parking spaces and permitted uses of the park along the eastern boundary of the bowling club that should be removed and consolidated.



Tree cover & Understorey Planting



Services & Infrastructure



Lighting



Boundary Conditions



Pedestrian Access Points & Pathways



Vehicular Access Points Roads and Carparking



Existing Structures



Sports + Recreation Grounds



Contours (Approximate)

- |                           |                            |                           |                  |                             |
|---------------------------|----------------------------|---------------------------|------------------|-----------------------------|
| Formal path connections   | Understorey Planting       | High Fence                | Grassed Areas    | Contour Line                |
| Informal path connections | Ground Surface- Playground | Medium Fence              | Paved Areas      | Water Bubbler               |
| Public vehicle access     | Public parking             | Low Fence / Bollard       | Asphalt Driveway | Furniture: Benches & Tables |
| Service vehicle access    | Private parking            | Services & Infrastructure | Lighting         | Bike Rack                   |



## ZONE 2 - EXISTING CONDITIONS

### Ground Cover, Surfaces and usage patterns

There are two bowling greens on site, separated by a central concrete pathway. There is a concrete driveway at the south-east corner.

To the south-west corner there is a fenced off grassed area and lean-to which is currently used as a storage area and garbage dumping area, which degrades the overall impression of the club.

### Services & Drainage

There is a large drainage pipe which runs below the bowling club and greens. There is an above ground rainwater tank at the south-west corner of the zone.

### Boundary Conditions

As a result of the significant change in levels and high perimeter fencing to its rear and side boundary, the bowls club has little physical connection to the surrounding park and as a result acts as an independent element. Its interface with the surrounding park to the west, south and east has generally not been considered. There is a low brick wall to the Arthur Street frontage.

### Pedestrian Access & Existing Pathways

Pedestrian access is generally from Arthur Street via the front gate. The club can also be accessed via the driveway at the south-east corner.

### Vehicular Access Points, Roads and Car Parking

There is no direct vehicle access to the bowling club, but there are 6 marked car parking spaces associated with the club along its eastern boundary which are restricted for club members.

### Existing Structures and Heritage Significance

The bowling club itself began as a modest pavilion in 1913. The original pavilion was demolished and rebuilt in 1939. The Art Deco gable parapet at the midpoint of the building is likely a remnant of this structure.

The clubhouse underwent significant extensions in 1959 and again in 1972, which is generally representative of its current form. There have also been recent internal upgrades to improve the kitchen and venue hire facilities.



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01. Arthur St entry gate with existing signage / 02. Historic gable end and lettering / 03. Interface with playground / 04. Existing shade structures used for dining and events / 05. External area at western corner used for storage and waste / 06. Lean-to structure along the south western edge of the club / 07. View along the southern boundary of the bowling club. 08, 09 Example of events that occur at the bowling club, including markets and live music - 'Music Fest' November 2018. Photo courtesy of Pratten Park Bowls Club.



## ZONE 2 - CONSTRAINTS & OPPORTUNITIES

Based on the Analysis set out over the previous pages, the following opportunities present themselves within Zone 2.

There are opportunities to:

- Extend the bowling club to include a second level which addresses the sporting ground and engages with the park.
- Investigate further alternative uses or requirements for community use so that the club can expand its role as a community hub.
- Improve the quality and extent of facilities at the venue so that it is a more desirable location for events.
- Create a more permanent shelter solution to the external dining and activity area to the front of the club. The current shade structures are awkward to use, unappealing in presentation and not adequate for the types of community events which are held at the club.
- Investigate the possibility for a edible / vegetable garden on site that can complement the current restaurant operation.
- Strengthen the appeal of the club as a destination by improving its presentation to the street.
- Create a designated storage area and prohibit the dumping of rubbish and external storage at the south-western corner of the club, which degrades the presentation of the club and its interface with the park and playground.
- Improve signage to better inform visitors about the alternative uses and activities occurring within bowling club beyond its traditional or expected uses.
- Improve the signage and branding associated with 'The Pratto' social enterprise cafe to better inform passers by about the presence of the cafe on site.
- Cohesive signage strategy - remove superfluous, inconsistent, outdated and contradictory signs. Establish a cohesive signage strategy for the park that signage must comply with.
- Retain the heritage qualities of the existing bowling club, in particular the gable end wall and original lettering.
- Investigate extending the use of the greens so that they can be used after hours, either for bowls or alternative uses, with additional lighting
- Investigate sustainability upgrades to the existing bowling club to reduce resource consumption.





## ZONE 3 - EXISTING CONDITIONS

### Overview

Zone 3 of Pratten Park focuses on the north eastern corner. To the north it is bounded by Arthur street, which permits pedestrian and vehicle access via the impressive north eastern park gates. To the east, the zone is bounded by Rose Street. The zone extends to the south to include Thirning Villa and a section of the sporting ground.

### Character

Zone 3 has strong heritage character, notably including the north eastern entry gates, grand palm trees and Thirning Villa. The majority of the zone is occupied by the tennis courts which surround Thirning Villa. Due to the high chain-link fences which surround the tennis courts, there is a fairly poor interface between the zone and the streetscape which could be improved.

### Activity

The zone is well utilised by the community for a number of activities, particularly tennis. Thirning Villa is also utilised by a number of groups, including the Western Suburbs Lawn Tennis Club which has a clubhouse along the eastern side of the villa and manages the courts on site. The Villa itself is currently utilised by both the Ashfield & District Historical Society, who occupies two rooms within the Villa, and an 'Artists in Residence' program which occupies the ground floor of the Villa.

### Public Art

There is a small grove of public art works along the eastern side of the driveway known as the Pratten Park Sculpture Garden. The works include a sculpture 'Land of Mine' by Ken Hutchinson and 'Ashfield's Rosetta Stone' by Ian Marr.

There is reference to a third work which is no longer present by the Ashfield Men's Shed. There are also a number of bollards which have been painted as totem poles. Overall the sculpture garden is in a neglected state and is somewhat poorly located.

### Furniture

There are two benches directly to the south of the entry gates in acceptable condition. These are poorly placed and could be better integrated into an overall landscape strategy.

### Lighting

Currently there is no lighting associated with the tennis courts. This would make it difficult for the courts to be used after hours and may limit their utility for the community after work hours.

### Signage & Wayfinding

There is some outdated warning signage and park opening hours fixed to the eastern entry gates. There is little other signage externally. There is some signage associated with the tennis courts and booking arrangements. There is a lack of signage identifying Thirning Villa, other than to indicate that the villa is private property. There is also signage indicating that cars may be at risk of cricket / soccer ball damage.

### Memorials & Historical Interpretation

There is a plaque associated with the Pratten Park Sculpture Garden, identifying the works.

There is a plaque commemorating the restoration of Thirning Villa in 2003, fixed to it's wall. There is a tiled terrace to the east of the Villa that was completed in 2003, with motifs that bring together and represent various park stakeholders and activities.

### Tree Cover

There are six palm trees that run along the western edge of the zone, framing the driveway entry. These were planted in 1914 and have significant heritage value, and should be retained and protected.

There are also two smaller trees to the rear of Thirning Villa, adjacent the sheds.

### Planting

There is generally a lack of understorey planting within the zone. There is a hedge which runs along the western fence of the tennis courts.

### Fauna Linkages

The park is isolated from any wider network of green spaces being surrounded on all sides by an urban environment. The zone lacks significant areas of understorey planting or tree cover, limiting the available habitat for local fauna.

### Ground Cover & Surfaces

There are six tennis courts within the zone. Four of these are natural grass and two are synthetic.

The areas surrounding the villa are generally grassed or paved. The vehicle driveway within the zone is typically asphalt and is in poor condition.

### Boundary Conditions

The Arthur Street frontage of the zone is bounded primarily by a high chain-link fence that separates the tennis courts from the street. Access to the park is adjacent the north-eastern turnstile building.

Between the street and the western tennis court there is a strip of underutilised land which is completely fenced off and could be put to better use.

The driveway entry is bounded on both sides by the tennis courts and bowling club fence.

A second fence crosses the driveway between the bowling club and tennis courts. This is presumably to permit access to the bowling club or Thirning Villa while the rest of the park remains locked. This is now redundant as the park is no longer closed overnight.

Thirning Villa is fenced by a high black metal fence and a brick wall in sections. There is also a steep change in level between parts of the driveway and the level of the villa.

