



# Open Space Strategic Plan





**Cultural  
Significance**



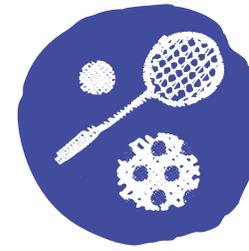
**General  
Community Use**



**Natural  
Area**



**Park**



**Sportsground**

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# 1

## Introduction





## 1.1 Purpose of the Strategy

The City of Bankstown has an extensive supply and variety of open space settings catering to diverse community demands. From the foreshore parks along the Georges River to the world class sporting fields, open space defines much of Bankstown.

Significant state/regional sporting and recreation facilities controlled by Council are also supplemented by major open spaces controlled by other government agencies or private owners, including open spaces such as Georges River National Park and private golf courses.

The City is changing with greater demands being placed on this open space from a growing and diverse population. The effective and long term management of this open space is critical for continued to enjoyment of this valuable asset.

The purpose of the Open Space Strategy is to provide a framework for protecting, enhancing and managing open space now and into the future. It identifies objectives and strategies which will deliver *accessible, equitable, diverse, quality, sustainable*, and *efficient* provision of open space to meet the current and future needs of the community.

It addresses this by:

- Understanding the legislative context
- Assessing the existing supply and distribution of open space
- Identifying the open space demands and needs of the current and future community

The Open Space Strategy replaces the *Bankstown Open Space, Recreation and Community Facilities Needs Plan (2001)* as Council's primary planning document for public open space within the Bankstown LGA. It is a key policy document for the planning, development and management of Council controlled open space and informs:

- Council's Local Area Plans
- Future capital works program
- Council's maintenance of open space
- Open space embellishment, acquisition and disposal

Recreation, Community Facilities and Sports Facilities will be analysed further in specific strategic documents. This suite of strategies will provide the guidance to deliver on the long term City Directions of the Bankstown Community Plan 2023.

## 1.2 The Importance of Open Space

Open Space is important as it conserves natural areas and culturally significant sites, provides opportunity for passive recreation and facilities, supports public sports fields and facilities and provides general spaces for community use and public amenity.

The character, amenity and urban form of communities are directly influenced by the quality, quantity and diversity of open space accessible to the public. Positive social, physical and ecological benefits evolve from high quality open spaces, facilities and resulting experiences.

It is widely accepted that contact with nature can have a positive effect on public health and well-being. Visiting open spaces can improve physical, mental, spiritual, social and environmental well-being.

Open space has considerable social and economic benefit to the community as it provides a setting for social interaction, celebration and events, it strengthens the social and cultural identity of a community and contributes to a 'sense of place' and belonging.

Maintaining a network of open space also provides environmental benefits including conservation of the natural environment, biodiversity and improved air and water quality.

Tree lined avenues, public squares and laneways creating connectivity are equally important as regional parks, sportsgrounds and bushland in forming the character and 'sense of place' defining individual neighbourhoods.





### 1.3 Defining Open Space

*The NSW Open Space and Recreational Planning Guidelines 2010* define open space as – *publicly owned land that accommodates recreation facilities and provides spaces for recreational activities.*

Under *The Local Government Act (1993)* Council controlled Community Land is identified as one of five categories (park, sportsground, natural area, culturally significant, general community use). Land categorised as culturally significant (e.g. aboriginal sites) are relatively rare and are not commonly promoted for general community knowledge in order to protect their integrity. Therefore, they will not be assessed within this document.

There is also other publicly owned land that has not traditionally been considered as open space such as public squares and drainage reserves. While not specifically mapped in this Strategy, these spaces also contribute significantly to local areas by providing valuable open areas to meet and relax.

Some of the open space in Bankstown is not controlled by Council. It is owned and managed by either the State or Federal Governments or is in private ownership. This open space still makes a significant contribution to the visual amenity and character of the area. These sites provide opportunity for higher levels of public use and Council may play a key role in facilitating and managing public access.

Some examples of public access to private open space may include utilisation of school sports grounds, lineal access along private land boundaries to assist in connecting public lands, use of private golf courses after sunset for appropriate activities and utilisation of carparks for hardstand activities such as basketball, skateboarding or hit-up walls.

Public access to halls, libraries and other facilities constructed under the Building the Education Revolution Program (BER) was a condition of funding and provides an opportunity for Council to take a lead role in encouraging public access during out of school hours.

Non Council open space will be assessed in relation to its capacity to contribute to the existing and future community needs and within Council's capacity to control and influence the management of such land. While the Open Space Strategy will focus on Council owned land, it will adopt a broader definition of open space to include:

***publicly owned land that accommodates recreation facilities and provides spaces for recreational activities, green corridors, drainage and road reserves, public domain, pedestrian concourses, and private and institutional lands such as golf courses, education facilities and national parks.***

# 2

## The Context





## 2.1 Legislative and Planning Context

There are numerous state and local legislation and plans that impact on the management of Open space in Bankstown. Below is a summary of some of these key documents:

### Local Government Act, 1993 (LG Act)

The majority of publicly accessible open space within the Bankstown LGA is “*Community Land*” that is owned, vested in or under the care and control of Council. Community Land is managed in accordance with the *Local Government Act 1993*.

The primary land management document required for community land by the Act is a *Plan of Management*. A Plan of Management (PoM) sets out a clear framework to assist with future land use planning and the ongoing management of the land by Council for the benefit of the community.

Some Community Land will require a specific PoM, for example this may be triggered by the presence of critical habitat under the (*Threatened Species Conservation Act 1995*). The management of most Community Land should be guided by a generic Plan of Management.

### Crown Lands Act, 1989 (CL Act)

Council may also have Crown Land owned by the State of NSW under its care and control, this land has been reserved for public purposes and is administered by the CL Act. The principles of Crown Land management are:

- Environmental protection principles be observed;
- Natural resources be conserved wherever possible;
- Public use and enjoyment, and multiple use be encouraged;
- The land and its resources be sustained in perpetuity; and
- It be occupied, sold, or otherwise dealt with consistent with these principles.

## Environmental Planning and Assessment Act 1979

The Open Space Strategy is informed by the EP&A Act which regulates and guides strategic planning and development of land in NSW. The current planning framework including the EP&A Act are under review with new legislation imminent. Proposed changes have been outlined in a White Paper (circulated for discussion in April 2013) and accompanying draft planning legislation. The changes are likely to have a significant impact on the role of Local Government and the community in the strategic planning process.

## NSW 2021 Plan

In 2011, the Department of Premier and Cabinet published the NSW 2021 Plan. The Plan guides policy to improve the delivery of priority services to the population of New South Wales. The Government believes these objectives can be met through the adoption and delivery of 32 goals, three of which relate to open space:

- Protect our natural environment (Goal 22);
- Increase opportunity for people to look after their own neighbourhoods and environments (Goal 23); and
- Enhance cultural, creative, sporting and recreational opportunities (Goal 27).

## Draft Metropolitan Plan for Sydney (2013)

A Draft Metropolitan Strategy for Sydney to 2031 has been released by the Department of Planning and Infrastructure in March 2013. This plan will replace the existing Metropolitan Plan for Sydney (2009). Subregional Delivery Plans to be prepared within 2 years will replace the Draft Subregional Strategies prepared in 2005. These Subregional Delivery Plans will set the vision for a subregion consistent with objectives and provide delivery tools including zoning areas of subregional significance. They will also contain detail on housing and jobs targets for the particular LGAs.





## 2.2 Planning for Growth & Change

The City of Bankstown is changing in response to population growth, increased community expectations and environmental constraints. Bankstown's population in 2013 of 193,085 (ERP 2012) is predicted to expand by 11000 new residents by 2022. Most suburbs are expected to increase in population, with the key drivers being redevelopment opportunities in the Bankstown CBD and infill development in older suburbs such as Padstow and Yagoona, changes to the household structure and changing property market forces.

Over 10 years, Bankstown expects an increase in young adults and young families attracted to medium and high density housing. A significant increase in the proportion of the community aged between 60 and 75 years is also predicted in most areas of Bankstown in the next 10 – 20 years. Council's responses to anticipated demographic change are outlined in the Bankstown Community Plan 2023.

### Bankstown Residential Development Study and Local Area Planning Process

To address these challenges Council must plan ahead to meet the changing needs of residents, businesses, workers and visitors. In 2009, Council decided to prepare Local Area Plans for the seven localities that make up the City of Bankstown. These localities combine the suburbs and environmental catchments of distinctive physical character. Together the seven Local Area Plans, will provide a comprehensive strategic planning framework for the City of Bankstown to 2031.

The objectives of the Local Area Plans are primarily to set out the vision and spatial context for the distinctive localities, specify the best ways to accommodate residential and employment growth, and outline the delivery of supporting infrastructure, facilities and open space.

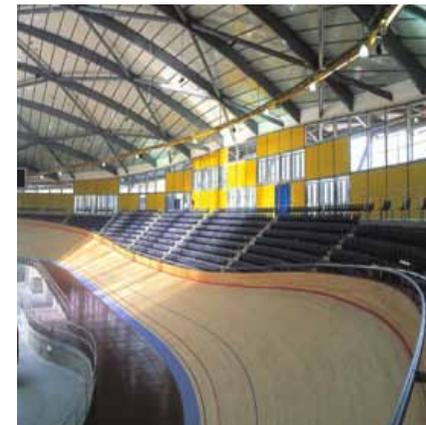
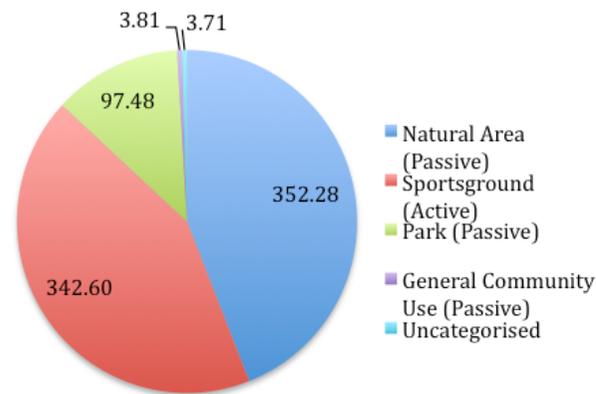
The development of Local Area Plans will also demonstrate community demand for open space and the development or disposal of open space where required.

## 2.3 Supply of Open Space

Council has approximately 800 Hectares (Ha) of open space that is categorised as community land. This is made up of 330 public spaces and covers approximately 10% of the Bankstown LGA. A third of these sites are less than 0.2 Hectare (Ha) in size.

