

2021 Heffron Park Plan of Management

- for community land and Crown reserves

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Draft dated 8 June 2021 Version 4

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1. KEY INFORMATION

Randwick City Council (Council) acknowledges that Aboriginal and Torres Strait Islander peoples are the First Australians of this land and the Bidjigal and Gadigal people traditionally occupied the area of Council's local government area (LGA).

This 2021 Heffron Park Plan of Management (PoM) and the 2021 Heffron Park Masterplan and accompanying Vegetation and Urban Elements Strategy (the Masterplan) has been prepared by Council and provides direction as to the use and management of Reserve Heffron Park R81741 (the Reserve). Care, control, and management of Heffron Park is the responsibility of Randwick City Council, appointed under the NSW *Crown Land Management Act 2016*, as Crown Land Manager of the Reserve.

Heffron Park is a 45.43 hectare (ha) (approximately) Crown Reserve notified on 26 June 1959 for the purpose of 'public recreation'. It is in the suburb of Maroubra and is bounded by Bunnerong Road to the west, Fitzgerald Avenue to the north, Robey Street to the east and Jersey Road to the south.

This PoM is required in accordance with Section 3.23 of the NSW *Crown Land Management Act 2016* and Section 36 of the NSW *Local Government Act 1993*. It was adopted by Council on XXX for a period of ten years.

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2. INTRODUCTION

2.1 Overview

This 2021 Heffron Park Plan of Management (PoM) and the 2021 Heffron Park Masterplan and accompanying Vegetation and Urban Elements Strategy (the Masterplan) replaces the 2009 Heffron Park PoM and accompanying landscape concept plan. It applies to all land within Reserve Heffron Park R81741 (the Reserve). An excerpt of the Masterplan is provided in Figure 5.1 and a full version is included in Appendix A2.

The majority of the works identified in the 2009 PoM have now been undertaken however, at the time this PoM was adopted, construction had not started on the proposed Heffron Centre Precinct (refer Section 2.3). This PoM takes into account the Heffron Centre Precinct and other proposed future works as shown on the Masterplan. It allows for the recategorisation of certain areas of land at Heffron Park to ensure that the categories better reflect existing and proposed uses and to allow for the ongoing protection of areas of natural vegetation.

This PoM provides clear guidelines and designation of areas to enable the efficient ongoing use of Heffron Park by the whole community and to minimise conflict between existing and future user groups.

2.2 Background

Randwick City Council (Council) is the second oldest local government area (LGA) in New South Wales (NSW) and was declared on 22 February 1859. The boundaries of the LGA have remained largely unchanged and stretch from Centennial Park in the north to La Perouse in the south. The Randwick LGA is approximately 36 km² and has a diverse population of over 154,000 residents. According to population projections from the NSW Department of Planning, Industry and Environment (DPIE), the Randwick LGA is forecast to grow to a community of 179,400 people by 2031, placing pressure on the capacity of existing open space and recreation facilities.

Randwick City has beaches, coastline, large parks, residential areas with a mix of densities, commercial centres, a specialised education and health precinct, industrial land and also includes extensive areas of open space and community use facilities.

Heffron Park is the largest sporting reserve in the Randwick LGA. It provides for a range of sporting facilities (including netball courts, rugby league, soccer, touch football, oz tag and cricket fields, cycle track, tennis, gymnastics and a leisure centre) and passive recreation areas which cater for the recreation needs of local and surrounding residents.

Council's long-term directions for the LGA are contained in *Vision 2040 Randwick City Council Local Strategic Planning Statement (March 2020)* and *The Randwick City Plan 'A 20 Year Plan*, which provide long term goals for liveability, productivity, sustainability and infrastructure and collaboration, underpinned by clear planning priorities about where housing, jobs, infrastructure and open space should be located. Council's *Open Space and Recreational Needs Study (December 2020)* provides the strategic direction for the future planning of the LGA's network of open space and community use facilities. The directions in these strategic planning documents have informed the preparation of this PoM.

2.3 Overview of the Heffron Centre Precinct

The Heffron Centre Precinct comprises the proposed Heffron Centre and the adjacent Showcase Field and car park and forms an integral part of this PoM and accompanying Masterplan.

On 4 March 2021 development consent was granted for the construction of the proposed Heffron Centre, an indoor community sports facility with a centre of excellence for the South

Sydney Members Rugby League Football Club Limited (the South Sydney Rabbitohs). The proposed Heffron Centre will include a community and high-performance centre (CHPC), an indoor sports centre, an indoor gymnastics centre, cafe and car park. The CHPC will be leased to the South Sydney Rabbitohs. The remainder of the proposed Heffron Centre will be open to the general public. The consent is subject to a deferred commencement condition requiring Council to prepare and adopt a compliant Plan of Management for the site under Division 3.4 of the Crown Land Management Act 2016 that authorises the proposed development.

A separate activity approval was granted for the Showcase Field on 19 March 2019. The Showcase Field will provide a turf playing surface designed to meet National Rugby League (NRL) requirements. South Sydney Rabbitohs will be granted a licence to use the Showcase Field, which will also be available for community use and access.

Further details of the Heffron Centre Precinct are provided in Section 5.3.

2.4 Purpose of this plan of management

The NSW *Local Government Act 1993* (LG Act) requires a PoM to be prepared for all public land that is classified as 'community land' under the Act.

The NSW *Crown Land Management Act 2016* (CLM Act) authorises local councils appointed as Crown land manager (council managers) to manage certain dedicated or reserved Crown land as if it were public land under the LG Act. Therefore, Crown land reserves that are managed by councils as a Council manager are also required to have a PoM under the LG Act.

The purpose of this PoM is to:

- ensure compliance with the CLM Act and the LG Act;
- contribute to Council's broader strategic goals and visions;
- ensure that Heffron Park accommodates a range of public sporting facilities and general recreational needs of the community;
- protect and enhance the natural, social and cultural values of Heffron Park;
- ensure consistent management that supports a unified approach to meeting the varied needs of the community efficiently and with minimal conflict between existing and future user groups;
- provide a framework for the ongoing use, management and maintenance of Heffron Park for the next ten years;
- guide development of Heffron Park by identifying existing and future uses in the Masterplan;
- expressly authorise leases, licences and other estates on the land, with provision for the addition of reserve purposes by the Minister administering the CLM Act to enable certain leases and licences;
- recategorise areas of land within Heffron Park to reflect existing and proposed uses and to allow for the ongoing protection of areas of natural vegetation;
- identify and address the key issues affecting Heffron Park; and
- establish management objectives, strategies and performance targets in an 'Action Plan'.

Council's strategic objectives and priorities are reflected in the Action Plan in Appendix A3, which identifies the objective, performance targets and means to achieve and assess performance of these objectives and targets. This has identified key issues for each category of land as set out in Section 6 of this PoM.

Further information about the legislative context of Crown Reserve PoMs can be found in Appendix A5.

2.5 Process of preparing this plan of management

Figure 2.1 illustrates the process undertaken by Council in preparing this PoM.

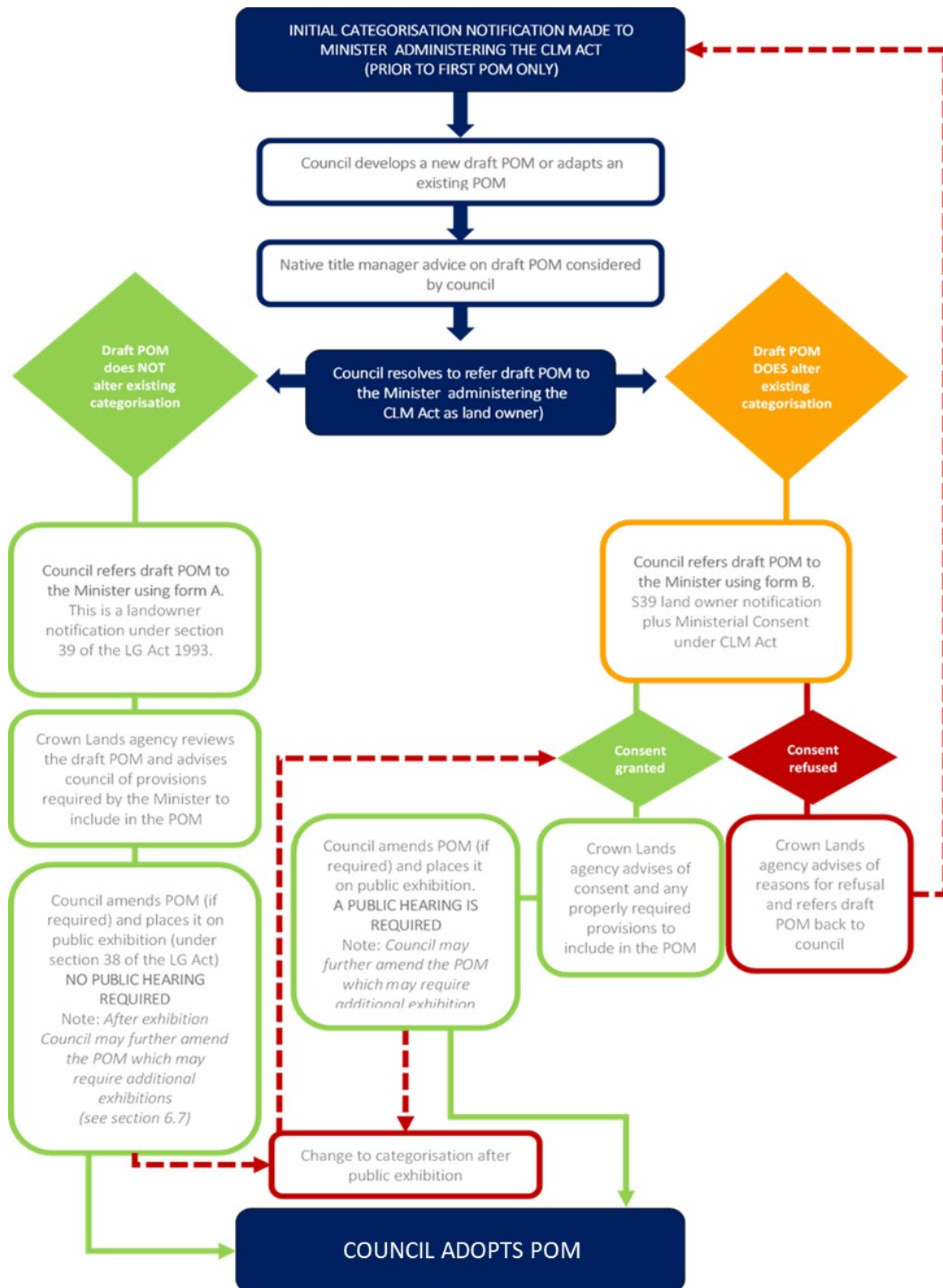


Figure 2.1: Process for preparing a PoM for council managed Crown Reserves (Source: Reserve Manager Crown Land NSW Template)

2.6 Change and review of this plan of management

This PoM will require regular review in order to align with community values and changing community needs, and to reflect changes in Council priorities. Council has determined that it will review the PoM within ten years of its adoption. However, the performance of this PoM will be reviewed on an annual basis to ensure that Heffron Park is being managed in accordance with the PoM, is well maintained, and provides a safe environment for public enjoyment.