A low metal gate to the south of the zone prohibits vehicle access beyond the driveway to the south. It is in poor condition and also would make it difficult for some pedestrians to pass, particularly those



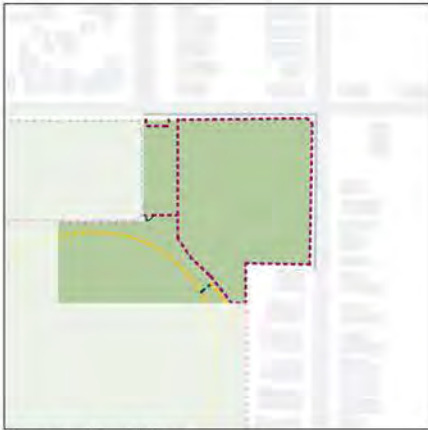
Tree cover & Understorey Planting



Services & Infrastructure



Lighting



Boundary Conditions



Pedestrian Access Points & Pathways



Vehicular Access Points Roads and Carparking



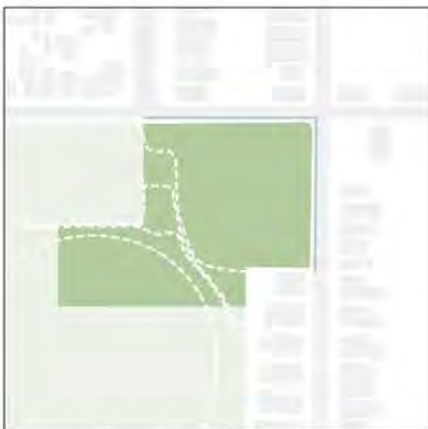
Existing Structures



Furniture & Facilities



Sports + Recreation Grounds



Contours (Approximate)





## ZONE 3 - EXISTING CONDITIONS

with wheelchairs or prams.

A low timber log fence runs atop the retaining wall adjacent the ramp to the toilet block, presumably as the retaining wall poses a fall risk. It is in poor condition. A white metal picket fence surrounds the oval which includes a vehicle access point. It is in good condition.

### Pedestrian Access & Existing Pathways

The pedestrian entry point to the zone is directly to the east of the turnstile building via a chain-link gate to the side (The larger wrought iron gate adjacent is often locked.) Considering the grandeur of the heritage gateway, the pedestrian entry is diminished and underwhelming.

There is no dedicated pedestrian pathway, with the gate leading to a broken grass path, eventually resulting in pedestrians using the driveway. The driveway itself is problematic, with the compressed entry point and large brick piers restricting views between cars entering or existing and pedestrians.

There is a footpath leading from the driveway to the ladies toilet block. While the toilet is indicated as an accessible toilet, in reality this path would be difficult to negotiate by wheelchair.

### Vehicular Access Points, Roads and Car Parking

Vehicle access is permitted through the north-eastern turnstile gatehouse. Generally, the vehicles using this zone for access will be associated with the bowling club or service vehicles for the oval and Thirning Villa.

### Existing Structures and Heritage Significance

The turnstile house to the eastern entry of the park was constructed in 1933 and has significant heritage and place-making value. Its defining features include the triple round-arched entrances, textured brickwork, low-pitched terracotta tiled roof and wrought iron gates.<sup>1</sup> It is a highly valued park asset which has been neglected and is in need of sympathetic restoration. Areas of the brickwork appear to have cracked and parts of the ornamentation have been damaged. A Hazardous materials report carried out in 2015 detected lead paint and asbestos within the structure. The building is currently used for storage of sporting equipment.

Thirning Villa was constructed in 1868 and originally used as a country house. Since the formation of Pratten Park the Villa has been utilised in a number of ways by different user groups and park officials. It is currently undergoing minor restoration works. It has significant heritage value and maintaining the property into the future must be a continued priority. It is currently well utilised, and continued use of the villa should be monitored by council to ensure that its use continue to be in best interests of Thirning Villa as an important community asset.

There is a dilapidated timber and corrugated iron shed to the rear of Thirning Villa, which likely dates to 1920<sup>1</sup>. The shed is currently used for general storage. The shed has heritage significance.



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01. View from Arthur St to eastern turnstile house / 02. Damage to existing turnstile house / 03. View east along Arthur St demonstrating tennis court interface with the street and grass strip / 04. Pedestrian entry adjacent turnstile house / 05. View south along Informal pedestrian path to bowls club / 06. View south along driveway to palm trees / 07. View north to sculpture garden and driveway, with turnstile house beyond / 08. Entry gate to Thirning Villa and tennis courts / 09. Rear of Thirning Villa, with interpretive tile design / 10. Rear of Thirning Villa, used for equipment storage / 11. Dilapidated sheds at the rear of Thirning Villa / 12. View north to Thirning Villa - note the metal gate and low fencing along retaining wall.



## ZONE 3 - CONSTRAINTS & OPPORTUNITIES

Based on the Analysis set out over the previous pages, the following opportunities present themselves within Zone 3.

There are opportunities to:

- Repair and restore the existing eastern turnstile house and park entry gates, which have significant heritage value. Remove hazardous materials.
- Improve the pedestrian entry to the park through surface and gateway upgrades.
- Investigate alternative uses for the turnstile house other than the current use as storage.
- Improve the interface of the tennis courts with Arthur Street.
- Establish a shared pedestrian area along the existing driveway, which is better integrated with the existing row of trees. Vehicle access to the zone is fairly limited currently and pedestrian access should be given priority.
- Address the sculpture garden and investigate its value within the park, and whether its relocation or removal would benefit park users.
- Improve the entry area and lunch spot with landscaping and furniture.
- Investigate the necessity for multiple layers of fencing and gates, which reduce permeability and have low visual appeal.
- Improve the pedestrian entry to Thirning Villa, and integrate with signage which helps identify the villa.
- Investigate tennis court lighting to extend the opening hours of the synthetic courts and increase the availability to users who may not be able to visit during the day or on weekends. Design lighting to reduce the impact on surrounding residencies.
- Continue the maintenance of Thirning Villa as an important heritage asset.
- Restore the existing derelict sheds to the rear of Thirning Villa, and investigate future uses for this area.
- Remove the existing metal gate at the end of the driveway, improving the pedestrian connection between the driveway and the rest of the park. Investigate bollards, potentially removable, if service vehicle access (such as a ride on mower) is required.
- Upgrade the existing lighting within the park to remove blind spots and improve the spread of lighting. Lights should focus on pedestrian routes and the areas around park facilities.
- Remove inconsistent signage and establish a clear and unified signage strategy for the park.
- Improve the interface between the boundary of Thirning Villa and the park itself through planting and fence upgrades.



01. Female toilet block / 02. Male toilet block / 03. Picnic table and benches / 04. Scoreboard / 05. Maintenance garage and service vehicle access / 06. Park Lane gates



## ZONE 4 - EXISTING CONDITIONS

### Overview

Zone 4 of Pratten Park forms the south-east quadrant of Pratten Park. The eastern perimeter is bounded by the rear of residential properties. The southern edge runs along park lane. The west of the zone incorporates a section of the oval.

### Character

The zone feels fairly secluded, being separated from the more high-activity areas of the park and surrounded on two sides by a high brick wall which establishes a level of privacy between the park and surrounding residential areas. Accessing the zone involves entry from the small gates along Park Lane, or walking around the grassy embankment surrounding the oval.

### Activity

The zone is utilised by the community for general recreation and relaxation around the perimeter of the oval, with people sitting in the sun and shaded areas. The grassy banked areas are also used for spectating when there is a sporting event occurring on the oval. The oval itself is used for both sporting events and informal sports. It is also used by walkers and joggers who traverse the perimeter for exercise.

### Furniture

There is a double bench and table midway along the eastern boundary of the zone. It is in an acceptable condition however the concrete footings have become exposed, and the location of the seating is questionable. The tiered seating to the east of the oval is currently in poor condition, with some benches in a state of disrepair. Some rows have been completely removed. However it should be noted that the timber bench style of seating has a pleasing appearance that contributes to the heritage quality of the oval.

### Lighting

Currently there is no flood lighting associated with the oval, with the original flood lighting having been removed and new lighting yet to be installed. General lighting within the park is currently poor and in need of improvement. There are a four light poles within the zone for general lighting. These are spread throughout the park to try and cover multiple areas per light, and as a result do not provide consistent lighting to key areas. They are notably lacking around the toilet facilities and to the rear of the scoreboard, resulting in dark pockets.

### Signage & Wayfinding

There is an array of signage within the park which has been added over time in a reactive manner and as a result the signage lacks cohesion and a uniform style, and is located sporadically throughout the park. Some of the signage is very old and outdated. The intention of the existing signage is to providing information regarding prohibited activities within the park, as well as identifying and branding Pratten Park and its assets. There is no wayfinding signage within the park or

at the gates along Park Lane.

### Memorials & Historical Interpretation

There is a plaque fixed to the scoreboard, indicating that it was constructed in 1953 and who was involved in the project.

### Tree Cover

Tree cover is generally limited to the perimeter of the park. Along the eastern boundary of the zone are seven large 'Brush Box' (*Lophostemon confertus*) trees, which provide dense shade. There are a further four of these trees along the southern boundary within the zone.

### Planting

There is no understorey planting within the zone.

### Fauna Linkages

The park is isolated from any wider network of green spaces being surrounded on all sides by an urban environment. The park also lacks significant areas of understorey planting, and as a result the only habitat available is the trees which line the perimeter and the open grassed areas. This likely limits the biodiversity within the park. Regardless, the ground would provide a welcome respite for local fauna.

### Ground Cover & Surfaces

There are no formal pathways within the zone. There is a small concrete paved area around the Park Lane entry gates. There are tiered concrete steps which run around the perimeter of the oval and form the foundation for the seating, which is sometimes used as a makeshift path by walkers and joggers.

### Services & Drainage

There are drainage inspection pits and a water meter associated with the underground stormwater pipes and storage.

### Boundary Conditions

The southern and eastern boundary is a high brick wall (approximately 1.8m) which dates from 1932. The only public access point through this is midway along Park Lane. There is a low white metal picket fence around the perimeter of the oval which is in good condition.

