

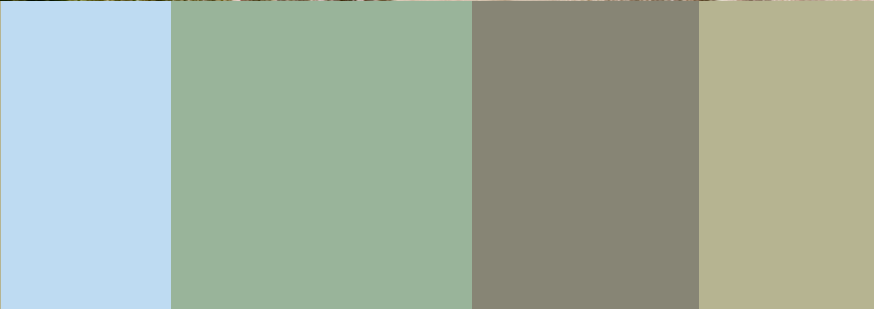


QUEEN ELIZABETH RESERVE



Ku-ring-gai Council

QUEEN ELIZABETH RESERVE  
LANDSCAPE MASTERPLAN







CONTENTS

Part 1: Background2

Introduction	2
Location	2
History and Heritage	3

Part 2: Community Engagement5

Community Engagement Phase One	5
Community Engagement Phase Two	6

Part 3: Existing Condition7

Landscape Character	7
Social and Cultural Character	6

Part 4: Analysis8

Park Elements and Context	8
Plans of Management	8
Local Environment Plan	11
Existing Park Functions	12
Existing Structures and Furniture	13
Existing Services, Infrastructure, Lighting and Safety	14
Existing Trees and Vegetation	15
Existing Play Space	16
Opportunities and Constraints	17

Part 5: The Landscape Masterplan19

Queen Elizabeth Reserve Landscape Masterplan	20
	21

Part 6: Financial Considerations22

Project Budget	22
Indicative Project Staging	22

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Introduction

Ku-ring-gai Council has developed a Landscape Masterplan for Queen Elizabeth Reserve which will prioritise works over the next 10 years.

Queen Elizabeth Reserve is classified as a District Park because of its size, location, large areas of public recreation space, and its unique landscape character and heritage. The draft *Greener Places Design Guide* (Government Architect New South Wales) outlines that a District Park is:

- is distributed to allow for a 2km catchment of most houses;
- serves several neighbourhoods;
- has users that are willing to drive up to 30 minutes to access the park;
- has 50% road frontage to support visibility and accessibility;
- has extensive recreation space, and often operates as a sporting facility;
- contains local and destination play space opportunities, including large active spaces for youth;
- contains picnic and gathering spaces for large groups, and;
- may contain exercise equipment stations.

The Landscape Masterplan aims to conserve, protect and enhance the landscape character of Queen Elizabeth Reserve while improving the amenity and aesthetics of the park.

The Landscape Masterplan gives consideration to:

- upholding good stewardship of the parkland;
- improving access to the park for all users and community groups;
- improving opportunities for community recreation, leisure and enjoyment;
- preserving and retaining the distinctive landscape character that acknowledges heritage and history;
- maintaining, improving and embellishing existing park facilities and buildings whilst balancing the demands on the facilities;
- integrating sustainable and environmental principles into park design;
- implementing a risk assessment and crime prevention through environmental design;
- on-going maintenance of the park and long-term viability;
- providing an implementation program for the development of the park including resource implications, estimated costs and priorities;
- focussing Council resources to the areas that will deliver the greatest benefit to our residents, and;
- providing a holistic approach to design that allows for improvements to occur in stages as funding becomes available.

The Landscape Masterplan is a long-range document identifying priorities for improvements over the next 10 years. It will be monitored on an annual basis and reviewed as required.

What is a Landscape Masterplan?

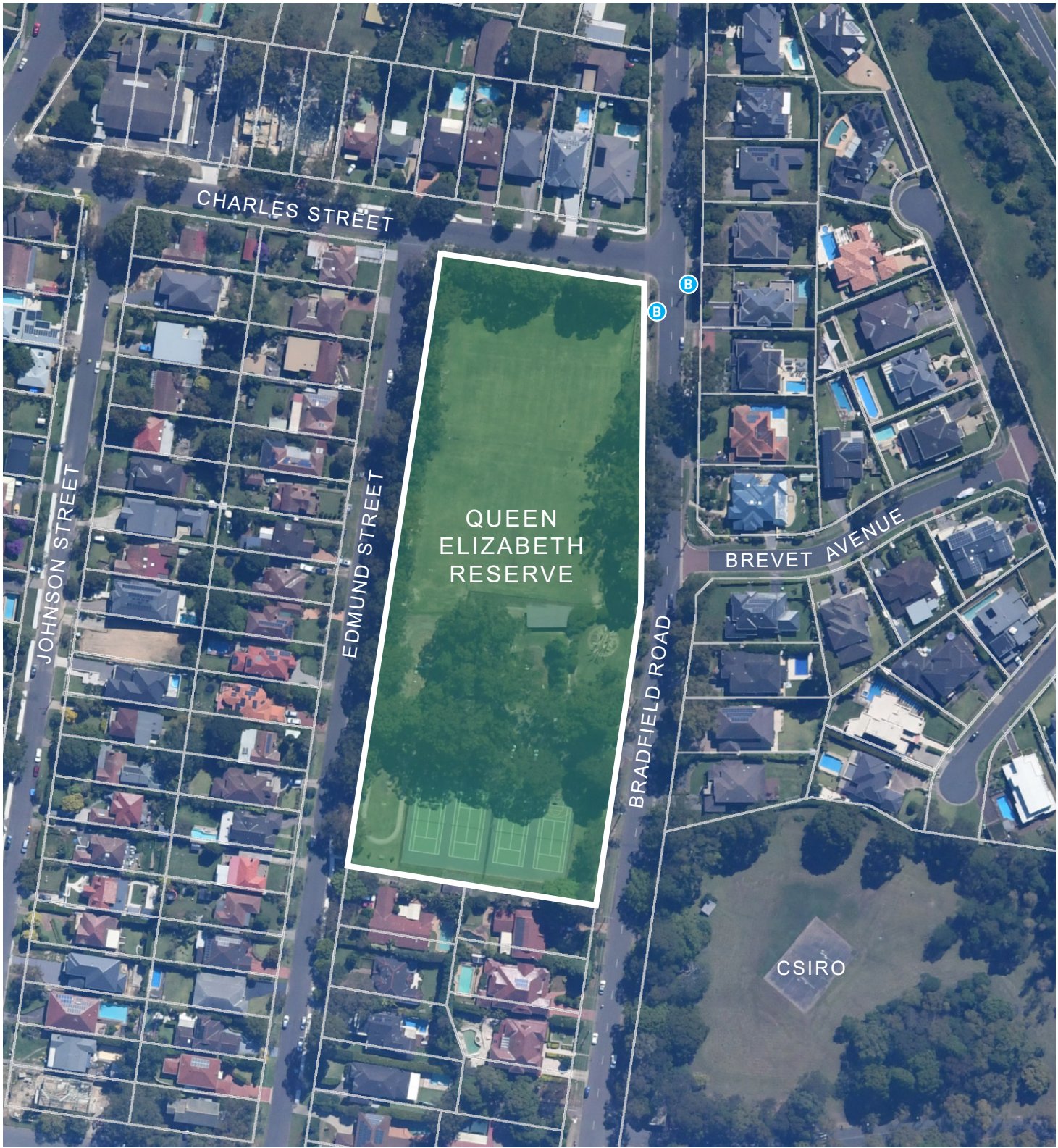
A Landscape Masterplan is a plan that is developed after analysing existing site elements and features, considering community and stakeholder consultation and determining the functions of a site. Opportunities, conflicts and constraints are identified in the development of an overall plan to guide the long term management of the park. The Landscape Masterplan is a strategic document that enables Council to work in stages as funds become available to revitalise the parkland and make the most of the established landscape character and the area's rich history.

