



Upper Coastal Sporting Facilities – Master Plan and Business Case

Project history

Project objectives and outcomes

Stats and facts

Constructive conversations



Project history:

Lancelin Sports Complex Masterplan (2016)

Lancelin Sporting Facilities Working Group established, and at their first meeting became the Upper Coastal Sporting Facilities Working Group (22 January 2019)

Upper Coastal Sporting Facilities Working Group Public Meeting (27 March 2019)

Project Objectives:

Financially affordable and sustainable – considering implementation, operational and whole of life costs

Capitalise on and support maximising usage of pre-existing facilities

Engaging community and stakeholders to determine priorities and needs

Respond to rationalised evidence-based needs versus wants/wish list

Multi-purpose facilities that accommodate a range of sports and also connects clubs

Attractive, appealing and modern facilities for all ages (communities and visitors)

Project Objectives:

Vibrant community (central) hub/s that engages both the sporting and non-sporting community

Bringing Upper Coastal communities together – fair and equitable outcomes for all (supports connectivity between towns and communities)

Facilities that can grow with the community - Design accommodates capacity for facilities to grow as future needs change

Identifies what is important about the Upper Coastal area, community and sporting facilities and how its character and quality can be conserved, improved and enhanced.

Explore income opportunities in facilities design

Includes assessment of proposed Ledge Point to Lancelin road (construction of Old Ledge Point Road)

Project outcomes:

Based on a needs analysis of the entire Upper Coastal area and consultation workshops, the masterplan will identify what sporting facilities are required to service the needs of the region, and which sporting precincts are most appropriate to host which facilities.

The masterplan will inform the Shire of what facilities to support through public funding, and which facilities may not be supported.

The project will also prepare a business case to attract funding necessary to deliver the masterplan.

Workshop objectives

Today – a constructive conversation about the key opportunities and challenges we face in providing sporting facilities in the Upper Coastal Subregion.

Next year – two workshops to present outcomes of needs analysis, explore scenarios to meet sporting needs, and prioritise facilities