### Pedestrian Access & Existing Pathways

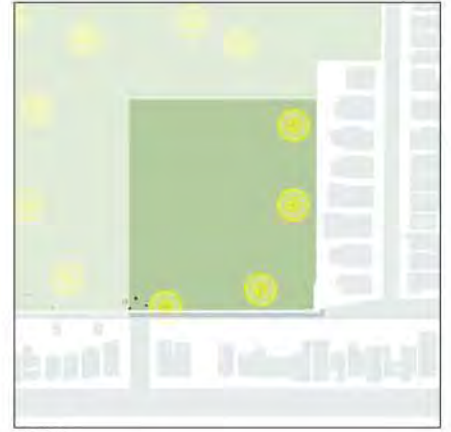
Pedestrian access to the zone is via the gate at Park Lane. The gatehouse include a larger central gate and four narrow gates, two at each side of the central gate. In a similar fashion to the other gates, this narrow entry point was used to control access to ticketed events at the oval. The larger centre gate is often used for service vehicle and mower access, but is often left locked, restricting pedestrian access. The pedestrian gates which are open are very narrow and would limit wheelchair and pram access from Park Lane. There are no formal pathways within the zone to other areas of the park, with people walking on the grass to access these areas.



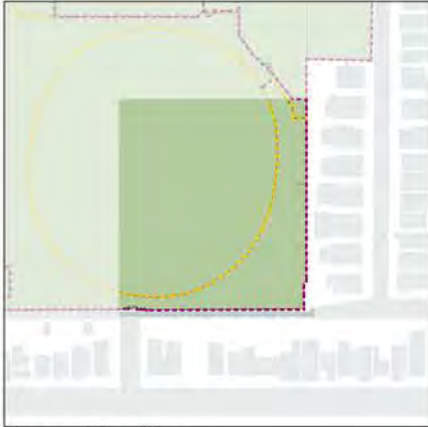
Tree cover & Understorey Planting



Services & Infrastructure



Lighting



Boundary Conditions



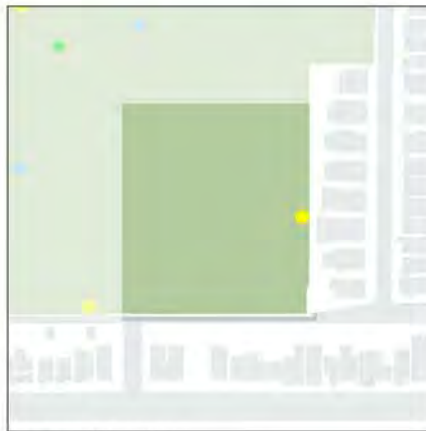
Pedestrian Access Points & Pathways



Vehicular Access Points Roads and Carparking



Existing Structures



Furniture & Facilities



Sports + Recreation Grounds



Contours (Approximate)

- |                           |                            |                           |                  |                             |
|---------------------------|----------------------------|---------------------------|------------------|-----------------------------|
| Formal path connections   | Understorey Planting       | High Fence                | Grassed Areas    | Contour Line                |
| Informal path connections | Ground Surface- Playground | Medium Fence              | Paved Areas      | Water Bubbler               |
| Public vehicle access     | Public parking             | Low Fence / Bollard       | Asphalt Driveway | Furniture: Benches & Tables |
| Service vehicle access    | Private parking            | Services & Infrastructure | Lighting         | Bike Rack                   |



**ZONE 4 - EXISTING CONDITIONS****Vehicular Access Points, Roads and Car Parking**

There is no public vehicle access to the zone. Service vehicle access is permitted via the Park Lane gate and through the double-sided garage at the south-east corner of the park.

**Existing Structures and Heritage Significance**

There are two separate male and female toilet facilities within the zone which sit along the eastern boundary and have been disused for some time. The structures are in a poor condition, with visible signs of damage. Access to the toilets is via a thin concrete ramp which involves a sharp 90 degree turn, likely making wheelchair access difficult. The buildings do not appear to have any architectural or historical value.

There is a two-storey scoreboard at the south-east corner of the oval which was constructed in 1953. It houses an electronic scoreboard and is in an acceptable condition. Its location within the park creates a small pocket of space directly behind the scoreboard which is somewhat hidden from view, which is potentially problematic.

There is a service garage and storage shed at the south-eastern corner, which has both access to the park and the laneway via metal roller doors. It was likely constructed at a similar time to the toilet facilities. Parts of the building are in a fairly poor condition with visible signs of damage.

The southern park gates to Park Lane were constructed in 1932 in conjunction with the perimeter wall, and are of heritage significance.



01



02



03



04



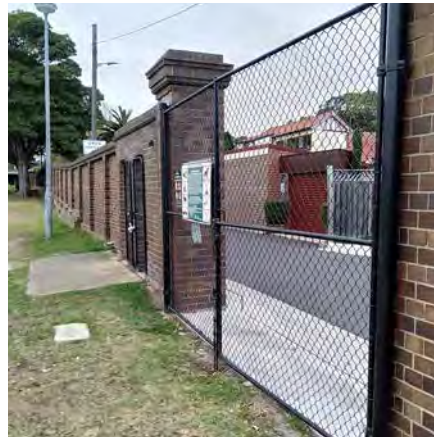
05



06



07



08



09



10



11



12

01. View to existing female toilet block / 02. View south to male toilet block and scoreboard / 03. View to entry of male toilet block entry / 04. Existing park furniture / 05. Area behind scoreboard / 06. View to the south, with tiered concrete steps without bench seating / 07. View to north, with bench seating / 08. Park lane entry gates / 09. Pedestrian entry gates / 10. View to the west along southern boundary wall / 11. View to scoreboard / 12. Maintenance garage with access to Park Lane.



## ZONE 4 - CONSTRAINTS & OPPORTUNITIES

Based on the Analysis set out over the previous pages, the following opportunities present themselves within Zone 4:

There are opportunities to:

- Remove the existing male and female toilet blocks. Establish a new toilet block which is wheelchair accessible and has baby change facilities if a toilet block is required.
- Improve connectivity through the Park. Investigate installing a more formal pathway to link through to the gates at Park Lane and around the sporting ground.
- Repair existing timber bench seating. Retain the style of the bench seating which is well suited to the character of the oval. Avoid the use of single plastic chairs.
- Address the area to the rear of the scoreboard which is out of sight and poorly maintained. This could involve planting or screening the area.
- Investigate the use of the existing storage shed. Repair the existing service shed which is in a damaged state if it is still required. Determine whether any additional storage is required.
- Improve the accessibility and permeability of the entry point along Park Lane. The current pedestrian entry gates are too narrow for wheelchair access, bikes, and prams. Permit access through the central gate and restrict unwanted vehicle access through another measure such as a removable bollard.
- Shade tolerant understorey planting around the base of trees in some areas could assist local wildlife and address areas where grass has become patchy.
- Upgrade the existing lighting within the park to remove blind spots and improve the spread of lighting. Lights should focus on pedestrian routes and the areas around park facilities.
- Remove inconsistent signage and establish a clear and unified signage strategy for the park.

## Appendix B - Community Engagement

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Pratten Park. Photography by Welsh + Major.





# OVERVIEW + ENGAGEMENT STRATEGY

## 1.0 Summary

Council engaged the Inner West community for input in the preparation of a 10-year plan for Pratten Park, which is to include a Plan of Management and Master Plan. Community engagement was carried out via the engagement platform Your Say Inner West (YSIW) and two drop-in sessions at Pratten Park, which occurred on Wednesday the 30th of October and Saturday the 9th of November.

The drop-in sessions provided visitors the opportunity to view the community engagement material in person and give feedback in an informal setting. The park was busy with a range of users stopping to discuss the material. Printed boards outlined potential ideas for the park as well as a map indicating the site area. Members of the public were asked to identify the facilities and areas of the park that they liked the most, and which facilities and areas they felt had room for improvement. Comments on other aspects of the park were also welcomed.

Online engagement was carried out from the 21st of October to the 18th of November 2019. The project page received close to 115 visits. Of those visitors, close to 40 visitors left feedback. The questions prompted visitors to express their thoughts on Pratten Park in general, including what visitors currently value and dislike about Pratten Park; what improvements visitors would like to see in Pratten Park; and what should be prioritised within the plan.

## 1.1 Background

Plans of management must be prepared for all types of parks on community land. Inner West Council established a parks planning priority list, which nominates which open spaces in greatest need of new or updated Plans of Management. Pratten Park has been nominated as high priority within the Inner West council area. A previous plan of management for Pratten Park was prepared by the former Ashfield Council prior to amalgamation, however this plan was not adopted at the time.

## 1.2 Promotion

Community consultation The public exhibition period was promoted by Inner West Council using a number of means, including:

- Your Say Inner West project page
- Media release
- Social media
- E-news
- Council website
- Email to identified groups

All promotion collateral directed people to the online submission form on YSIW and to the two park drop-in sessions.

## 2.0 Engagement Outcomes

Outcomes of community engagement have been separated into feedback received at the drop-sessions and feedback received through the online survey.