In addition, private open space can also contribute to the community's needs and is available in the form of National Parks, schools, golf courses, and private sports facilities. Other types of open space such as urban plazas, major road corridors, commercial lands, utility corridors and easements also play a part in providing local amenity and 'sense of place'. Remembrance Drive and the Sydney Water Tower along the Hume Hwy are examples of lands and landscape features that help form the character of Bankstown.

Open Space Category	Ha.
Natural Area	352.28
Sportsground	342.60
Park	97.48
General Community Use	3.81
Uncategorised	3.71
<b>Total</b>	<b>799.88</b>



### State and Regional Open Space Servicing Bankstown LGA

Council has open space hierarchy comprising State, Regional / City Wide, District, Neighbourhood and Local (see section 3.5). State / Regional open space services a catchment beyond the boundary of the Bankstown LGA. These open spaces are usually unique to the region and provide a range of opportunities and experiences, generally attracting a large number of users for a long period of stay.

Bankstown has a number of State and Regional open spaces within the LGA and additional major open spaces on the fringes of the LGA that provide convenient opportunity for participation in major cultural, social and sporting activities and events. The table below lists these facilities both within and on the fringe of the Bankstown LGA that provide opportunity for the residents of Bankstown.

Open Space Name	Land Manager	Suburb	Primary Functions
Mirambeena Reserve	BCC	Lansdowne /Georges Hall	Regional Parkland, Regional Trail, River Access, Conservation area
The Crest of Bankstown	BCC	Bass Hill / Georges Hall	National Velodrome, Regional Hockey, Athletics, Football
Deepwater Park	BCC	Panania / Milperra	Regional Parkland, Regional Trail, Conservation area
Kelso Parklands	BCC	Panania / East Hills	Regional Sport
Bankstown Memorial Park	BCC	Bankstown	State / Regional Sport
Salt Pan Creek Corridor	BCC	Bankstown / Padstow	Regional Parkland, Regional Trail
Prospect Creek Corridor	BCC	Lansvale	Regional Parkland, Regional Trail
Sydney Olympic Park	State Govt	Homebush / Auburn	National Sports and Parkland
Chipping Norton Lakes	State Govt	Chipping Norton	Regional Parkland, Regional Trail, River Access
Georges River National Park	State Govt	Picnic Point / Revesby Heights	Regional Parkland, River Access, Conservation area
Duck River Corridor	Auburn Council	Regents Park / Auburn	Regional Parkland, Regional Trail

Table 2: State / Regional Open Space Bankstown and Surrounds

## Open Space Accessibility

The use of a standard provision ratio for open space to population has long been used by government authorities. The default standard set by the NSW Government for the rate of open space is 2.83Ha/1,000 persons (DPI, 2010). This standard is widely used in NSW and elsewhere in Australia and dates back to the 1940's.

At a citywide level Bankstown has a current estimate of 4.55Ha/1,000 persons, this is significantly above the benchmark of 2.83Ha/1,000 persons for provision of community land open space. However there is significant variance when assessed suburb by suburb, for example Milperra has a ratio of 22.99 Ha/1,000 persons compared to the Bankstown CBD that is serviced by only 0.73 Ha/1,000 persons.

Accessibility and connectivity are key factors that influence the use of open space more so than the ratios of amount of open space per person. Open space ratios can therefore only be used as one of a number of quantitative and qualitative assessments for the future provision of open space.

The positioning of Community Land has evolved over the historic development of the local government area and is largely irreversible. Influences such as geographic form, natural and cultural conservation, built infrastructure, private open space and state planning laws have all played a role in determining how much and

where our open space is located. This highlights that provision, and therefore access, to open space across the LGA is largely determined by factors beyond the control of Council.

Spatial mapping indicates that 96% of dwellings within the LGA are located within 400m of open space controlled by Bankstown City Council. The spatial relationship of neighbourhood catchments across the LGA indicates that a large portion of the community have a choice of up to five Community Land open spaces within a catchment.

Spatial mapping of open space gives an overview of the equity of supply but detailed investigation is required to understand physical or social barriers to open space at a local level. Approximately 2500 dwellings lie within the identified areas of deficiency i.e. beyond 400m of an open space however many of these have access to lands that are not controlled by BCC. A large proportion of the area outside the 400m radius is either zoned Industrial or Special Uses land.

As recognised earlier there are also many other forms of open space not traditionally considered including drainage and road reserves, public squares and pedestrian concourses, and institutional lands such as education facilities and national parks. These all contribute to meeting the needs of the community.





### Open Space Categories

As explained in section 1.3 Open Space is categorised in accordance with the Local Government Act 1993. The categories are: Park, Sportsground, Natural Area, Culturally Significant and General Community Use.

The main purpose for assigning categorisation to open space within the City is to assess the variety of recreational opportunities available to the community and their locality. Additionally, categorisation assists with setting clear parameters for land use and ancillary facilities.

Community Land open space also varies in size, type, form and the primary function it performs. The size and number of open spaces has a direct impact on the viability of open space to perform intended functions and be adaptable to future recreational and leisure needs. Analysis of size is essential in understanding the community's access to Community Land open space and the physical efficiency of a site to meet intended functions and needs of the community.

The Bankstown LGA has 330 open space settings. Of these sites:

- 115 are less than 0.2Ha in area,
- 138 sites range between 0.2 – 2.0Ha,
- 40 sites are between 2.1 – 5.0Ha and
- 37 sites exceed 5Ha.

## 2.4 Open Space Needs & Demand

The focus of more recent best practice open space planning has been to move away from a standard based approach (focused on ratios of open space to population) to a more qualitative approach that explores needs and demands.

### Community Consultation

In March 2013 a community survey of 500 residents was conducted to measure current usage of Bankstown City's open space assets. The survey identified usage patterns and barriers to usage by age, gender and location, and is a guide to the development of this Open Space Strategy. The survey also sought to gauge the community views regarding the use of parks by dog owners.

The survey of 120 participants per test area was taken in two known areas of open space deficiency and one area of high open space supply. An online survey of the Bankstown Resident's Panel was also assessed in the findings.

### Survey Results

Over 80% of residents across all test areas indicated that they had taken part in a sports or recreation activity in the past 12 months. Walking, gardening, dog walking, swimming indoors and bike riding were among the most popular sport or recreation activities undertaken across the community. It is important to note that none of these activities are solely dependent on Council open space for community participation.

Barriers to participation in some form of activity in open space revolve around a lack of interest, a lack of time and health issues. There was no evidence that functionality of Bankstown's open spaces was a barrier for non-users, however it is acknowledged that residents with higher access to open space were likely to participate more frequently. Recreation activities such as cycling appear to be more heavily influenced by proximity of available facilities, with residents closer to dedicated off road cycleways reporting much higher participation.

### **Recreational Facilities – Usage and Perception**

Across Bankstown there is a moderate to moderately high level of satisfaction with the recreational facilities available. Residents in areas of high open space provision are significantly more likely than other residents to be satisfied with both the provision and availability of key recreational facilities. This correlates with the significantly higher usage frequency of recreational facilities that these residents claim.

Residents with less access to regional open spaces are more likely to identify District level parks as a major park. It appears that lower access to regional facilities drives the need for a higher level of recreation facilities at some district parks to facilitate longer visits. Parks such as Roberts Park, (Greenacre) and Mt Lewis Park, (Mt Lewis) are clearly catering for the needs that are serviced by larger regional parks in other areas of the LGA.

Key barriers to increased usage revolve around a cited lack of time due to other commitments, though for some residents the cleanliness, maintenance and safety of facilities are seen as barriers to usage.

### **Use of Parks for Dogs**

Dog ownership is highest in the West and North of the LGA (36% & 28%) with the majority of dog owners walking their dog in the local park for exercise. Dog walking was listed in the top five activities by the majority of residents surveyed.

There is a moderate level of support for the provision of off-lead areas for dogs. Not surprisingly, dog owners are much more supportive of 'off-lead' areas for dogs than are non-owners. Support is higher for the creation of a permanent off-lead dog area rather than using existing sporting fields.

Survey responses indicate that the creation of more dedicated off-lead dog parks would provide multiple benefits. Dog owners (up to at least 1/3 of the community) are currently provided with only one facility in the LGA and are expressing a desire for further off-lead parks. At the same time some non dog owners are avoiding parks because they are concerned at the presence of dogs in parks. Review of Council's provision of dedicated dog zones within existing parks should be a priority action.



Brief Statistics	Bankstown City
Current population 2012	193,085
Forecast increase between 2013 and 2031	24,892
Average annual percentage increase between 2013 and 2031 (18 years):	0.67% per annum
Total percentage increase between 2013 and 2031 (18 years):	12.81%

Table 3: Population Forecast BCC 2012-2031

Forecast change in age structure, Bankstown City (Persons)

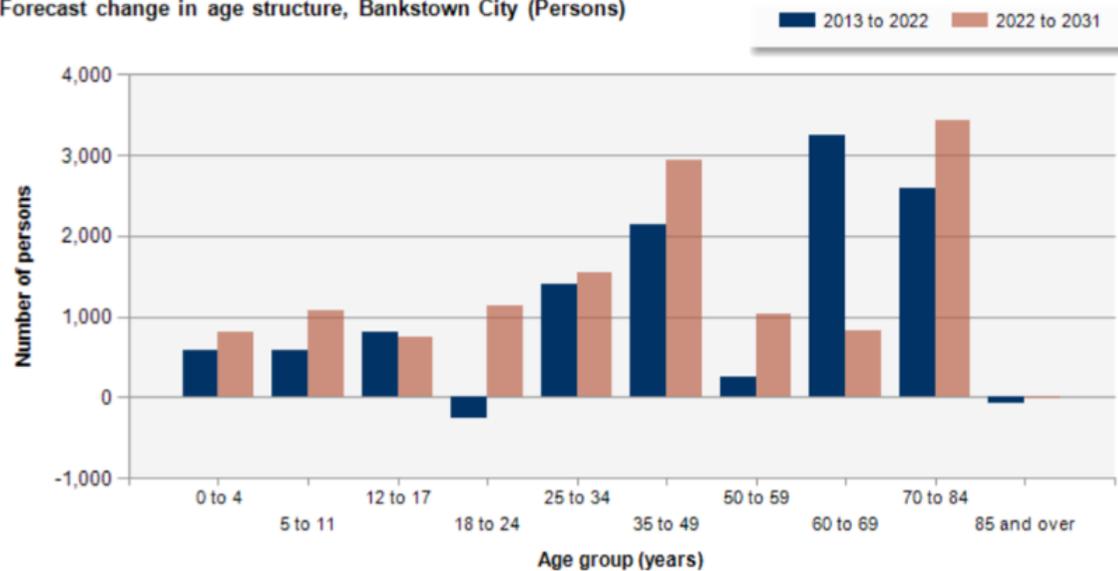


Table 4: Forecast change in age structure BCC 2013-2031

## Impacts of Demographic Change

The most significant change to the demographic makeup of Bankstown over the strategy period will be the high increase in residents aged between 55 years and 75 years. The baby boomer spike will impact on the open space needs of the community. Additional small open spaces in close proximity to residential hubs will provide opportunity for social gathering or gentle exercise.