Stats and facts

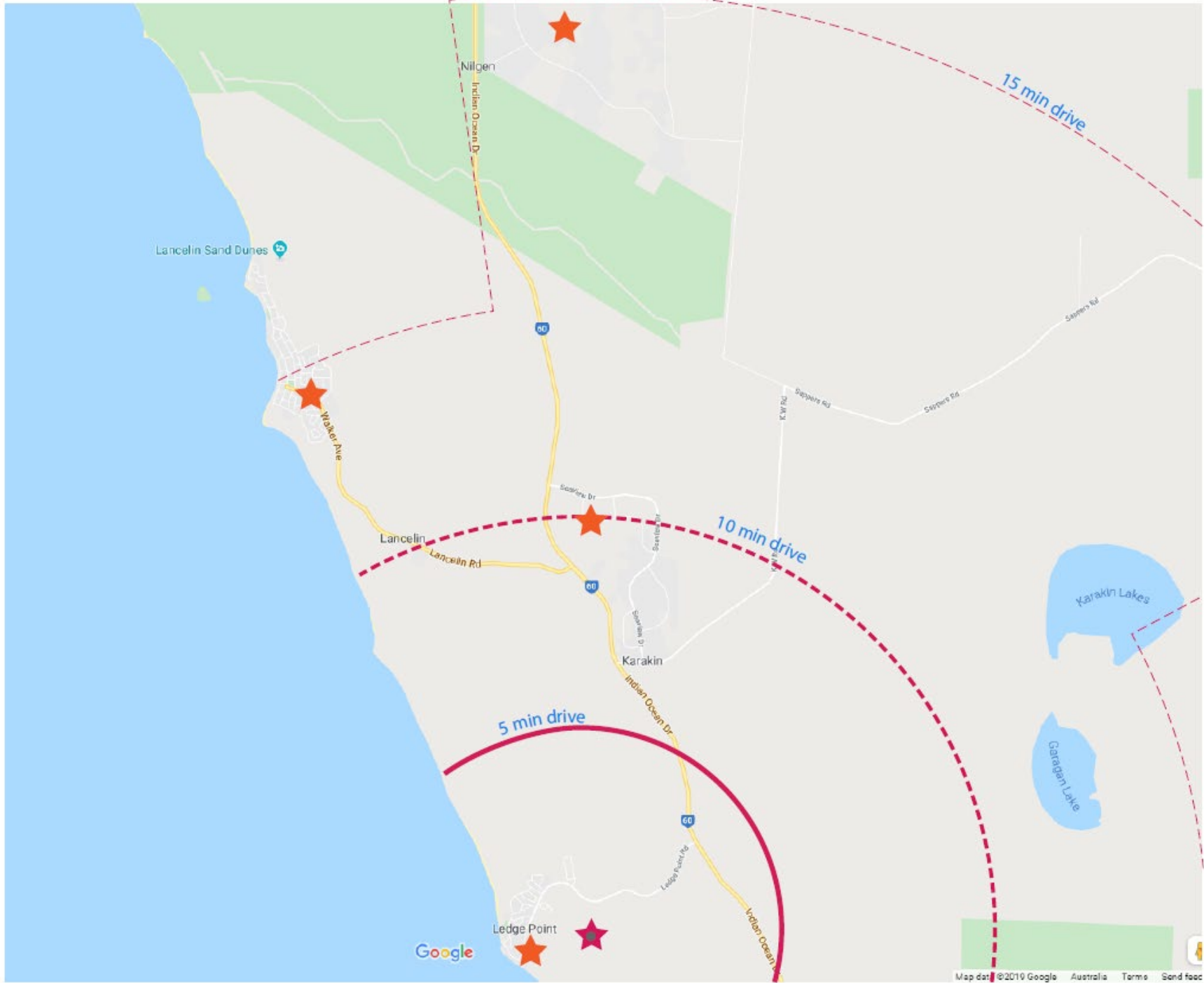
Upper Coastal Subregion



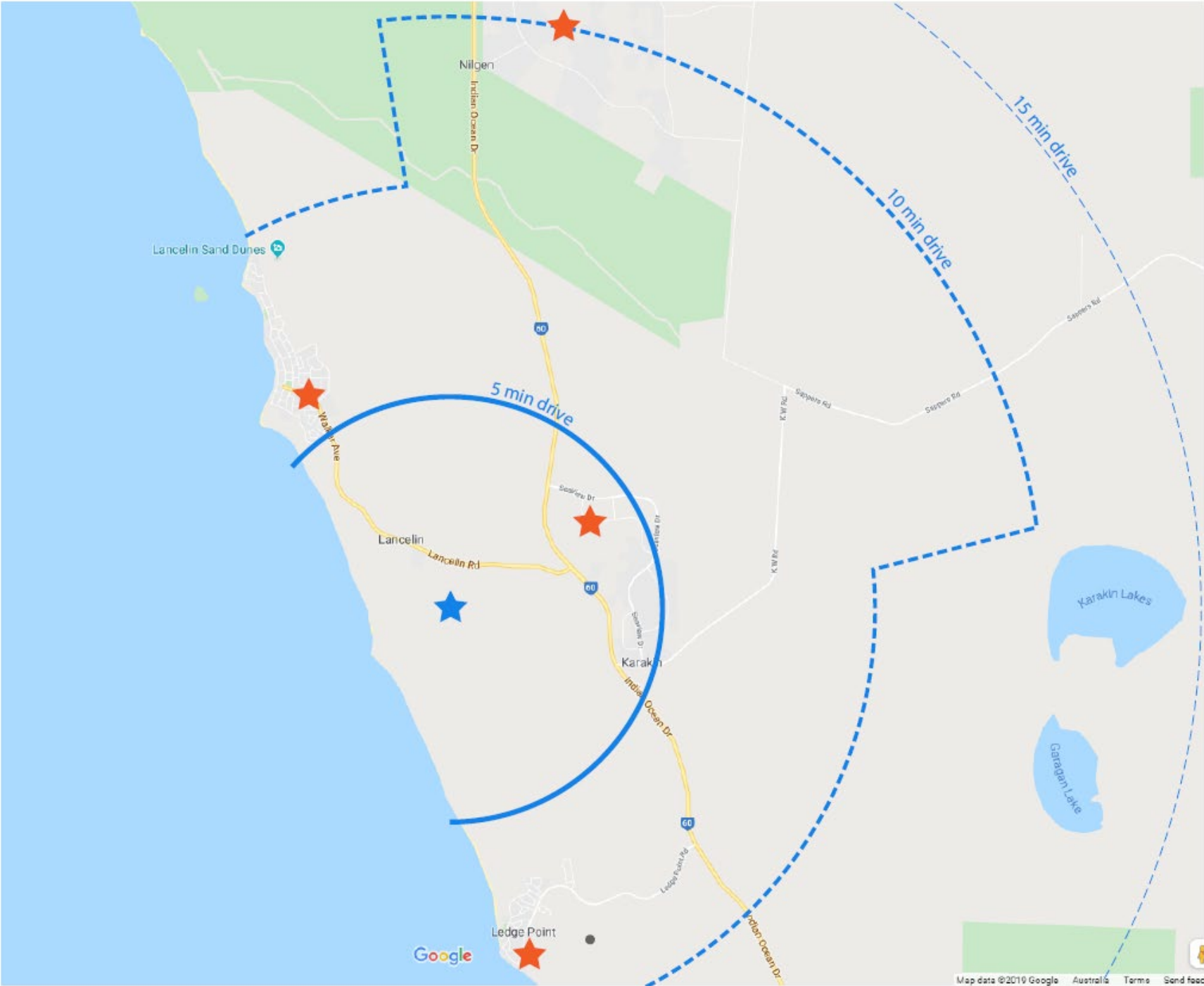
Upper Coastal Subregion

<div> <div>Total population of 1,470</div> <div>Predicted growth of 18.859% from 2016 to 2026</div> <div>(an additional 280 people)</div> </div>				
	Lancelin	Ledge Point	Karakin	Nilgen
Population	714	240	241	230
Median age	51	53	54	54
Families with children at home	70	23	36	24
Average children per family	1.6	1.7	1.6	1.7
Main sporting facilities include: (note – other passive and incidental recreation facilities may not be included in this list)	Sporting club rooms and bar Additional change rooms Lawn bowls Golf course Football