Council may continue to acquire or divest land for the benefit of the community. Land may also come into Council's ownership by dedication of land for open space. The appendices to this PoM may be updated from time to time, reflecting significant changes to the condition of the community land, or to reflect new acquisitions or dedications of land.

The community will have an opportunity to participate in reviews of this PoM.

2.7 Community consultation

This PoM was placed on public exhibition from [XX/XX/XXXX to XX/XX/XXXX], in accordance with the requirements of Section 38 of the *Local Government Act 1993*. A total of [XX] submissions were received. Council considered these submissions before adopting the PoM.

Prior to being placed on public exhibition, the draft PoM was referred to the Department of Planning, Industry and Environment – Crown Lands, as representative of the State of NSW, the owner of the Reserve. Council has included in the plan any provisions that have been required by the Department of Planning, Industry and Environment – Crown Lands. The draft PoM was approved by the Minister administering the CLM Act as being suitable and appropriate for Council adoption, on [XXXXXX], subject to the results of public exhibition.

Separate extensive community consultation was undertaken as part of the development applications for the proposed Heffron Centre. These included a range of community activities during the preparation of the project design to seek community input into the project and to ensure matters raised by the community were addressed as part of the project. The project objectives to guide stakeholder and community engagement included the following:

- to make better decisions as a result of community insights and feedback;
- to inform the community of the project status and the use of the special rate variation funds;
- to obtain feedback from the community and user groups using their local knowledge and experiences of the facilities and Heffron Park to inform the design, proposal and delivery;
- to be clear and transparent on the project areas which the community can influence and those which are set and shared ownership; and
- to implement the Community Consultation Plan and Framework in a landmark project.

Key consultation activities included:

- presentations to Council's Precinct Coordination Committee, the Maroubra Precinct Group, the Matraville Precinct Group, Randwick City Council's Mayor and Councillors, and representatives from key sporting organisations including Football NSW, Volleyball NSW, Netball NSW and Baseball NSW;
- mail-outs to residents and land owners in the vicinity of the site inviting feedback on the project;
- establishment of a 'Have Your Say' page to provide information regarding the development and provide an opportunity for community feedback;
- distribution of a survey seeking feedback on the design, project features, integration with Heffron Park and transport options;
- promotion of the project and process on social media, including Randwick City Council's Facebook and Instagram pages and on the South Sydney Rabbitohs' Facebook page;

- conducting a Facebook Live information session on 29 July 2020, which was attended by 140 people;
- establishment of a project-specific phone number and email address for the duration of the engagement period to receive feedback from, and provide information to, the community; and
- promotion of the project in traditional media streams, resulting in project information being featured in the Daily Telegraph online, the South Sydney Rabbitohs' website and the Australasian Leisure Management website.

Key themes raised in community consultation included:

- queries regarding the funding and contractual arrangements for the project, including the respective roles of Council and the South Sydney Rabbitohs and other funding sources;
- architectural and landscape design, including a range of views about the nature, form and style of the building;
- community use and access to the facilities and surrounding areas;
- selection of the sports included in the facility and the functions of the spaces provided;
- impacts of the project on existing uses in Heffron Park, including during the construction phase and following completion of the project;
- incorporation of design principles to promote inclusive and accessibility;
- provision of safe places to play;
- incorporation of sustainable design measures and principles into the building, landscape and site infrastructure;
- management of traffic and parking demand created by the project during both the construction and operational phases, along with measures to promote active travel; and
- management of construction and operational impacts, including centre bookings, noise impacts, light spill and operational hours.

Where relevant, the project design was revised to address the issues raised by the community. The Sydney Eastern City Planning Panel (the determining authority) considered all submissions and determined the development of the Heffron Centre worthy of approval.

The Crown Land Management Amendment (Plan of Management) Regulation 2021 has exempted Council from the requirement to hold a public hearing in accordance with the requirements of Sections 40(A) of the LG Act. There is no requirement for a public hearing due to changing those categories assigned to Heffron Park by Council on initial categorisation.

3. LAND DESCRIPTION

3.1 Overview

This PoM covers Reserve Heffron Park R81741 (the Reserve). The Reserve information is detailed in Table 3.1. The land is Crown land owned by The State of New South Wales and is managed by Council as a Crown land manager under the CLM Act.

Heffron Park is in Maroubra and is centrally located within the Randwick Council LGA. It is within a block of land surrounded by Bunnerong Road to the west, Fitzgerald Avenue to the north, Robey Street to the east and Jersey Road to the south. The land is relatively flat to the east and north, with a slight depression towards the centre. There is a fall in the land from the east to the west.



Figure 3.1: Aerial photo of Heffron Park (Source: Nearmaps)

Heffron Park is used for a large number of community sporting and recreational needs for the Randwick Council LGA. There are leases to seven sporting organisations (including a school) and numerous short term licence holders for various sporting groups and schools. These uses are consistent with the Reserve's purpose of public recreation.

Information details of the Reserve are provided in Table 3.1 and are specific to this PoM.

Table 3.1: information about reserve covered by this plan of management

Reserve Number	R81741
Reserve purpose	Public Recreation
Land parcel/s	Lot 7026 /DP1026884 Lot 7027 /DP1026884 Lot 1211 /DP752015
Location	Bunnerong Road, Maroubra – being the land encompassed by Bunnerong Road, Fitzgerald Avenue, Robey Street and Jersey Road Maroubra
Area (Ha)	Approximately 45.43 hectares
Randwick LEP 2012 zoning	RE1 – Public Recreation Permissible uses without consent: Environmental facilities; Environmental protection works; Flood mitigation works; Roads Permissible uses with consent: Animal boarding or training establishments; Aquaculture; Boat launching ramps; Boat sheds; Building identification signs; Business identification signs; Car parks; Centre-based child care facilities; Community facilities; Heliports; Horticulture; Information and education facilities; Jetties; Kiosks; Markets; Passenger transport facilities; Plant nurseries; Recreation areas; Recreation facilities (indoor); Recreation facilities (major); Recreation facilities (outdoor); Respite day care centres; Restaurants or cafes; Water recreation structures Prohibited: All other uses
Assigned categories	Sportsground General Community Use Natural area – Bushland Park

Recreation areas, Recreation facilities (indoor), Recreation facilities (major), Recreation facilities (outdoor) are all permissible uses in the zone.

There are no interests registered on title affecting or benefiting Heffron Park. A proposed right of way 20 feet wide as noted under plan CP17005.3000 is indicated on the title search for Lot 7026 in DP1026884. The location is close to the north western corner of Heffron Park, not in the vicinity of the Heffron Centre Precinct. It is unclear if this right of way was ever formalised.

3.2 History of Heffron Park

Heffron Park was originally part of the Botany Watershed. The original landscape consisted of sclerophyllous heath/scrub community known as Eastern Suburbs Banksia Scrub, undulating sand dunes and an inter-connected wetland marsh system that ran from the current site of Centennial Parklands through to Botany Bay. The area was an important freshwater supply for the early European settlements of Sydney and Botany Bay.

Heffron Park is located within the clan territories of the Bidjigal and Gadigal people. It is highly likely that the Botany Bay Wetlands would have been an important source of freshwater, food and raw materials for the local indigenous communities.

Since European settlement, Heffron Park has undergone major physical changes with the draining of the area's wetlands, clearing of natural vegetation and filling and levelling of the site for various uses. Revegetation using a mix of local indigenous and exotic species has provided significant improvements to the landscape character of Heffron Park, with a number of areas landscaped to reflect original vegetation.

Originally the site formed part of a larger farming settlement known as the 'Labour Farm'. The farming settlement provided dormitory style housing for older men who worked the land growing wheat and vegetables.

Heffron Park was used as a navy storage facility during World War II. Remnants of this use can be seen in the remaining internal concrete roads used for the Criterion cycle track and the adaptive reuse of the old warehouses for the existing Matraville Indoor Centre and Bunnerong Gymnastics Building and the concrete floor slabs for some of the carparks and netball courts.

The original navy site layout has very much dictated the current spatial land use arrangement of Heffron Park today. The site was also a migrant hostel in the years following World War II.

Council was appointed the manager of the land for public recreation in 1959. That same year Council tendered for the construction of the first pool later to be named the Des Renford Leisure Centre. Since then, Heffron Park has and continues to be used for a range of organised sport and passive recreation.

3.3 Soil and water

Previous topsoil profiles taken throughout Heffron Park revealed a mixture of sand types including yellow, white and grey to depths of 1 metre. Generally, the soils have less than 5-10% silt or clay (average soil pH 5.75). The soils are representative of the aeolian sands of the eastern suburbs of Sydney and are typical of the soils of Eastern Suburbs Banksia Scrub. The various soil types provide efficient drainage for the sports fields but require additional organic nutrients and water to sustain adequate grass cover.

In accordance with the *NSW Water Management Act 2000*, Council retains licences to operate a single network of four interconnected bore water pumps within Heffron Park. Under the terms and conditions of the licence agreements, Council cannot extract from any bore more than 15 litres per second per pump and 276 megalitres per pump in any 12 month period.

A key feature of this PoM is to ensure that Heffron Park's design and maintenance is environmentally sustainable. The Masterplan, including the Vegetation and Urban Elements Strategy, has a number of water sensitive design features, including the use of indigenous vegetation in landscaping. Council is also investigating opportunities for water reuse, water harvesting, use of rainwater tanks and integrated natural water cycle design within Heffron

Park. This is reflected in the Action Plan (AP) included in Appendix A3, which requires the continued consideration of these matters (AP Ref: 8.1, 8.2, 8.3).

3.4 Contamination

Given Heffron Park's history of varied use, Council has a continuing responsibility to manage previous contamination at Heffron Park. The development consent for the proposed Heffron Centre includes further requirements to undertake detailed site investigation and prepare a remedial action plan as required. When Council conducts capital works at Heffron Park, remediation is undertaken and this will also occur with the construction of the Heffron Precinct.

3.6 Vegetation

There are two small pockets of native vegetation which will be retained and augmented as important areas of biodiversity with opportunities for passive recreation. The largest example of native vegetation in Heffron Park is located toward the centre of the site and roughly forms the shape of a triangle known as the 'sand pit'. This is a highly modified landscape but still provides an example of the original sand dune landscape which formerly existed in the area and some indigenous plant species. The second area of indigenous vegetation, although highly modified, includes the area surrounding the rugby field club house along Robey Street and the area on top of the hill along Jersey Road.

Efforts will be made to ensure the retention and augmentation of all these areas of vegetation, including the recategorisation boundary adjustment of certain areas of land to Natural Area - Bushland (refer Section 4.2).

Details of proposed avenue planting, entry feature trees and car parking planting is shown on the Heffron Park Vegetation and Urban Elements Strategy, prepared as part of the Masterplan (Appendix A2).

3.7 Native Fauna

The small areas of weeds, exotic and indigenous vegetation as well as the open field areas of Heffron Park provide habitat for certain species of local fauna, including common native bird species such as magpies, New Holland honeyeaters and Australian ravens, as well as the less common superb fairy wren and willy wagtail. Indigenous lizard species, such as blue tongues and fence skinks are also likely to be present although no official recordings have been made. Heffron Park has the potential to provide more complex habitat for a greater variety of fauna species without having any negative impact on the recreational uses.