Higher density housing will disconnect many senior residents from traditional outdoor leisure such as gardening. It is likely that the community will look to Council to provide spaces for social health projects such as men's sheds and community gardens.

Continued growth in the number of residents from non English speaking backgrounds will have an ongoing impact on participation in organised sports. This may require opportunities for some sports grounds to be utilised for social sports and other community gatherings to satisfy different community needs.

Less significant spikes in children under the age of 10 years and young adults aged 25 years to 35 years can easily be satisfied by the open space and infrastructure currently provided for these age brackets.

## Participation in Non-organised Physical Activity

The data in the following tables is from the latest Exercise, Recreation and Sports Survey 2010 (ERASS) produced by the Australian Sports Commission. Data for participation in non-organised physical activity is unavailable for Bankstown. Active participation data for Bankstown is derived from information provided by local sports associations.

- 6.7 million Australians aged 15 years and older participated regularly (three times per week) in physical activity;
- More females than males participated in regular non-organised physical activity;
- The top ten physical activities in 2010 are listed in Table 5.

Australia		New South Wales	
Activity	% Participation	Activity	% Participation
Walking	20.0	Walking	33.5
Aerobics/fitness	7.5	Aerobics/fitness	17.0
Running	3.3	Swimming	13.3
Cycling	2.5	Cycling	10.1
Swimming	1.3	Running	8.8
Weight training	0.9	Tennis	5.1
Bush walking	0.4	Bush walking	4.6
Yoga	0.3	Golf	4.6
Horse riding	0.3	Football (outdoor)	2.3
Dancing	0.2	Weight Training	1.9
		Yoga	1.9

Table 5 – Top ten non-organised physical activity (Source: ERASS 2010)

## Participation in Organised Activity

Overall participation levels across most major organised sporting codes in the Bankstown LGA are significantly lower than Australian and NSW averages. This declining trend (demonstrated by player registrations over a number of years) is likely to continue despite population growth. This indicates the open space supply for organised sports is sufficient to cater for future need and may provide opportunity for alternative uses of current sports grounds such as social / informal sports and recreation activities.

Australia (2010)		NSW		Bankstown (2012/13)	
Activity	% Participation	Activity	% Participation	Activity	% Participation
Aerobics/fitness	7.1	Aerobics/fitness	6.6	Football	3.41
Golf	3.4	Football	4.8	Basketball	1.13
Football	3.4	Golf	4.0	Cricket	1.10
Netball	3.1	Touch football	3.7	Rugby League	1.00
AFL	2.6	Cricket	2.3	Netball	0.94
Tennis	2.4	Netball	2.3	Athletics	0.56
Basketball	2.3	Tennis	2.3	Softball	0.46
Touch football	2.3	Dancing	2.2	Cycling	0.33
Cricket	2.1	Rugby League	1.6	Touch Football	0.25
Lawn bowls	1.9	AFL	1.5	Baseball	0.2

Table 6 - Top ten organised activities Australia/NSW (Source: ERASS 2010) Bankstown (Source BCC)

# 3

## The Strategy





### 3.1 The Community Vision

The Bankstown Community Plan 2023 is a strategic document that captures the vision, hopes and aspirations our community holds for Bankstown City's future. It has been developed in line with the NSW Integrated Planning and Reporting (IPR) Framework that aims to improve the way that Local Government plans meet the needs of the community. This Plan is built around five City Directions:

- LIVEABLE** A City that offers high quality of life to diverse communities
- INVEST** A City of economic and educational opportunities
- GREEN** A sustainable City that respects its natural environment
- CONNECTED** A City connected by safe and accessible transport
- LEAD** A City of innovation and participation

This Open Space Strategy responds to the five City Directions identified in the Bankstown Community Plan 2023.

### 3.2 Open Space Vision

To meet the community aspirations set out in the Bankstown Community Plan the Open Space Strategy identifies the following vision for open space in the city.

*“To provide and maintain a network of quality, accessible open spaces that balance the protection of our environment with the ongoing use and enjoyment by our community and visitors”.*

### 3.3 Goals and Objectives

#### Goal: Access and Equity

To ensure that open space is both equitable and accessible to meet the daily needs of the current and future community of the Bankstown LGA.

##### Key Objectives:

- o Provide a variable park hierarchy system that acknowledges the relative importance of individual parks
- o Focus on gaining more from existing open space through embellishment, in particular those areas with poor open space provision ratios and those close to village and neighbourhood centres
- o Improve the connections to existing open space and between open spaces
- o Improve public access to open space managed by others
- o Adopt a long term financially balanced land divestment and acquisition approach specifically targeted towards areas where Council cannot manage open space deficiency by other means
- o Provide a range of open space facilities that are suitably developed to cater for community celebrations and cultural events
- o Provide gathering spaces within residential streets and commercial precincts that encourage social interaction

#### Goal: Diversity and Quality

To provide a wide range of passive and active experiences in open space which meet the community needs and demands.

##### Key Objectives:

- o Balance the supply of both active and passive open space to meet future needs
- o Provide a range of recreation settings and infrastructure to support community needs (dog parks, skate parks, playgrounds etc).
- o Ensure the quality and standards of open space aligns with the hierarchy (State, Regional/Citywide, District, Neighbourhood & Local).
- o Create unique open space that has a strong sense of place
- o Adapt appropriate land to form small pocket parks and gathering spaces to supplement open space supply in high density residential hubs.
- o Enhance and promote streetscapes as part of the public open space supply

#### Goal: Sustainability and Efficiency

To conserve, protect and enhance the natural and cultural environment of open space for the enjoyment of the community and future generations and to do this in an efficient and financially sustainable manner.

##### Key Objectives:

- o Incorporate environmental sustainability into open space planning through appropriate design and management practices
- o Deliver improved biodiversity outcomes through utilisation of open space
- o Improve environmental sustainability through efficient water management and landscape design
- o Encourage recreational uses of natural areas (e.g. bushland) where appropriate
- o Prioritise capital and maintenance expenditure to support the open space hierarchy system.
- o Develop a 'whole of life' asset management approach for open space



### Goal: Engagement and Partnership

To develop partnerships and engagement with the community and stakeholders who have an interest in or responsibility for land accessible by the community and seek a greater understanding of community interests, needs, use and aspirations for open space.

#### Key Objectives:

- o Form co-operative long term partnerships with private and government land owners for negotiated community access to private open spaces.
- o Develop planning partnerships with sporting bodies and key stakeholders
- o Increase community and stakeholder participation in the planning and management of open space
- o Enhance understanding of community satisfaction and use of open space

### 3.4 Council Management of Open Space

Council is responsible for managing, developing and maintaining Council owned open space within the organisation's funding and resource capacity. This is guided by:

- 4 Year Delivery Plan
- 4 Year Capital Works Program
- 1 Year Operational Plan
- Maintenance Service Levels
- Asset Management Plans

Maintenance service levels guide the level of resources and investment required to maintain a piece of open space to a particular standard. They provide clarity in relation to the frequency and timing of maintenance. This is influenced by community expectations, the type of open space, activity carried out and season.

### 3.5 Open Space Hierarchy

In order to ensure equitable community access to the broad range of recreation opportunities provided by public open space a hierarchical planning approach is required.

A flexible approach to the open space hierarchy and ongoing review is necessary. The hierarchy cannot be based solely on the function or size of sites, as has been the traditional method. The hierarchy must reflect the ability of a specific open space to contribute to the delivery of the strategic goals.

As the hierarchy determines the quality and quantity of landscape and supporting infrastructure, there is a direct influence on the ongoing service costs of each site. To achieve greater financial sustainability a change in assets and services may be considered over time to achieve the strategic open space objectives.

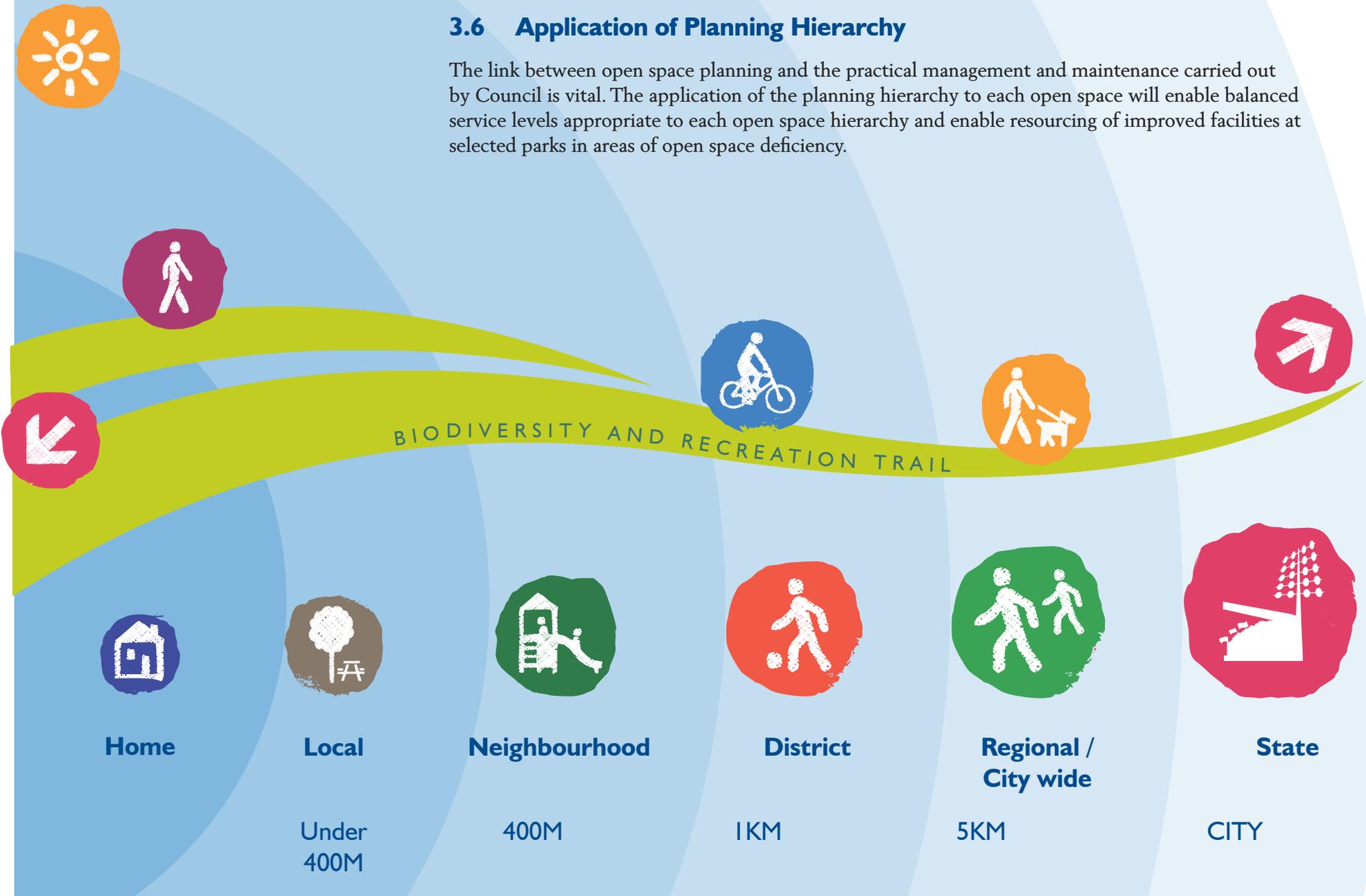
The Open Space Strategy will adopt the following planning hierarchy and associated primary function of these spaces:

Hierarchy	Description of Primary Function
State	A facility capable of hosting state or national events. Will be unique within the region and potentially be financially supported by State and Federal Govt grants. <i>Examples: Memorial Oval, Dunc Grey Velodrome</i>
Regional / City Wide	A facility of significant proportion, uniqueness or standard. Usually the only one of its type in the LGA and servicing city wide and regional need. Likely to attract State Government capital funding support. <i>Examples are Crest Athletics Centre, Mirrambeena Reserve, Jenson Oval</i>
District	Typically has organised active sporting facilities and services a number of small areas. Stages citywide competitions for football codes and cricket etc. Most of these sportsgrounds will have a number of secondary functions including park, general community use and natural area. A smaller number of sites will not have sportsgrounds but will still have multiple categories. <i>Examples are Newlands Reserve, Playford Park and Abbot Park.</i>
Neighbourhood	Services a small area population only. May have some qualities of a district park but usually only supports passive recreation for a local catchment within 400m. <i>Examples are Stevens Reserve, Starr Reserve, Wattawa Reserve.</i>
Local	Services the passive recreation needs of residents and contribute to the natural amenity of local areas. Offering minimal recreation activity they are typically parcels of land less than 0.2Ha surplus from sub-divisions, road reserves or infrastructure easements

Table 1: Open Space Hierarchies

### 3.6 Application of Planning Hierarchy

The link between open space planning and the practical management and maintenance carried out by Council is vital. The application of the planning hierarchy to each open space will enable balanced service levels appropriate to each open space hierarchy and enable resourcing of improved facilities at selected parks in areas of open space deficiency.



Land Categorisation	Primary Function	Description of function	Minimum hierarchy level of provision	Example site
Park	Landscape amenity	Local greenspace	Local	All
	Passive recreation	Support minor passive recreation such as walking and contemplation of nature	Local	All
	Active recreation	Support minor active recreation such as dog walking, kicking a ball or casual fitness activities	Neighbourhood	Cammarlie Reserve
	Social gatherings	Support small formal or informal gatherings	Neighbourhood	Stevens Reserve
	Comunity gatherings	Support large formal gatherings	Regional/City Wide	Paul Keating Park
	Formal gardens for passive use	Gardens with formal landscape design	District	Bankstown City Gardens
	Lineal connections and trails	Cycle and pedestrian trails connecting community facilities and open spaces	District	Kentucky Reserve Montgomery Reserve
Natural Area (bushland, watercourse, escarpment, foreshore, wetland)	Riparian corridors	Green spaces along natural watercourses	Regional/City Wide	Salt Pan Creek Reserve
	Conservation	Bushland to be protected under legislation	Regional/City Wide	Lansdowne Reserve
	Biodiversity linkages	Community land connecting natural areas	Regional/City Wide	Tucker Reserve
	Recreation	Appropriate activities that do not degrade natural areas, eg bushwalking, bird watching	District	Deepwater Park Kelso Beach Reserve
Sportsground	Support elite competition and training	Open space and facilities to support State or regional level sporting competitions	State	Memorial Oval Dunc Grey Velodrome
	Support formal competition and training	Open space and facilities to support city-wide sporting competitions and associations	District	Allum Park Jim Ring Reserve
	Informal sports activities	Suitably sized open space to support informal sports activities	Neighbourhood	Gillman Reserve Clark Reserve
General Community Use	Gateways Civic parks and spaces	City entry signs and associated landscape Memorials, town centre parks and plazas, community spaces around public buildings	Regional/City Wide District	Hume Highway Abel Reserve, Nugent Park
	Utilities and Drainage	Provision for power easements , drainage reserves and accessways	Local	
	Cultural and social activities	Facilitate formal and informal leisure, recreation, hobbies, cultural, social and educational activities	Neighbourhood	



### 3.7 Strategies

Set out in a series of tables, the following Strategies have been identified to assist Council and the community to meet the broader Open Space Vision, Goals and Objectives. Responsibility for each action has been allocated, the abbreviations below list the Unit/Team within Council that share the responsibility for implementation of the strategy

• Strategic Asset Management	SAM
• Land Information Systems	LIS
• Parks and Buildings	P&B
• Property Investment	PI
• Recreation Team	RT
• Roads and Infrastructure	RI
• Strategic Planning	SPG
• Urban Policy and Planning	UPP
• Community and culture	CC

#### Priority of Implementation -

Each action has been assessed based on the urgency required for its implementation. The level of priority has been allocated as follows:

#### **H = High**

(Achievable in the short term 1 to 4 years)

#### **M = Medium**

(Achievable in the medium term 4 to 8 years)

#### **L = Low**

(Achievable in the long term 6 years onwards)

#### **O = Ongoing**

(Ongoing action will continue for life of plan)

### Accessibility and Equity Strategies

#### Objectives:

- o Provide a variable park hierarchy system that acknowledges the relative importance of individual parks
- o Focus on gaining more from existing open space through embellishment, in particular those areas with poor open space provision ratios and those close to village and neighbourhood centres
- o Improve the connections to existing open space and between open spaces
- o Improve public access to open space managed by others
- o Adopt a long term financially balanced land divestment and acquisition approach specifically targeted towards areas where Council cannot manage open space deficiency by other means
- o Provide a range of open space facilities that are suitably developed to cater for community celebrations and cultural events
- o Provide gathering spaces within residential streets and commercial precincts that encourage social interaction

Ref.	Accessibility and Equity Strategies	Role	Priority
EA1	Undertake an access audit of all sites to reduce physical barriers to access and incorporate actions into the Transport Framework and Strategy where appropriate.	UPP, SP, RI	H
EA2	Identify and improve priority walking and cycling connections and networks to Community Land open space across the Bankstown LGA and incorporate into future capital works programs	UPP, RI, SP	H
EA3	Investigate opportunities to partner with neighbouring LGA's to enhance connections to regional open space	UPP, RI, SP	L
EA4	Identify key open space throughout the local government area to cater for suitable community and cultural events based on the Town Centre Hierarchy	UPP, P&B	L
EA5	Review the level of compliance with the standards for open space primary functions listed in the Open Space Hierarchy	UPP	H
EA6	Within the Local Area Planning process consider an 'Open Space Embellishment Program' where: <ul style="list-style-type: none"> <li>Open space has been identified as having high recreational, social or environmental value</li> <li>The open space is within areas with poor open space provision ratios</li> </ul>	UPP, ALL	H
EA7	Within the Local Area Planning process consider a 'Open Space Rationalisation Program' where: <ul style="list-style-type: none"> <li>There is a high provision of local and neighbourhood open space;</li> <li>Open space has been identified as having limited recreational, social or environmental value</li> <li>Open space is equal to or less than 0.2Ha</li> <li>Residents have access to another quality open space within 400m.</li> </ul>	UPP, ALL	H
EA8	Within the Local Area Planning process consider an 'Open Space Acquisition and Consolidation Program' which addresses deficiencies in open space provision where: <ul style="list-style-type: none"> <li>There is poor provision of either active or passive open space</li> <li>There is a need to improve connectivity</li> <li>There is a need to improve wildlife and biodiversity corridors</li> </ul>	UPP, ALL	H
EA9	Undertake a CPTED audit of priority parks and ensure Safer by Design principles are considered in all aspects of open space planning and design	UPP	L
EA10	Investigate opportunities for enhancing or introducing civic spaces within growth centres to provide public space opportunities in built up areas.	UPP	M

## Diversity and Quality Strategies

### Objectives:

- o Balance the supply of both active and passive open space to meet future needs
- o Provide a range of recreation settings and infrastructure to support community needs (dog parks, skate parks, playgrounds etc).
- o Ensure the quality and standards of open space aligns with the open space hierarchy
- o Create unique open space that has a strong sense of place
- o Adapt appropriate land to form small pocket parks and gathering spaces to supplement open space supply in high density residential hubs.
- o Enhance and promote streetscapes as part of the public open space supply