oval Netball courts Indoor sports hall Shooting range and rooms Tennis courts (school) Skate park Angling club	Sporting club rooms and bar Lawn bowls Golf course Football/cricket oval Cricket nets Skate ramps Multi-purpose outdoor courts (tennis and netball)		Multi-purpose outdoor courts
<div>Identified budget of \$5 million (including \$3.3 million via grant funding) for sporting facility upgrades.</div>				

Ledge Point Country Club



Lancelin Sporting Complex



Shire of Gingin


Total population of 5,217

Covers an area of 3,208.4km²

\$8.37 million annual rate revenue

1% rate increase = \$83,000

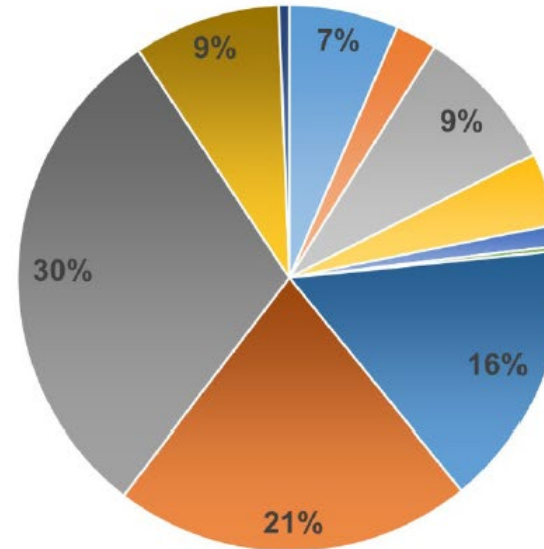
Financial comparisons
(2017-18)