Council's Landscape Architects have prepared this plan in consultation with residents and stakeholders to determine the need for upgrade works and allocation of priorities for funding future staging of works.

Location

Queen Elizabeth Reserve is located on Darramuragal country. It comprises 2 hectares of parkland bordered by residential lots to the south, Edmund Street to the west, Charles Street to the north, and Bradfield Road to the east.

In the immediate vicinity of the park is the CSIRO Lindfield Site to the south-east and the West Lindfield Shopping Centre to the north of the site. The wider setting comprises low density residential housing bounded by Lady Game Drive and various natural areas and creek lines that connect to Lane Cove National Park to the south.



Location Map



The Vision for Queen Elizabeth Reserve

Queen Elizabeth will maintain its character as a diverse recreation space, sensitively responding to its suburban and historic context. Improvements to active and passive recreation, and opportunities for socialisation will improve the park to the level required for a District Park.



History and Heritage

Aboriginal Heritage

For thousands of years the Ku-ring-gai area was home to the Darramuragal people. Aboriginal people fished and hunted in the waters and hinterlands of the area, and all clans harvested food from the surrounding bush. Self-sufficient and with strong connections to neighbouring clans, they had no need to travel far from their lands, since the resources about them were so abundant, and trade with other tribal groups was well established. Moving throughout their country in accordance with the seasons, they spent perhaps only 4-5 hours per day working to ensure their survival. With such a large amount of leisure time available, they developed a rich and complex ritual life through their language, customs, spirituality, and law at the very heart of which was their continued connection to land<sup>1</sup>.

European Heritage

In the first ten years of the 19th century, the English scientist explorer, George Caley, from his headquarters at Government House, Parramatta made a very close study of the North Shore, classifying its flora and fauna, naming particularly its trees, for it was with the advent of the timber-getters that Lindfield (and Ku-ring-gai's) development really began.

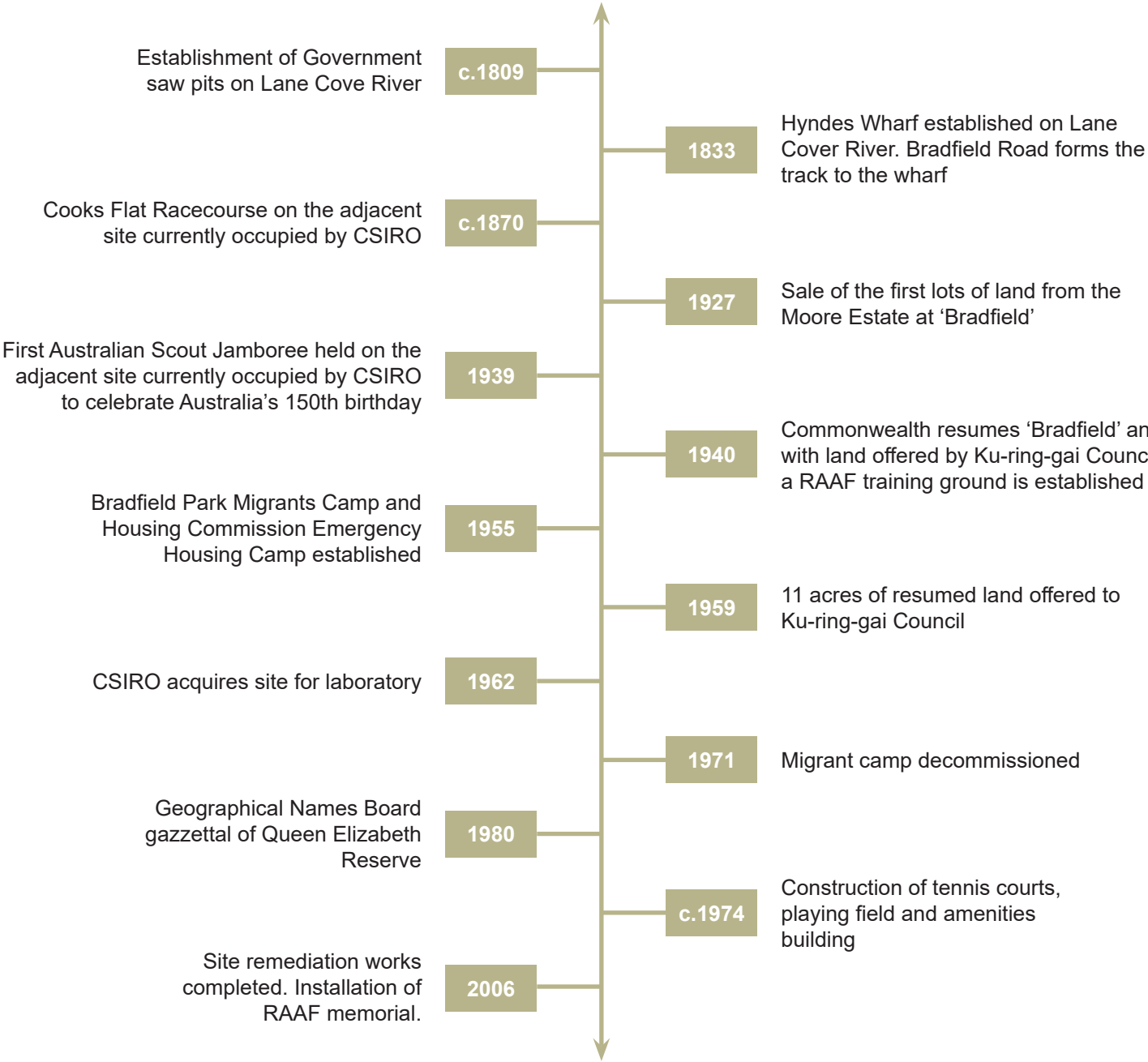
Lindfield was named from a charming house, set among trees with shrubs and garden, the family residence of Mr List, built in the 1880s, and named from a village home in Lindfield, West Sussex, of cherished memories. It stood between modern Bent and Balfour Streets on the Pacific Highway of today. Later, in 1893, it became the family home of William Cowan, a tea-merchant (James Inglis & Sons) who was attracted to the North Shore by the beauty of its trees, its bush scents and birds. Mr Cowan was to play an important role in Lindfield's development into part of Ku-ring-gai Shire in 1906. He became the first President of the Shire Council and lived in "Lindfield" for twenty-seven years with his wife and family.

The convict built steps leading down to the river wharf are a reminder today of the past history of Lindfield in the busiest period of its history for a least forty years. "The Government Camp" to house the convicts was built of slab huts, bark huts on the site of what was to become in World War II (1939–1945) a most important air-force training camp, designated Bradfield Camp. Later still, their camp dwellings were to house the migrants from many countries. The dwellings were demolished in recent years and formidable modern buildings, some of them housing intricate scientific instruments, have taken their place and the last traces of the pit-saws and fireplaces have vanished.