Ref.	Diversity and Quality Strategies	Role	Priority
DQ1	Develop and adopt a 'Dogs In Public Reserves Policy (Paws in Parks)' and where possible implement a trial of two additional off-lead areas (located in the north of the LGA) to respond to the identified needs of dog owners.	UPP, RT, P&B	M
DQ2	Identify those Community Land open spaces that have suitable capacity to support a secondary or ancillary function in the future without compromising the primary function of the site.	UPP, P&B, RT	L
DQ3	Assess the current capacity of all sportsgrounds and large parks utilised as events space (eg. Carysfield Park, Garrison Point, Vale of Ah Reserve, East Hills Park) and monitor and protect from over utilisation.	UPP, RT, P&B	M
DQ4	Prepare and adopt a 'Public Domain Manual' incorporating a design palette for park furniture, lighting, fencing and finishes that is consistent with the Planning Hierarchy for Open Space	UPP, P&B	M
DQ5	Prepare and adopt a 'Sports Facilities Strategy' to encourage physical and recreational activity and maximise the use of open space.	UPP, RT	H
DQ6	Prepare and adopt a 'Recreation Facilities Strategy' to encourage physical and recreational activity and maximise the use of open space.	UPP, RT	M
DQ7	Based on the 'Recreation Facilities Strategy' develop specific policies that describe BCC's position on and commitment to a range of specific management issues e.g. playgrounds, outdoor exercise equipment, skateparks etc	UPP	M
DQ8	Develop a 'Community Gardens and Allotments Policy' that supports the high proportion of the community that undertake gardening as their primary outdoor activity.	UPP, P&B	L
DQ9	Develop criteria to identify suitable sites for the future implementation of local street spaces, Council controlled Operational Land, and pocket parks in high residential precincts	UPP, P&B	M
DQ10	Review the distribution of open space by primary function and utilisation rate to inform future planning	UPP, RT, P&B	M
DQ11	Monitor participation trends and emerging recreation patterns to ensure open space assets respond to evolving community needs.	RT	M
DQ12	Incorporate into the 'Cultural Plan' actions which encourage and promote an integration of art and interpretation in public spaces that recognises cultural and environmental heritage	CC	L

## Sustainability and Efficiency Strategies

### Objectives:

- o Incorporate environmental sustainability into open space planning through appropriate design and management practices
- o Incorporate social, cultural, environmental, and heritage interpretation into open space character
- o Deliver improved biodiversity outcomes through utilisation of open space
- o Improve environmental sustainability through efficient water management and landscape design
- o Encourage recreational uses of natural areas (e.g. bushland) where appropriate
- o Prioritise capital and maintenance expenditure to support the open space hierarchy system.
- o Develop a 'whole of life' asset management approach for open space

Ref.	Sustainability and Efficiency Strategies	Role	Priority
SE1	Review the classification (i.e. operational & community land) of all open space across the Bankstown LGA to ensure consistency with the Local Government Act 1993 and long term protection.	UPP, P&B, LIS	H
SE2	Develop site specific masterplans to support the ongoing development and management of Council controlled open space with a priority on State and Regional/City-wide	P&B	M
SE3	Undertake regular infield assessments of Community Land open space to ensure it is meeting current and future community expectations.	RT, P&B, UPP	O
SE4	Develop a 'Land Rationalisation & Acquisition Policy and Assessment Criteria' to guide the LAP process	SPG, UPP, P&I	H
SE5	Investigate opportunities to enhance the quantity and quality of natural areas through biodiversity offsets and biobanking programs	UPP	H
SE6	Prepare a checklist to ensure sustainability is incorporated into all landscape design projects	UPP	L
SE7	Undertake a review Natural Areas throughout the LGA to identify recreational opportunities that are compatible	UPP	L
SE8	Develop a Public Tree Management Strategy to manage and conserve the community value of trees and landscaping in public spaces	P&B	H
SE9	Update Council's Plan's of Management to ensure ongoing legislative compliance	UPP	H
SE10	Reclassify land into appropriate designations (community or operational) to reflect the most appropriate use and provide protection where required	UPP	H

## Engagement and Partnership Strategies

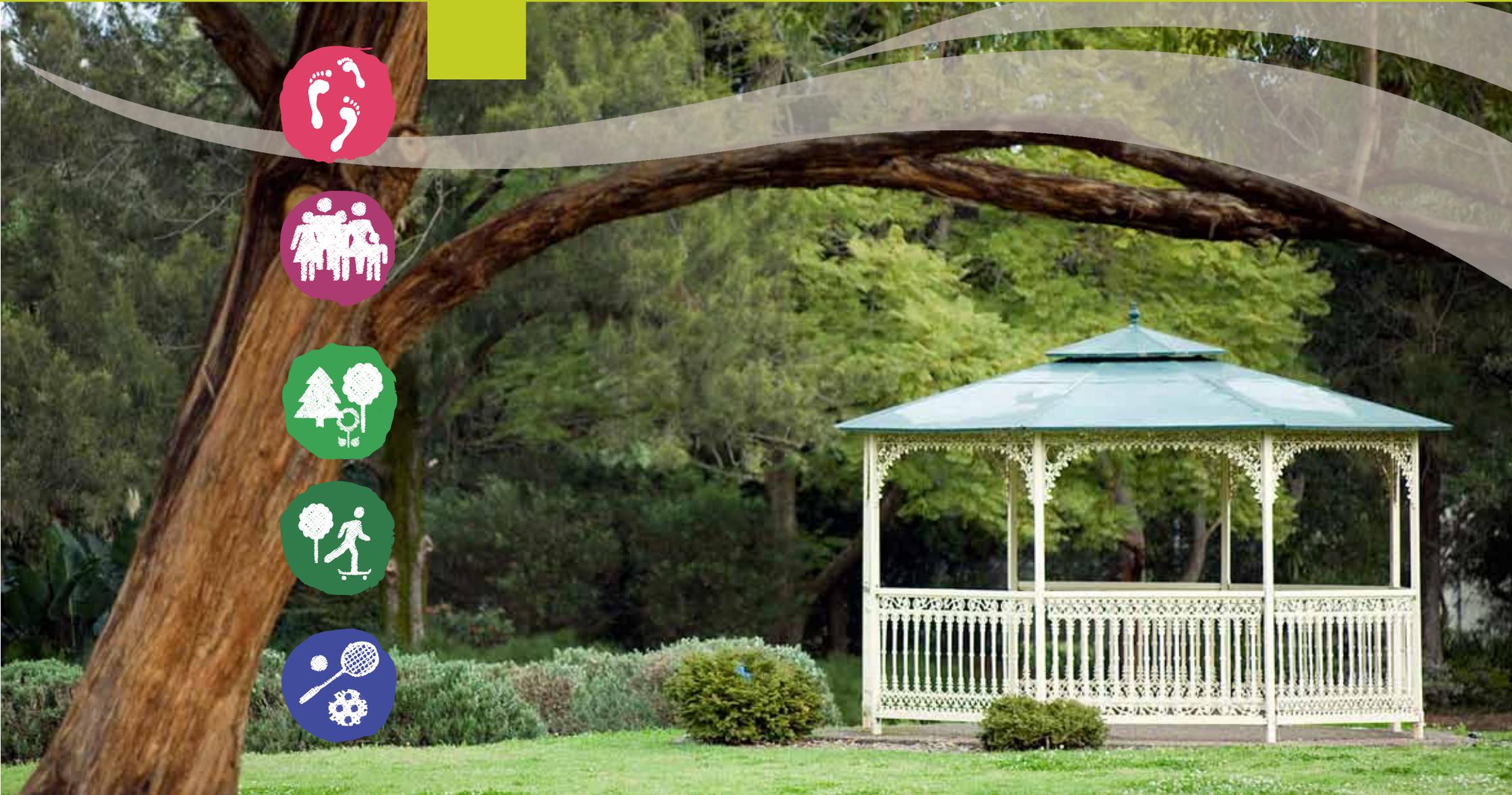
### Objectives:

- o Form co-operative long term partnerships with private and government land owners for negotiated community access to private open spaces.
- o Develop planning partnerships with sporting bodies and key stakeholders
- o Increase community and stakeholder participation in the planning and management of open space
- o Enhance Council's understanding of community satisfaction and use of open space

Ref.	Engagement and Partnership Strategies	Role	Priority
EP1	Undertake regular community satisfaction surveys to capture consistent data in relation to open space use, perception and basic demographic profile of users.	RT, UPP, P&B	O
EP2	Regularly engage with key stakeholders (i.e. sports bodies, user groups) to gain appreciation of current needs, changing needs and future demand for recreational experiences.	UPP, RT	O
EP3	Engage with the community when planning, managing and undertaking detailed master planning and design for open space.	UPP, RT	O
EP4	Initiate a School Principals Forum and Community Access Working Panel to identify opportunities and constraints for shared community access within school grounds.	UPP, RT	L
EP5	Ensure adopted planning documents are available to the community and stakeholders online	UPP	O
EP6	Initiate discussion papers and cost benefit analyses of future development of key major sites with long term leasees E.g. Bankstown Showground and Potts Park Greyhound Track	UPP	M
EP7	Investigate opportunities with neighbouring LGA's to improve access to open space beyond the boundary of Bankstown. Eg Chipping Norton Lakes, Pioneer Park, Parry Park	UPP	L