	\$		km ²
Shire of Gingin	\$7.75m / \$14.8m	5,217	3,208
Shire of Chittering	\$5.44m / \$9.01m	5,472	1,220
Shire of Dandaragan	\$6.08m / \$10.84m	3,213	6,711
Town of Mosman Park	\$8.78m / \$11.97m	8,757	4.3
City of Wanneroo	\$151.66m / \$188.37m	188,212	685

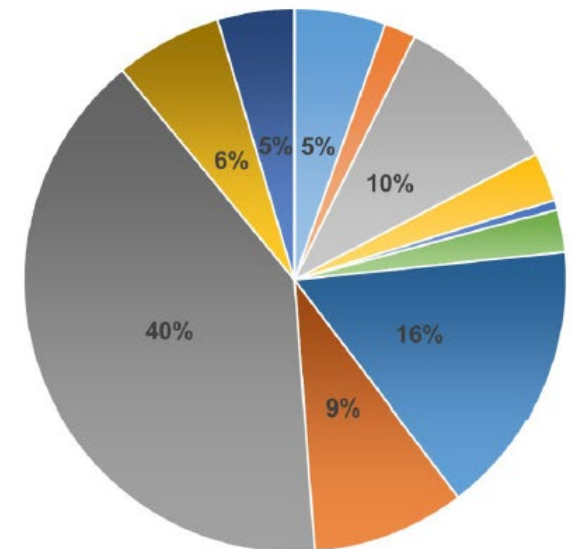
Financial comparisons (2017-18)

- Governance
- General Purpose Funding
- Law, Order, Public Safety
- Health
- Housing
- Community Amenities
- Recreation and Culture
- Transport
- Economic Services
- Other Property and Services