## 2.1 Drop-in Sessions

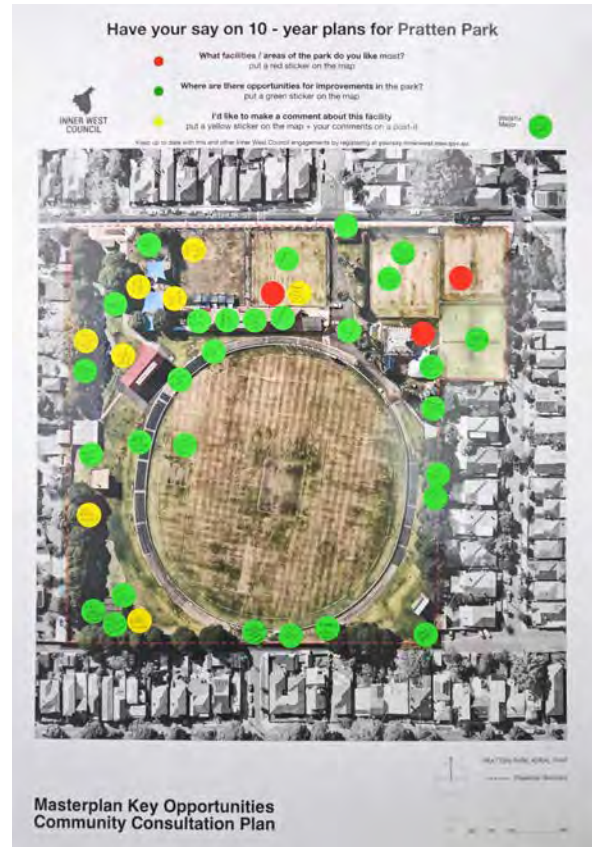
The drop-in sessions were undertaken over two days, including a Saturday afternoon between 2pm and 4pm and Wednesday afternoon between 5:30pm and 7pm. The drop-in sessions provided visitors the opportunity to view the community engagement material in person and give feedback in an informal setting. The material consisted of two A1 panels, one displaying an overall map of the park and one panel which displayed some images of current parts of the park or features of other parks in order to prompt discussion.

Park visitors who approached were asked to identify facilities and areas that they liked the most, and which facilities they felt had room for improvement, through coloured stickers on the panels. Comments were also welcomed. The sessions were productive with a number of park visitors approaching the team and engaging with the material to have their say. The comments have been collated, themed and are presented without hierarchy.

### Community Feedback

- The synthetic cricket nets not being open to the public and to ensure that these remain open for the public to use.
- The oval needs to be shared with the community. It is often locked unless in use by the cricket club. It would be great to use the oval for general use.
- A basketball hoop which has been removed to extend the cricket nets some time ago. The hoop was very well used and should be replaced. A small but separate handball court would also be a valuable addition.
- The irrigation tanks for the park were a great initiative and seem to be working well.
- The toilet blocks along the eastern side have been closed for decades and are full of waste, and should be demolished to increase the area of parkland available.
- While public art is good, the current sculpture garden is tired and not very successful.
- Signage needs to be upgraded - it is out of date, excessive and conflicting.
- The park could use more and better quality ventilated dog waste bins. A bin at the north-eastern gate was well used but has been removed, and should be replaced.
- The park should host community movie nights using the scoreboard.
- Outdoor exercise stations suitable for older people could benefit visitors who use the park for exercise, running & walking.

- The eastern turnstile house would benefit from restoration and could be used as a small cafe, as the spot is very popular for lunch.
- The Park Lane gate is not wide enough to access with a pram, child's bike or wheelchair. This would be easily fixed by permanently opening the large gate.
- A path around the oval would be great for all the people who jog around the oval, currently they have to avoid the obstacles and uneven surfaces. A row of seats could be allocated to running track.
- Council should support people sleeping rough in the park.
- An off-leash area could benefit the park, as it is used by many dog walkers.
- A bbq area would be a good addition.
- Signage indicates the park gates are to be locked at 10pm but this is not the case.
- The playground could be upgraded with: more swings; informal play; imaginative play (for example, a boat); mounds; more durable surfaces. The playground should have equipment that is different to other parks in the area. Keep grassed areas for running around and limit the amount of planted areas.
- People sit at benches and tables at night and disturb local residences.
- CCTV should be installed for security.
- Upgrade the bowls club, which is currently an eyesore from the park. The bowls club could better address the park, potentially with another storey. If the bowls club was nicer people would be enticed to meet there.
- The parking is often used by commuters which limits its use for park visitors. Timed parking would address this.



Above & Below: drop-in session information boards and community feedback

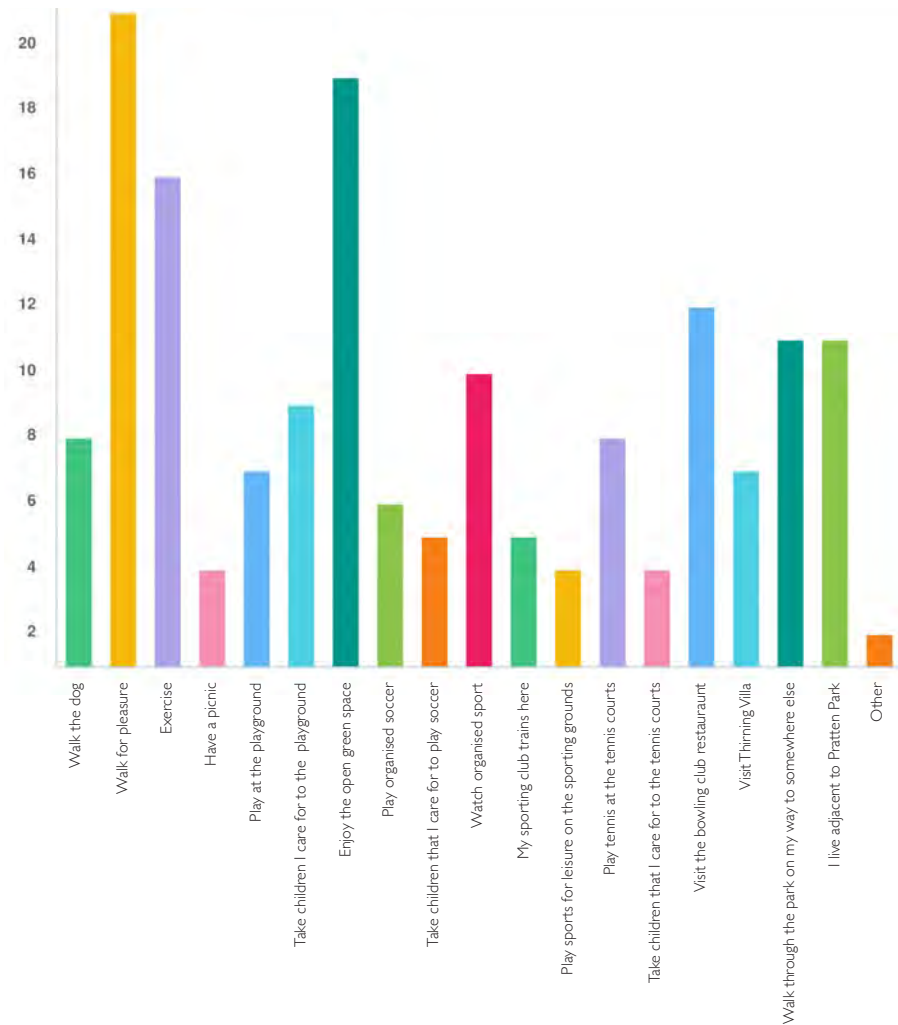




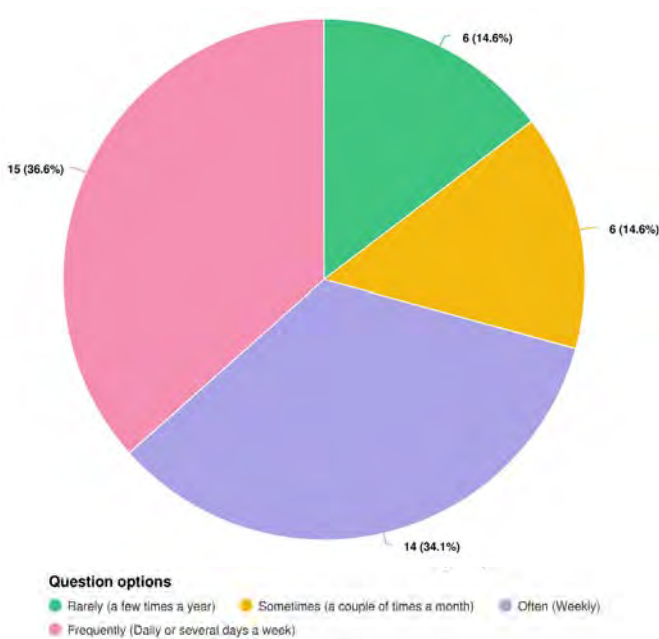
ONLINE SURVEY

3.0 Online Survey

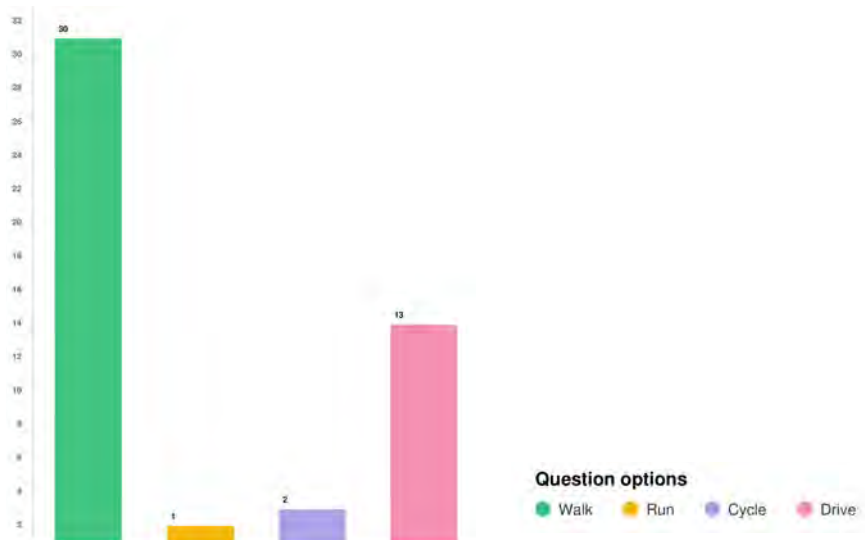
Q1 - What are the main reasons that you visit Pratten Park? Please tick all that apply