3.8 Significant natural features

There are no known natural, geological, geomorphological, scenic or other features at Heffron Park.

3.9 Culturally significant land

There is no documented evidence that the land at Heffron Park held significant values for the local indigenous community. Further consideration of this PoM against relevant native title and Aboriginal land rights legislation is provided in Section 5.4.3.

3.10 Endangered or threatened species

The vegetation of the area was predominantly made up of the community known as Eastern Suburbs Banksia Scrub (ESBS) that is listed as a threatened ecological community under the NSW *Biodiversity Conservation Act 2016* (BC Act) and as endangered under the Commonwealth *Environment Protection and Biodiversity Conservation Act 1999*. Aerial photography from Six Maps NSW shows that by 1943, Heffron Park had been cleared of any remnant vegetation. Heffron Park does not contain any intact ESBS communities and The NSW Government's Biodiversity Values Map and Threshold Tool does not identify any threatened species within Heffron Park.

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4. BASIS OF MANAGEMENT

Council intends to manage its community land to meet:

- assigned categorisation of community land;
- the LG Act guidelines and core objectives for community land;
- the principles of Crown land management;
- restrictions on management of Crown land community land;
- Council’s strategic objectives and priorities; and
- development and use of the land as outlined in Section 6 of the LG Act.

4.1 Categorisation of the land

All community land is required to be categorised as one or more of the following categories. Where the land is owned by the Crown, the category assigned should align with the purpose for which the land is dedicated or reserved.

The LG Act defines five categories of community land:

- **Park** – for areas primarily used for passive recreation;
- **Sportsground** – for areas where the primary use is for active recreation involving organised sports or the playing of outdoor games;
- **General Community Use** – for all areas where the primary purpose relates to public recreation and the physical, cultural, social, and intellectual welfare or development of members of the public. This includes venues such as community halls, scout and guide halls, and libraries;
- **Cultural Significance** – for areas with Aboriginal, aesthetic, archaeological, historical, technical, research or social significance; and
- **Natural Area** – for all areas that play an important role in the area’s ecology. This category is further subdivided into bushland, escarpment, foreshore, watercourse and wetland categories.

The categorisation of the land at Heffron Park includes four of the five categories, as detailed in Table 4.1.

Table 4.1: Categorisation of the Heffron Park Reserve

Categorisation	Location	Sq metres (approximately) and %
Sportsground	Majority of Heffron Park	382,000m ² – 84%
General Community Use	Heffron Centre to the west	12,700m ² – 2.8%
	Des Renford Aquatic Centre in south east	14,300m ² – 3.1%
Park	Open grassed area to the north of the central Natural Area - Bushland.	14,700m ² – 3.2%
	Pedal Park and playground on southern boundary	9,300m ² – 2.0%
Natural Area – Bushland	Central dune area	16,100m ² – 3.5%
	Southern treed area	5,200m ² – 1.1%
Total		454,300m ² - 100%

4.2 Recategorisation of the land

This PoM has facilitated the realignment and recategorisation of certain land in Heffron Park categorised as Sportsground, General Community Use, Park and Natural Area - Bushland, as set out below and as shown on the land Recategorisation Plan (Appendix A1). This recategorisation is consistent with the guidelines for categorisation set out in the Local Government (General) Regulation 2005.

The recategorisation alters the categories initially assigned and the consent of the Minister to adopt the plan (if the recategorisation would require an addition to the purposes for which the land is dedicated or reserved under CLM Act S.2.23) operates as if the Minister has authorised the land to be used for additional purposes that correspond to the purposes of that category, for example sportsground, general community use and natural area.

To ensure that any additional purposes are properly recognised and duly noted for future PoM and Heffron Park use, the Minister will add the additional purposes of 'Community Purposes' and Education Purposes' through publication of a notice in the NSW Government Gazette under the provisions of CLM Act S. 2.14 after the Council adoption of the PoM and subsequent provision of the adopted PoM to the Minister. These purposes, by definition in the adopted PoM will apply to the area of the land categorised as General Community Use represented by the footprint of the proposed Heffron Centre.

The consent of the Minister for Council to adopt the draft PoM, subject to public exhibition and subsequent adoption of the PoM by Council, has the effect of approving the draft PoM and its contents prior to addition of the purposes through the Gazette notice.

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LEGEND

-  Reserve Boundary
-  General Community Use
-  Natural Area - Bushland
-  Park
-  Sportsground

Figure 4.1: Excerpt of Recategorisation Plan

4.2.1 Park

The initial categorisation included one Park area in the south of Heffron Park and adjacent to the western side of the Des Renford Leisure Centre.

The boundaries of the existing Park area have been realigned with the boundaries to better fit with the boundaries of the General Community Use for the Des Renford Leisure Centre.

A new Park area has been recategorised in the centre of Heffron Park to formalise the use of this area for passive recreation and to assist in meeting Council's strategic directions for increasing opportunities for passive recreation (refer Action Plan (AP) Ref: 2.1, 2.2, 4.4, 6.4).

4.2.2 Sportsground

The recategorisation of the Sportsground reflects the recategorisations of the Park, General Community Use and Natural Area – Bushland.

4.2.3 General Community Use

Section 3.23 of the CLM Act required the initial categorisation of the land at Heffron Park. This included two General Community Use areas, a small area on the western side of Heffron Park for the proposed Heffron Centre and a larger parcel in the south-east corner to encompass the Des Renford Leisure Centre.

The smaller General Community Use area has been relocated slightly and enlarged to accommodate the proposed Heffron Centre. The boundaries of the other General Community Use area encompassing the Des Renford Leisure Centre have been re-aligned to better fit with the boundaries of the adjoining Park area.

Properly assigning the General Community Uses to reflect the proposed use of the proposed Heffron Centre and the ongoing use of the Des Renford Leisure Centre aligns with Council's strategic directions for providing high quality open space and recreational facilities (AP Ref: 1.1).

4.2.4 Natural Area - Bushland

The initial categorisation included one Natural Area to the middle of Heffron Park incorporating the 'central dune area' known as 'the sandpit' (refer Section 3.6), which provides an example of the original sand dune landscape and some indigenous plant species.

The Natural Area to the middle of Heffron Park has been re-aligned to better fit with the boundaries of the new Park area.

A new Natural Area incorporating the 'southern treed area' adjacent to Jersey Road has been included to ensure the retention and augmentation of this area of vegetation and to assist in meeting Council's strategic directions in relation to environmental sustainability and the protection of natural areas of bushland (AP Ref: 2.1, 9.1).

Both Natural Areas have been further categorised as Natural Area – Bushland, pursuant to Section 36(5) of the LG Act and Clause 107 (1) (b) of the NSW *Local Government (General) Regulation 2005* (LG Regulation), as the land contains some native vegetation that is representative of the structure and/or floristics of the natural vegetation in the locality.

4.3 Guidelines and core objectives for management of community land

The management of community land is governed by the categorisation of the land, its reserve purpose(s), and the core objectives of the relevant category of community land (see categorisation of the land – Section 4.1). Council may then apply more specific management objectives to community land, though these must be compatible with the core objectives for the land.

The guidelines for categorisation of community land are set out in the LG Regulation. The core objectives for each category are set out in Sections 36E to 36J of the LG Act. The guidelines and core objectives for the Park, Sportsground, General Community Use and Natural Area - Bushland categories of Heffron Park are set out in the relevant category sections in Section 6 of this PoM.

Community land is valued for its important role in the social, intellectual, spiritual and physical enrichment of residents, workers, and visitors to the Randwick Council LGA.

The intrinsic value of community land is also recognised, as is the important role this land plays in biodiversity conservation and ecosystem function.

Council encourages a wide range of uses of community land and intends to facilitate uses which increase the activation of its land, where appropriate. Within buildings, swimming pools, and recreational and sporting facilities in particular, Council intends to permit and encourage a broad range of appropriate activities.

4.4 Restrictions on management of Crown land

Council is the Crown land manager of the Crown Reserve of Heffron Park described in this PoM in accordance with the legislation and conditions imposed by the minister administering the CLM Act. The requirements for the use of the land at Heffron Park and where this has been addressed in this PoM are as follows:

- be consistent with the purpose for which the land was dedicated or reserved or which have been added to the reserve (refer Section 3.1 and Section 6);
- consider native title rights and interests and be consistent with the provisions of the Commonwealth Native Title Act 1993 (refer Section 5.4.3);
- consider the inchoate interests of Aboriginal people where an undetermined Aboriginal Land Claim exists (refer Section 5.4.3);
- consider and not conflict with any interests and rights granted under the CLM Act (refer Section 3.1); and
- consider any interests held on title (refer Section 3.1).

Native Title

On Crown land native title rights and interests must be considered unless:

- Native title has been extinguished; or
- Native title has been surrendered; or
- Determined by a court to no longer exist.

Some examples of acts which may affect native title on Crown land or Crown reserves managed by Council include:

- the construction of new buildings and other facilities such as toilet blocks, walking tracks, tennis courts, grandstands and barbecues;
- the construction of extensions to existing buildings;
- the construction of new roads or tracks;
- installation of infrastructure such as powerlines, sewerage pipes, etc.;

- the creation of an easement;
- the issue of a lease or licence; and
- the undertaking of major earthworks.

When proposing any act that may affect native title on Crown land or Crown reserves the act must be authorised through Part 2 Division 3 of the *Native Title Act 1993 (Cwlth)*.

4.5 Management framework for the Reserve

All business areas at various times have management responsibilities for Heffron Park. There are three departments of Council who are more directly responsible for the management of Heffron Park:

- City Services;
- City Planning; and
- Corporate Services.

The City Services Division delivers services related to: civil infrastructure, major projects, libraries, plant nursery, waste services, street cleaning, beach lifeguards, gym, public pool and graffiti removal. It is responsible for the design and construction and management of the City's assets. Relevant to Heffron Park it includes the following branches:

- Aquatic Services - this section manages the Des Renford Leisure Centre and the synthetic field;
- Infrastructure Services - their responsibilities include:
 - the implementation of improvement works and the operational activities; including maintenance and operational asset management;
 - the management of the sports fields including maintenance and sports field bookings and including organising the Sports Committee;
 - management of park, tree, bushland, and sports fields from a maintenance perspective; and
 - the delivery of built works.
- Technical Services - their responsibilities include:
 - the planning design and documentation of improvement works including infrastructure;
 - high level asset management of the parks assets; and
 - park management in terms of activities/events and undertaking bookings for these (other than by sporting groups).

Additional responsibilities within the Technical Services are:

 - Open space assets: responsible for:
 - the overall management of parks/open space and development and compliance of Plans of Management;
 - approval and booking of activities and events;
 - landscape capital works design and documentation;
 - making of regulations;
 - guides and policies around open space activities (eg commercial fitness licences, busking, mobile food)
- Major projects planning - responsible for the design, statutory approvals, and documentation of the major projects including the Heffron Centre; and
- Waste and Cleansing Services - responsible for the pickup of waste and cleaning of the park's buildings.