# 4

## Local Area Snapshots





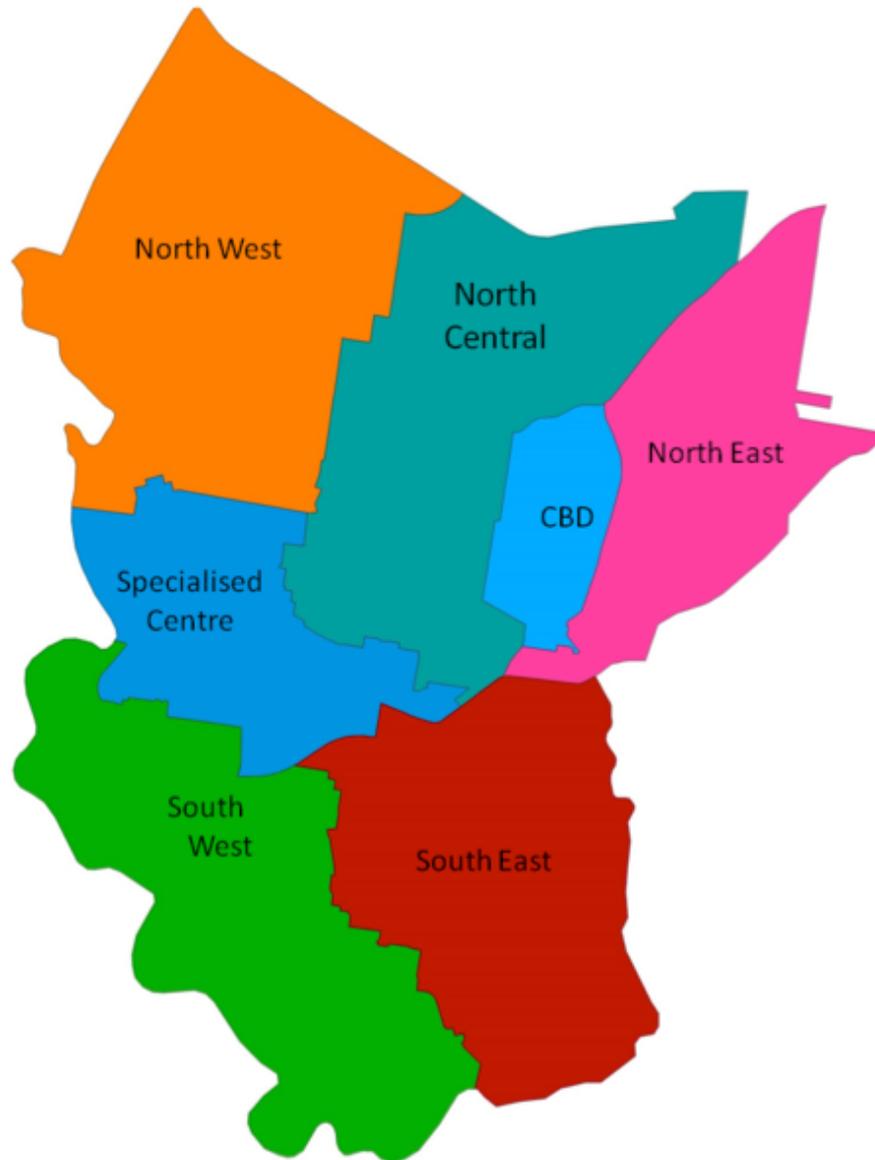
## 4.1 Local Areas

Bankstown City Council is developing a series of Local Area Plans (LAP's) to identify how the local areas will achieve the Vision in the Community Plan

Each plan will identify land use changes to balance the demands for future growth with the need to protect and enhance environmental values. They will ensure that adequate land, infrastructure, facilities and open space are available and appropriately located to sustainably accommodate future housing and employment needs. These plans will also inform the changes to the statutory planning framework and infrastructure priorities to 2031.

The following Local Area Snapshots provide a basic description and map of the open space supply for each Local Area and identifies key issues and opportunities for future open space supply and management.

A planning proposal will set out in detail the changes to the Local Environmental Plan to implement the actions of the LAP. Changes to other planning documents such as the Development Control Plan (DCP) and Section 94A Development Contributions Plan may supplement the planning proposal.



## 4.2 Local Area Snapshot – South West

### Facts and Figures South West:

#### Open Space Description

The overall supply of open across the local area is regarded as high with a variety of park settings and type. The area also has a high supply of private open space.

#### Population Facts & Forecast

Current Population of 25200 predicted to rise by 3100 by 2031

#### Demographic Characteristics

The demographic character of the local area is predicted to remain relatively stable over the forecast period (slightly ageing)

#### Public Open Space

55 sites comprising 69.5 hectares

#### Key Sites

Smith Park, East Hills Park, Kelso Parkland, Deepwater Park

#### Private Open Space

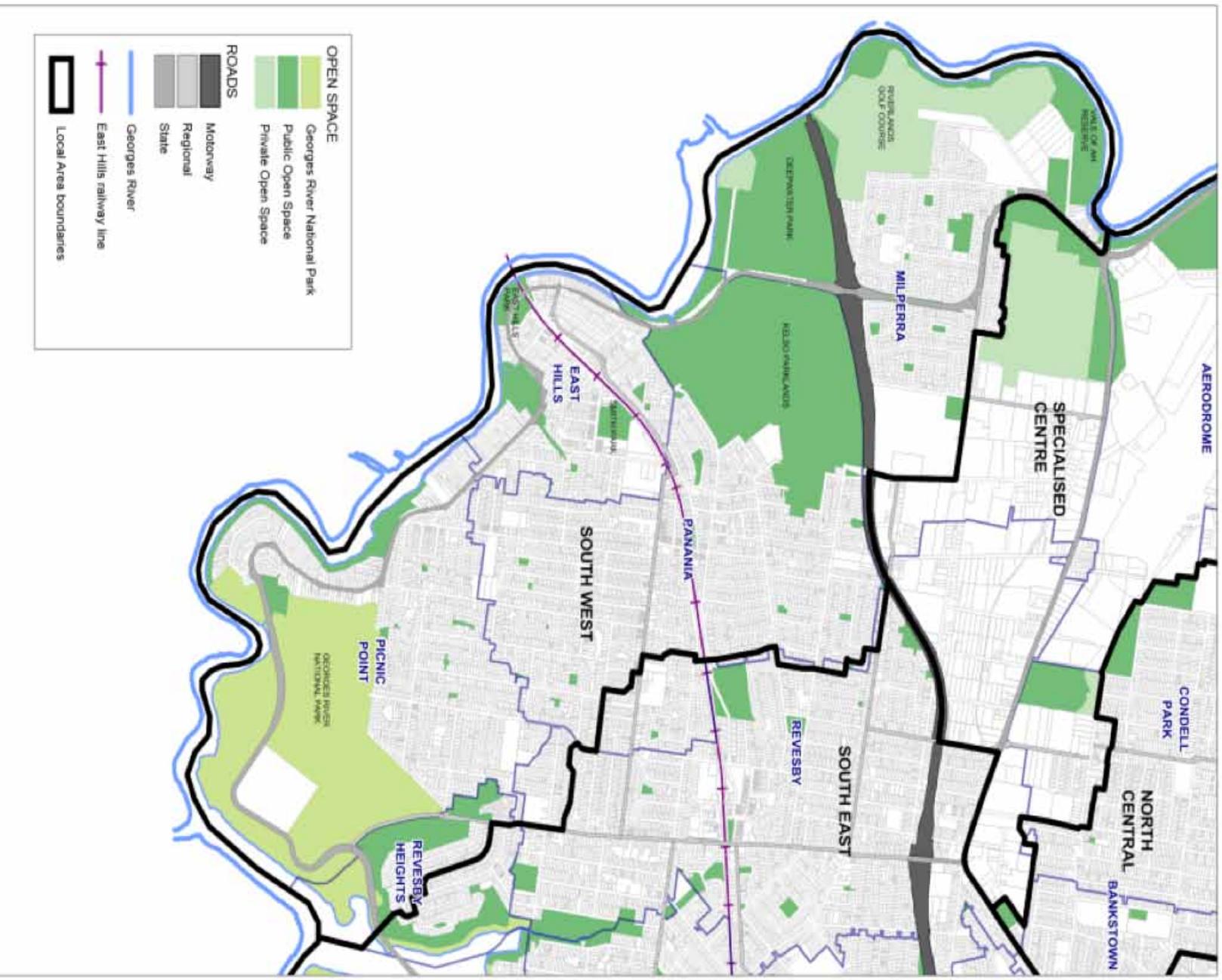
Revesby Workers Bowling Club, Picnic Point Bowling Club, Georges River National Park (GRNP), Riverlands Golf Course

#### Public Schools

10

### Open Space Opportunities:

- Investigate options for the Panania civic precinct to improve connectivity and functionality of civic open space
- Rationalise community land holdings along the Georges River to provide connection and protect endangered ecological communities
- Investigate divestment of Eynham Reserve, Kathleen Reserve, Links Reserve portion of Kelso Reserve, Malvern Reserve, McKevitie Reserve, Wall Reserve, Lucas Drain Reserve and un-named reserves (252 Bransgrove Road, 7 Carinya Road) and utilise funds for purchase and embellishment of new and existing open space supply
- Plan and promote Kelso South, Kelso North, Marco Reserve, Killara Reserve and Horsely Reserve as an integrated park system to be acknowledged as Kelso Parklands. Prepare masterplan for ongoing development and connection of Deepwater Park and Kelso Parklands
- Prepare a masterplans for ongoing development and connection of the Georges River Recreation Corridor
- Identify options to improve community access to Georges River National Park



## 4.3 Local Area Snapshot – South East

### Facts and Figures South East:

#### Open Space Description

The overall supply of open space across the local area is regarded as high with a variety of park settings and types.

#### Population Facts & Forecast

Current Population of 31,700 predicted to rise by 3,700 by 2031

#### Demographic Characteristics

The demographic character of the local area is predicted to remain stable over the forecast period

#### Public Open Space

59 sites comprising 214 hectares

#### Key Sites

Playford Park, Stuart Street Reserve, Padstow Park, Virginius Reserve, Salt Pan Creek and Little Salt Pan Creek recreation corridors, Clark Reserve, Abel Reserve, Carl Little Reserve