The forests were to fall to the axes of the convict labourers; the fallen timber was hauled to the pit-saws, the usual method employed for many years, where the timber was cut to sizes suitable for haulage and use. The pits were easy to dig, the labour plentiful, so the method was simple to organise in the absence of machinery. The convicts were employed either by a Government Camp establishment, as at Lindfield, or as assigned labour to master sawyers, free settlers or men who had risen from "convict status" to "ticket-of-leave", or "emancipist" station in life.

As the timber getters moved on, the orchardists moved into their paddocks and D.D. Mathew's "Clanville" farm became the celebrated orchard of young Irishman Richard Archbold – land grant 1825 – and from Lindfield (south-east side) Archbold's Hill, Trafalgar Street, came celebrated oranges, nectarines and apricots for the markets of Sydney.

The North Shore Railway line was established in 1890, and subdivision of orchards and large estates for residential development near the railway stations proceeded thereafter.



1943



1956



1972



1988



2005

1. Aboriginal Heritage and History Within the Ku-ring-gai Local Government Area, 2015 (extract from the Ku-ring-gai Council Aboriginal Site Management Report 2015) prepared by the Aboriginal Heritage Office for Ku-ring-gai Council (Thorne 1968: 39)



The West Lindfield Neighbourhood Area with a shopping centre in the triangle of land between Fidden's Wharf and Bradfield Roads as its focus is both the oldest continuously 'settled' area in the Ku-ring-gai community, and the community which has witnessed the most diverse range of land usage developments.

The site was once known as Cook's Flat, which was a cattle tethering area for the convict camp nearby when the area was primarily used for timber getting and logs were floated down the Lane Cove River from Fidden's Wharf. It was then a local racecourse (late 1800s), site of the Australasian Scouts Jamboree in 1938-1939, site of an Initial Training Depot for the RAAF during the Second World War and the site of the Bradfield Park Migrant Hostel which closed in 1971.

There are existing memorial plaques to the Scout Jamboree and Cooks Flat in "The Broadway" remnant road reserve corner Moore Ave and Bradfield Road.

### RAAF Bradfield Park

The site at what is known as West Lindfield was RAAF Station Bradfield Park established on 27 May 1940.

It was one of the largest RAAF bases in Australia and a major element in the Empire Air Training Scheme, had a staff totalling over 3000, housed and trained 240,000 RAAF and WAAAF personnel, and was the final home posting embarkation depot for almost all pilots in WW2.

With the outbreak of WWII, the site of the Scout Jamboree Camp was taken over by the Royal Australian Air Force and on 1 November 1940 (All Saints Day) RAAF Station Bradfield was commissioned and remained so until 1946. The station was used for basic training but was, more importantly, the Embarkation Depot from which most of the RAAF personnel posted overseas left Australia.

### Migrant Hostel

Between 1946 and 1971, the land at Bradfield Park housed approximately 100,000 people in temporary accommodation. Managed by the NSW Housing Commission, the hostel housed postwar migrants and Australian residents in need of accommodation. Conditions were considered to be poor, with dirt roads and poor quality, temporary housing.

### The subdivision of land for housing – Lindfield Heights

Council was given possession of half the Bradfield Park site by the Commonwealth Government in 1972, the remainder belonging to CSIRO National Measurements Laboratory. Some of the CSIRO site was sold off and subdivided as housing land for 29 lots and is called 'Lindfield Heights'. with internal roads named Brevet Avenue and Squadron Court, which are air force terms, alluding to the RAAF use of the site.

A developer's contribution from the subdivision of \$20,000 part funded a sculpture at the site. The location of the sculpture commemorating the site as the RAAF base is within Queen Elizabeth Reserve, close to opposite the road entry to the sub-division.

Queen Elizabeth Reserve sports ground was remediated and rebuilt with embellishment and upgrade of the playground and parkland completed as part of the 2006 Capital Works Program.<sup>2</sup>

2. Text in this section adapted from:  
'RAAF Station Bradfield to CSIRO 'Sell Off', 1940-1990', The Historian Volume 19 No 3 October 1990, M MacCabe  
'Australasian Scout Jamboree in Ku-ring-gai', The Historian, Volume 18 No 4 September 1989, M Wyatt  
'Lindfield – From Sawpit to Suburb', The Historian, Volume 5 No 4 December 1976, in Volume 6 No 3 September 1977 and in Volume 46 No 1 December 2017, D. Wane; and  
'RAAF Station Bradfield Park - The making of a memorial', A. Walker, November 2006



Group of WAAAF airwomen during physical training at Bradfield Park c.1943



RAAF personnel at Bradfield Camp before leaving for the embarkation wharf c.1941



Aerial view of Bradfield Park c.1943



Children play in the puddles at Bradfield Park c.1958 Credit: Bruce Adam



Former hostel residents c.1966 Credit:Jan Wright



Community Engagement Phase One

In October 2022, Council sought feedback from the local community to help prepare the draft Landscape Masterplan for Queen Elizabeth Reserve. Notification letters and invitations to complete the online survey were sent to 550 local residents, in addition to direct emails to sporting user groups and casual tennis hirers. The feedback survey was also available online via the Council website.

A total of 226 feedback surveys and 2 email submissions were received. The insights from the feedback survey are summarised below.

Key words for what people appreciate about the park:

- open space;
- community;
- dog off-leash;
- trees;
- close-by, and;
- sport facilities.

Users of the park:

- visit weekly, and spend between half an hour and two hours there;
- mostly attend to play sport;
- attend with family, and;
- feel it is a positive place to socialise.

Following an analysis of respondents’ detailed comments, people would like to see the following prioritised in the Landscape Masterplan:

- Improved field condition.
- Retention of dog off-leash facility, however most respondents support separation of the field and off-leash dog facility.
- Improvements to both amenities facilities.
- Play space upgrade.
- Basketball court.
- Improvements to accessibility, including a perimeter path..
- More seating.
- Improved shelters, picnic facilities, bubblers and BBQ.
- Car park resurfacing
- Lighting improvements.