The City Planning Division is responsible for the development of a strategic framework for the City covering land-use, social, transport, recreation, urban design and environmental

management. City Planning undertakes development assessments and provides regulatory environmental health and building services, strategic policy for waste, ranger services and childcare services as well as delivering the innovative environmental levy program, 'Sustaining our City'. City Planning is responsible for developing and implementing a range of community activities. The Council's major community events are also coordinated by this division. Responsibilities relevant to Heffron Park:

- Development assessment (eg of the proposed Heffron Centre);
- Health, Building & Regulatory Services - operational responsibility for relevant regulations (eg fines for dogs off leash and approval of food trucks for events); and
- Strategic Planning - responsible for completion of strategic projects that impact the development and PoM of Heffron Park (eg the Open Space and Recreational Needs Study).

Corporate Services is the internal support service managing resources for the achievement of the Council's City Plan outcomes, by providing specialised knowledge, information and best practices to serve the community, and ensuring compliance with Council's governance obligations. It includes the responsibilities of Coordinator Property and Insurance whose role includes the forming and renewal of leases and licences.

4.6 Council's strategic objectives and priorities

Council, in consultation with the community, has developed the following strategies and plans to identify the priorities and aspirations of the community and the delivery of a vision for the future. They have had a direct influence on the objectives, uses and management approach covered by this PoM.

4.6.1 Randwick City Council Vision 2040 – Local Strategic Planning Statement (LSPS)

The *Randwick City Council Vision 2040 – Local Strategic Planning Statement 2020* (LSPS) provides the framework for land use planning and decision making over the years 2020 to 2040 and sets out short, medium and long term actions for delivery of the planning priorities to meet the community's future economic social and environmental needs and aspirations. Heffron Park forms part of the more than 1,100 ha of open space and parkland within Randwick City. Heffron Park is identified as regional open space.

LSPS Planning Priority 14 is to provide high quality open space and recreational facilities. The short-term action arising from this priority is to prepare a new recreational open space and needs study to inform open space/recreation strategies and to provide the strategic direction for recreation and open space assets. As detailed below, the *Randwick City Open Space and Recreation Needs Study* (Needs Study) was finalised December 2020 and includes specific needs for the proposed Heffron Centre and existing Des Renford Leisure Centre, which have been allowed for in this PoM.

Other relevant LSPS planning priorities are set out below and have been considered in the preparation of this PoM (and Masterplan) and reflected in the objectives and performance targets in the Action Plan (AP) in Appendix A3:

- Planning Priority 6 - Support the delivery of social infrastructure and services to meet the needs of our diverse community (AP Ref: 4.5);
- Planning Priority 7 - Provide greater access and opportunities for walking and cycling (AP Ref: 5.1, 5.6);
- Planning Priority 14 - Provide high quality open space and recreational facilities (AP Ref: 1.1);
- Planning Priority 15 - Implement the Green Grid (AP Ref: 5.5);
- Planning Priority 16 - Increase tree canopy cover (AP Ref: 3.1);

- Planning Priority 17 - Protect areas of bushland and biodiversity (AP Ref: 9.1); and
- Planning Priority 18 - Reduce the consumption of energy and water (AP Ref: 8.2).

4.6.2 Randwick City Plan (Revised 2017)

The *Randwick City Plan* (the City Plan) is the community strategic plan that establishes a 20-year vision and desired outcomes for Randwick City. The plan recognises the importance of recreation areas and public spaces which are well designed, multi-purpose, safe, attractive and easily maintained as being integral to developing the theme 'places for people'. Maintenance of public spaces is one of Council's highest priorities. The City Plan identifies the buildings for community programs including the upgrade and extension to the Des Renford Leisure Centre and identifies proposed projects at Heffron Park as including a new multipurpose indoor sports centre, a new gymnastics facility and an upgraded tennis facility.

Outcome 5 of the City Plan is 'excellence in recreation and lifestyle opportunities' including world class parks and recreational facilities. A key action in the City Plan is to update Plans of Management for open space areas focusing on active and passive recreation opportunities, in accordance with an established priority list and the Needs Study. This PoM, including the Masterplan, has been prepared based on the vision and actions contained in this city-wide strategic plan.

4.6.3 Randwick Housing Strategy (2020)

The *Randwick Housing Strategy 2020* establishes the strategic framework for residential growth within Randwick City to 2040 and was developed through the Vision 2040 community engagement program. Housing Strategy Priority 8 is to support housing growth with appropriate infrastructure, and identifies a new Recreation Needs and Open Space Study to ensure sufficient access to open space and recreation facilities as a short-term action. As described, the Needs Study was adopted by Council in December 2020 and has informed the preparation of this PoM.

4.6.4 Randwick City Open Space and Recreation Needs Study (December 2020)

The Needs Study helps to set the framework for the future planning of Council's open space and recreation network. It notes that the proposed Heffron Centre will replace the current Matraville Indoor Sports Centre and Bunnerong Gymnastics facility and will include two multipurpose sports courts, a gymnastics facility, the South Sydney Rabbitohs' community outreach arm 'South Cares', the South Sydney Rabbitohs' headquarters and training facilities, a community high-performance centre and a public café. The proposed Heffron Centre would not replace the squash courts or indoor cricket net areas currently provided within the Matraville Indoor Sports Centre, which will be demolished. Development consents were granted for the Heffron Centre on 4 March 2021. Further details of the approved development are provided in Section 5.3.

The Needs Study identifies aspects requiring improvement at Heffron Park which are set out below and have been considered in the preparation of this PoM (and Masterplan). These are reflected in the performance measures and targets in the Action Plan (AP):

- the quality and diversity of recreation offerings (such as fitness, play, water and shade) (AP Ref: 1.1, 1.2, 1.3, 1.8, 1.11, 2.2, 3.1, 3.2, 3.3);
- improved recreational green connections to Heffron Park (AP Ref: 5.1, 5.5, 5.6);
- improved playing surface, drainage and maintenance of fields to increase capacity (AP Ref: 1.2, 2.2);
- a need to upgrade and maintenance of amenities and increased storage (AP Ref: 2.1, 2.2, 4.1);
- more water bubblers and water bottle refill stations close to playing fields (AP Ref: 3.2); and

- an additional outdoor fitness station (AP Ref: 4.3).

The Needs Study identifies key needs in relation to the Des Renford Leisure Centre. These needs and how they have been addressed in this PoM include:

- improving the amenity around the outdoor pools to enable people to stay longer, including increased shade and seating (AP Ref: 3.1, 3.2);
- improving access to the centre via public and active transport connections (AP Ref: 5.1, 5.5, 5.6); and
- increasing waterplay to support recreation for children and families (AP Ref: 1.11).

Strategic Direction 2 of the Needs Study provides actions to deliver new quality and diverse open space and recreation facilities in Randwick's high growth areas and areas with undersupply. Specific actions relevant to Heffron Park and how they have been addressed in this PoM include:

- SD2.4 – long term action to optimise existing sportsfield layouts to increase the number of fields provided and the diversity of codes catered for, through the development of masterplans for high use sportsgrounds (AP Ref: 1.2);
- SD2.9 – short term action to investigate opportunities to incorporate multipurpose outdoor courts into appropriate public spaces or parks for informal social sport, particularly in areas with many students and culturally diverse populations (AP Ref: 1.3); and
- SD2.10 – short term action to incorporate multipurpose and flexible facilities into the proposed Heffron Centre to accommodate changing sporting and recreation needs (AP Ref: 1.8).

Strategic Direction 3 provides actions to activate and improve the amenity and flexibility of open and sporting spaces, parks, streets, and beaches for all to share. Specific actions relevant to Heffron Park and how they have been addressed in this PoM include:

- SD3.3 – short term action to prioritise the provision of shade structures and additional tree canopy to provide cooling and increased enjoyment for users at high demand locations, including both Heffron Park and the Des Renford Leisure Centre (AP Ref: 3.1);
- SD3.5 – medium term action to upgrade playing surfaces, drainage and improved maintenance of high demand and used sporting fields in the winter months (AP Ref: 2.2);
- SD3.7 – medium term action to upgrade and install new shade, seating, toilets and bubblers in proximity to sports fields (AP Ref: 3.2);
- SD3.9 – short term action to provide female amenities (ie separated showers and change rooms), prioritising high-use sporting grounds (AP Ref: 4.1);
- SD3.11 – short term action to investigate the viability of converting some existing outdoor netball courts to multipurpose basketball courts to enable informal use during the netball off-season (AP Ref: 1.3); and
- SD3.17 – short term action to provide additional splash and play facilities at Des Renford Leisure Centre to support recreation for children and families (AP Ref: 1.11).

Strategic Direction 4 provides actions to manage and deliver the open space and recreation network collaboratively, efficiently and sustainably. Specific actions relevant to Heffron Park and how they have been addressed in this PoM include:

- SD4.12 – Short term action to review Council's current maintenance schedules at Des Renford Leisure Centre change rooms to ensure appropriate levels of cleanliness are achieved (AP Ref: 4.11).

4.6.5 Randwick City Environment Strategy

The *Randwick City Environment Strategy (December 2020)* outlines the key outcomes that will contribute to a sustainable and resilient Randwick. It is a key informing strategy under Council's Integrated Planning and Reporting Framework and is aligned to the Randwick City Plan.

The Environment Strategy includes five outcomes, each with a number of objectives. Strategic approaches are set out to achieve each objective. Most relevantly for this PoM are:

- Outcome 1: Restore and protect the diversity of ecosystems (AP Ref: 9.1):
 - Objective 1: increase by 60%, the number of native and indigenous planting across Randwick City by 2030 from a 2018 baseline (AP Ref: 3.1);
- Outcome 2:
 - Objective 2:
 - Strategic approach 2.1: Monitor and increase the number of trees planted, retained and maintained to provide shade, habitat and heat reduction benefits and increase plantings by 100% in 2021 (by approximately an additional 180 trees) and annually increase after that to achieve meeting the Greater Sydney Commission target of 40% tree canopy cover across Council managed land by 2040. (AP Ref: 3.1); and
 - Strategic approach 2.9: Procure 100% of Council's electricity through power purchase agreements (PPA) and increase rooftop solar and batteries by 20% (from 2020 levels) on new and existing council infrastructure by 2025. (AP Ref: 2.9).
- Outcome 3: Our limited natural resources are protected and conserved (AP Ref: 2.1):
 - Objective 2: Reduce the consumption of energy and water across Randwick City per capita by 30% by 2030, from a 2017 baseline. (AP Ref: 8.2, 8.3).

4.6.6 Randwick City Bicycle Plan

Randwick City Council's Bicycle Plan identifies existing and proposed key bicycle routes in the City of Randwick.

The Bicycle Plan is designed to:

- improve links to key destinations within Randwick City, such as the University of New South Wales, Coogee Beach, Maroubra Beach and Heffron Park (AP Ref: 5.1, 5.5, 5.6);
- identify a network of on- and off-road cycle paths and shared paths that can be used by the whole community;
- establish a practical works program for cycling infrastructure with priorities for construction (AP Ref: 5.1, 5.5, 5.6); and
- link in with the bike plans of neighbouring councils in the Southern Sydney Region of Councils (AP Ref: 5.1, 5.5, 5.6).

