



Hawkesbury City Council

attachment 6  
to  
item 206

Draft Peel Park Masterplan  
Support Document

date of meeting: 28 August 2018

location: council chambers

time: 6:30 p.m.



# Peel Park Draft Masterplan

## Supporting Document

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This document provides information that has informed the draft Peel Park Masterplan. People Place and Partnership have compiled this document from information provided by Hawkesbury City Council, Arterra Landscape Designs and Clouston Associates – July 2018



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## Introduction

Peel Park is a district level park that sits within the context of a larger open space system that will be established as part of the adjacent 'Redbank' development. It provides for a variety of passive and recreation activities within a low key setting.

The adjacent Greenfield development site known as 'Redbank' is also of historic significance for its contribution to the development of keyline farming practices. Until recently this history has informed the rural character setting in which the park is positioned.

## Background

Peel Park will be required to contribute to meeting the active recreation needs of both the existing residents of North Richmond and the incoming population at the adjacent development 'Redbank'. The site will be required to continue to meet the needs of the existing population of North Richmond.

A Plan of Management addressing all future parkland within the Redbank Precinct, including Peel Park, has been developed which guides the management and use of parks and reserves within the precinct.

A draft Masterplan has been developed for Peel Park which will guide the evolution of the park from a low-use, mostly undeveloped site, into a high quality district level park which provides for a range of passive and recreation activities for the existing and future population of North Richmond.

## Planning Setting

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A Voluntary Planning Agreement (VPA) has been entered into between Hawkesbury City Council and the Redbank developer which addresses the developer contribution toward the upgrade of Peel Park.

The final Peel Park Masterplan is to include the requirements of the VPA and be consistent with the Hawkesbury Regional Open Space Strategy and its associated Design Guidelines.

Identified in the VPA are the following improvements that are to be provided by the developer, subject to item footprint and available space:

- Off street parking
- Training spaces
- Field area in adjustable configuration for summer and winter codes (two winter codes as a minimum)
- Sports amenity building
- Multi use sports courts
- Appropriate Lighting to Training Spaces to Australian Standards
- Irrigation to Training Spaces using Potable Water
- Fixed Fencing to Field Area
- Park shelters and pathways
- Dog off leash area
- Fitness trail

Improvements to include as standard:

- Passive recreation and open space for kick about/carnival space
- Connection to district cycleway
- Minor path link to site and bushland areas

## Demographic Setting

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North Richmond has an existing population of 4,980 people (2016 census). This is set to almost double, with the development at Redbank predicted to house an additional 3,920 people.

With the increase in population there will be a likely increase in demand for formal sporting facilities, informal open space and walking and cycling trails



# Community Engagement

To ensure the upgraded Peel Park will meet community needs and expectations, a series of community engagement activities have been undertaken to inform the design. Two community engagement periods were undertaken in order to ensure an appropriate outcome for the site.

## Engagement Period 1

The purpose of Engagement Period 1 was to gather feedback on the provisions made within the first draft of the Peel Park Masterplan. Engagement activities undertaken during this phase included:

- Public Hearing
- Community Meeting
- Public Exhibition of draft Masterplan
- Community Questionnaire

Key outcomes of this period included a series of revisions to the Masterplan in response to community feedback and a resolution by Council to perform further community consultation in order to resolve the Masterplan.



Community Workshop



Community Workshop



Community Workshop

## Engagement Period 2

The purpose of this phase was to clarify feedback submitted during the first round of community engagement and to resolve spatial concerns raised in the second draft of the Peel Park Masterplan. Engagement activities included:

### Direct engagement

- Community Workshop
- Key Stakeholder Interviews

### Digital engagement

- Community Survey

Key outcomes of this period included the clarification of spatial concerns and recommendations for next steps, community members becoming educated on the Masterplan process and select aesthetic considerations being clarified.

## Engagement Period 3

This phase included a Community Meeting to present the revised draft masterplan for feedback before presenting the plan to Council for public exhibition.

NOV 2016 - AUG 2017

## Engagement Period 1

Public Hearing  
Community Survey  
Public Exhibition of draft Masterplan

MAR - MAY 2018

## Engagement Period 2

Community Survey  
Key Stakeholder Interviews  
Community Workshop

MAY - JUN 2018

## Design Refinement

Refine Masterplan design based on feedback

AUG 2018

## Revised Draft Masterplan

Revised Draft Masterplan presented to Council briefing session

AUG 2018

## Engagement Period 3

Community Meeting

AUG 2018

## Public Exhibition

Draft Masterplan presented to Council for public exhibition

WE ARE HERE

# Community Values

The North Richmond community values various aspects of Peel Park for different reasons. By understanding the reasons why the community and users value the park, the Masterplan can protect and enhance these values.

Value	Valued Aspects
Recreation	<ul style="list-style-type: none"><li>• Passive parkland for walking and low key activities</li><li>• Children's play</li><li>• Youth facilities (BMX track)</li><li>• Large, fenced dog off-leash area</li><li>• Junior Cricket – two fields</li><li>• Training area for winter sports</li><li>• Access to water (creek)</li></ul>
Natural	<ul style="list-style-type: none"><li>• Bushland – protected, maintained</li><li>• Wet Meadow – protected and maintained</li><li>• Large paddock tree – protected</li><li>• Slope/gradient</li></ul>
Cultural	<ul style="list-style-type: none"><li>• Community interaction</li><li>• Pansy railway alignment</li></ul>
Access and Linkage	<ul style="list-style-type: none"><li>• Trails for recreation use that are suitable for walking and cycling</li><li>• Connection to future development area, shopping precinct</li><li>• Access to water (creek and dam)</li></ul>
Character	<ul style="list-style-type: none"><li>• Low-key, rural feel</li><li>• Open, uncluttered nature of the park</li><li>• Quiet</li><li>• Large size</li></ul>