



McConnell Avenue Reserve east

Community Consultation Findings

December 2020

1. Introduction

This report summarises community consultation on the preliminary schematic concept plan for the upgrade of McConnell Avenue Reserve East, Marino.

An Open Space Framework was recently endorsed by council to focus on achieving an equitable spread of appealing and functional open spaces across the city. Consideration was given to achieving equitable distribution of facilities across the city such as basketball courts, fitness nodes, BBQ's and other recreational sport facilities.

A recent audit of the courts at McConnell Avenue Reserve East has identified that they are in need of an upgrade. We also heard from the community during a previous consultation about what they would like to see at the reserve. As a consequence, the Open Space Plan recommends the following works at McConnell Avenue Reserve East

- Upgrade courts to provide 1 multi use court with tennis court, netball ring and basketball 3 v 3
- Add drink fountain, shelter and landscaping
- Upgrade irrigation

A budget of \$217,189 has been allocated to this upgrade. This budget is not sufficient for further amenities to be included in the design.

2. Consultation Program

Engagement occurred to inform community members of the preliminary schematic concept plan for McConnell Avenue Reserve east and to seek their feedback on the design. The consultation survey was open for 5 weeks from 12 November 2020 to 18 December 2020.

The survey was made available online at makingmarion.com.au/mcconnell-reserve-upgrade

Residents were informed about the survey in the following ways:

- **Flyer** - A hard copy flyer was delivered to approximately 312 households within roughly 400m² radius of the reserve outlining the period of consultation.
- **Onsite sign** - An onsite sign was installed at the reserve promoting the Making Marion link and consultation deadline.
- **Zoom and telephone** consultations held with individuals and small groups. Six separate meetings were held with staff from Land and Property and Open Space and Recreation Planning.

3. Consultation Overview

Residents were invited to provide feedback on the draft concept plan for McConnell Avenue Reserve through the online survey via Making Marion.

In total, during this 5-week consultation period Council received:

- 19 electronic responses to the Making Marion survey
- 13 emails via the community engagement email address. These emails were more pertinent for the revocation of the western portion of McConnell avenue Reserve, but contained some information about suitable upgrade options. These responses can be found in the revocation report.

A full summary of all responses to each survey question and relevant customer event feedback is provided within this report. Responses have been listed as worded by the respondent. For privacy reasons, respondents' details have not been included.

4. Consultation Findings

Overall, the preliminary schematic concept plan for McConnell Avenue Reserve east received positive comments and constructive feedback. In summary:

- A total of 48 visits were recorded to the project's Making Marion web page where residents could access the Preliminary Schematic Concept Plan and flyer.
- 19 responses to the survey were received.

Please see below for the results of this survey.

5. Summary of feedback received

Refer to Attachment 2 for a summary of the feedback received. The table attached identifies some of the concerns and items raised regarding the playground upgrade and how the feedback will be considered when finalising the concept design.

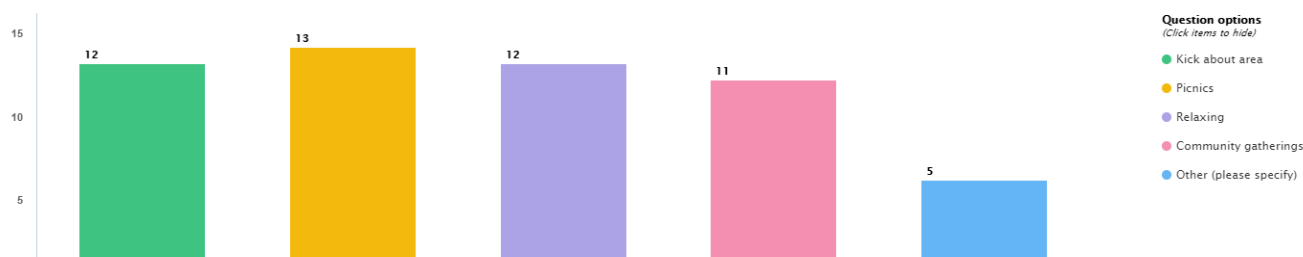
SURVEY RESULTS

Q1 The Open Space Plan recommends replacing the two tennis courts with 1 multi use court, with multiple sports provision. A multi use court can provide multiple uses. The design will be influenced by the most popular preferences. Please note that not all preferences can be accommodated. Rank your preferences below