This PoM and the Masterplan has been prepared to reflect the design consideration of the Bicycle Plan, through the provision of shared paths (MP ID: 7, 24) separate cycle/pedestrian paths (MP ID: 4) and a new connection to the wider Randwick bicycle route network, with an additional crossing point at Jersey Road (MP ID: 31).

5. DEVELOPMENT AND USE

5.1 Overview

Council's community land is valued for its important role in the social, intellectual, spiritual and physical enrichment of residents, workers, and visitors to the Randwick LGA.

The intrinsic value of community land is also recognised, as is the important role this land plays in biodiversity conservation and ecosystem function.

Council encourages a wide range of uses of community land and intends to facilitate uses which increase the activation of its land, where appropriate. Within buildings, swimming pools, and recreational and sporting facilities in particular, Council intends to permit and encourage a broad range of appropriate activities.

The use of community land is often supported by appropriate ancillary development such as playground equipment, amenity blocks or food kiosks.

Where it is proposed to construct or establish a public work on reserved or dedicated Crown land, where native title is not extinguished, prior to approval Council will notify and give an opportunity to comment any representative Aboriginal/Torres Strait Islander bodies, registered native title bodies corporate and registered native title claimants in relation to the land or waters covered by the reservation or lease as required under the *Native Title Act 1993*.

Council's intentions for the use of Heffron Park are set out in the Masterplan, as detailed in the following sections.

5.2 2021 Heffron Park Masterplan

The 2009 PoM for Heffron Park established an ambitious staged landscape plan with significant upgrades across Heffron Park. The majority of these works have been undertaken by Council.

The 2021 Heffron Park Masterplan replaces the previous landscape plan and includes specific allowance for the proposed Heffron Centre and the associated Showcase Field (refer Section 5.3). The Masterplan includes the Heffron Park Vegetation and Urban Elements Strategy, which identifies locations for new vegetation, including tree planting and ancillary urban elements such as seating, shelters and water bubblers. Council envisages that this will be supported by a more detailed landscape plan.

The Masterplan identifies existing uses and facilities as well as those 'in-planning' (ie the Heffron Centre Precinct) and those proposed for the future, as set out below.

An excerpt of the Masterplan is provided in Figure 5.1 below and a full version is provided in Appendix A2.

5.2.1 Existing

Heffron Park contains the following existing facilities and buildings as shown on the Masterplan with the corresponding masterplan identification (MP ID):

- Criterium bicycle track (MP ID:1);
- upgraded soccer fields (MP ID: 2 and 3);
- separate cycle/pedestrian paths adjacent to Criterium (MP ID: 4);
- cricket nets (5);
- children's educational bicycle facility (Pedal Park) (MP ID:6);
- shared pathway (MP ID:7);
- crossing point connecting with 'Randwick Bicycle Route Network' (Fitzgerald Avenue) (MP ID:8);
- netball courts and multi-use ball court (MP ID:9);

- car parks and landscaping (MP ID:10A-C,15 and 16);
- junior overflow field/passive recreation area (MP ID:11);
- soccer field and cricket pitches (MP ID:12);
- tennis courts (MP ID:13);
- handball courts and half basketball court (MP ID:14);
- soccer fields (MP ID:17);
- children's playground and picnic area (MP ID:18);
- multi-use 'all weather' field with spectator seating and shade structure (MP ID:19);
- AFL field and touch football field (MP ID:20);
- senior cricket pitch and multi-use fields (MP ID:21 and 22);
- rugby league fields (MP ID:23);
- full permitter shared pedestrian/bicycle pathway (MP ID:24);
- Building A – central western amenities (includes pumphouse) (MP ID:I);
- Building B – netball control centre (MP ID:II);
- tennis clubhouse (MP ID:V);
- Building F – southern amenities (MP ID:VI);
- Building G – south western amenities (MP ID:VII);
- Des Renford Leisure Centre (all facilities including pump house) (MP ID:VIII); and
- central east clubhouse (MP ID:IX).

Each relevant category section of this PoM contains information about the existing use of the land, including:

- condition of the land and structures;
- use of the land and structures; and
- current leases and licences on the land.

A summary of all Council assets at Heffron Park is provided in Appendix A4.

5.2.2 In planning

Council has approval to construct the proposed Heffron Centre Precinct, which will include the following facilities as shown on the Masterplan:

- Heffron Centre: multi-use sports and gymnastics (MP ID:X)
- Showcase Field: senior rugby league field (MP ID:26); and
- car parking and landscaping (MP ID:27).

Further details of the specific use of the proposed Heffron Centre Precinct are provided in Section 5.3 below.

5.2.3 Proposed

Council proposes the following facilities (subject to requisite approvals) as shown on the Masterplan:

- rectangular sports field and car park (MP ID:28);
- amphitheatre and presentation area (MP ID:29);
- upgrade of the Natural Area – Bushland adjacent to Jersey Road (MP ID:30);
- retention of the Natural Area – Bushland and proposed boardwalk circulation in the centre of Heffron Park (MP ID:33);
- upgrading Building C – storage/amenities block (MP ID:III); and
- upgrading Building D – Marcellin Clubhouse (MP ID:IV).

The Masterplan is supported by the Action Plan (Appendix A3) which sets out the objectives, performance targets, methods of achieving the targets and assessment methodology. Actions relevant to each use category are also identified.



Figure 5.1: Excerpt of the Masterplan

5.3 The Heffron Centre Precinct

Council has been investigating the provision of new and improved community and elite sporting facilities at Heffron Park for some time.

In 2019 Council entered into an Agreement for Lease and Licence with the South Sydney Members Rugby League Football Club (the South Sydney Rabbitohs) under a Public Private Partnership to accommodate administration, training and community facilities within a Community and High Performance Centre (CHPC) and an associated Showcase Field. The CHPC will house training and administration facilities for the purposes of the South Sydney Rabbitohs and their South Cares Program. South Cares delivers programs to encourage and assist youth in the areas of education, training and employment.

Council has committed up to \$3 million to contribute to the CPHC. The remaining funds are being contributed by the South Sydney Rabbitohs, Federal Government and State Government (through the Office for Sport).



Figure 5.2: The Heffron Centre Precinct (Source: Co-Op Studio Pty Ltd)

5.3.1 The Heffron Centre

The proposed Heffron Centre is a new indoor multi-purpose sporting facility, gymnastics facility and CHPC, which forms a major part of the ongoing upgrade works in Heffron Park and enables the community to have access to high-quality sporting facilities into the future.

Development consent for the Heffron Centre, pursuant to Part 4 of the NSW *Environmental Planning and Assessment Act 1979* (EP&A Act), was granted on 4 March 2021, to allow for:

- demolition of existing buildings and structures within the site;
- site preparation works, including termination or relocation of site services and infrastructure, tree removal and the erection of site protection fencing;
- construction of the proposed Heffron Centre, including:
 - a community and high-performance centre (CHPC);
 - an indoor sports centre; and
 - an indoor gymnastics centre.
- installation of floodlighting to the Showcase Field;
- car parking for circa 140 spaces, including a combination of staff and visitor spaces, accessed via the existing signalised intersection of Bunnerong Road and Flint Street;
- building identification signage; and
- public domain works within the site, including new landscaping and tree planting.

The proposed Heffron Centre will see a multitude of community and organised sporting programs offered, which may include:

- community sporting programs and competitions covering the following disciplines:
 - basketball;
 - badminton;
 - volleyball;
 - netball;
 - indoor soccer / futsal;
 - gymnastics (Local / District-Level);
- school programs, including organised sports and wellbeing; and
- Souths Cares community and partnership programs.

Other events and programs provided by tenants and operators will be agreed with Council.

5.3.2 The Showcase Field

An activity approval pursuant to Part 5 of the EP&A Act was granted for the Showcase Field on 19 March 2019.

The Showcase Field will form part of the Heffron Centre Precinct and will provide a turf playing surface designed to meet National Rugby League (NRL) requirements. It will be managed and maintained under a licence arrangement by the South Sydney Rabbitohs and will be available for community use and access outside of pre-arranged hours of training and use by the South Sydney Rabbitohs.

The agreement to licence indicates Council will have use of the Showcase Field for community use for 400 hours per annum.

5.4 Express authorisation of leases and licences and other estates

Under Section 46(1)(b) of the LG Act, leases, licences and other estates formalise the use of community land. A lease, licence or other estate may be granted to organisations and persons, community groups, sports clubs and associations, non-government organisations, charities, community welfare services, non-profit organisations and government authorities.

The lease or licence must be for uses consistent with the Reserve purpose, the assigned categorisation and zoning of the land, be in the best interests of the community as a whole, and enable, wherever possible, shared use of community land.

Any lease or licence proposal will be individually assessed and considered, including the community benefit, compatibility with this PoM and the capacity of the community land itself and the local area to support the activity.

A lease is normally issued where exclusive control of all or part of an area by a user is proposed. In all other instances a licence or short-term licence or hire agreement will be issued.

5.4.1 Leases and licences authorised by this plan of management

This PoM **expressly authorises** the issue of leases, licences and other estates over the land, provided that:

- the purpose is consistent with the purpose for which it was dedicated or reserved or purposes which have been added to the reserve;
- the purpose is consistent with the core objectives for the category of the land;
- the lease, licence or other estate is for a permitted purpose listed in the LG Act or the LG Regulation;
- the issue of the lease, licence or other estate and the provisions of the lease, licence or other estate can be validated by the provisions of the Commonwealth Native Title Act 1993;
- where the land is subject to a claim under the *NSW Aboriginal Land Rights Act 1983* the issue of any lease, licence or other estate will not prevent the land from being transferred in the event the claim is granted; and
- the lease, licence or other estate is granted and notified in accordance with the provisions of the *NSW Local Government Act 1993* or the LG Regulation.

Tables in the relevant category sections of this PoM further identify the purposes for which leases and licences may be issued over Heffron Park.

5.4.2 Short-term licences

Short-term licences and bookings may be used to allow Council to program different uses of community land at different times, allowing the best overall use.

Short-term licences are authorised for the purpose of:

- (a) the playing of a musical instrument, or singing, for fee or reward
- (b) engaging in a trade or business
- (c) the playing of a lawful game or sport
- (d) the delivery of a public address
- (e) commercial photographic sessions
- (f) picnics and private celebrations such as weddings and family gatherings
- (g) filming sessions
- (h) access through a reserve
- (i) catering
- (j) community, training or education
- (j) emergency occupation
- (k) entertainment
- (l) environmental protection, conservation or restoration or environmental studies
- (m) exhibitions
- (n) filming (as defined in the LG Act)
- (o) hiring of equipment
- (p) markets
- (q) meetings
- (r) sporting and organised recreational activities
- (s) shows.

Fees for short-term casual bookings will be charged in accordance with Council's adopted fees and charges at the time.

5.4.3 Native title and Aboriginal land rights considerations in relation to leases, licences and other estates

When planning to grant a lease or licence on Crown reserves, Council must comply with the requirements of the Commonwealth *Native Title Act 1993* (NT Act) and have regard for any existing claims made on the land under the NSW *Aboriginal Land Rights Act 1983*.

It is the role of Council's engaged or employed native title manager to provide written advice in certain circumstances to advise if the proposed activities and dealings are valid under the NT Act (see Appendix A7 for more information).