#### Private Open Space

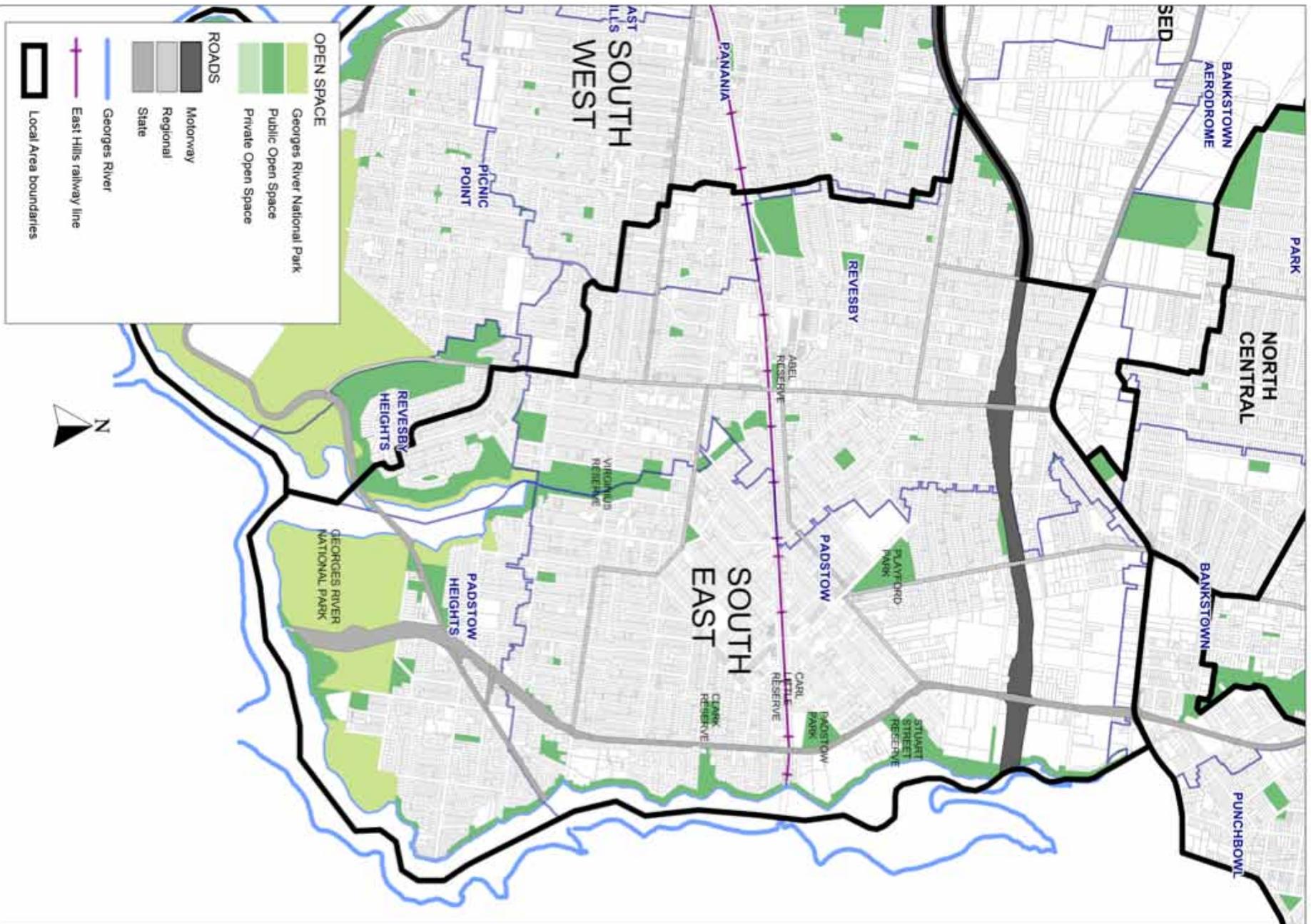
Padstow, Revesby Bowling Clubs

#### Public Schools

10

### Open Space Opportunities:

- Investigate options for the civic precinct on the northern side of Revesby Railway station to improve connectivity and functionality with Abel Reserve
- Improve connectivity to Little Salt Pan Creek recreation corridor from Revesby village centre medium density residential zone
- Improve connectivity to Salt Pan Creek recreation corridor from Padstow village centre medium density residential zone
- Investigate shared use of Padstow Primary, Padstow North Primary and Sir Joseph Banks High School grounds to alleviate open space deficiency in surrounding areas
- Investigate divestment of Greenway Reserve, Oxley Reserve and Spence Reserve and utilise funds for purchase and embellishment of new and existing open space supply
- Investigate options for land acquisition for development of local parks to service the community in vicinity of Sherwood, Albert and Carrington Street, Revesby
- Investigate multi function use of Clark Reserve to meet needs of higher densities in Padstow Town Centre
- Investigate options for land acquisition for development of local park in Revesby Heights to offset future loss of portion of River Reseve (Hero's Hill)



## 4.4 Local Area Snapshot – North Central

### Facts and Figures North Central:

#### Open Space Description

The overall supply of open space across the local area is regarded as high with a variety of park settings and types. The area has a high number of district sportgrounds that provide the opportunity to connect as biodiversity and recreation corridors.

#### Population Facts & Forecast

Current Population of 39,640 is predicted to rise by 5,100 by 2031

#### Demographic Characteristics

The demographic character of the local area is predicted to remain stable over the forecast period

#### Public Open Space

27 sites comprising 52 hectares

#### Key Sites

Potts Park, Deverall Park, Kinch Reserve, Bankstown City Sports Complex, O'Neill Park, Gazzard Park, Middleton Park, Jim Ring Reserve, Maluga Reserve, Graf Park

#### Private Open Space

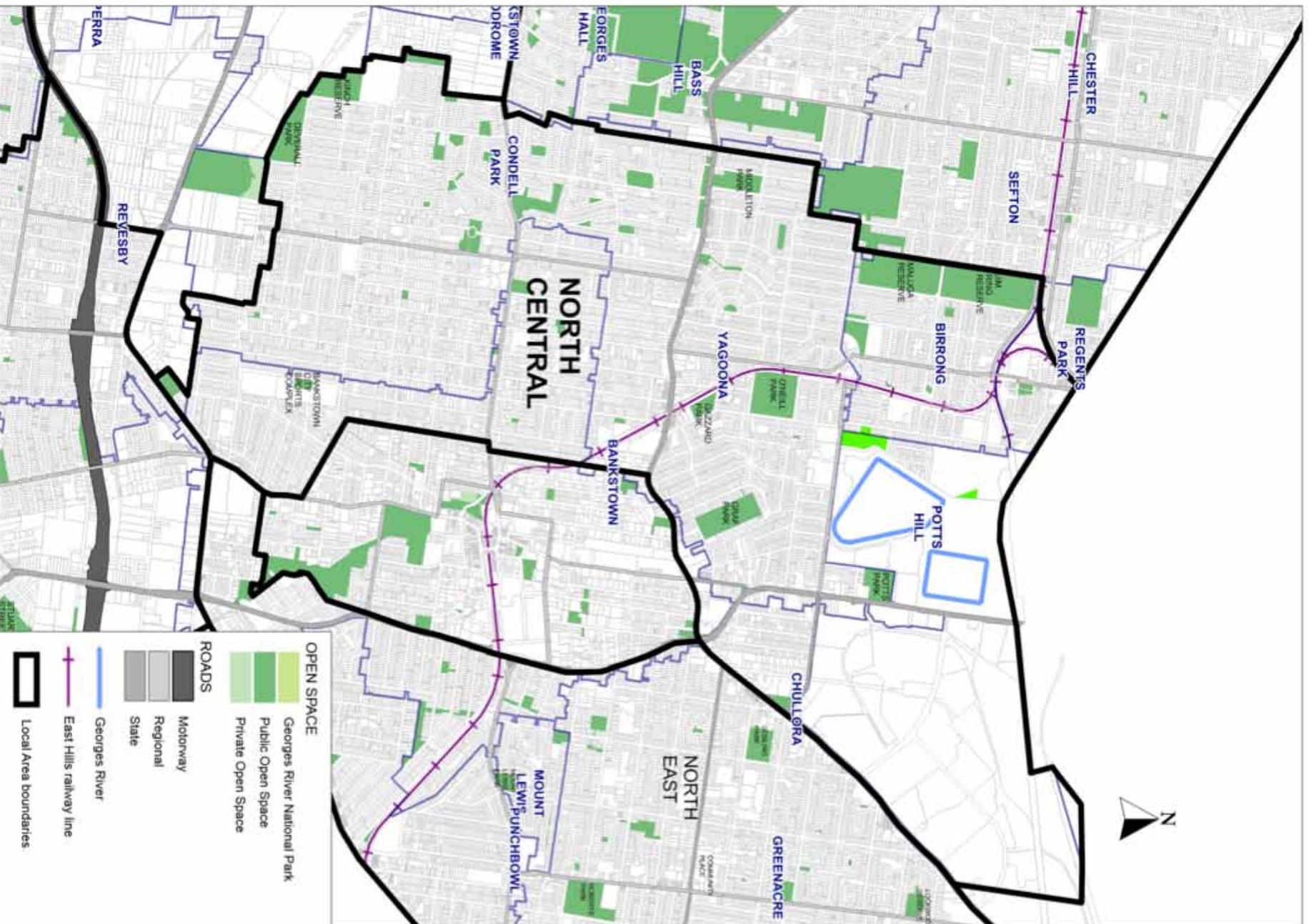
Birrong Sports Bowling Clubs

#### Public Schools

13

### Open Space Opportunities:

- Collaborate with Roads and Maritime NSW to protect and enhance Remembrance Drive along the Hume Highway
- Investigate divestment of Wren Reserve, Gascoine Reserve and Eldridge Reserve and utilise funds for purchase and embellishment of new and existing open space supply
- Prepare an options paper to identify sustainable potential future uses of Potts Park
- Undertake development works at Jensen Oval to support regional status
- Identify and rezone appropriate land for future acquisition to address open space deficiency in southern section of local area
- Investigate re-classification of Council own operational land in Martha Street, Yagoona, currently leased to NSW Scouts Association



## 4.5 Local Area Snapshot – North East

### Facts and Figures North East:

#### Open Space Description

The North East local area has a high proportion of open spaces but a limited hierarchy range. Residents interpret and utilise Roberts Park and Mt Lewis Park as major parks. A continuation of this trend will require a higher level of infrastructure at these sites to support the activity.

#### Population Facts & Forecast

Current Population of 38,100 is predicted to rise by 4,900 by 2031

#### Demographic Characteristics

The demographic character of the local area is predicted to remain stable over the forecast period

#### Key Sites

Allum Park, Roberts Park, Gosling Park, Mt Lewis Park, Norfolk Reserve, Northcote Reserve, (Community Place - operational land)