Options	Rank
Tennis	1
Basketball	2
Line marked court games – hopscotch, four square, giant chess, snakes and ladders	3
Mini soccer	4
Scooter / trike track	5
Netball	6
Bocce	7

Summary of results: Tennis, basketball and line markings for minor games were popular choices for the multi use court

Q2. Council has endorsed budget to upgrade irrigation at this site. How would you like to use the irrigated grass plaza?



Summary of results: Respondents preferred a leisure area for picnics and relaxing as well as a kick about area for the irrigated grass plaza..

Q3 What facilities would benefit this site? Please note that not all preferences can be accommodated. Rank your preferences below

Options	Rank
Shelter and picnic table	1
Drinking fountain	2
Seating	3
Minor unstructured nature play (e.g. log steppers, balance log, fairy houses etc)	4
Native planting	5
BBQ	6
Dog friendly facilities – ie dog bowl, dog poo bags	7
Bike repair station / bike rack	8
Little library – swap book cabinet	9

Summary of results:

Facilities that benefit the leisure aspect of the site, such as seating and shelter and drink fountains are ranked highest.

Minor unstructured nature play is also ranked highly.

Q4. Do you have any other comments about what should be considered in the upgrade to the Eastern side of McConnell Avenue Reserve?

Two court areas are needed. Council's proposal is far inferior to the proposal presented by local residents in 2017. The residents have already provided the best option for the site, please follow it.

Whilst we welcome improvements to the reserve, the modest concept has not been developed in consultation with the community as promised in 2017 and the questionnaire style of on line consultation is very limiting when trying to capture the true needs of the community. The budget and implementation program has again been set without any consultation with the community, again not a very democratic or collaborative process, certainly not aligned with Council's consultation policy and open space strategy of engagement and partnering with a community that has demonstrated excellent capacity and skills to assist Council in delivering exemplary community facilities.


Our position is very clear as per our website <https://www.5049coastalcommunity.com/mcconnell-reserve-open-space.html>

We are working hard with The Friends of McConnell Reserve and the community to broker a better outcome on this matter and ask Council to endorse a more rigorous engagement with the wider community on the future the whole of this important reserve, beyond a local asset.

The street between the two parts of the reserve should be calmed and become a play street or "woonerf". The East side of the park needs the West side to be retained to maximise the health and social value of community space in this locality."

Be good to see some life in the venue so people will then attend and use

Something that drives place-making in a creative way. Imaging that people drive to the Bridgewater fairy garden to see those little houses - all next to a busy freeway. Would be great to have something that attracts people to expose them to those views that are impressive



I have small children who love to use this area to scoot, ride bikes, shoot netball and basketball. It is the only space within walking distance that I can take them to play in an open space - it is not practical to walk down and back up the hill with them. We utilize both the eastern and western side, particularly when the tennis court is in use and we don't want to interrupt the game with our "free play". The space has been very important to our family especially this year and whilst we are excited for an upgrade, I am concerned about the revocation of the western side as we use both sides equally - it is a busy space.

I urge you to please reconsider a playground. There is no way anyone at the top of this hill can access either playgrounds in Marino without getting in the car unless they are a pro athlete. The top of this hill is not child friendly. Kids can't ride their bikes up here, you can't take a walk with a pram because the footpaths are too hilly and dangerous and for parents or young families it's very isolating and frustrating. It's only until recently we can utilise the McConnell ave reserve as our son has reached the age of learning to ride a bike but now that feature is likely to be taken away too.

There is a major sports facility available on Scholefield road and as such I think the area should focus more on catering to the children and young families in the area.