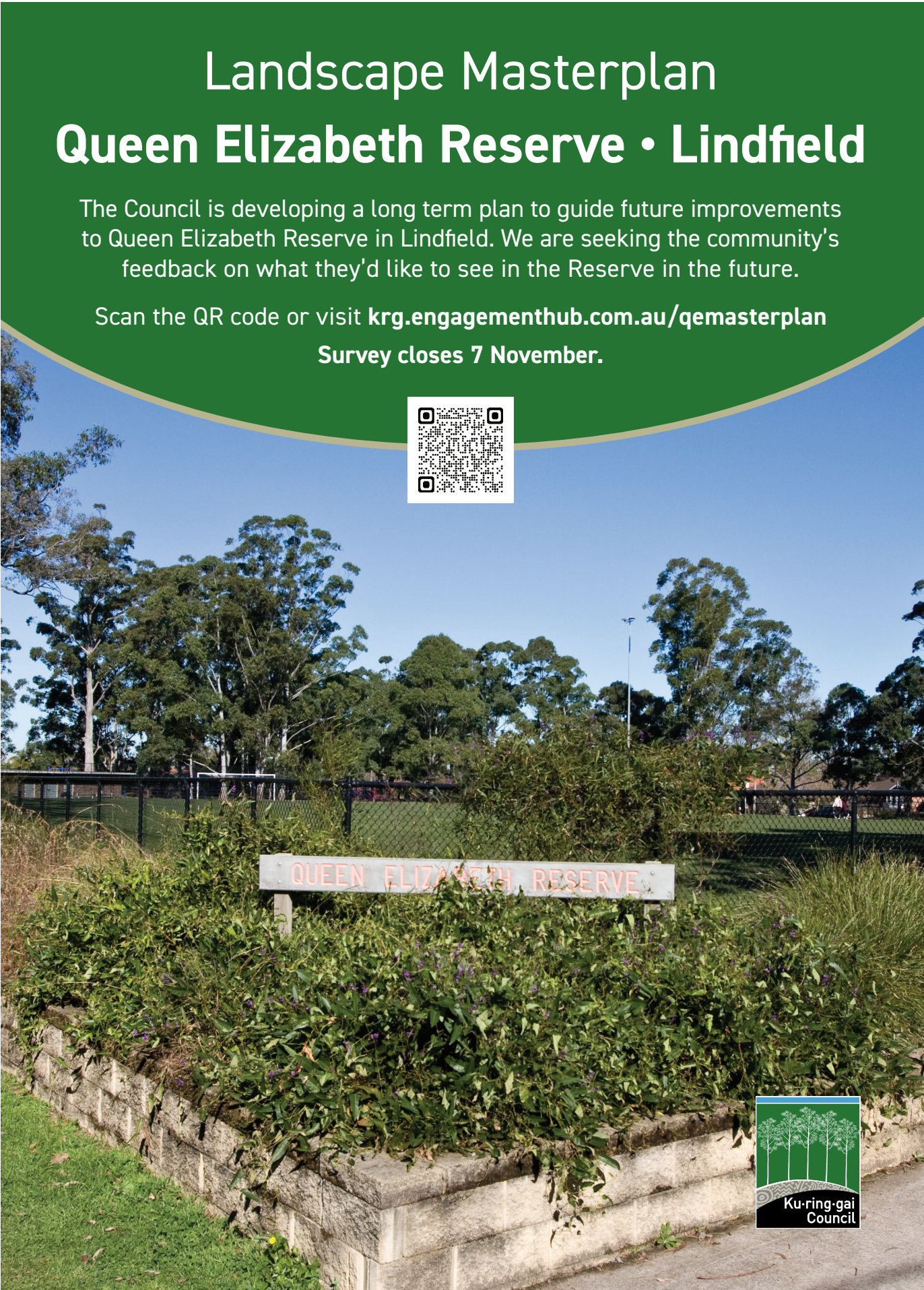
Residents appreciate the open, green and community focussed aspects of Queen Elizabeth Reserve. They generally feel that there is a balance between the sports utilisation and the ability to use the park for unstructured recreation. The park provides good opportunities to socialise, and people appreciate the bushland feel of the setting.

Respondents would like to see additional seating, tables and covered areas, and upgrades to the amenities buildings and play space to promote inclusivity and accessibility. Whilst there were a number of people supportive of the dog-off leash area, there was a disproportionate number of respondents who raised issues about owners not picking up after their dogs.

There were a few requests to upgrade parking, improve the lighting, and works to increase formalised planting around the park.

Respondents were critical of the field condition, citing holes and drainage as significant dangers.

Overall as a district park, Queen Elizabeth Reserve rated 3 out of 5 stars with residents surveyed. There is a consensus that the park is generally well loved by residents, but responses indicated that there are areas for improvement. The responses to the user survey were reviewed and analysed and helped to inform the preparation of the Opportunities and Constraints mapping, and the draft Landscape Masterplan.



Community Consultation Poster



## Community Engagement Phase Two

In March 2023, Council placed the draft Landscape Masterplan for Queen Elizabeth Reserve on public exhibition. Notification letters and invitations to complete the online survey were sent to 550 local residents, in addition to direct emails to sporting user groups and casual tennis hirers. The feedback survey was also available online via the Council website. An on-site community information session was held on Saturday 11th March which was attended by approximately 50 people.

The public exhibition process attracted a high level of engagement from the community. There were 300 online survey participants, including 20 online submissions, 40 email submissions and an additional 3 late submissions via email.

The engagement process sought input on the overall masterplan, as well as options for basketball infrastructure and future dog off-leash facilities. The results of this process revealed overall support for the masterplan, with a survey rating of 3.6 out of 5. However, the scores varied among user groups and based on the participants' place of residence.

For instance, respondents who primarily used the reserve for dog walking rated the masterplan at 3.02, while those engaged in organised sports gave it a rating of 4.05 out of 5. The rating of the masterplan was also influenced by the respondents' place of residence and the frequency of their visits to the reserve. Individuals residing closer to the reserve and visiting more frequently tended to rate it lower than those living further away and visiting less often.






In relation to the basketball facilities, the majority indicated that a full basketball court was the preference. However, those living in direct vicinity were apposed to basketball options proposed. Those living close by (not in direct vicinity but within 250m) supported the full court option.

Dog walkers expressed concerns about proposed changes to dog off leash arrangements with the majority of this user group rating all proposed options poor or very poor or neutral. Sports users were more supportive of changes to dog off leash arrangement with all options (except removal of dog off leash) being rated excellent, good or neutral by the majority.

Written submissions indicated a mix of opinions similar to sentiments outlined in the survey. This included opposition from many relating to changes to the dog off leash arrangements with almost half of the submissions outlining a range of concerns about removal of dogs from the sports field and the suitability of both on site and off site arrangements suggested in the draft masterplan. Other issues in the submissions relating to provision of basketball (and the impact on neighbouring properties) and support for other uses on site. However there were also a number of submissions advocating for the separation of dogs from the sports field, and support for provision of basketball.

In summary, a range of opinions were received. Broadly upgrades at the site are supported, but how these occur differ depending on the user group and place of residence

## Communications and engagement snapshot

				
Communications reach	Community participation	Overall Support	Reasons for support	Reasons for concern
<ul style="list-style-type: none"> <li>16.5K+ e-newsletter subscribers (Kuring-gai enews/ Yoursay enews)</li> <li>3303 page views from 1158 unique visitors and 1278 document downloads - engagement hub project webpage</li> <li>872 reach via social media with 28 engagements</li> <li>550 letters/ information sheets mailed to local residents (approx. 500m radius)</li> <li>On site signage for users</li> <li>Emails to Phase 1 engagement participants and groups</li> </ul>	<ul style="list-style-type: none"> <li>300 responses to survey</li> <li>63 written submissions</li> <li>Approx. 50 attendees to community drop in event</li> </ul>	<ul style="list-style-type: none"> <li>General support for the masterplan (overall rating the masterplan 3.6 out of 5)</li> <li>Regular users and close residents gave the masterplan a lower rating that those who live further away and use the site less</li> <li>Ratings for the masterplan changed depending on use – dog walkers rating the lowest and sports participants the highest</li> </ul>	<ul style="list-style-type: none"> <li>Like to separation of dogs from sporting use – safety and playability a concern for many</li> <li>Like inclusion of the basketball facilities</li> <li>Like that the design appears to cater for a range of age groups and users</li> </ul>	<ul style="list-style-type: none"> <li>Concerns about removal of dog off-leash facility from field</li> <li>Opposition to and question suitability of Jinkers Green and St Crispins Green as alternative dog off-leash areas</li> <li>Opposition on site alternative locations for dog off-leash</li> <li>Concerns about provision of basketball on site and impact on local residents (particularly from noise)</li> </ul>



Landscape Character

Landscape character is defined as the distinct elements and features of a landscape. Landscapes evolve over time as a result of both natural and cultural processes.