Any leases, licences, easements and other estates on crown land (a use agreement) on Crown land may impact native title rights and interests. Any use agreement issued on Crown land must be issued in accordance with the future act provisions of the *Native Title Act 1993* and in accordance with Part 8 of the CLM Act unless native title is extinguished. For Crown land which is not excluded land this will require written advice of one of Council's native title managers that it complies with any applicable provisions of the native title legislation.

La Perouse Local Aboriginal Land Claims No. 28772 and 20759 were lodged on 20/8/2010 & 18/9/2009 respectively over the reserve pursuant to the Aboriginal Land Rights Act 1983 (ALR Act) and remains undetermined. NSW Aboriginal Land Claim No. 42494 was lodged on 19/12/2016 over All Crown Reserves with Heffron Park Reserve being excised from the significant claim on 10/5/2017.

6. MANAGEMENT OF LAND BY CATEGORY

The following general categories of community land occur in the Reserve as shown on the Categorisation Plan in Appendix A1:

- Park (Section 6.1);
- Sportsground (Section 6.2);
- General community use (Section 6.3); and
- Natural Area – Bushland (Section 6.4).

The forms of development associated with each category of land are set out in the following sections.

6.1 Park

Heffron Park includes an area categorised as Park on the southern boundary adjacent to the west of the Des Renford Leisure Centre. As identified on the Masterplan (Appendix A2), this area currently includes the following:

- children's educational bicycle facility (Pedal Park) (MP ID:6); and
- children's playground and picnic area and shade structures within a landscaped setting (MP ID: 18);

The Masterplan includes a proposed crossing point of Jersey Road connecting with Randwick Bicycle Route Network (MP ID: 31).

A second triangular shaped area to the north of the natural area in the middle of Heffron Park is also categorised as Park. This area is an undulating grassed open area which is identified on the Masterplan as being upgraded to a passive park area (MP ID:32).

The permissible and future uses set out in Section 6.1.5 and the express authorisation of leases, licences and other estates set out in Section 6.1.6 are consistent with the purpose for which Heffron Park was dedicated, being a reserve for public recreation.

6.1.1 Guidelines and core objectives

Clause 104 of the LG Regulation defines the Park category of land as land which is improved by landscaping, gardens or the provision of non-sporting equipment and facilities, and for uses which are mainly passive or active recreational, social, educational and cultural pursuits that do not intrude on the peaceful enjoyment of the land by others.

Section 36G of the LG Act identifies the following core objectives for the Park category of land:

- to encourage, promote and facilitate recreational, cultural, social and educational pastimes and activities;
- to provide for passive recreational activities or pastimes and for the casual playing of games; and
- to improve the land in such a way as to promote and facilitate its use to achieve the other core objectives for its management.

The two Park category areas of land provide for both active and passive recreation, which will encourage, promote and facilitate recreational, cultural, social and educational pastimes in accordance with these core objectives.

The southern Park category of land provides for both structured and non-structured playing activities through the provision of the playground and the pedal park and the central Park category of land provides opportunities for passive recreation and the casual playing of games.

Further specific management measures and objectives for the Park categories of land are provided in the Action Plan in Appendix A3.

6.1.2 Key issues

The following key issues for the areas categorised as Park have been identified through the preparation of the Action Plan (AP) taking into consideration Council's strategic objectives and priorities:

- provide high quality open space and recreational facilities (AP Ref: 1.1);
- ensure ongoing maintenance of the playground and other facilities within Heffron Park area (AP Ref: 2.1);
- improve amenity by additional shelters, seating, picnic settings and bubblers (AP Ref: 3.2);
- impact on local residents on Jersey Road from car parking and noise (AP Ref: 5.4);
- ensure appropriate dog/animal control (AP Ref: 4.4, 4.6);
- improve safety and security (AP Ref: 6.1, 6.2); and
- deliver green grid connectors and priorities of improved walking and cycling connections (AP Ref: 5.1, 5.5).

6.1.3 Development and use

The permitted development and uses of the Park categorisation of land in the Reserve are:

- infrastructure and facilities;
- landscaping and non-sporting equipment and facilities;
- parking;
- signage; and
- special events or uses.

Specific permitted and future uses are identified in Table 6.1.

6.1.4 Current use of the land

Condition and use of the land and structures

Section 36(3A)(a) of the LG Act requires a PoM to include a description of the condition of the land and structures on adoption of the plan. A table identifying all of the Reserve's assets and their condition (including photographs) is provided in Appendix A4.

Current leases and licences

There are no formal leases or licences over any land categorised as Park in the Reserve.

6.1.5 Permissible uses / future uses

Section 36(3A) of the LG Act requires a PoM to detail the uses currently permitted on the land and any planned or committed future uses of the land.

The general types of uses which may occur on community land categorised as Park and the forms of development generally associated with those uses, are set out in detail in Table 6.1. The facilities on community land in the Reserve may change over time, reflecting the needs of the community.

Table 6.1 Permissible use and development of land categorised as Park

Purpose/use	Development to facilitate uses
<ul style="list-style-type: none">• Active and passive recreation including children's play and cycling• Group recreational use, such as picnics and private celebrations• Eating and drinking in a relaxed setting	<ul style="list-style-type: none">• Development for the purposes of improving access, amenity and the visual character of the park, for example paths, public art, pergolas• Development for the purposes of active recreation such as play grounds and

Purpose/use	Development to facilitate uses
<ul style="list-style-type: none"> • Publicly accessible ancillary areas, such as toilets • Festivals, parades, markets, fairs, exhibitions and similar events and gatherings • Low-intensity commercial activities (eg recreational equipment hire) • Filming and photographic projects • Busking • Public address (eg speeches) <p>Note: Some of the uses listed above require a permit from Council.</p>	<ul style="list-style-type: none"> • equipment, exercise equipment, bike pedal park, bike racks, bocce courts • Amenities to facilitate the safe use and enjoyment of the park (eg picnic tables, BBQs, sheltered seating areas and shade structures) • Lighting, seating, toilet facilities and, paved areas • Hard and soft landscaped areas • Car parking and loading areas • Commercial development that is sympathetic to and supports use in the area, for example hire of recreation equipment • Heritage and cultural interpretation (eg signs) • Water-saving initiatives such as stormwater harvesting, rain gardens and swales • Energy-saving initiatives such as solar lights and solar panels • Locational, directional and regulatory signage

6.1.6 Express authorisation of leases, licences and other estates - Park

Section 46(1)(b) and 36(3A) of the LG Act requires a PoM to provide an express authorisation for the granting of leases, licences or other estates.

This PoM **expressly authorises** the issue of leases, licences and other estates over the land categorised as Park, listed in Table 6.2. The term of any lease, licence or other estate will be subject to the relevant provisions of the LG Act.

Table 6.2 Leases, licences and other estates and purposes for which they may be granted for land categorised as Park

Type of tenure arrangement	Purpose for which tenure may be granted
Lease	Not applicable for the Park category of the Reserve.
Licence	<ul style="list-style-type: none"> • Management of pedal park or similar facilities • Hire or sale of recreational equipment
Short-term licence	<ul style="list-style-type: none"> • Community events and festivals • Playing a musical instrument, or singing for fee or reward • Picnics and private celebrations (eg weddings and family gatherings) • Filming, including for cinema/television • Conducting a commercial photography session • Public performances • Engaging in an appropriate trade or business • Delivering a public address • Community events • Fairs, markets, auctions and similar activities

Type of tenure arrangement	Purpose for which tenure may be granted
Other estates	This PoM allows Council to grant 'an estate' over community land for the provision of public utilities and works associated with or ancillary to public utilities and provision of services, or connections for premises adjoining the community land to a facility of Council or public utility provider on the community land in accordance with the LG Act.

6.1.7 Action plan

Section 36(3) of the LG Act requires that a PoM for community land details:

- objectives and performance targets for the land;
- the means by which Council proposes to achieve these objectives and performance targets; and
- the manner in which Council proposes to assess its performance in achieving the objectives and performance targets.

The Action Plan provided in Appendix A3 sets out these requirements for land categorised as Park in the Reserve.

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6.2 Sportsground

The majority of land at Heffron Park is categorised as Sportsground. It covers approximately 84% of Heffron Park. The Sportsground categorised areas of land are generally flat, save for a sharp decline from Robey Avenue down to the sports fields on the eastern side of the Reserve.

As shown on the Masterplan (MP) in Appendix A2, the land categorised as Sportsground includes the following existing uses and facilities:

- Criterium bicycle track (MP ID:1);
- upgraded soccer fields (MP ID: 2 and 3);
- separate cycle/pedestrian paths adjacent to Criterium (MP ID: 4);
- cricket nets (5);
- crossing point connecting with 'Randwick Bicycle Route Network' (Fitzgerald Avenue) (MP ID:8);
- netball courts and multi-use ball court (MP ID:9);
- car parks and landscaping (MP ID:10A-C,15 and 16);
- junior overflow field/passive recreation area (MP ID:11);
- soccer field and cricket pitches (MP ID:12);
- tennis courts (MP ID:13);
- handball courts and half basketball court (MP ID:14);
- soccer fields (MP ID:17);
- multi-use 'all weather' field with spectator seating and shade structure (MP ID:19);
- AFL field and touch football field (MP ID:20);
- senior cricket pitch and multi-use fields (MP ID:21 and 22);
- rugby league fields (MP ID:23);
- full permitter shared pedestrian/bicycle pathway (MP ID:24);
- Building A – central western amenities (includes pumphouse) (MP ID:I);
- Building B – netball control centre (MP ID:II);
- tennis clubhouse (MP ID:V);
- Building F – southern amenities (MP ID:VI);
- Building G – south western amenities (MP ID:VII); and
- central east clubhouse (MP ID:IX).

As shown on the Masterplan, the land categorised as Sportsground includes the following uses that are either 'in planning' or proposed in the future:

- Showcase Field – senior rugby league field (MP ID: 26)
- car parking and landscaping for the proposed Heffron Centre Precinct (MP ID:27);
- new rectangular sports field and car park (MP ID:28);
- new amphitheatre and presentation area (MP ID:29);
- upgrading Building C – storage/amenities block (MP ID:III); and
- upgrading Building D – Marcellin Clubhouse (MP ID:IV).

The land categorised as Sportsground includes the following uses that are not identified on the Masterplan as they are proposed to be removed to make way for the proposed Heffron Centre Precinct:

- the Bunnerong Gymnastics facility; and
- the Matraville Indoor Sports Centre.

The permissible and future uses set out in Section 6.2.5 and the express authorisation of leases, licences and other estates set out in Section 6.2.6 are consistent with the purpose for which Heffron Park was reserved, being for public recreation and the reserve purposes to be added being 'Community Purposes' and 'Education Purposes'.

6.2.1 Guidelines and core objectives

Sportsgrounds are defined in Clause 103 of the LG Regulation as land used primarily for active recreation involving organised sports or playing outdoor games.

As outlined in Section 36F of the LG Act, the core objectives for Sportsgrounds are to:

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

The land categorised as Sportsground within the Reserve accords with these objectives by providing for a wide variety of formal and informal sporting activities and games to be played throughout the year, including cricket, oz tag, touch football and netball as summer sport; and, soccer, netball, rugby league, touch football and oz tag during winter.

