

4. CRAIGHEAD RESERVE BMX RELOCATION

General Manager responsible:	General Manager City Environment
Officer responsible:	Greenspace Manager
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PURPOSE OF REPORT

1. The purpose of this report is to seek the Board's approval to proceed to detailed design and construction of the upgrade to Craighead Reserve.

EXECUTIVE SUMMARY

2. Craighead Reserve is a local park located on the southern side of Northcote Road, between Sawyers Arms Road and Vagues Road. The park contains a junior recreational standard BMX dirt track, some junior play equipment and a large grassed area with a number of large trees. A path goes through the park, connecting Northcote Road in the north, to La Perouse Place in the south.
3. The objectives for the Craighead Reserve upgrade were to:
 - Move the existing BMX track off the legal road reserve
 - Provide more challenging facilities for BMX users, without encroaching on the open space areas
 - Provide a more inclusive facility for BMX users and supporters
 - Improve the amenity of the park.
4. The Project Team developed a concept plan to meet these objectives. Key features of the plan included the relocated BMX track, a picnic table and enhanced landscaping.
5. In April 2006 a publicity pamphlet was distributed to approximately 450 stakeholders. This pamphlet included a summary of the BMX upgrade project, an initial concept plan (refer attachment 1), and a feedback form. The consultation received a 15% response rate (sixty six responses). Community feedback was positive and there were no opponents to the proposal.
6. The consultation outcome and Project Team responses are summarised in attachment 2. The key issues identified relate to:
 - BMX – the need to continue to cater for novices, need to offer a more challenging track, safety issues for track users, dust generated from the track, seating for supporters, safety for pedestrians (if picnic table inside the track)
 - A desire for more seating at the park
 - A desire for new play areas at the park, especially for toddlers
 - Ensuring visibility to the playground and BMX track to safeguard children
 - Various traffic issues, especially with difficulty crossing Northcote Road
 - Safety in terms of visibility to the play area.
7. The initial concept has been amended in response to community feedback and the preferred option is detailed in attachment 3. This option best satisfies the aims and objectives of the project and has good community support. Construction is scheduled for June 2006.
8. There were two options considered for the upgrade to Craighead Reserve:
 - (a) Relocation of the BMX track.
 - (b) Status quo – no change to the park.
9. The preferred option, (a), best satisfies the aims and objectives of the project and is consistent with feedback received through community consultation.

FINANCIAL AND LEGAL CONSIDERATIONS

10. A section of the BMX track is currently located on legal road reserve.
11. The proposed upgrade to Craighead Reserve is programmed in the Greenspace Unit's capital budget, for construction over the 2005/2006 financial year; specifically, \$43,731.

STAFF RECOMMENDATIONS

That the Board approve the plan detailed in attachment 3 (amended 16 May 2006) in order to proceed to detailed design and construction of the upgrade to Craighead Reserve.

CHAIRPERSON'S RECOMMENDATION

That the officer's recommendation be adopted.

BACKGROUND ON CRAIGHEAD RESERVE BMX RELOCATION

12. Craighead Reserve is a local park located on the southern side of Northcote Road, between Sawyers Arms Road and Vagues Road. The park contains a junior recreational standard BMX dirt track, some junior play equipment with a park bench and a large grassed area with a number of large trees. A path goes through the park, connecting Northcote Road in the north, to La Perouse Place in the south.
13. As the BMX track is currently partially located on road reserve, it will need to be relocated at some stage. This project focuses on the relocation and upgrade of the BMX track with some additional landscaping and seating.
14. The objectives for the Craighead Reserve upgrade were to:
 - Move the existing BMX track off the legal road reserve
 - Provide more challenging facilities for BMX users, without encroaching on the open space areas
 - Provide a more inclusive facility for BMX users and supporters
 - Improve the amenity of the park.
15. The Project Team developed a concept plan to meet these objectives. Key features of the proposed plan include:
 - Relocated BMX track
 - Picnic table
 - Enhanced landscaping.
16. In April 2006 a publicity pamphlet was distributed to approximately 450 residences, businesses and key stakeholders. This pamphlet included a summary of the BMX upgrade project, an initial concept plan (refer attachment 1), and a feedback form. The consultation received a 15% response rate (sixty six responses). Community feedback was positive and there were no opponents to the proposal.
17. The consultation outcome and Project Team responses are summarised in attachment 2. The key issues identified relate to:
 - BMX – the need to continue to cater for novices, need to offer a more challenging track, safety issues for track users, dust generated from the track, seating for supporters, safety for pedestrians (if picnic table inside the track)
 - A desire for more seating at the park
 - A desire for new play areas at the park, especially for toddlers
 - Ensuring visibility to the playground and BMX track to safeguard children
 - Various traffic issues, especially with difficulty crossing Northcote Road
 - Safety in terms of visibility to the play area.
18. The Project Team considered the feedback from this consultation and revised the concept plan in the following way:
 - The inside of the track to be grassed (tyres will not be used). Where trees are located near the track a camber will be used to reduce tree hazard. The location of any new trees will be assessed at the construction stage.
 - Options to reduce the amount of dust generated from the track will be investigated.
 - A picnic table will not be located inside the track. A total of three picnic tables will be installed at Craighead Reserve - two picnic tables near the track, and one picnic table near the playground. The location of these will be confirmed at the design stage.

- The possibility of including a low mound, which could be used as a viewing platform, will be assessed as part of the final design of the track.
 - A line of trees (about a dozen *Pittosporums*) will be added to the eastern boundary, near the picnic table to provide shelter. The location of these will be confirmed at the design stage.
 - Some shrubs will be removed and tree canopies lifted to make the playground more visible from Northcote Road.
19. The amended concept plan is included as attachment 3. This plan best satisfies the aims and objectives of the project and has good community support. Construction is scheduled to begin in June 2006.
20. As part of this consultation the Project Team also sought feedback on the community's aspirations in terms of future development of the park. The key issues related to the desire for an upgrade to the existing play facilities, other community facilities such as BBQ, toilets and drinking fountain, seating, lighting and landscaping. These issues will be considered as part of the future development of the park, once funding is secured. We note that the request for additional seating will be addressed as part of the current project. The other issue raised was that wooden fence palings are being broken so that people can cut across the railway line to get to the walk/cycle way. This issue will be investigated by our maintenance team.

OPTIONS

21. There were two options considered for the upgrade to Craighead Reserve:
- (a) Relocation of the BMX track
The recreational facility is moved off the road reserve. Allows the BMX track to be upgraded and made safer. Clear sightlines from Northcote Road allow passive surveillance. Enhanced seating and landscaping provided.
 - (b) Status quo
The recreational facility will have to be moved off the road reserve at a later stage. Issue of seating is not addressed.

PREFERRED OPTION

22. The preferred option, (a), is detailed in attachment 3. This option best satisfies the aims and objectives of the project and is consistent with feedback received through community consultation.