Queen Elizabeth Reserve is set in a quiet suburban context in the locality of West Lindfield. It is bounded by residential properties on the southern side, Bradfield Road to the east, Edmund Street to the west, and Charles Street to the north. Bradfield Road comprises a contemporary residential subdivision at its northern end, and the CSIRO Lindfield site towards the south. Residential properties front both Edmund and Charles Streets overlooking the reserve. The reserve is situated close to the Moore Avenue shopping strip to the north and the Lane Cove River to the south, accessed by Fiddens Wharf Road.

The reserve itself is relatively flat and the majority of the space is devoted to active recreation with a football (soccer) field at the northern end, and four tennis courts to the south. The football field has been raised approximately half a metre above natural levels following site remediation works involving the importation of a soil capping layer after asbestos was identified on site. The field is floodlit with four poles (halogen lamp fittings) to facilitate night utilisation.

South of the oval, the site incorporates a diversity of activities. An amenities building addresses the field and can be accessed via a path on three sides. To the east of the building are formal garden beds and the RAAF memorial and sculpture. Directly behind the amenities building is an area containing exercise equipment, picnic shelters and two BBQs. A contemporary electric BBQ with stainless steel hotplates is complimented by a wood-fuelled BBQ constructed from sandstone with a metal hotplate. This is not classified as having historical significance, however it should be retained from a heritage perspective. To the west of the exercise and picnic area is a children’s play space with multiple items of proprietary equipment set amongst trees in bark mulch softfall, surrounded by a circuit path. The area incorporates boundary fencing along the western edge of the reserve, however is not completely enclosed.

An on-grade car park with parking for up to 14 cars accessible from Bradfield Road is situated between the fitness area and the tennis and multi-use courts. Along the western edge of the site on Edmund Street there is provision of off street perpendicular parking.

South of the children’s play area adjacent the tennis courts is an open area containing a kids circuit track set in lawn. There is a timber bridge and native plantings to create an additional circuit. There are four acrylic paved, fenced tennis courts with the eastern most court line-marked for half court basketball and including one hoop at the northern end. On the southern boundary of the reserve, a tennis amenities building is located next to an additional children’s play area.

The furniture throughout the site is nearing the end of its serviceable life and would need to be updated to inclusive models. The current suite of furniture includes bubblers, seats, bins and picnic settings. The entire reserve is fenced with a combination of black chain mesh and stainless steel post and rail style fences. There are also areas along Edmund Street with garden beds set into sandstone-look concrete block retaining walls.

A new footpath along the reserve boundary on Bradfield Road has recently been installed. This provides a connection to the main eastern entry joining the path at the southern end of the field and connecting to the and west. Path connections throughout the reserve are in need of review with fundamental pedestrian connections missing.

The vegetation throughout the site is predominated by native species with many formal planting beds both in ground and in retained beds. The site is well treed with an established canopy.

Social and Cultural Character

The park is well utilised by local residents as a place to exercise, walk the dog, play and socialise. The park’s predominant use is as a sports field hosting football in the winter season, and year round as an off-leash dog area. Throughout the year local schools utilise the space for sports activities.

- Local sporting clubs that use the ground include:
- Northern Suburbs Football Association (NSFA);
- School groups include:
- Primary Schools Sports Association (PSSA)
  - Independent Girls Schools Sports Association (IGSSA)



Multi-use Hard Courts



Play Space



Picnic Area



Oval



Park Elements and Context

The following sections explore in detail the existing condition of the park’s different spaces, natural features and built elements, and examines their potential for retention, removal or replacement. The diagrams provide a visual reference for the features as they are at the time of producing this document. The text associated with the diagrams provides commentary on the elements as they are, and their future within the context of the masterplan.

As a preface to this, the Council contextual constraints are explored in relation to the Environmental Management Plan, Plans of Management and the Local Environment Plan. An Opportunities and Constraints plan at the end of this section provides an introduction to the conceptual plan for the park.



Land Management Map

Environmental Management Plan (EMP)

Queen Elizabeth Reserve (The Site) was formerly occupied by a large number of small buildings built predominantly of asbestos cement (AC) sheeting. The buildings were demolished prior to 1988, as indicated by the aerial photograph review undertaken during the HLA (2002) investigation.

Based on anecdotal evidence, the Council has reported that the majority of the above buildings were demolished in the early to mid 1960s on the block defined by Charles Street, Bradfield Road, Carramar Road and Edmund Street (adjacent to the Site), and the material removed offsite to an unknown location.

The Site was identified as potentially contaminated by bonded AC sheeting fragments in 1994 following a contamination assessment undertaken by CSIRO on their property, located east of the Site (across Bradfield Road). The Council became aware of the potential for asbestos contamination in August 1998 and placed a notification on Section 149 certificates for properties within the Bradfield Road and Edmund Street block.

The Site was closed to public access in 2003 due to the presence of bonded AC sheeting fragments in surface soils. The remediation and validation works completed on the Site and described within this report, have been conducted in accordance with the EMP (HLA, 2005) developed for the Site. The EMP was developed based on the understanding that the Site was to continue use as a recreational park with playing field, amenities block, children’s play area and tennis courts.

The EMP details the potential areas of environmental concern requiring management, proposed capping works, validation program and the environmental management procedures implemented by HLA during the remediation and validation works. Prior to the commencement of the remediation works the EMP was approved by the appointed NSW EPA Accredited Site Auditor for the works (Tony Scott of Coffey Geosciences Pty Ltd).

The scope of work completed by HLA during the excavation and capping works included the following:

- Inspect environmental/safety controls (i.e. sediment run-off controls, water sprays and PPE);
- Set up air monitoring during excavation works;
- Record Site activities;
- Validate material brought onto Site to be used for capping;
- Validate excavations where remediation works was undertaken;
- Complete a summary report of the activities (EMP); and
- Prepare a Site Management Plan (SMP) for use by future owners, users and operational personnel.

Plan of Management

The Generic Plan of Management - Sportsgrounds (2023) governs the activities and management of Queen Elizabeth Reserve.

Council is currently updating Plans of Management in line with the State Government requirements for Crown Lands wherein Plans of Management applicable to the park will change. The Landscape Masterplan will be updated as required to reflect this. A brief summary of the relevant requirements from these plans related to Queen Elizabeth Reserve are included here, however the complete Plan of Management documents should be referred to.

Generic Plan of Management - Sportsgrounds

Definition of Sports Facilities

Sports facilities may be defined as an area providing for structured or unstructured active recreation. This includes training and competition, which may be undertaken either individually or as a team, as well as social active recreational pursuits.

Community Land that is held under the category “Sportsground” is intended to encourage, promote and facilitate recreational pursuits in the community involving organised and informal sporting activities and games

Ownership and Management

Queen Elizabeth Reserve is on land owned by Council.

The Local Government Act 1993 specifies the following core objectives for community land categorised as sportsground:

- To encourage, promote and facilitate recreational pursuits in the community involving organised and informal sporting activities and games.
- To ensure that such activities are managed having regards to any adverse impact on nearby residences.