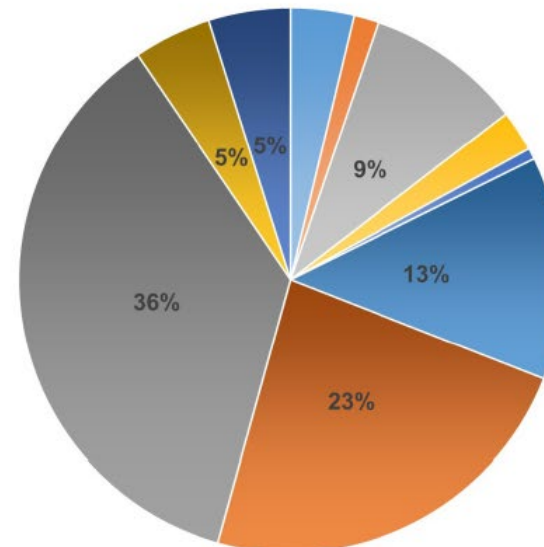
Shire of Gingin



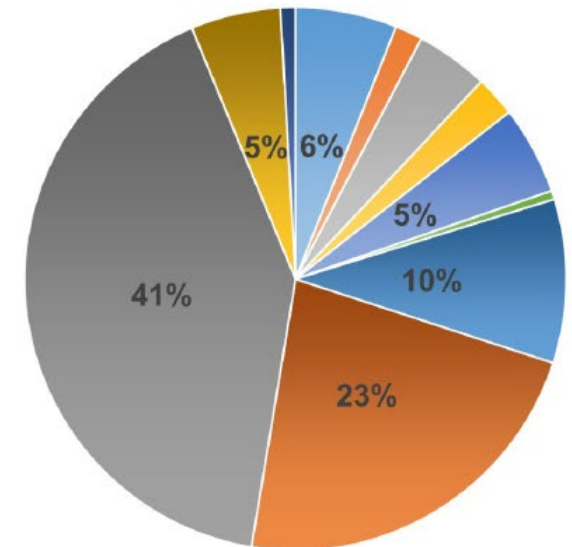
Shire of Chittering



Shire of Dandaragan



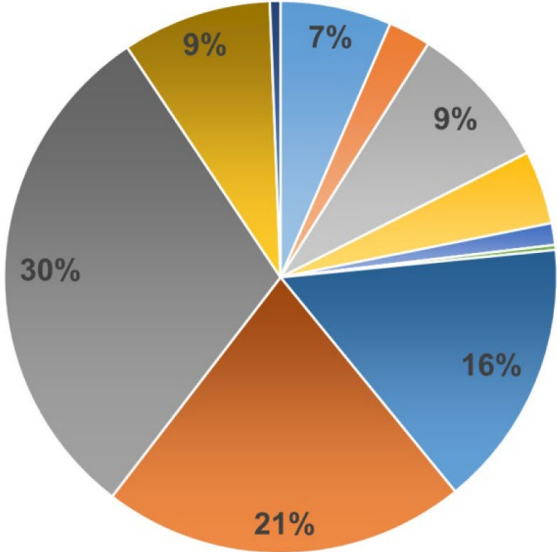
Shire of Carnarvon



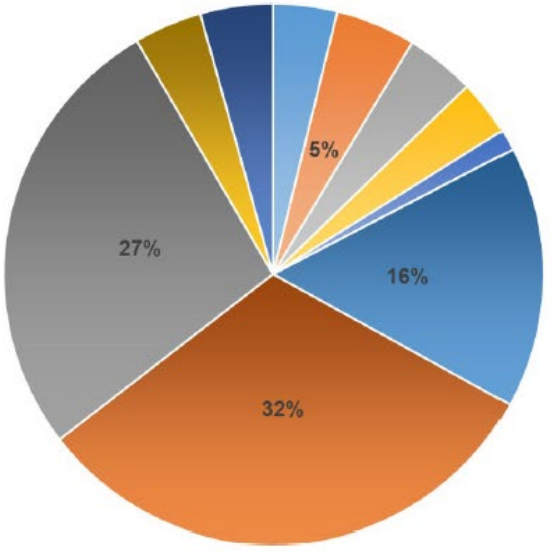
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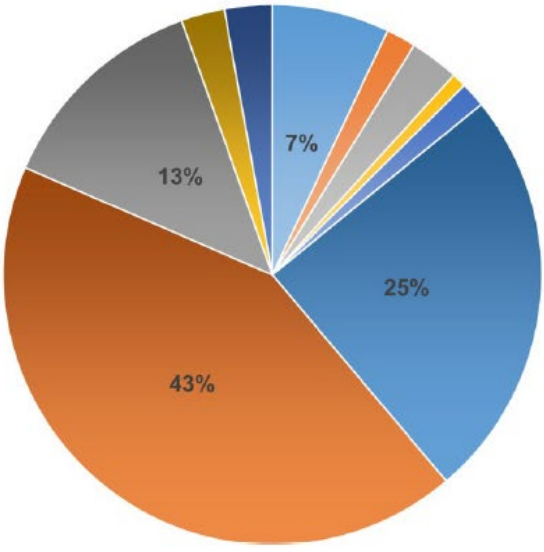
Shire of Gingin