Heffron Park is bounded by roads on all sides with car parks distributed around its perimeter. This ensures that sporting activities and games are played away from nearby residential properties and spreads the distribution of traffic and car parking. This ensures that potential amenity impacts to nearby residences, such as noise and traffic congestion, are minimised.

Further specific management measures and objectives for the Sportsground category areas of land are provided in the Action Plan in Appendix A3.

6.2.2 Key issues

The following key issues for the areas of land categorised as Sportsground have been identified through the preparation of the Action Plan (AP) taking into consideration Council's strategic objectives and priorities:

- provide high quality open space and recreational facilities (AP Ref: 1.1);
- optimise existing sportsfield layouts (AP Ref: 1.2);
- equity of access between sporting codes (AP Ref: 1.2, 4.2)
- increase in multi-purpose outdoor sports (AP Ref: 1.3);
- maintenance and upgrades of sportsfields (AP Ref: 2.1, 2.2)
- increase in tree canopy to improve amenity (AP Ref: 3.1);
- improve amenity by additional shelters, seating and bubblers (AP Ref: 3.2);
- construction of new Showcase Field (AP Ref: 3.3);
- upgrade of amenities (AP Ref: 4.1);
- manage competing uses for the sportsfields (AP Ref: 4.3);
- deliver green grid connections and prioritise improved walking and cycling connections (AP Ref: 5.1, 5.5, 5.6);
- provide adequate car parking (AP Ref: 5.4);
- manage potential conflict between cyclists and other park users (AP Ref: 6.3)
- reduce energy and water use (AP Ref: 8.1, 8.2, 8.3);
- minimise chemical use (AP Ref: 8.4);
- improve data collection and usage (AP Ref: 10.2); and
- allow for future additional purpose of sporting club facilities (AP Ref: 10.4).

6.2.3 Development and use

The permitted development and uses of the Sportsground category of land in the Reserve are:

- infrastructure and facilities;
- permitted uses of active recreation involving organised and informal sports or the playing of outdoor games;
- parking;
- landscaping and non-sporting equipment and facilities;
- signage; and
- coaching.

Specific permitted and future uses are identified in Table 6.4.

6.2.4 Current use of the land

Condition and use of the land and structures

Section 36(3A)(a) of the LG Act requires a PoM to include a description of the condition of the land and structures on adoption of the plan. A table identifying all the Reserve's land and assets and their condition (including photographs) is provided in Appendix A4.

Current leases and licences

Council issues various seasonal licences to local sporting clubs, groups and associations for the purpose of using the fields and courts in Heffron Park.

The current leases within the Sportsground category of land in the reserve are set out in Table 6.3.

Table 6.3 Current leases within land categorised as Sportsground

Lessee	Location	Commence	Terminate
Eastern Suburbs Tennis Association	Indoor sports centre	1/09/2020	31/08/2021
Sydney Sports Management Group	Tennis Centre	5/08/2019	4/08/2024
Bunnerong Gymnastics	Gymnastic centre	1/01/2021	31/12/2021
Randwick Netball Association Inc.	Netball control centre	1/01/2019	31/12/2021
Randwick Botany Cycling Club Incorporated	Cycle club house	1/07/2019	30/06/2022
Eastern Suburbs Cycling Club	Cycle club house	1/07/2019	30/06/2022
Trustees of the Roman Catholic Church for the Archdiocese of Sydney (for use by Marcellin College)	Playing fields and recreational activities	1/01/2003	31/12/2022

6.2.5 Permissible uses / future uses

Section 36(3A) of the LG Act requires a PoM to detail the uses currently permitted on the land and any planned or committed future uses of the land.

The general types of uses which may occur on community land categorised as Sportsground and the forms of development generally associated with those uses, are set out in detail in Table 6.4. The facilities on community land may change over time, reflecting the needs of the community.

Table 6.4 Permissible use and development of land categorised as Sportsground

Purpose/use	Development to facilitate uses
<ul style="list-style-type: none"> Active and passive recreational and sporting activities compatible with the nature of the particular land and any relevant facilities Organised and unstructured recreation activities Community events and gatherings Commercial uses associated with sports facilities Providing multi-purpose indoor sports for the general community. 	<ul style="list-style-type: none"> Development for the purpose of conducting and facilitating organised sport (both amateur and professional) Sports field (rugby and rugby league, AFL, cricket, football/soccer and multi-purpose) Marked court (basketball, handball, volleyball, tennis, badminton, hockey, netball, bocce) Courts and fields for any additional sports for Heffron Park Indoor multi-purpose courts and fields

Purpose/use	Development to facilitate uses
	<ul style="list-style-type: none"> • Squash courts • Sports administration (Netball Control Centre) • Professional rooms for hire • Change room/locker areas • Shower/toilet facilities • Kiosk/café uses • Car parking and loading areas • Ancillary areas (staff rooms, meeting rooms, recording rooms, equipment storage areas) • Shade structures • Storage ancillary to recreational uses, community events or gatherings, and public meetings • Facilities for sports training (batting cages, tennis walls, cricket nets, badminton courts) • Provision of amenities to facilitate use and enjoyment of the community land including seating, change rooms, toilets, storage, first aid areas, water bubblers • Equipment sales/hire areas • Meeting rooms/staff areas • Compatible, small scale commercial uses (eg sports tuition) • Advertising structures and signage (eg A-frames and banners) that: <ul style="list-style-type: none"> ○ relate to approved uses/activities ○ are discreet and temporary ○ are approved by Council • Water-saving initiatives (eg stormwater harvesting, rain gardens and swales) • Energy-saving initiatives (eg solar lights and solar panels) • Locational, directional and regulatory signage • Landscaping

6.2.6 Express authorisation of leases, licences and other estates - Sportsground

Section 46(1)(b) and 36(3A) of the LG Act requires a PoM to provide an express authorisation for the granting of leases, licences or other estates.

This PoM **expressly authorises** the issue of leases, licences and other estates over the land categorised as Sportsground, listed in Table 6.5. The term of any lease, licence or other estate will be subject to the relevant provisions of the LG Act.

Table 6.5 Leases, licences and other estates and purposes for which they may be granted for land categorised as Sportsground

Type of tenure arrangement	Purpose for which tenure may be granted
Lease	<ul style="list-style-type: none"> • Café/kiosk areas, including seating and tables • Management of court facilities (eg Netball Control Centre) • Hire or sale of recreational equipment • Indoor sports centre and gymnastics • Clubhouse and amenity buildings and fields (eg buildings leased to Marcellin College and cycling clubs)
Licence	<ul style="list-style-type: none"> • Café/kiosk areas, including seating and tables • Management of court or similar facilities, including the Criterium cycle track • Hire or sale of recreational equipment • Use and maintenance of sportsfields and courts for community sporting groups and the general community, including the Showcase Field in the Heffron Precinct to the South Sydney Rabbitohs • Heffron Precinct components (eg Showcase Field for use by South Sydney Rabbitohs for a term of 21 years).
Short-term licence	<ul style="list-style-type: none"> • Sporting fixtures and events • Sports and fitness training and classes • Use of sportsfields and courts for community sporting groups and the general community • Broadcasting or filming of sporting fixtures and still photography • Ancillary ceremonies (eg rehearsal of opening and closing ceremonies and cheer squads) • Uses reasonably associated with the promotion or enhancement of sporting groups, fixtures and events (eg guest events for juniors, gala days and club meetings) • Community events
Other estates	<p>This PoM allows Council to grant ‘an estate’ over community land for the provision of public utilities and works associated with or ancillary to public utilities and provision of services, or connections for premises adjoining the community land to a facility of Council or public utility provider on the community land in accordance with the LG Act.</p>

The details of the express authorisation for the Showcase Field are:

- licence of 21 years to South Sydney Members Rugby League Football Club Limited ABN 40 118 320 684 (Licensee);
- permitted use:
 - sporting field: Primarily for training or team members, occasionally to run commercial and community activities such as practice matches, sponsor events and community events/clinics and other ancillary uses; and
- premises: The sporting field, being an area of approximately 14,000 square metres forming part of Crown Reserve No 81741 being part Lot 7026 in DP 1026884;
- period of use: Up to 1112 hours per annum in accordance with the Club Calendar.

The proposed licence to South Sydney Rabbitohs includes the following aspects which provide benefits to the public:

- the sporting field must be available for use by the Licensor or the Licensor's invitees and authorised users (including South Cares) for at least 400 hours per annum;
- the licensee must maintain the Sporting field, although Council must provide \$67,680 adjusted by CPI per annum towards its upkeep;
- Council maintains the booking system;
- the community have the opportunity to use a first class field for periods as determined by Council; and
- the South Sydney Rabbitohs have a long history with the Randwick LGA and the co-location of the CHPC with the replacement facilities for the existing gymnastics and indoor sports centre (which are now at the end of their life) has allowed a collaborative public private partnership to develop the proposed Heffron Centre as a whole and to create an active hub around the Heffron Centre Precinct.

Given the very small proportion of the Reserve which is subject to the proposed licence both in terms of area and time, the fact that a portion of the licensed area will remain available to the community for parts of the year, that use of the field by the Licensee is limited to 1112 hours per annum, the fact that the licence will be limited to 21 years, and its location to one side of the Reserve, means that the licence is consistent with the reserve purpose (as public recreation).

6.2.7 Action plan

Section 36(3) of the LG Act requires that a PoM for community land details:

- objectives and performance targets for the land
- the means by which Council proposes to achieve these objectives and performance targets
- the manner in which Council proposes to assess its performance in achieving the objectives and performance targets.

The Action Plan provided in Appendix A3 sets out these requirements for land categorised as Sportsground in the Reserve.

6.3 General Community Use

The land categorised as General Community Use includes the Des Renford Leisure Centre and the site of the proposed Heffron Centre.

The Des Renford Leisure Centre is shown on the Masterplan (MP ID:VIII). It is located on the south-eastern part of the Reserve at the corner of Robey Avenue and Jersey Road. The Des Renford Leisure Centre is an award-winning leisure facility owned and operated by Council. It comprises the following range of water and dry land facilities:

- extensive gymnasium;
- dedicated group fitness studio;
- cycle studio;
- creche;
- 50 m outdoor Olympic pool;
- 25 m indoor competition pool;
- 25 m indoor program/training pool;
- outdoor wading and toddlers' pools;
- a kiosk/café;
- car parking and landscaping;
- BBQ, lawn and shade areas; and
- grandstand.

The site of the proposed Heffron Centre is shown on the Masterplan (MP ID:X). It is located on the west side of the Reserve adjacent to Bunnerong Road. Further details of the proposed Heffron Centre are provided in Section 5.3.

The permissible and future uses set out in Section 6.3.5 and the express authorisation of leases, licences and other estates set out in Section 6.3.6 are consistent with the purpose for which Heffron Park was reserved, being for public recreation, and the purposes added by the Minister, being 'Community Purposes' and 'Education Purposes', defined by the footprint of the General Community Use category of the proposed Heffron Centre.

6.3.1 Guidelines and core objectives

Clause 106 of the LG Regulation identifies general community use land as land that may be made available for use for any purpose for which community land may be used, and does not satisfy the definition of natural area, sportsground, park or area of cultural significance.

