

Robert Booth Reserve Master Plan



Version: 2.0

Date: February 2020

Responsible Department: City & Asset Planning

1. Purpose

To outline the proposed future works for the Robert Booth Reserve Master Plan.

2. Definitions

Council	means Casey City Council, being a body corporate constituted as a municipal Council under the Local Government Act 1989
Councillors	means the individuals holding the office of a member of Casey City Council
Council officer	means the Chief Executive Officer and staff of Council appointed by the Chief Executive Officer.

3. Scope

The master plan relates to the recommended improvement works for Robert Booth Reserve. These recommended works have been amended from the previously presented master plan, due to a change on the site that has required the tennis facilities to remain.

The proposed works will be guided by Council's Leisure Facilities and Development Plan Policy and Open Space Strategy and made possible through Council's Capital Works Program and or a range of other funding sources.

4. Context

Robert Booth Reserve is a 4.05ha active reserve located in Somerville Road, Hampton Park. The reserve is owned by the Hampton Park Progress Association and is governed by a lease instrument held between the Hampton Park Progress Association and the City of Casey.

The reserve currently includes the following facilities

- one football/cricket oval
- football/cricket pavilion with a social room, changeroom facilities
- an electronic scoreboard
- two player / coaches shelters
- cricket nets – three lanes
- one compliant netball court
- netball shelter
- netball changeroom facilities
- 6 tennis courts – 4 floodlit
- tennis pavilion – small kitchen and lounge area, toilet/ change rooms, and storage
- CFA fire training track
- on-site car park
- local level playground
- abutting local level playground

5. Community Engagement

As shown in the table below, community and stakeholder feedback have supported the development of the Master Plan.

Project Phase	Engagement Method
Master Plan development	Stakeholder meetings with tenant clubs and State Sporting Associations as well as previous engagement outcomes from community regarding active and open space reserves
Public exhibition	Notification to residents adjacent to the Reserve and Casey Conversations utilised to seek feedback from the wider public

6. Plan

The recommended works are for implementation over a 20-year timeframe and delivery of projects will be subject to funding in Council's Capital Works Program. A range of funding sources will be sought including rates and grants through external agencies.

The recommended works are presented visually in Appendix A. Indicative costings applicable at February 2021 and total \$7,183,250

Id	Works	Description	Indicative Timeframe*	Indicative Costs
1	Repurpose the local park	<ul style="list-style-type: none"> - Remove the playground and reinstate to grass - Supply and install bench seats - Plant 5 trees 	L	\$27,250
2	Improve northern reserve entrance and seal path	<ul style="list-style-type: none"> - Remove sections of the mound, and landscape the exposed sides - Seal path 	L	\$168,000
3	Provide a new secure store for turf wicket maintenance, and a sealed access to the oval	<ul style="list-style-type: none"> - Concrete slab - Shed installation - Sealed path to oval approx. 10m long 	M	\$80,000
4	Continue to maintain the bushland area as a natural space	<ul style="list-style-type: none"> - Supply and install new bench seats 	M-L	\$10,000
5	New coach/ player interchange shelters	<ul style="list-style-type: none"> - Supply and install two new player shelters 	S-M	\$30,000
6	Install a new path around the oval	<ul style="list-style-type: none"> - New sealed path - Approx. 350m long x 1.5m wide 	S-M	\$52,500
7	Seal the oval perimeter road and retain nose to fence car parking	<ul style="list-style-type: none"> - Bitumen surface from cricket practice nets to eastern reserve access off Somerville Road - Approx. 450m x 4m wide - Nose to fence parking on granitic gravel surface 	S-M	\$470,000
8	Install new protective netting behind each goal	<ul style="list-style-type: none"> - Remove the existing chain-mesh fencing behind each goal - Install protective netting behind each goal 	M	\$105,000
9	Formalise car parking for tennis patrons	<ul style="list-style-type: none"> - Included in scope and costing of No. 7 reseal road 	S-M	-