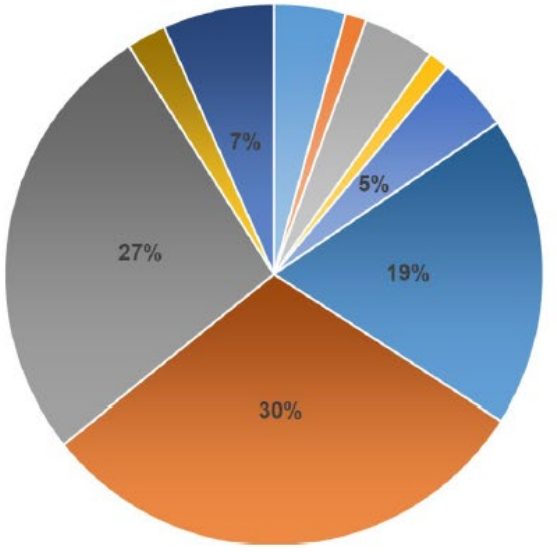
Shire of Harvey



Town of Mosman Park



City of Wanneroo



External grants

Local governments (especially regional) are reliant on external funding for provision and upgrade of sporting facilities.

Community Sport and Recreation Facilities Fund is administered through the Department of Local Government, Sport and Cultural Services.

Building Better Regions is administered through Regional Development Australia.

Community Sport and Recreation Facilities Fund

The purpose of the fund is to provide financial assistance to community groups and local governments to develop basic infrastructure for sport and recreation, through the rational development of good quality, well designed and utilised facilities.

Competitive fund that is typically oversubscribed.

\$12 million current annual budget.

Maximum grant of \$2 million.

Community Sport and Recreation Facilities Fund

The impact on physical activity is the primary driver and assessment basis for CSRFF.

Priority will be given to projects that lead to facility sharing and rationalisation.

Another priority consideration for CSRFF is upgrading existing facilities to be female friendly in design to encourage participation.

All projects must be well planned and follow the key principles of facility provision.

Resurfacing projects are a low priority; it is expected that facility managers will budget for these items as part of ongoing operation.

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Building Better Regions

Highly competitive.

Over five years, 1,062 project approved nationwide, including 32 projects in the Wheatbelt.

Projects assessed against economic and social merit.

This includes researching current facilities in proximity to project location and justify need for proposed facilities, and ongoing sustainability (e.g. asset management and replacement) of facilities with minimum lifespan of 50 years

Recent costs of new facilities in WA

Sporting pavillions – In Perth (no regional loading) the costs range from \$1.5 million to \$4 million depending on size of social space, earthworks, number of changerooms, storage, need for carpark or services etc. An average size would be \$2.5 million.

Courts - ~\$100,000 to establish, up to \$180,000 depending on the surface type.

Individual and/or group reflection

10 minutes

Moving into constructive conversations...

What does this mean for our community and the project?

Scribing

- Stay true to the way a person has said it; extract all of their point, don't put it in your words
- Don't interrupt participants when they are making a point
- Check that you have got it – “ask have I captured what you have said correctly” or “can you please repeat what you said (write the words they say)”
- Desist from evaluating people's ideas or opinions

Ground Rules

- Be present
- Listen actively – respect others when they are talking
- Be open to new concepts and ideas
- Do not be afraid to respectfully challenge one another by asking questions, but refrain from personal attacks
- Be conscious of body language and nonverbal responses – they can be as disrespectful as words
- The group is accountable for the project outcomes

Constructive Conversations

Given all that you have heard today and what you know from your personal experiences...

What are your expectations for provision of sporting facilities in the Upper Coastal Region and why?

Constructive Conversations

How might we meet the sporting and recreation needs of our community within our budget?

- What are our opportunities?
- What are our challenges?
 - Discuss and capture comments at your table
 - Share with all participants

Constructive Conversations

- What do you think are our top three (3) opportunities and why?
 - What do you think are our top three (3) challenges and why?
-
- Discuss and capture comments at your table
 - Share with all participants

Reflection

What else do we need to think about?

Is there anything we have missed?

**Thank you for being
part of the project and
sharing your thoughts.**