**Role**

Council’s sports facilities play an important role in both a regional and local context by providing significant active and passive sporting and recreational opportunities with many community benefits.

Sports facilities also have an environmental role by providing surrounding natural vegetation and habitats for fauna and a natural setting for non-specific general open space usage, unorganised activities, sports and games.

Council’s sports facilities provide many benefits to our community including:

Social

- sporting and recreational opportunities
- youth development
- improved quality of life
- improved health benefits
- provision of outdoor meeting places

Environmental

- visual amenity
- provision of habitat
- provision of carbon sinks

Economic

- increased economic benefits
- may increase nearby property values

Governance

- multiple uses and purposes
- provision of community facilities.

**Values**

Social Values:

Sport and outdoor recreation provide a forum for community development and social interaction. Engaging in sport provides people with an opportunity to socialise and build community networks in a relaxed atmosphere. Interacting as part of a team can aid individual development as well as broader community development through the learning of skills such as communication, negotiation and cooperation. Sports facilities also have value as informal meeting places which enhance social interaction within our community and may be used in times of emergency as a refuge.

Recreation is becoming an increasingly important value for individuals and the wider community as people are realising the benefits of recreation in achieving quality of life. Sports facilities provide a significant amount of recreation opportunities to the community such as regular participation in physical activity which can improve overall mental and physical health. It also mitigates the risks associated with obesity and sedentary lifestyles.

Through Council’s visioning exercise, our community identified a need to strive for healthier lifestyle practices to achieve physical, mental and social wellbeing.

Environmental Values:

Ku-ring-gai’s sports facilities network provides significant environmental value to the area. By being a significant section of Council’s open space reserve system, our sports facilities provide habitat and biolinkage opportunities for flora and fauna with many of our sites containing or being adjacent to significant stands of native vegetation and urban bushland.

Our sports facilities network also provides attractive visual amenity with native vegetation and landscaping which breaks up the urban landscape. In addition to this, the vegetation and canopy trees on our sports facilities provide microclimate effects to the local area through mitigating wind velocity and the heat island effect created within urbanised areas.

Economic Values:

The economic values of Council’s sports facilities are two-fold. Council’s facilities can provide suitable venues to host the growing demand for sports tourism bringing cash flow into the area from throughout the region. This not only has a direct effect on the value to facility users but also provides indirect value to local retailers and local accommodation.

The second economic value is that our sports facilities add to the visual amenity of our streetscapes which can have a positive effect on land and property values of the area.

**Current and Permitted Uses**

The land covered by this Plan is currently used for and is permitted for recreational and other community purposes including:

- |   |  |
|---|--|
| • Access roads**  | • Mobile food vendors  |
| • Advertising and sponsorship signage                           | • Multi-use path networks  |
| • Alternate energy technology                                   | • Natural areas (parks and bushland)                             |
| • Art and cultural classes and events                           | • Organised sports competitions*(**)                             |
| • Biodiversity enhancement**                                    | • Organised sport training**                                     |
| • Canteens  | • Outdoor film screening   |
| • Casual playing of games or informal sporting activities**     | • Passive recreation**   |
| • Car parking**   | • Personal training  |
| • Clubhouse and amenities**                                     | • Playing of a musical instrument, or singing, for fee or reward |
| • Commercial activities   | • Private events (i.e. weddings, birthdays)                      |
| • Community events (fundraising/charity events, special events) | • Public performance or education                                |
| • Community notice signs and temporary signs                    | • Public utility infrastructure                                  |
| • Dog training and exercise                                     | • Remediation works  |
| • Drainage and irrigation**                                     | • School sport and recreation**                                  |
| • Emergency use   | • School vacation activities                                     |
| • Equestrian events and training                                | • Shade structures   |
| • Filming and photography (commercial and amateur)              | • Sportsground maintenance**                                     |
| • Fitness and wellbeing programs                                | • Storage facilities   |
| • Gaming (poker machines)                                       | • Telecommunication facilities                                   |
| • Landscaping**   | • Temporary structures (i.e.: marquees, tents, stages)           |
| • Licensed bar and bistro                                       | • Visitor facilities   |
| • Maintenance buildings   | • Water reuse and recycling                                      |
| • Markets   | • Youth programs and events                                      |

\*Includes, but is not exclusive to: Soccer; AFL; Baseball; Rugby, Rugby League; Softball; Touch football; Oztag; Netball; Tennis; Lawn Bowls; Croquet; Athletics; Ultimate Frisbee; Cricket; Lacrosse; Hockey; Archery; etc.

\*\*Denotes current use at Queen Elizabeth Reserve

The table which provides guidance on the scale and intensity of permitted uses available in the Generic Plan of Management - Sportsgrounds should be reviewed as applicable.

**Future development of the land**

This Plan of Management authorises, within the requirements of relevant legislation and Council policy, the future development of Council’s sports facilities as listed within this Plan for the following purposes and uses:

- alterations and additions to the existing land and infrastructure to provide improved facilities for the uses permitted by this Plan of Management
- construction of new facilities and
- improvements to the landscape and aesthetic elements of the land.

Any future development of the land will need to comply with relevant laws, governing use and development of the land.



Local Environment Plan

Queen Elizabeth Reserve is governed by the Ku-ring-gai Local Environment Plan, 2015. The controls relevant to the park as shown on the plans include zoning and biodiversity.

The park itself is zoned as RE1 Public Recreation. Council's Greeweb mapping identifies the site as containing a number of remnant trees. The biodiversity of the site is to be protected and enhanced through the retention of trees and supplementary planting. There are no items of heritage significance within the park.



Local Environment Plan Map



Greenweb Map



Existing Park Functions

The park is predominantly open grassed area dedicated as sports field (A), utilised by football and for off-leash dog exercise. This area is fenced and typically accommodates active recreation. It is also floodlit with four posts, each with two halogen lanterns. The turf is in poor condition owing to inadequate soil profiles and competing uses. The field is irrigated by an on-site tank of approximately 10,000L, which is insufficient to water the field in a single cycle.

The amenities structures (B) are located adjacent the main oval, and on the southern side of the multi-use courts.



Existing Park Functions Map

An RAAF memorial (C) is located to the east of the amenities building and was installed in 2006. This incorporates a stainless steel sculpture set in decomposed granite, a memorial plaque, interpretative signage, and garden beds.

Tennis courts (D) have been in place since the 1970's, and a multi-use court (E) line-marked for half-court basketball with a hoop has been more recently installed.

The internal car park (F) is located off Bradfield Road and is the only vehicular access to the park for visitors. The car park incorporates approximately 14 spaces for vehicles (not line-marked). Additional off-street parking is located along the length of the reserve on Edmund Street.

There are two play spaces (G) that target children aged 4-11. The predominant space is located on the western side of the reserve south of the sports field, and the secondary space is located adjacent to the tennis amenities building. These will be discussed in further detail in the 'Play Space' section of the document.

Located south of the main amenities building is an area accommodating exercise equipment (H), and incorporates items such as nets, step-ups, pull-ups and monkey bars.

The park has a number of entry points (I) for pedestrians to access the facilities. The main entry into the park is from the car park off Bradfield Road. Pedestrian entry points are in three locations along Edmund Street, an additional point at the corner of Charles Street and Bradfield Road, and a further entry on Bradfield Road opposite Brevet Avenue.