One multi use court is a silly idea. It means that it wouldn't be any use if there was a family with some playing tennis and the kids not really being able to do anything. There should be two courts, maybe one of these courts could be a multi use court

Recommendations for the EAST side of McConnell Ave - I absolutely agree that these spaces need some investing from the council. We are highly concerned that by selling off the Western land with court and then replacing 2 existing courts then you are taking 3 courts away from these 2 spaces and replacing them with only 1 court. I understand that these will be multi purposed courts but if someone is using them and there is no additional court then it doesn't matter if they are multi functional. Our family uses the basketball court on the western side nearly every weekend. If you get rid of 3 courts and replace with only one new one then it will be a far more popular space which is great but it means that the demand is high. You need to upgrade 2 courts so that the spaces are more ready available to the community who will use them. Lots of planting of native trees and bushes that attract native wildlife would be a wonderful addition to this space as would a nature play area or even mini ninja warrior style equipment like at Heywood Park, Unley. By also retaining the western side you could add a mini bmx track to utilise the space. Please listen to the community on this issue, people do not want more houses on that street. We need to protect our open spaces.

Make the area usable. It's currently not maintained so it's not attractive to use. Make it usable for children.

Please create more native plantings for butterflies etc. and don't remove any trees from the intended multi-purpose court. Keeping both E and W parts of the reserve would allow more space for separate facilities and is my preferred choice ie. don't sell land.

NB. The above link to the revocation has NOT been added (insert link!) and your main page on consultation said 'Find out more and Have Your Say by visiting www.making.marion.com.au/mcconnell-reserve-upgrade' but this didn't find a page nor did the one for the W revocation. A little care would make you appear more professional."

Children's playground with shade. for example: swing, exercise/play equipment.

I would prefer to see more natural green spaces with maybe exercise equipment.

A single multipurpose court would be of little use as it cannot be shared by more than a handful of people at a time. They tend to be hogged by a few at the exclusion of others."

Toilet facilities

This area needs to continue to be an area multiple groups can all use at once - a multi use court is limited to 1 group at a time playing 1 sport - the current space supports multiple groups & multiple different sporting activities & use. There is already a BBQ, small shelter & a picnic table that do not need replacing. The addition of a drinking fountain, toilet & bike repair station will benefit all the people who currently use the park including the groups of bike riders that come multiple times per week. Greening of the area with Native plants will enhance the green corridor for the Native Fauna that visit the Park & reduce our carbon foot print. The current park including the Western side needs enhancing not re-developing - it is a unique area for the community & a meeting place for everyone, a great safe place to get to know your neighbors. The community design (not the councils concept drawing) must be the design considered by the community for the enhancement. The park facilities needs to be able to accommodate the significant increase in residents of the 600 new dwellings that are about to be built on the Old Lorenzin site who will also use the park. As this is a community park the residents will continue to be involved in the Park.

The Friends of McConnell Group welcome an upgrade of the McConnell Avenue Reserve but steadfastly believe any upgrade must include the retention and subsequent upgrade of the western portion of the McConnell Avenue Reserve.

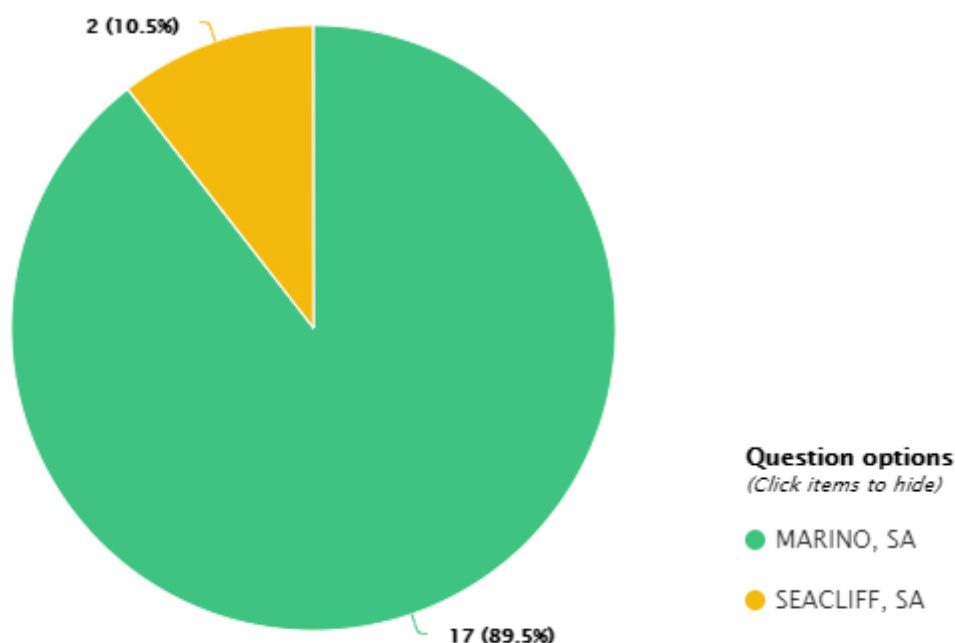
I would like to see biodiversity, nature play for kids, including screening of some sort to stop neighbours looking into reserve, so people can enjoy the space without being watched constantly by nosey neighbours