10	Upgrade tennis clubrooms	<ul style="list-style-type: none"> - Upgrade to District level standard: change rooms and amenities, Accessible toilet, kitchen and storage - Allowance only (final cost subject to design development) 	S	\$650,000
11	Upgrade tennis courts and lighting	<ul style="list-style-type: none"> - Resurface courts - Upgrade floodlighting - allowance only, final cost subject to condition/ compliance audit of existing infrastructure 	S	\$350,000
12	New CFA training track (incorporate new track with No. 7)	<ul style="list-style-type: none"> - Training track (concrete) 5m x 25m - Install lighting from pavilion 	S-M	\$45,000
13	New district level football/cricket/netball pavilion	<ul style="list-style-type: none"> - Two storey pavilion - 4 Changerooms, Amenities, Kitchen/Canteen, Social Space - Design development in progress 	S	\$4,000,000
14	New sealed car park	<ul style="list-style-type: none"> - Car parking, kerb and channel - est. 30 spaces inc accessible 	S	\$120,000
15	New pedestrian access into the reserve from Somerville Road	<ul style="list-style-type: none"> - Sealed path approx. 20m long x 3m wide, and constructed as a wombat crossing through car park - Install a new pedestrian gate - Pave the area behind and to the sides of the pavilion - Landscaping, security lights 	S	\$79,000
16	Remove the ramp access into the netball clubroom, remove the water tanks, and remove the existing oval spectator shelter	<ul style="list-style-type: none"> - Remove ramp into the existing netball building - Remove the water tanks and spectator shelter (cost incorporated into scope of works for No. 13) 	S	\$7,500
17	Renew the existing netball court	<ul style="list-style-type: none"> - Expand the run-offs around the netball court to achieve compliance, and re-surface (assumed the condition of the existing court is sound and can be renewed) - Floodlighting with compliant lux level 	S-M	\$285,000
18	Remove existing netball shelters and install a new shelter	<ul style="list-style-type: none"> - Single shelter incorporating two teams benches and scorers 	S-M	\$50,000
19	New netball half-court	<ul style="list-style-type: none"> - New netball half-court (lighting incorporated with No. 17) (should be constructed at the same time as the existing court is renewed) 	M-L	\$85,000
20	Convert existing netball clubroom into offices	<ul style="list-style-type: none"> - Re-purpose the interior into offices and meeting room - Install new entrance on the west side of the building - Allowance only (final cost subject to design development) 	S	\$20,000
21	New granitic gravel car park	<ul style="list-style-type: none"> - Remove asphalt - Form granitic gravel surface with bumpers to denote car parks, and incorporate WSUD principles 	M-L	\$55,000

22	New playspace	- Install a new Local level playspace, with 3 bench seats	S-M	\$150,000
23	Upgrade the reserve entry to enhance the arrival experience	- New brick gate - New signage	L	\$57,500
24	Modify the fencing of the cricket practice nets	- Remove one section of the fence from the northeast of the cricket practice net - Sealed path approx. 25m long x 2m wide = 50sqm	S-M	\$6,500
	Additional Items	- Signage - Public Art - Tree Planting - Consultant Fees		\$480,000

* Short 1 – 5 years, Medium 6 – 10 years, Long 11 – 20 years.

7. Administrative Updates

It is recognised that, from time to time, circumstances may change leading to the need for minor administrative changes to the document. Where an update does not materially alter the document, such a change may be made administratively. Examples include a change to the name of a Council department, a change to the name of a Federal or State Government department and a minor update to legislation which does not have a material impact. However, any change or update which materially alters the document must be by resolution of Council.

8. Review

The next four year review of this document is scheduled for completion by 31 March 2025.

Council policy documents change from time to time and it is recommended that you consult the electronic reference copy at <https://www.casey.vic.gov.au/policies-strategies> to ensure that you have the current version. Alternatively, you may contact Customer Service on (03) 9705 5200



- 1 Remove existing playground: install new seating and undertake additional tree planting
- 2 Open up the northern reserve entrance by removing sections of the mounding and installing a sealed path
- 3 Provide a new secure store for the turf wicket maintenance (roller, mower, covers)
- 4 Continue to maintain the bushland area as a natural space
- 5 Relocate the coach/ player interchange shelters to the northern side of the oval
- 6 New 1.5m wide sealed path around the oval, and seal the pedestrian circulation around the pavilion
- 7 Seal the internal road, and retain nose-to-fence car parking around the oval; consider granitic gravel surface for the car parking
- 8 Install new protective netting behind each goal, and remove the existing chain-mesh fencing
- 9 Formalise car parking for tennis patrons (10 spaces)
- 10 Upgrade the tennis clubroom to meet District level standard facilities: change rooms and amenities, Accessible toilet, kitchen and storage
- 11 Upgrade the tennis courts, as required: resurface courts and upgrade floodlighting to 350lux
- 12 New CFA training track integrated with sealed internal road, floodlights from the side of the pavilion
- 13 New pavilion (2 storey) to meet District level standard facilities; main pavilion entrance at the eastern end
- 14 New sealed car park (28 spaces) and circulation space (allow min. 24m between pavilion and Somerville Rd boundary fence)
- 15 New 3.0m raised pedestrian path into the reserve to the pavilion entrance
- 16 Remove the ramp access into the netball clubrooms, remove the water tanks, and remove the existing oval spectator shelter.
- 17 Renew the existing netball court by expanding run-offs to compliant widths (min. 3.05m), applying a new acrylic surface across the whole court, and installing floodlights to 100 lux
- 18 Remove the existing netball shelter and replace with a new player/ scorer shelter
- 19 New half netball court with floodlighting to 100 lux for training and match day warm-up
- 20 Convert the existing netball rooms into an office/ meeting room for the Hampton Park Progress Association, including relocating the building entrance to the west side
- 21 Remove asphalt and install an informal granitic gravel car park, with appropriate setbacks from the heritage tree
- 22 New Local level playspace with seating
- 23 Upgrade the reserve entry to enhance the arrival experience
- 24 Remove the northeast panel of fencing from the practice nets to widen the pedestrian access between the practice nets and the oval perimeter fence

LEGEND

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|--|---------------------|--|---------------------|
| | Existing Floodlight | | Proposed Floodlight |
| | Proposed Tree | | Pedestrian Paving |