Formal paths (J) provide limited accessibility through the park. To the east, a footpath linking Charles Street south along Bradfield Road has been installed outside the reserve boundary. There is no footpath along Charles Street on the reserve side due to existing trees, however a footpath is located on the northern side of the road with a crossing point at Edmund Street. An intermittent concrete footpath is provided along Edmund Street, however pedestrian access is not delineated from car parking for the majority of the street. Internally, paths connect to access gates, the amenities building and form circuits around the play space. A stand alone circuit track is located on the western side of the tennis courts connecting to the main play space.

Informal paths (K) have been identified around the perimeter of the sports field.



Sports Field



Exercise Area



Car Park



Amenities Building



Picnic Area



Multi-use Court



Existing Structures and Furniture

The seats provided within the park are located adjacent to, or on, a hardstand, with a back but without armrests (A). There are two more recently installed seats to the front of the amenities build which incorporate armrests. All seats require upgrading to models with both backs and armrests, and on a more generous consolidated hardstand. The location of seats will need to be considered with future provision of pathways and at more frequent intervals. Two picnic table and seats settings (B) with picnic shelters are located between the play space and car park. Barbeques and a drink fountain are also provided in this area.



Existing Structures and Furniture Map

There are two amenities buildings (D) located in the park - the main amenities building and the tennis amenities building. The main amenities building is located on the southern edge of the sports field and consists of male and female toilets and storage facilities. The other amenities building, accessible for users with a key, is located on the southern side of the tennis courts. This incorporates an undercover seating area, sink, two toilets and a table and seat settings.

Two drinking fountains (H) are located within the reserve. These are both old models which are due for replacement with accessible units in suitable locations in the vicinity of the existing ones. There are four Sulo style bins (I) for general waste located in the park which should be replaced with general waste and recycling bins in stainless steel surrounds.

Chain mesh fencing (K) surrounds the multi-use courts, and centrally divides courts 1 and 2 from 3 and 4. There are three external gates - one to the north, and two to the south - to facilitate access into the courts, and one internal gate in the fence between courts 2 and 3, which are not locked. The sports field is completely enclosed with black chain mesh fencing, with taller portions to stop errant balls at the northern and southern end. Boundary fencing is a mixture of concrete block retaining wall, steel post and rail barriers, and chain mesh fencing of varying height and material. Steel post and rail barriers (M) surround the internal car park.

Sandstone look, concrete block retaining walls are located around the sports field along Charles Street and the northern ends of Bradfield Road and Edmund Street.

Signage consists of interpretive and regulatory signs, with one interpretive sign for the RAAF memorial and approximately 6 regulatory signs around the park.



Seat



Picnic Table and Seat



Bin Stand



Maintenance Access Gate



Bollard



Post and Rail Barrier - Car Park



## Existing Services, Infrastructure, Lighting and Safety

Services within or surrounding the park are owned by the following providers:

- Ausgrid
- Sydney Water
- Jemena
- Telstra
- Optus



Existing Services, Infrastructure, Lighting and Safety Map

- AARNet
- NBN

Ausgrid's electrical assets include power poles and aerial cables. Flood lighting is provided in the park to light the sports field, and there is no pedestrian lighting within the park.

Sydney Water assets within the park include sewer infrastructure, with potable water services located outside the park boundary. There are connections to potable water such as taps, a drinking fountain and to the amenities building however these were not identified through the survey or Dial Before You Dig data. Internal investigations into the feasibility of stormwater harvesting for re-use in irrigation have been completed and are not considered appropriate given the site conditions. Rainwater harvesting off the amenities building for toilet flushing reuse can be incorporated if required.

A Sewer service traverses the north-eastern corner of the site.

Jemena gas pipelines (medium pressure) are located outside the property boundary on surrounding streets.

Telecommunications services (including NBN) are located outside of the property boundary.

Passive surveillance of the park is considerable due to the orientation of residential blocks around the park. Given the open nature of the site, there have been very few reports of anti-social behaviour.



Flood Light



Irrigation Tank



Services Infrastructure - Bradfield Road



Drainage Pit - Edmund Street



Drinking Fountain



Tap - Tennis Courts



Existing Trees and Vegetation

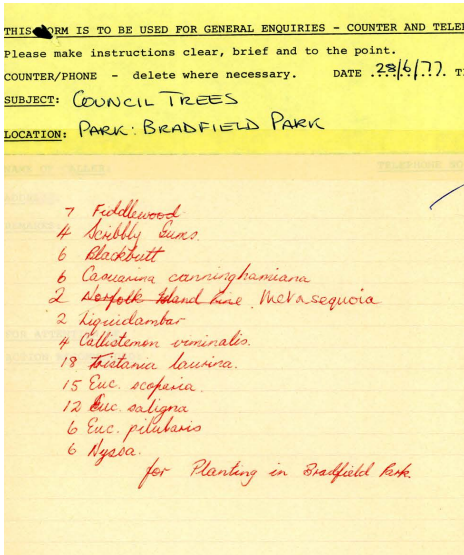
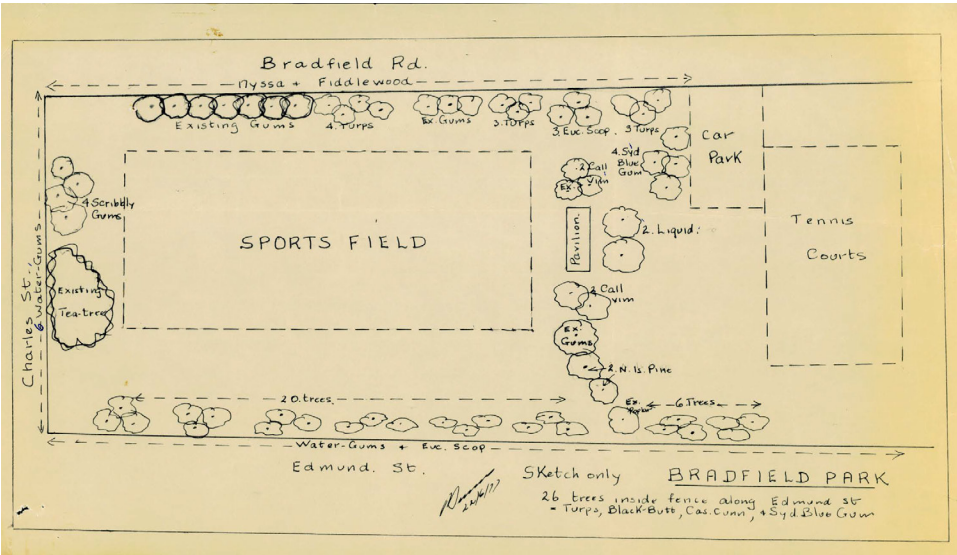
Queen Elizabeth Reserve has an extensive native mature tree canopy, with the majority of trees planted following the development of the site as a reserve in the 1970s. Vegetation existing prior to this was most likely cleared for the establishment of the RAAF base. Aerial photos dating back to 1943 indicate that there was no existing vegetation remaining, with canopy becoming apparent 1951. A planting plan from 1977 indicates that a number of native and exotic trees were planted on site to complement the existing vegetation.



Existing Trees and Vegetation Map

Queen Elizabeth Reserve has a typical parkland character, with active recreation areas complemented by treed lawns, planting beds, and tree groves in mulched beds. There are several mulched planting beds, some with raised timber edging, others within retained blockwork. The majority of understorey planting in these garden beds are native species.