A Playground should be considered as both Bandon Terrace Reserve and Nimboya Road Reserve are too far away for small children, and the elderly.

Q5. Street name

Jervois Terrace	3
Shaftesbury Terrace	2
Newland Avenue	1
Yalpa Road	2
Angas Crescent	4
North Street	2
Young Street	1
Wheatland Street	1
McConnell Avenue	2
Ronald Crescent	1

Q6. Suburb



Summary of results: A majority of respondents live in Marino.

Email and letter responses


The following responses were contained in emails in response to the sale of the western portion of land but are relevant to the upgrade of the eastern side of McConnell Avenue Reserve. The emails and letters can be found in the revocation report

There is minimal dog friendly areas accessible in the local area to exercise dogs off leash and in a safe place from traffic

We feel that the current proposal does not go far enough and we would like to see both the eastern and western side upgraded together as a whole new neighborhood reserve for Marino.

Other suggestions for upgrades have included

- Playground for younger children
- Exercise equipment
- Native plantings to connect green corridors
- Public toilet to encourage visitors to stay longer
- Level courts for bike education (as opposed to the hilly surrounding streets)
- Safe gated area to let dogs play off the leash
- Continued provision of current amenities (tennis, basketball, netball, BBQ, shelter)
- Drinking fountain
- Bike rack / station
- Nature Play



Any upgrade must also include the retention of the Western portion and meaningful upgrade to the reserve as a whole.

Doesn't include a toilet and also does not include any integration of East and West

Things that would enhance the whole park and make it more useable and add to its uniqueness

- Toilet
- Water fountain
- Bike fix station
- Designated car park
- Grassed green area
- Dog Park area
- Pump track
- Multiple open area that can be used by multiple groups at the same time
- Natural play space – ie rocks, plants, trees
- More shelter more seating areas (ie more than the existing 1 area)
- Water run off harvesting via plantings and swales to naturally water the plants
- More native to the area plants – bush garden
- Encourage group fitness to use the open space area like they do in other parks
- Block off and include the section of McConnell Avenue that abuts both sides of the reserve

Raise the classification of McConnell Reserve to a Neighbourhood Level open space

Reclassify the combined eastern and western reserves to a Neighbourhood level open space category

Play could be mucking around on small scooters and bicycles.



ATTACHMENTS

Attachment 1: Preliminary Schematic Concept Plan

Attachment 2: Summary of feedback received



Attachment 1: Preliminary Schematic Concept plan

Attachment 2: Summary of feedback received

The table below identifies some of the concerns and items raised regarding the upgrade and how the feedback will be considered when developing the concept design. Table one details upgrade feedback.