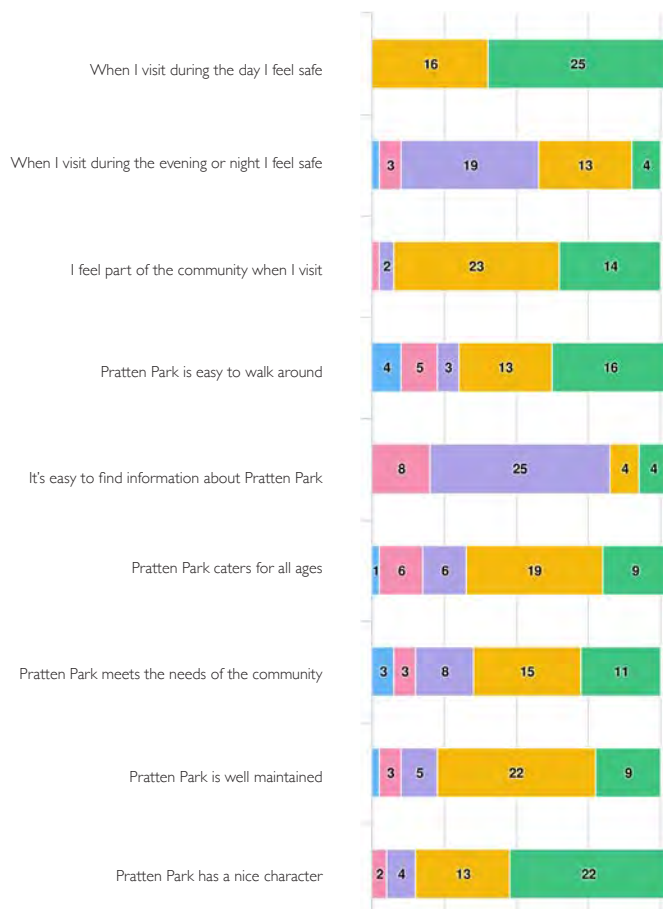
Q4 - How often do you visit Pratten Park?



Q5 - How do you get to Pratten Park?



Q10 - To what extent do you agree with the following statements?



Question options

strongly agree agree unsure / Not applicable disagree strongly disagree



## Appendix B

### ONLINE SURVEY

Q6 - Please describe what you value about Pratten Park. You may like to describe what it looks like, how you use it or how it makes you feel.

- It is a nice place for dog walking. (6)
- That the park is used by school and childhood clubs.
- I like the open green areas for morning runs.
- The park is a valuable resource for the community, particularly sporting organisations and schools.
- The park is multifunctional.
- The open grass areas and trees which are an urban oasis in an otherwise built up area.
- The lawn tennis centre which is a unique asset and one of the few remaining of its kind. (2)
- Thirning Villa and its use for events, heritage value and surrounding palms.
- Walking on the well maintained grassed surfaces.
- It is a fantastic place to have lunch for local workers and residents
- The shady spots and open spaces.
- The heritage value of the park, including its historic feel and nostalgic value. (3)
- The sporting ground is of very high quality for playing soccer and cricket, and is of a good size for multiple teams.
- The open spaces for children to play.
- The rich sporting history of the park.
- The trees which line the perimeter.
- The view of the sky.
- Good bubbler facility.
- The oval and the grandstand.
- The terrace seating around the oval
- That the oval is used by many different people in the community, such as walkers, families, kite flyers and sports.
- The music events held at the bowling club. The recent attempts to make the bowling club more vibrant with music festivals and food offerings, which contributes to a sense of community.
- The artist residency at Thirning Villa, as an important community resource which also holds great events.
- The playground with grass and plants is great for kids.
- The spider web in the playground is very popular with children and can let many play at once.
- It is a great hub for the community.

Q7 - What don't you like about Pratten Park?

- There is a lack of shady spaces, and no shady picnic areas.
- There is not enough park furniture.
- The grandstand and facilities are very old.
- The playground is in need of renovation, it lacks a variety of equipment and is poorly maintained.
- That there is no off-leash dog areas. (2)
- Sometimes I feel unsafe at night when the park is visited by intoxicated people or people staying the night.
- When the park is occasionally used for music festivals because of the noise that it creates.
- There is no sealed parking. The park lacks easy parking
- Areas of uneven ground, which can be slippery and make access for some people difficult.
- There is nothing that I dislike about the park.
- The dining facilities in the bowling club need to be upgraded so that they attract more visitors, including upgrading chairs, tables and lighting.
- The unattractive kiosk and toilets.
- The disused toilets on the east of the oval which are in need of redevelopment.
- The lack of ventilated dog waste bins.
- The lack of rubbish bins particularly in the grassy areas at the eastern gates.
- That there is no access between the cricket ground and bowling club.
- That the bowling club is poorly integrated into the park and underutilised.
- Passive recreation is not provided for - such as walking and running around the oval which lacks a path. There is no path around the oval for pram walkers. The tiered seating around the oval makes walking difficult.
- Access from park lane is limited, and the gates are too narrow. Impossible to get a bike / pram / wheelchair through the single gates.
- There is no understorey planting, only lawn and trees.
- The playground is not fenced off.
- The bowling club is underused and visually unattractive.
- Accessing the park and moving around it is not suited to prams. Access and moving through the park for prams and wheelchairs is extremely difficult, which particularly affects people accessing from Park Lane or wanting to use the park as a short cut.
- That the park isn't locked at night, even though signs say that it is.
- The scoreboard is an eyesore, repainting would help.

## Q7 Responses - Continued

- The grandstand is not very accessible.
- Spectators for soccer games cannot sit close enough to the sporting ground.
- At least one of the cricket nets should always be publicly accessible. There is a lack of sharing spirit between the cricket club and the wider community, with people yelled at to get off the sporting ground.
- The metro assist program at the bowling club is a good initiative but could be better executed, with improved food offerings and quality.
- The toilets could use an upgrade.
- The removal of the basketball hoop at the cricket nets site without community consultation, which was something heavily used by the community.

## Q8 - What improvements would you like at Pratten Park?

- A Fenced off or time-based Off-Leash dog area, potentially during the morning or evenings. (3)
- Shading for the tiered bench seating around sporting ground. Refurbish the benched seating areas and include weather protection. Style of seating should remain the same.
- Improvements to the grandstand and toilet facilities.
- Improve the kids playground.
- Improve parking, with hard-stand areas and formal markings.
- There is a need for sealed connection pathways for prams and wheelchairs around the park and between park facilities, including the spectating areas. Improve the accessibility of the park. (2)
- Upgrade the public toilets to make them accessible and include baby change room areas. (2)
- Reinstate oval lighting
- Shaded seats, benches or picnic tables.
- Lighting for the tennis courts so they can be used outside of daylight hours and better used by the community. (3)
- Improvements to the dining and function spaces within the bowling club.
- Better passive recreation opportunities and programs.
- More trees to provide more shade and shelter.
- Replace the basketball hoop that was removed and was very popular. (2)
- Replace the dog waste bin adjacent the eastern turnstile house.
- Add some exercise equipment for public use (2)
- Provide more seating and furniture around the park, particularly in shady spots. (2)
- The grandstand seating needs to be fixed or replaced.
- Access between the bowls club and the oval so that the club can cater to sports events.
- Include a circular path around the oval, which many people would use. It is currently difficult to walk around the oval perimeter due to the uneven concrete surface and things in the way. (4).
- Upgrade the playground, make it larger with more activities.
- Fence off the playground.
- Improved landscaping within the park.
- Make better use of the bowling club greens, for example what they have done at 'camperdown commons'.
- Improve access through the park to make it easier to move about with a prams and wheelchairs.
- Assist in refurbishing the bowling club into a more attractive venue, and have it house more community events.
- Upgrade lighting as it is dark at night.
- More openings in the picket fence around the oval.
- Improve access from Park Lane. Open the gates permanently on this side.
- Include some heritage interpretations or public art, which could reference previous site uses, for example the speedway.
- Use the bowling greens for organised sports.
- Create a community garden around the border of disused bowling green.
- Develop the bowling club into a two storey restaurant & cafe.
- Consider making the tennis court hire for some of the courts more accessible for non-members.
- Ensure public access to the synthetic cricket nets.
- Allow access to the park from the south-east corner where the maintenance shed is currently, so that people from the eastern side can access the park more easily.
- Improve the area to the rear of the scoreboard, potentially with a mural.
- The park is currently good, but continue maintenance.
- Maintain and fix up the eastern turnstile house on Arthur St.
-



### ONLINE SURVEY

Q9 - What do you think should be the main priority of the park plans?