Mature tree canopy provides generous shade over the passive recreation areas including the picnic facilities, exercise equipment area, and play space. Peripheral tree planting provides screening and shade to the sports field.



Mature Native Trees Between Car Park and Play Space



Native Plantings in Garden Beds - Edmund Street



Native Plantings in Garden Bed - Car Park Entry



Existing Play Spaces

Queen Elizabeth Reserve is designated as a District Park due to its size and provision of active recreation facilities. Currently the park's play spaces fall short of the desired requirements of a District Park. An upgrade of the playground is required to diversify play opportunities, create an accessible and inclusive play space, and promote the park as an important recreational location for the local community.



Existing Play Space Map

There are two existing play spaces located within the reserve. The main play space is located on the western side of the reserve south of the sports field. It is set at ground level and is surfaced with bark mulch softfall. A circuit path surrounds the core pieces of play equipment, with a set of swings located on the western side of the path. Core pieces of play equipment include;

- Activity Unit - slide, flying fox, climbing ropes, hoop ladder, net ladder, bridge, shop counter, tubular bells, steering wheels
- Spica
- Space Net
- Birds Nest Swing
- Rocker

The area has fencing to the western side associated with the reserve boundary, however the rest of the play space is unenclosed. The area is well treed and as such there is no provision of shade sails or structures.

A secondary area of play equipment exists adjacent to the tennis amenities building and consists of a slide and a springer. It is envisaged that once this equipment reaches the end of its serviceable life it will be removed and not replaced.



Space Net and Spica



Activity Unit



Swings



Space Net



Slide (Secondary Play Space)



Springer (Secondary Play Space)



## Opportunities and Constraints












Opportunities and Constraints Plan




Queen Elizabeth Reserve presents an excellent framework for an improved district level park. Its location and established presence will continue to attract users from across Ku-ring-gai. No substantial changes are proposed for the overall fabric of the park, however significant infrastructure upgrades will contribute to making the park more accessible, functional and desirable as a destination.

The diagram adjacent gives an outline of the opportunities for park improvements and those existing features which act as constraints. This has informed the Landscape Masterplan concept which is in the following sections.

### Opportunities

-  Create new path network to improve access
-  Upgrades to improve access and entry points
-  Access upgrades to northern and southern amenities block
-  Review location and retention of southern play space
-  Opportunity to upgrade, expand and improve connection between northern play space and outdoor gym area
-  Opportunity to convert existing end tennis court into full-size basketball court
-  Opportunity to improve landscaping and surrounds to existing memorial space
-  Opportunities for new furniture including shelter, picnic settings, seats, bins, bicycle parking, drinking fountains, and exercise equipment
-  Opportunity to resurface and line-mark existing parking areas

### Constraints

-  Retain and protect existing trees
-  Maintain existing playing field and tennis courts
-  Upgrade fencing and explore options for alternative materials / alignment







Queen Elizabeth Reserve Landscape Masterplan





## Queen Elizabeth Reserve Landscape Masterplan (North)



- Ⓐ Install pedestrian path network connecting to park facilities and park entries
- Ⓑ Retain existing field / dog off-leash area
- Ⓒ LED field lighting
- Ⓓ 'No-mow' zone, planting regeneration works, and canopy replenishment
- Ⓔ Reseal and linemark existing car park areas
- Ⓕ Access improvements to amenities facilities
- Ⓖ Upgrade and expand play space to provide larger area with wider range of play opportunities
- Ⓗ Upgrade and expand active recreation area with fitness equipment and 4 x basketball hoops
- Ⓘ Improve landscaping and curtilage to memorial space
- Ⓙ Upgrade car park to provide accessible parking space. Install wheel stops, linemarking and rationalise existing barrier fence
- Ⓚ Retain existing multi-use tennis court and basketball half-court
- Ⓛ Remove existing play space when equipment reaches the end of its serviceable life
- Ⓜ Rationalise / upgrade existing barrier fences and retaining walls
- Ⓝ Upgrade circuit track drawing inspiration from other children's cycle tracks in the Sydney metro area
- Ⓞ Dedicated off-leash dog area (fenced)



## Queen Elizabeth Reserve Landscape Masterplan (South)



- (A) Install pedestrian path network connecting to park facilities and park entries
- (B) Retain existing field / dog off-leash area
- (C) LED field lighting
- (D) 'No-mow' zone, planting regeneration works, and canopy replenishment
- (E) Reseal and linemark existing car park areas
- (F) Access improvements to amenities facilities
- (G) Upgrade and expand play space to provide larger area with wider range of play opportunities
- (H) Upgrade and expand active recreation area with fitness equipment and 4 x basketball hoops
- (I) Improve landscaping and curtilage to memorial space
- (J) Upgrade car park to provide accessible parking space. Install wheel stops, linemarking and rationalise existing barrier fence
- (K) Retain existing multi-use tennis court and basketball half-court
- (L) Remove existing play space when equipment reaches the end of its serviceable life
- (M) Rationalise / upgrade existing barrier fences and retaining walls
- (N) Upgrade circuit track drawing inspiration from other children's cycle tracks in the Sydney metro area
- (O) Dedicated off-leash dog area (fenced)



Project Budget

Council's District Park Landscape Masterplans are used in the preparation of the Parks Development Program in Council's Delivery Program and annual Operational Plan. Each masterplan is staged to be implemented over a number of years.

The primary source of funding for the proposed works is the Ku-ring-gai Contributions Plan 2010 Works Programmes: Local parks, Local sporting facilities – Existing Open Space Embellishment which provides funding for the upgrade of Queen Elizabeth Reserve to district park standards. There is approximately \$1,550,000 in funding available for the project for years 2023-2025, with grant opportunities to be explored during design and construction stages to bolster this.

Potential funding sources from grants include:

- NSW State Government’s Places to Play, and Community Building Partnerships
- Grants offered by NSW Office of Sport
- Grants for sustainable initiative including LED lighting

Some works identified in the master plan are of an operational nature and can be completed within existing recurrent budgets.

Indicative Project Staging

Stage 1 - 2023

- Detail design and tender for Stage 1 package of works including:
  - Upgrade to play space and fitness equipment
  - Upgraded paths, including fencing
  - Stage 1 tree removals and replacement, planting

Stage 2 - 2024

- Construction of Stage 1 works
- Detail design and tender for Stage 2 package of works including:
  - Upgrades to amenities buildings
  - New seating, furniture, signage, shelter and BBQ facilities
  - Stage 2 tree removals and replacement

Stage 3 - 2025

- Construction of remaining Stage 1 works, and Stage 2 works
- Car park resurfacing
- LED light upgrade
- Upgrade memorial space
- Stage 3 tree removals and replacement

What are Contributions Plans?

Ku-ring-gai Council’s Contributions Plan 2010 allows a consolidated approach to providing infrastructure as a result of new development by authorising proportional contributions from new development towards the provision of infrastructure for that development.

The Plan aims to maintain the amenity of the local environment within Ku-ring-gai by ensuring that new development provides for its fair share of funds towards parkland improvements on a pro-rata per-capita basis so that the existing population does not suffer a significant progressive and cumulative reduction in access to parks and recreation facilities – and the urban amenity that results – as a result of significant population growth related to increased housing through development.



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