Overall summary of key themes received

GENERAL NOTE - RESERVE CLASSIFICATION	
McConnell Avenue Reserve is a Local Level Open Space .	
Purpose	Local level open spaces are less complex in design providing limited facilities that generally cater for a low density urban environment, They provide environmental value through urban heat mitigation, contributing to biodiversity, water management and improving air quality.
Types of facilities	May include <ul style="list-style-type: none"> • Minimal park furniture and amenities such as park bench, drink fountains • Pathways for accessibility • Playgrounds • Opportunities for community gardens • Natural shade • Nature Play
<p>Its primary classification is Recreation – active Designed for active informal recreation that can include facilities such as playgrounds, grassed areas for ball games, multi purpose courts, fitness equipment.</p> <p>A secondary classification is Sport. A community court is used outside of a club membership</p>	
Types of Facilities for local recreation active	<ul style="list-style-type: none"> • Seating • Drinking fountain • Natural shade • Nature play elements • Irrigated – grassed area
Community Feedback	
Court Provision	
Resident Feedback	Design Response
<i>Two courts are needed</i>	The current budget allows for a single multi – use court. To include further play options as well as a single tennis court (much like Hamilton Park Reserve) would require additional funding. The future design will also need to consider site constraints including trees to be retained to ensure long term health and minimise root disturbance to court surfacing. There are also locations around the existing court where soil erosion and subsidence is evident that may require an engineering solution. To counter these constraints which are more prevalent if a larger court
<i>We utilise both the eastern and western side, particularly when the tennis court is in use and we don't want to interrupt the game with our free play.</i>	

<i>One multi use court is a silly idea. It means that it wouldn't be any use if there was a family with some playing tennis and the kids not really being able to do anything.</i>	surface is required will require additional budget enhancement.
<i>We are highly concerned that by selling off the Western land with court and then replacing 2 existing courts then you are taking 3 courts away from these 2 spaces and replacing them with only 1 court. You need to upgrade 2 courts so that the spaces are more readily available to the community who will use them.</i>	
<i>A single multi use court would be of little use as it cannot be shared by more than a handful of people at a time.</i>	
<i>This area needs to continue to be an area multiple groups can all use at once - a multi use court is limited to 1 group at a time playing 1 sport - the current space supports multiple groups & multiple different sporting activities & use.</i>	
Placemaking	
Resident Feedback	Design Response
<i>Something that drives place-making in a creative way. Imaging that people drive to the Bridgewater fairy garden to see those little houses - all next to a busy freeway. Would be great to have something that attracts people to expose them to those views that are impressive</i>	Imaginative and creative play elements that creates a unique sense of place and identity will be considered in the final design.
Playground	
Resident Feedback	Design Response
<i>I urge you to please reconsider a playground. There is no way anyone at the top of this hill can access either playgrounds in Marino without getting in the car unless they are a pro athlete. The top of this hill is not child friendly. Kids can't ride their bikes up here, you can't take a walk with a pram because the footpaths are too hilly and dangerous and for parents or young families it's very isolating and frustrating.</i>	A playground has not been considered or funded for this site. The design will provide play options outside of tennis such as kick about area, minor unstructured nature play and scooter / trike track. Other playgrounds in the area provide different options for play.
<i>Children's playground with shade for example: swing, exercise/play equipment.</i>	
<i>A Playground should be considered as both Bandon Terrace Reserve and Nimboya Road Reserve are too far away for small children, and the elderly.</i>	