- Maintaining access to park for all people in the community, not just certain sports user groups. (4)
- Recognise Thirning Villa as a beautiful and important remnant of Ashfield's history.
- The grandstand and sports surfaces. (2)
- The playground, including new play equipment and maintenance.
- Sporting, which the park was created for.
- Improved parking. (3)
- Facilities which cater for all users.
- The park just needs maintenance or minor works - it has a significant and special character already. The look and feel of the park should be preserved. (3)
- Tennis court lighting. (2)
- Passive and active recreation opportunities, multi-use spaces for a variety of uses (3)
- Increasing tree planting and shade.
- Remove the ugly and disused buildings, replace with new beautiful facilities.
- Re-instate the basketball hoop.
- To encourage more local people to use the park, beyond just for organised sports.
- Off-leash area for dogs.
- Better accessibility for wheelchairs and prams.
- More events which aren't exclusively sports related.
- Wider community use, including art, creative events and informal uses.
- Organised sports such as soccer: (2)
- Park access and pathways.

Q11 - Do you have any other comments?

- Consider the neighbours who live nearby when planning how the park will be used.
- Improve the safety of the oval during cricket training sessions, through completing works to the cricket nets as soon as possible as parts of the park can be very dangerous during training sessions.
- Upgrade the grandstand with better seating, and upgrade the changerooms below the grandstand.
- Replace the existing change rooms and commentator box structures which have little architectural merit with new facilities.

Remove the derelict bathrooms along the eastern side of the park.

- Upgrade the bowling club. The bowling club could be turned into a two-level multifunctional community facility, facing the oval, with childcare, indoor sports and a cafe. Dressing rooms and a park viewing area could assist in attracting significant cricket matches to the Park.
- Add a path that runs around the oval, as we currently walk over uneven ground and dirt.
- Maintain the artist residency which is a fantastic community asset.
- Add bicycle safety markings to Arthur St where there are many near misses.
- Keep music events at the bowling club and better promote them to become a destination.

#### 2.2.4 Input from Organisations

Online input was received from one organisations Their input has been summarised and included below.

##### *Ashfield District Historical Society*

Online feedback was received, noting that the ADHS currently occupies some of the ground floor of Thirning Villa, and that the society requests to be consulted whether any of the proposed works will impact the Villa and its occupation.

##### *Football NSW*

Online input was received in the form of a document from Football NSW, the state governing body of football (soccer) in NSW. The feedback noted that the Football Canterbury currently operate out of Pratten Park, utilising the bowling club facilities. The document expressed support for the indicated improvements to the park at the time, which included: building reorganisation; improvements to grandstand; parking improvements; lighting improvements and playground upgrades.

### 2.3 Stakeholders and Organisations

A meeting was held with representatives from Inner West Council, Pratten Park Bowling & Community Sports Club, Football Canterbury, Western Suburbs Lawn Tennis Association and western Suburbs District Cricket Club to gather their feedback. Written responses were also received from stakeholders and organisations operating within the park. Key points raised by each of the participating groups are summarised below, as well as general comments from members of the organisations.

##### *Bowling and Community Sports Club*

- Supportive of a second storey extension to bowling club with verandah facing oval to facilitate additional uses.
- Tiled Roof is frequently damaged by cricket balls resulting in leaks and replacement with a metal roof is recommended.
- Option to move playground to unused bowling green to get more space for car parking.
- Support for movie nights hosted at park.
- Maintain existing in-use bowling green for a variety of sports such as bowls, bocce, croquet, volleyball.
- Diversify use of existing club with variety of functions.

grandstand.

- Change rooms should be improved to accommodate male & female cricket teams.
- Look to reactivate broadcasting box within NW corner of Grandstand.
- Incorporate a historic walkway interpretation strategy into the park, to display sportspeople who have excelled at Pratten Park over the years.

### *Football Canterbury*

- New/proposed flood lighting is acceptable.
- Toilet blocks on eastern side should be removed or converted properly to storage.
- Canteen is in poor shape and should be demolished or upgraded.
- Drainage works on the eastern wing of sporting ground were not adequately undertaken.
- Change room and toilet blocks. Not consistently open and public/shared nature of toilets with change rooms is unusual. Cleaning could be undertaken more regularly. Open style design results in dirt and debris ending up within the change rooms.
- Storage & rooms beneath grandstand could be better utilised.
- Issues with tenancies within the park.
- Park should retain its historic sporting character.
- A defibrillator within the park precinct could be considered.
- Open the eastern turnstile house as a historical asset for the public and restore gates.

### *Western Suburbs Lawn Tennis Association Limited*

- Extend the usage of the courts by introducing after hours lighting to the synthetic courts, for lighting until 10pm. Lighting would preferably have level of 400 lux and be on automatic timers to turn lights off.
- Booking system for coded entry for players to enter the courts.
- Supportive of movie nights displayed on scoreboard on oval.

### *Western Suburbs District Cricket Club*

- Enhanced lighting from light towers from 300 lux to 900 lux, WSDCC to seek grant support.
- Clubhouse/venue component included in second storey to pratten park bowling club.
- Seating should be restored with heritage requirements in the





Looking towards southern gatehouse. Photography by Welsh + Major.



PROPOSED MATERIALS

The following materials palette is proposed to supplement recommendations made within the master plan. Materials have been selected for durability and to ensure maintenance requirements can be met, as well as to complement the character of the park.

Low Walls + Seating:

Low seating/boundary wall

The proposed low seating wall at the north-western entry is to be constructed from recycled brick, of a type similar to the existing 1920's era bricks within the park.

Concrete retaining walls

Concrete retaining walls are proposed for areas with a change in level and are to act as both an informal seat as well as to retain areas of planting. Concrete is to be poured or pre cast concrete with burnished finish and penetrative anti graffiti coating.

Timber seating (benches, tables)

Bespoke furniture to be Forestry Stewardship Council certified Australian Spotted Gum with a standard profile used throughout the park for easy maintenance. Painted finish may be considered to complement existing painted spectator seating.



Sample of boundary wall also acting as seating element.



Concrete retaining wall with areas of timber seating on top.



Example of seating nook within sensory garden.



Curved concrete seating wall - example of seating around basketball area.



Curved timber bench seat for around base of existing trees and planting.



## PROPOSED MATERIALS

### Tiered seating

Where existing timber tiered bench seating is in need of replacement and cannot be restored and repainted, recycled plastic lumber of an appropriate colour could be considered as a replacement to reduce ongoing maintenance.

### Existing Tennis court / Bowling club benches.

Restoration and paint finish to existing benches.



Sample of plastic lumber alternative for tiered bench seating.<sup>2</sup>



Example of playful colour palette for existing timber benches around tennis courts.

### Ground Surfaces:

#### Oval running track / informal sports area

Synthetic surface, colour mix to complement the park.



Colourful multi-purpose sports + activity area with contrasting running track.

#### Permeable paving and parking areas

Min 80mm thick concrete permeable paving units, finish to achieve required slip resistance rating. Sub-base and drainage to paving manufacturers requirements.



Sample of permeable paving with integrated trees.

#### Concrete pathways with brick feature elements

Concrete pathways, depth and reinforcement to engineers requirements. Sandblasted or broom finish with no edge treatment to achieve required slip resistance rating. Incorporate recycled dry pressed bricks feature paving and elements on concrete base.



Mixed format brick feature paving.



Sandblasted concrete pavement.

### PROPOSED MATERIALS

#### Fencing, Barriers + Screening

##### Car park barriers

Spaced, low bollards of a dark plastic lumber product for durability and ability to blend into surrounding planting.

Rough sandstone blocks / boulders can also be employed to limit parking in garden areas where a row of bollards is not practical or desired.



Sample of dark plastic lumber bollards for car park areas.

##### Playground fencing

Low level loop-style fencing or spaced fencing posts, such as 'leaf' style fencing shown adjacent, between the playground, vehicle areas and Arthur St, to permit the growth of plants through the barrier.

Medium / balustrade height fencing between playground and bowling club where there is a risk of falls.

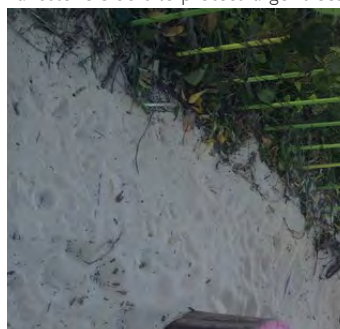
Galvanised steel fencing to sporting ground, powder coated or protective paint system may be considered for corrosion protection



Sandstone blocks to protect larger trees and rain gardens within carpark.