#### Public Open Space

45 sites comprising 32.8 hectares

#### Private Open Space

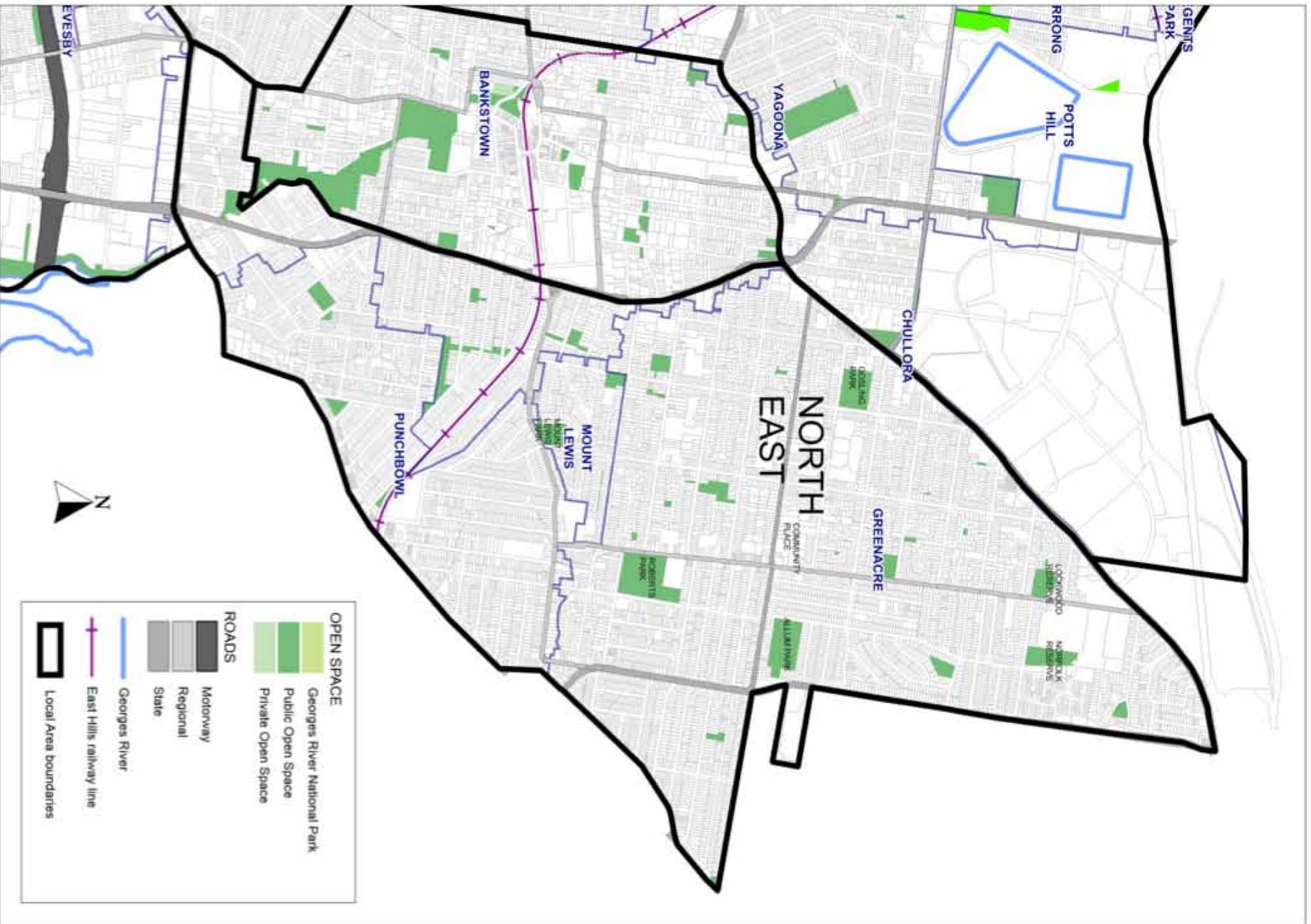
Mt Lewis Bowling Club

#### Public Schools

10

### Open Space Opportunities:

- Develop a masterplan for Community Place (operational land) as a civic precinct for Greenacre town centre to improve functionality, safety and connectivity of open space and civic buildings within the open space
- Investigate multi-purpose use of Roberts Park and increased hierarchy ranking of open space to accommodate passive recreation needs of the community
- Investigate increased hierarchy ranking of Mt Lewis Park and Arthur Park to accommodate passive recreation needs of the community
- Investigate divestment of Warwick Reserve, Peter Reserve and a portion of Dorothy Reserve and utilise funds for purchase and embellishment of new and existing open space supply
- Investigate future use of the former State Emergency Services Headquarters within Gosling Park. Consider divestment, reuse as community facility or incorporation into Gosling Park
- Investigate reclassification and divestment of small parcels of community land eg. 16-17 Salamander Place, Greenacre



## 4.6 Local Area Snapshot – North West

### Facts and Figures North West:

#### Open Space Description

The overall supply of open space across the local area is regarded as high with a variety of park settings and types. The area has a high number of district sportgrounds that provide opportunity to connect as biodiversity and recreation corridors.

#### Population Facts & Forecast

Current Population of 25200 is predicted to rise by 3100 by 2031

#### Demographic Characteristics

The demographic character of the local area is predicted to remain stable over the forecast period

#### Key Sites

Mirambeena Regional Reserve, The Crest of Bankstown, Walshaw Park, Thurina Park, Abbott Park, Jensen Park, Sefton Golf Course

#### Public Open Space

85 sites comprising 288 hectares

#### Private Open Space

Chester Hill Bowling Club

#### Public Schools

10

### Open Space Opportunities:

- Collaborate with Housing NSW (Family and Community Services) to plan future open space within Villawood East redevelopment
- Collaborate with Roads and Maritime NSW to protect and enhance Remembrance Drive along the Hume Highway
- Investigate rezoning of Council land to formalise operational land as open space to service areas of deficiency
- Develop a masterplan for the northern sector of Nugent Park as a civic precinct for the Chester Hill town centre
- Prepare a masterplan for ongoing development and connection of The Crest of Bankstown sporting complex and the Duck River recreation corridor.
- Investigate divestment of Baden Reserve, Brooke Reserve, Eldon Reserve, a portion of Jacaranda Reserve and unnamed reserve (51 Beatty Pde, Georges Hall) and utilise funds for purchase and embellishment of new and existing open space.
- Investigate shared use of Guilford Primary School grounds to alleviate open space deficiency in the surrounding area



## 4.7 Local Area Snapshot – CBD

### Facts and Figures CBD:

#### Open Space Description

The overall supply of open space across the local area is regarded as low with a limited range of park settings and types. Key sites such as Paul Keating Park and Memorial Oval service city-wide needs so provide restricted opportunity to meet the needs of local residents. Transport infrastructure is a major barrier restricting access to open space.

#### Population Facts & Forecast

Current Population of 18,200 is predicted to rise by 8,500 by 2031

#### Demographic Characteristics

The demographic character of the local area is predicted to remain stable over the forecast period

#### Key Sites

Bankstown Memorial Park, Ruse Park, Paul Keating Park, R.M. Campbell Reserve, Stevens Reserve

#### Public Open Space

23 sites comprising of 21.5 hectares

#### Private Open Space

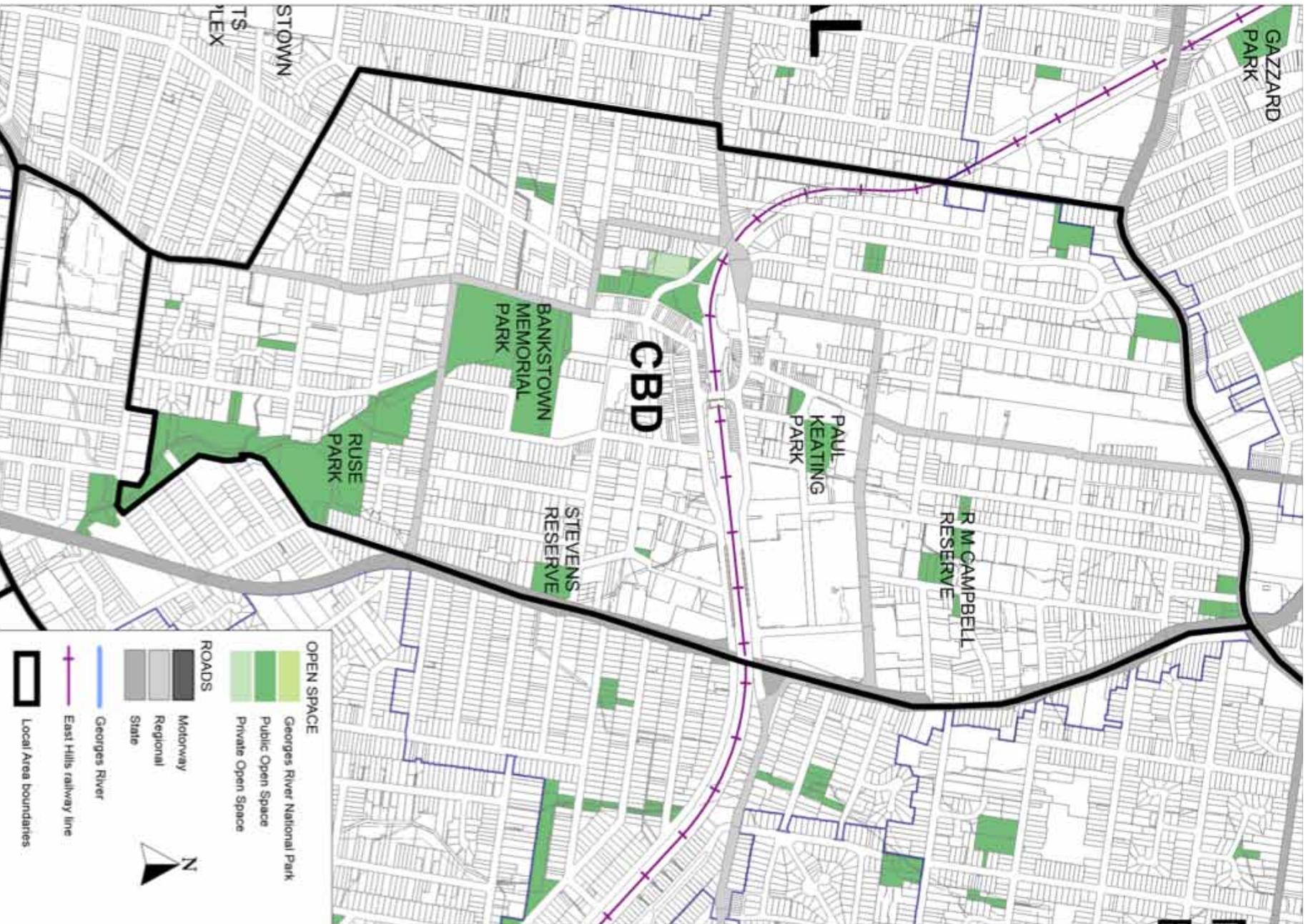
Bankstown RSL Club, Bankstown Sports Bowling Club  
Roads and Maritime land holdings along Stacey Street

#### Public Schools

7

### Open Space Opportunities:

- Collaborate with Roads and Maritime NSW to gain a community access agreement to land holdings along Stacey Street
- Investigate improvement to pedestrian access to Graf Park and Ruse Park from surrounding high density community catchments
- Prepare a masterplan for ongoing development and connection of the Salt Pan Creek recreation corridor
- Prepare an options paper to discuss ongoing use of Hoskins Reserve for model steam trains
- Investigate opportunities to create pocket parks within the CBD
- Investigate opportunities to support the establishment of a community garden within the CBD
- Work with private land holders and State government to secure access to sports grounds and open space
- Collaborate with Roads and Maritime NSW to protect and enhance Remembrance Drive along Hume Highway.





**BANKSTOWN**  
*City of Progress*