East and West	
Resident Feedback	Design Response
<i>The street between the two parts of the reserve should be calmed and become a play street or "woonerf".</i>	The revocation of the western side of the reserve is tabled in a separate report. Any upgrade of this reserve, or joining of the reserves must be considered through the revocation process. The funding upgrade is associated to the Eastern portion only.
<i>The East side of the park needs the West side to be retained to maximise the health and social value of community space in this locality.</i>	
<i>The current park including the Western side needs enhancing not re-developing - it is a unique area for the community & a meeting place for everyone, a great safe place to get to know your neighbors. The community design (not the councils concept drawing) must be the design considered by the community for the enhancement. The park facilities needs to be able to accommodate the significant increase in residents of the 600 new dwellings that are about to be built on the Old Lorenzin site who will also use the park. As this is a community park the residents will continue to be involved in the Park.</i>	
<i>The Friends of McConnell Group welcome an upgrade of the McConnell Avenue Reserve but steadfastly believe any upgrade must include the retention and subsequent upgrade of the western portion of the McConnell Avenue Reserve.</i>	
<i>Any upgrade must also include the retention of the Western portion and meaningful upgrade to the reserve as a whole.</i>	
<i>Doesn't include a toilet and also does not include any integration of East and West</i>	
<i>Keeping both E and W parts of the reserve would allow more space for separate facilities and is my preferred choice ie.don't sell land.</i>	
<i>Block off and include the section of McConnell Avenue that abuts both sides of the reserve</i>	
Nature	
Resident Feedback	Design Response
<i>Lots of planting of native trees and bushes that attract native wildlife would be a wonderful addition to this space as would a nature play area or even mini ninja warrior style equipment like at Heywood Park, Unley</i>	Native plantings and landscaping will feature in the final design. Council has undertaken an audit of existing trees and planting to evaluate health and significance, including identification of weed and pest species. Council will revegetate the reserve with native and coastal appropriate planting that will support and enhance biodiversity. The design will also consider sightlines to distant views and also planted buffers to preserve privacy once planting has established.
<i>Please create more native plantings for butterflies etc. and don't remove any trees from the intended multi-purpose court.</i>	

<i>I would prefer to see more natural green spaces with maybe exercise equipment.</i>	
<i>Greening of the area with Native plants will enhance the green corridor for the Native Fauna that visit the Park & reduce our carbon foot print.</i>	
<i>I would like to see biodiversity, nature play for kids, including screening of some sort to stop neighbours looking into reserve, so people can enjoy the space without being watched constantly by nosey neighbours</i>	
Other	
Resident Feedback	Design Response
<i>By also retaining the western side you could add a mini bmx track to utilise the space.</i>	A BMX track has not been considered or funded in the design. Suitable space on the eastern side is limited for this activity.
<i>I would prefer to see more natural green spaces with maybe exercise equipment.</i>	E. Consideration for this type of equipment was limited in the survey responses and current funding does not allow for this provision. However should efficiencies be identified in the budget this may be reviewed.
Toilet facilities	Toilets are not considered in a local level open space.
<i>The addition of a drinking fountain, toilet & bike repair station will benefit all the people who currently use the park including the groups of bike riders that come multiple times per week.</i>	The Open Space Plan has prioritisation for public toilets within the service level hierarchy <ul style="list-style-type: none"> • State level open space • Regional Playground sites • Regional Open Space.
<i>Doesn't include a toilet and also does not include any integration of East and West</i>	The placement of toilets at open spaces that have not been classified in the above service levels can be considered on a case by case basis with regard to the following <ul style="list-style-type: none"> • The minimum service level in a Neighbourhood level open space or playground • The reserves include facilities with longer stay amenities such as sports courts, barbecues or a medium to large playground • It is reasonable to expect that the people would be using the park for extended periods and therefore a public facility extends the use and enjoyment for the space • A number of requests have been received and an assessment has shown that the site has high usage rates
<i>There is minimal dog friendly areas accessible in the local area to exercise dogs off leash and in a safe place from traffic</i>	McConnell avenue Reserve East is an off leash park and will continue to be so. Dog friendly facilities, such as dog bowl and dog bag dispenser will be added in the final design.
<i>Raise the classification of McConnell Reserve to a Neighbourhood Level open space</i>	



<i>Reclassify the combined eastern and western reserves to a Neighbourhood level open space category</i>	<p>McConnell Avenue Reserve currently has the hierarchy of local level open space. A motion would need to be moved to increase the classification.</p> <p>An increase to a neighbour hierarchy may include the following facilities</p> <ul style="list-style-type: none">• Sporting and recreation facilities• Park furniture and amenities such as park bench, shade, drink fountains• Pathways for accessibility• Playgrounds• Opportunities for community gardens• Shelter and natural shade• Nature Play. <p>With an increase of hierarchy comes and increase in service levels, allowing for a higher quality open space with a diversity of character.</p>
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** Design responses above are subject to final concept development, detailed design, unknown site conditions, cost management considerations and internal approvals*