##### Tennis court fencing - Arthur St

Example of fencing shown where tennis court style fencing becomes an awning for growth of vines and shade. Galvanised steel fencing , powder coated or protective paint system may be considered for corrosion protection. Colours selected should be sympathetic to heritage context of Thirning Villa.



Example of seating nook within sensory garden.



Example of tennis court fencing becoming arbour.



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PROPOSED PLANTING MAP





The proposed master plan planting palette has been developed by Inner West Council and Emily Simson Landscape Architecture. It includes species from the endemic Sydney Turpentine Ironbark Forest and Freshwater Swamp plant communities as well as supplementary planting for feature areas, as detailed in the following pages.

Key Features of the proposed landscaping include:

- 01 *Native understorey planting edge and screening tree species in gaps under existing Brushbox avenue.*
- 02 *Rain garden planting to select areas within car park to promote water retention and filtration.*
- 03 *Shaded meeting area with feature tree and understorey planting.*
- 04 *Planting of native shade giving trees within playground for future removal of shade structures.*
- 05 *Native habitat type planting to playground area to attract birds, lizards and native bees. Install Possum/bird box in existing Brushbox / Banksia tree.*
- 06 *Green street edge to western bowling green.*
- 07 *Bush tucker / sensory garden to section of western bowling green, with nature play / educational elements eg insect hotels, make your own shelter/fairy garden.*
- 08 *Community / Vegetable garden, allowing commercial use by kitchen / community use for growing food, cooking, workshops.*
- 09 *Small planter bed along boundary wall with creepers to soften boundary edge.*
- 10 *Green street edge with shade trees, understorey planting and green tennis court arbour for climbing vines, shade and windbreak.*
- 11 *Grove of Livistona Australis to complement A'Beckett entry character and entry to Thirning Villa.*
- 12 *Planting to the surrounds of Thirning Villa in keeping with the Villa's heritage character and to embed the villa within the surrounding park. Frangipanis with up-pruned canopy to provide shade without limiting views. Low level ornamental planting.*
- 13 *Orchid edge with edible fruit trees for community use, reminiscent of the historical orchid to the rear of the Villa.*
- 14 *Garden bed to the north of new activity area, to include existing palm tree and additional shade giving native trees and understorey planting.*

# Appendix C

## PROPOSED PLANTING LIST

### FEATURE TREE SPECIES

- Natives**  
Angophora hispida- Apple Gum (playground + park)  
Banksia integrifolia- Coastal Banksia (playground + park)  
Bankisa serrata- Old Man Banksia (playground + park)  
Brachychiton acerifolius- Illawarra Flame Tree  
Corymbia ficifolia 'Summer Red'/ Summer Beauty- Floweing Gum (playground + park)  
Eucalyptus haemastoma- Scribbly Gum (playground)  
Flindersia australis- Crows Ash (playground + shade tree)  
Ficus rubiginosa- Port Jackson Fig (shade tree)  
Livistona australis- Cabbage Tree Palm  
Syncarpia glomulifera- Turpentine  
Tristaniopsis laurina- Water Gum (rain garden areas)  
Angophora floribunda - Rough-barked apple  
Eucalyptus paniculata - Grey ironbark  
Eucalyptus pilularis - Blackbutt



Angophora hispida



Brachychiton acerifolius



Banksia integrifolia



Corymbia ficifolia



Ficus rubiginosa



Livistona australis



Eucalyptus haemastoma



Flindersia australis



Tristaniopsis laurina

### SCREENING TREE SPECIES ON PARK EDGES

- Backhousia citriodora- Lemon Myrtle (bush tucker)  
Ceratopetalum gummiferum- NSW Christmas Bush  
Elaeocarpus reticulatus- Blueberry Ash  
Elaeocarpus eumundii- Eumundii Quandong  
Eupomatia laurina- Bolwarra/ Native Guava (bush tucker)  
Glochidion ferdinandi- Cheese Tree  
Tristaniopsis laurina 'Luscious'- Water Gum  
Syzygium luehmannii- Riberry



Backhousia citriodora



Ceratopetalum gummiferum



Elaeocarpus reticulatus



Eupomatia laurina



Syzygium luehmannii



## PROPOSED PLANTING LIST

### UNDERSTORY PLANTING

#### Understory plant species to encourage habitat suitable also for playground

*Actinotis helianthi*- Flannel Flowers  
*Banksia robur*- Swamp Banksia  
*Banksia spinulosa*- Hairpin Banksia  
*Epacris longifolia*- Fuschia Heath  
*Correa alba*- White Correa  
*Grevillea sericea*- Pink Spider Grevillea  
*Grevillea buxifolia*- Grey Spider Grevillea  
*Hakea sericea*- Mountain Hakea  
*Indigofera australis*- Native Indigo  
*Kunzea amigua*- Tick Bush  
*Melaleuca hypericifolia*- Red Flowering Paperbark  
*Ozothamnus diosmifolius*- Rice Flower  
*Persoonia pinifolia*- Geebung  
*Pultenaea daphnoides*- Large Leaf Bush Pea

#### grasses and groundcovers

*Chrysocephalum apiculatum*- Yellow Buttons  
*Daniella caerulea*- Blue Flax Lily  
*Dichondra repens*- Kidney Weed  
*Ficinia nodosa*- Knobby Club Rush  
*Microlaena stipoides*- Weeping Grass  
*Poa 'Eskdale'*- Tussock Grass  
*Themeda australis*- Kangaroo Grass  
*Viola hederacea*- Native Violet



*Actinotis helianthi*



*Banksia spinulosa*



*Epacris longiflora*



*Correa alba*



*Grevillea sericea*



*Grevillea buxifolia*



*Ozothamnus diosmifolius*



*Persoonia pinifolia*



*Daniella caerulea*



*Dichondra, Microlaena, Viola*



*Ficinia nodosa*



*Poa 'Eskdale'*



*Themeda australis*

### CLIMBERS/SRAMBLERS

*Billardiera scandens*- Apple Dumplings  
*Hardenbergia violacea*- False Sarsaparilla  
*Hibbertia scandens*- Snake Vine  
*Pandorea pandorana*- Wonga Wonga Vine  
*Passiflora edulis* 'Nelly Kelly'- Passionfruit  
*Tecomanthe hillii*- Fraser Island Vine  
*Eustrephus latifolius* - Wombat berry  
*Kennedia rubicunda* - Dusky coral pea  
*Clematis glycinoides* - Headache vine  
*Smilax glyciphylla* - Sweet sarsaparilla



*Billardiera scandens*



*Hardenbergia violacea*



*Hibbertia scandens*



*Pandorea pandorana*



*Passiflora edulis*



*Tecomanthe hillii*



# Appendix C

## PROPOSED PLANTING LIST

### RAIN GARDEN

#### Shrubs/ Perennial

*Banksia robur*- Swamp Banksia  
*Crinum pedunculatum*- Swamp Lily

#### Sedges, Rushes, Grasses, Groundcovers

*Balaskion pallens*- Native Rush  
*Baumea articulate*- Jointed Rush  
*Carex appressa*- Tall Sedge  
*Centella asiatica*- Pennywort  
*Dichondra repens*- Kidney Weed  
*Ficinia nodosa*- Knobby Club Rush  
*Gahnia clarkei*- Tall Saw Sedge  
*Hypolepis muelleri* (fern)- Ground Fern  
*Juncus usitatus*- Common Rush  
*Pratia purpurescens*- White Root



*Banksia robur*



*Crinum pedunculatum*



*Balaskion pallens*



*Carex appressa*



*Ficinia nodosa*



*Gahnia clarkei*



*Hypolepis muelleri*

### THIRNING VILLA

historical context  
low maintenance perennial/ succulent plants

#### Trees/ Palms

*Plumeria rubra*- Frangipani  
*Howea forestiana*- Kentia Palm  
*Rhapis excelsa*- Rhapis Palm

#### Succulents

*Agave attenuata*- Century Plant  
*Aeonium arboreum*- Tree Aeonium  
Aloe 'Big Red'- Big Red Aloe  
*Aloe spinosissima*- Spider Aloe  
*Beschorneria yuccoides*- Mexican Lily

*Crassula 'Blue Bird' / Crassula ovata*- Crassula  
*Kalanchoe 'Copper Spoons'* – Copper Spoons  
*Kalanchoe 'Silver Spoons'*- Silver Spoons

#### Perennials

*Brugmansia candida*- Brugmansia  
*Cordyline stricta*- Slender Palm lily  
*Dietes robinsoniana*- Lord Howe Wedding Lily  
*Dichroisandra thrysiflora*- Blue Ginger  
*Echium candicans*- Pride of Maida  
*Fatsia japonica*- Paper Plant  
*Salvia leucantha*- Mexican Sage  
*Phormium tenax*- NZ Flax  
*Plectranthus 'Silver Shield'*- Spurflower

*Plectranthus parvifolius* - Little spurflower  
*Chrysocephalum apiculatum* - Everlasting and yellow buttons  
*Ozothamnus diosmifolius* - Rice flower



*Plumeria rubra*



*Howea forestiana*



*Aloe 'Big Red'*



*Brugmansia sp*



*Dietes robinsoniana*



*Echium candicans*



*Phormium tenax*



*Kalanchoe 'Copper Spoons'*



## PROPOSED PLANTING LIST

### ORCHARD EDGE TO THIRNING VILLA

*Acca sellowiana*- Feijoa  
*Citrus 'Eureka'*- Lemon  
*Citrus 'Tahitian Lime'*- Lime  
*Citrus 'Washington Navel'*-Orange  
*Citrus 'Imperial Mandarin'*- Mandarin  
*Persea 'Wurtz'*- Dwarf Avocado  
*Mangifera indica*- Mango



*Acca sellowiana*



*Citrus 'Eureka'*



*Citrus 'Washington Navel'*



*Persea 'Wurtz'*



*Mangifera indica*

### POLLINATOR ATTRACTING COMMUNITY GARDEN

#### Attracting native bees

Annuals- Cosmos, Queen Anne's Lace, Calendula, Marigolds  
 Herbs- rosemary, oregano, borage, yarrow, dill, basil flowers  
 Natives- Grevilleas, bottlebrushes, teatrees, flowering gum  
 (refer to woody meadow plant species)  
*Commelina cyanea*- Scurvy weed  
*Hibbertia* species (*H. scandens*, *H. diffusa*, *H. serpyllifolia*)  
*Acacia* species (*A. falcata*, *A. stricta*, *A. myrtifolia*)  
*Callistemon pinifolius* - Pine-leaved bottlebrush  
*Wahlenbergia stricta* - Australian bluebell



Borage



Calendula



Cosmos



Queen Anne's Lace

### BUSH TUCKER GARDEN

#### Screening Bush Tucker

*Backhousia citriodora*- Lemon Myrtle  
*Backhousia myrtifolia*- Grey Myrtle  
*Diospyros australis*- Black Plum  
*Davidsonia jerseyana*- Davidson Plum  
*Diplogottis campbellii*- Native Tamarind  
*Eupomatia laurina*- Bolwarra  
*Hibiscus heterophyllus*- Rosella  
*Leptospermum petersonii*- Lemon Tea tree  
*Microcitrus australasica*- Finger Lime  
*Syzygium leumanhii*- Riberry  
*Syzygium jambos*- Rose Apple



*Backhousia myrtifolia*



*Diospyros australis*



*Davidsonia jerseyana*



*Diplogottis campbellii*



*Hibiscus heterophyllus*



*Microcitrus australasica*

#### Shrubs/ Perennials

*Alpinia caerulea*- Native Ginger  
*Austromyrtus dulcis*- Midgenberry  
*Grevillea buxifolia/ sericea*- Pink and Grey Spider Flower  
*Kunzea pomifera*- Muntires  
*Plectranthus graveolens*- bush basil  
*Prostanthera rotundifolia/ incisa*- Native Thyme/Oregano



*Alpinia caerulea*



*Austromyrtus dulcis*



*Kunzea pomifera*

#### Groundcovers/ Grasses/ Scramblers

*Billardiera scandens*- Apple Duplications  
*Carpobrotus glaucescens*- Pig Face  
*Dianella caerulea*- Blue Flax Lily  
*Eustrephus latifolius*- Wombat Berry  
*Hardenbergia violacea*- Native Sarsparilla  
*Rubus probus*- Native raspberry  
*Tetragonia tetragonoides*- Warrigal Greens  
*Viola hederacea*- Native Violet



*Carpobrotus glaucescens*



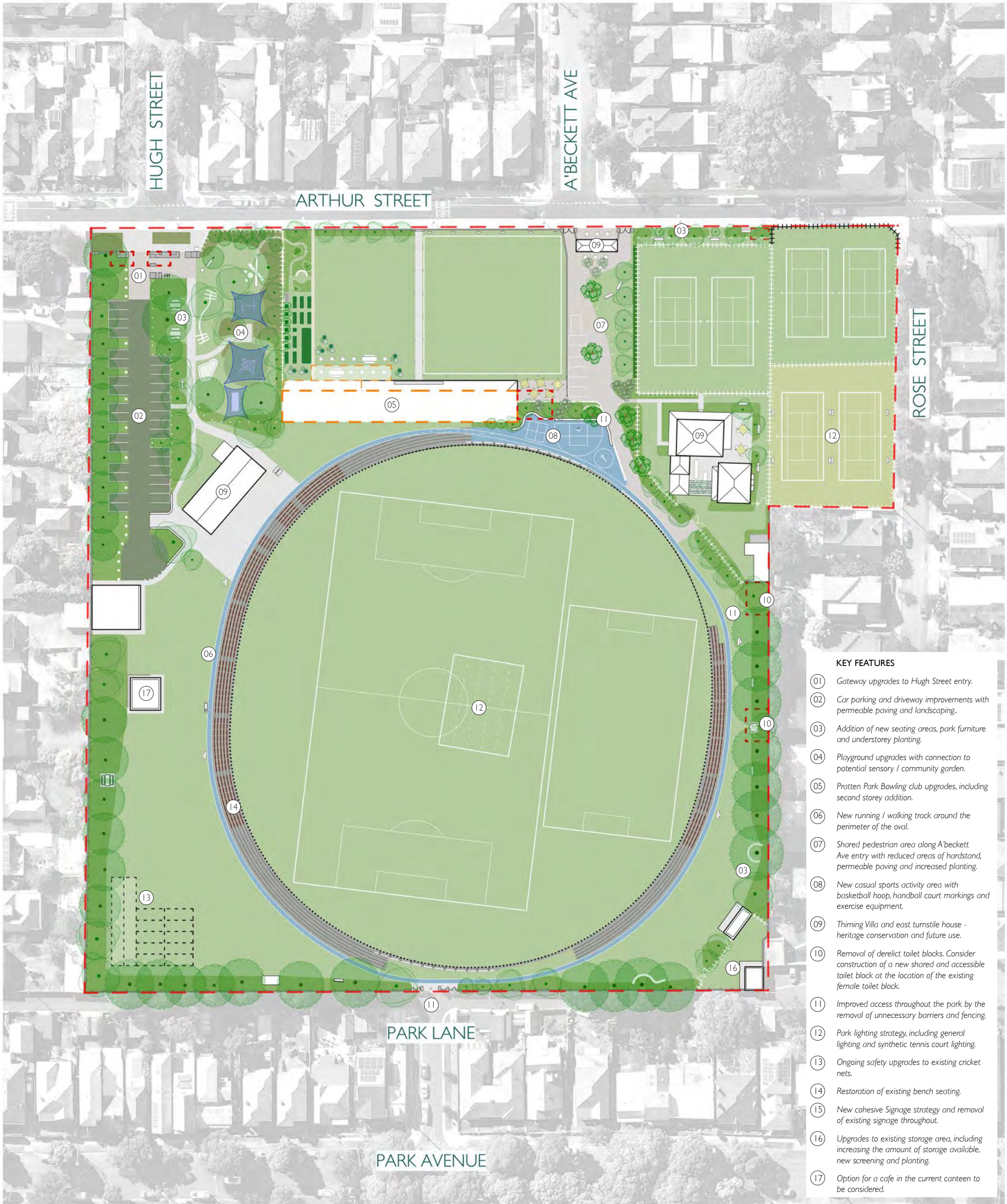
*Rubus probus*



*Tetragonia tetragonoides*



A3 Fold Out Master Plan to accompany  
Plan of Management + Master Plan for Pratten Park  
July 2020



KEY FEATURES

- 01 Gateway upgrades to Hugh Street entry.
- 02 Car parking and driveway improvements with permeable paving and landscaping.
- 03 Addition of new seating areas, park furniture and understorey planting.
- 04 Playground upgrades with connection to potential sensory / community garden.
- 05 Pratten Park Bowling club upgrades, including second storey addition.
- 06 New running / walking track around the perimeter of the oval.
- 07 Shared pedestrian area along A'Beckett Ave entry with reduced areas of hardstand, permeable paving and increased planting.
- 08 New casual sports activity area with basketball hoop, handball court markings and exercise equipment.
- 09 Thirning Villa and east turnstile house - heritage conservation and future use.
- 10 Removal of derelict toilet blocks. Consider construction of a new shared and accessible toilet block at the location of the existing female toilet block.
- 11 Improved access throughout the park by the removal of unnecessary barriers and fencing.
- 12 Park lighting strategy, including general lighting and synthetic tennis court lighting.
- 13 Ongoing safety upgrades to existing cricket nets.
- 14 Restoration of existing bench seating.
- 15 New cohesive Signage strategy and removal of existing signage throughout.
- 16 Upgrades to existing storage area, including increasing the amount of storage available, new screening and planting.
- 17 Option for a cafe in the current canteen to be considered.

LEGEND

- |                               |                    |                           |                   |                         |
|-------------------------------|--------------------|---------------------------|-------------------|-------------------------|
| Natural Grass / Sports Field  | New Sports Surface | Master Plan boundary      | Shared Space      | New Tree                |
| Existing Synthetic Turf       | Existing Buildings | Zone Boundary             | Pedestrian Area   | Existing Tree           |
| New Understorey Planting      | New Buildings      | Existing Fencing          | Car Park          | Existing Phoenix Palm   |
| Existing Understorey Planting | Removed Structure  | New Fencing               | Marked Car Spaces | Sensory / Tucker Garden |
| New Walking / Running Track   | Cricket Netting    | New Bollard Style Barrier | Informal Path     | Community / Veg Garden  |