The core objectives for community land categorised as general community use, as outlined in Section 361 of the LG Act, are to promote, encourage and provide for the use of the land, and provide facilities on the land, to meet the current and future needs of the local community and of the wider public:

- in relation to public recreation and the physical, cultural, social and intellectual welfare or development of individual members of the public; and
- in relation to purposes for which a lease, licence or other estate may be granted in respect of the land (other than the provision of public utilities and works associated with or ancillary to public utilities).

The land categorised as General Community Use accords with these objectives by promoting, encouraging and providing for the use of the land to meet the current physical, cultural, social and intellectual needs (ie the Des Renford Leisure Centre) and the future needs (ie the proposed Heffron Centre) of the community.

Details of a 21 year lease for the community high performance centre component of the proposed Heffron Centre to the South Sydney Rabbitohs are provided in Section 6.3.6.

Further specific management measures and objectives for the General Community Use category areas of land are provided in the Action Plan in Appendix A3.

6.3.2 Key issues

Key issues for the areas of land categorised as General Community Use have been identified through the preparation of the Action Plan (AP) taking into consideration Council's strategic objectives and priorities.

The key issues associated with the proposed Heffron Centre are:

- provide high quality open space and recreational facilities (AP Ref 1.1, 1.5);
- replace existing indoor facilities (AP Ref 1.8, 3.3);
- ensure equity of use (AP Ref: 4.2, 4.5);
- provide sufficient car parking (AP Ref: 5.3, 5.5);
- reduce energy and water use (AP Ref: 8.1, 8.2, 8.3)
- enable secondary interest to South Sydney Rabbitohs (AP Ref: 10.1, 10.4);
- improve data collection and usage (AP Ref: 10.2);
- provide greater access and opportunity for walking and cycling (AP Ref: 5.6); and
- improve lighting for safety and security (AP Ref: 6.5).

The key issues associated with the Des Renford Leisure Centre are:

- provide additional splash and play facilities (AP Ref: 1.11);
- ensure equity of use (AP Ref: 4.5);
- reduce energy and water use (AP Ref: 8.1, 8.2, 8.3); and
- improve data collection and usage (AP Ref: 10.2).

6.3.3 Development and use

The permitted development and uses of the General Community Use category of land in the Reserve are:

- infrastructure and facilities;
- permitted uses of active recreation involving organised and informal sports;
- aquatic based sports and therapy;
- special events or uses;
- parking;
- landscaping and non-sporting equipment and facilities;
- signage;
- coaching; and
- sale of food and beverages, including alcohol.

Specific permitted and future uses are identified in Table 6.7.

6.3.4 Current use of the land

Condition and use of the land and structures

Section 36(3A)(a) of the LG Act requires a PoM to include a description of the condition of the land and structures on adoption of the plan. A table identifying all of the Reserve's land and assets and their condition (including photographs) is provided in Appendix A4.

Current leases and licences

There is an agreement for lease and licence of part of Heffron Park between Council, South Sydney Members Rugby League Football Club Ltd (tenant) and South Sydney District Football Club Ltd (guarantor). This covers part of the area categorised as General Community Use and part of the area categorised as Sportsground for the licence of the Showcase Field.

6.3.5 Permissible uses / future uses

Section 36(3A) of the LG Act requires a PoM to detail the uses currently permitted on the land and any planned or committed future uses of the land.

The general types of uses which may occur on community land categorised as General Community Use and the forms of development generally associated with those uses, are set out in detail in Table 6.7. The facilities on community land may change over time, reflecting the needs of the community.

Table 6.7 Permissible use and development of land categorised as General Community Use

Purpose/Use	Development to facilitate uses
<p>Providing a location for, and supporting, the gathering of groups for a range of social, cultural or recreational purposes.</p> <p>Providing a community and high performance centre for use by the South Sydney Rabbitohs and the general community (Heffron Centre).</p> <p>Providing multi-purpose indoor sports for the general community (Heffron Centre).</p> <p>Providing a multi-purpose indoor and outdoor leisure centre (Des Renford Leisure Centre).</p>	<p>Development for the purposes of the community and high performance centre (Heffron Centre), including:</p> <ul style="list-style-type: none"> • administration offices (for the South Sydney Rabbitohs and their South Cares Program); • gymnasium; • change rooms; • functions; • meetings (including for social, recreational, educational or cultural purposes); • lecture theatre and classrooms; • educational programs; • coaching and training facilities (eg physiotherapy and aquatics); • café and kiosk (with or without liquor licence); • workshops; and • merchandise shop. <p>Development for multi-purpose indoor sports, including:</p> <ul style="list-style-type: none"> • gymnastics; • indoor multi-purpose courts; • coaching and training facilities; • casual or informal recreation; • workshops; • leisure or training classes; and • reception area and administration. <p>Development for the purposes of the multi-purpose indoor and outdoor leisure centre (Des Renford Leisure Centre), including:</p> <ul style="list-style-type: none"> • aquatic facilities (learn to swim classes, squad training, fitness and health classes including aqua aerobics, recreational and competitive swimming and diving, organised water sports including water polo, diving, hydrotherapy facilities); • gymnasium; • aerobics, yoga and other classes; • coaching; • multiple pools (50 m outdoor Olympic pool; 25 m indoor competition pool; 25 m indoor training pool; enclosed outdoor dome pool; outdoor toddler's pool); • grandstand;

Purpose/Use	Development to facilitate uses
	<ul style="list-style-type: none"> • café and kiosk; • carparking and landscaping; • child minding creche; and • reception area and administration. <p>Other development, including:</p> <ul style="list-style-type: none"> • provision of buildings or other amenity areas to facilitate use and enjoyment by the community; • development (particularly within buildings) for the purposes of addressing the needs of a particular group; • landscaping and finishes, improving access, amenity and the visual character of the general community area; • water-saving initiatives such as rain gardens • energy-saving initiatives such as solar lights and solar panels; • car parking and loading areas; • advertising structures and signage (such as A-frames and banners) that: <ul style="list-style-type: none"> ○ relate to approved uses/activities; ○ are discreet and temporary; and ○ are approved by Council. • locational, directional and regulatory signage.

6.3.6 Express authorisation of leases, licences and other estates – General Community Use

Section 46(1)(b) and 36(3A) of the LG Act requires a PoM to provide an express authorisation for the granting of leases, licences or other estates.

This PoM **expressly authorises** the issue of leases, licences and other estates over the land categorised as General Community Use, listed in Table 6.8. The term of any lease, licence or other estate will be subject to the relevant provisions of the LG Act.

Table 6.8 Leases, licences and other estates and purposes for which they may be granted for land categorised as General Community Use

Type of tenure arrangement	Purpose for which tenure may be granted
Lease	<ul style="list-style-type: none"> • Child care or vacation care • Health or medical practitioners associated with the relevant facility (eg nutrition and physiotherapy) • Educational purposes, including workshops • Community services delivery and provision • Recreational purposes, including fitness classes, dance classes and games • Sporting uses developed/operated by a private operator, including the High Performance Centre to be operated by the South Sydney Rabbitohs • Kiosk, café and refreshment purposes (with or without liquor licence)

Type of tenure arrangement	Purpose for which tenure may be granted
	<ul style="list-style-type: none"> • commercial retail uses associated with the facility (eg sale or hire of sports goods) • Indoor sports centre • Gymnastics facility
Licence	<ul style="list-style-type: none"> • Social purposes (eg child care and vacation care) • Educational purposes, workshops • Recreational purposes (eg fitness classes and dance classes) • Café/kiosk areas (with or without a liquor licence) • Sale of goods or services that are ancillary to community land use and reserve purpose • Indoor sports centre • Gymnastics facility
Short-term licence	<ul style="list-style-type: none"> • Public speeches, meetings, seminars and presentations (eg educational programs) • Functions (eg commemorative functions, book launches, film releases, and similar activities) • Displays, exhibitions and shows • Events (eg corporate functions and community gatherings) • Concerts and other performances, including both live performances and film (cinema and TV) • Concerts and other performances, including both live performances and film (cinema and TV) • Broadcasts associated with any event, concert, or public speech • Engaging in an appropriate trade or business • Filming and still photography
Other estates	This PoM allows Council to grant ‘an estate’ over community land for the provision of public utilities and works associated with or ancillary to public utilities and provision of services, or connections for premises adjoining the community land to a facility of Council or public utility provider on the community land in accordance with the LG Act.

Additional Purposes

In addition, the proposed lease to the South Sydney Rabbitohs of the community high performance centre (CHPC) at the proposed Heffron Centre is expressly authorised with lease purpose(s) for which the Minister has approved through consent for Council to adopt the POM subject to the outcomes of public exhibition.

Section 2.14 of the CLM Act allows the Minister to authorise dedicated or reserved Crown land to be used for one or more additional purposes, by notice published in the Gazette provided that the Minister is satisfied that the use of the land for each additional purpose would be in the public interest, and would not be likely to materially harm its use for the purposes for which the Crown land is dedicated or reserved.

Section 2.13 of the CLM Act - Use of dedicated or reserved Crown land with multiple purposes clarifies that dedicated or reserved Crown land that is dedicated or reserved for use for more than one purpose may be used for any one or more of those purposes, in this case being public recreation, and when added to the reserve - community purposes and education purposes).

The details of the express authorisation of the lease of part of the Heffron Centre to the South Sydney Rabbitohs are:

- lease of 21 years to South Sydney Members Rugby League Football Club Limited ABN 40 118 320 684 (Lessee);
- permitted use:
 - offices: Club headquarters for carrying out the Lessee's administrative functions to support the Lessee's activities at the CHPC;
 - meeting facilities: South Cares education and training programs;
 - lecture theatre: holding of presentations and general Club meetings;
 - merchandise store: sale of South Sydney Rabbitohs merchandise;
 - café: public café with kitchen;
 - car spaces: car parking for eight vehicles;
- premises: the part of Crown Reserve No 81741 being part Lot 7026 in DP 1026884 identified as the CHPC in development consent DA/486/2020 dated 4 March 2021.

Public interest

Section 2.13 (2) and (3) requires the Minister to be satisfied that the additional purposes would be in the public interest and not be likely to materially harm the use of the land for any of the existing purposes for which it is dedicated or reserved.

The additional purposes of 'Community Purposes' and 'Education Purposes' enable the proposed lease to South Sydney Rabbitohs, which includes the following aspects which provide benefits to the public:

- the public will have access to use the café;
- the public will have access to use the merchandise area to purchase South Sydney Rabbitohs merchandise;
- a minimum of 520 hours per annum must be available for use by Council and Council's invitees and authorised users at no cost to Council for the meeting facilities in the CHPC. The Lessee must give Council access to the booking system to book the meeting facilities up to the minimum number of hours per annum;
- a minimum of 520 hours per annum must be available for use by Council and Council's invitees and authorised users at no cost to Council for the lecture theatre. The Lessee must give Council access to the booking system to book the lecture theatre up to the minimum number of hours per annum;
- South Cares classroom and ancillary administration areas to provide services to the community; and
- the South Sydney Rabbitohs have a long history with the Randwick LGA and the co-location of the CHPC with the replacement facilities for the existing gymnastics and indoor sports centre (which are now at the end of their life) has allowed a collaborative public private partnership to develop the proposed Heffron Centre as a whole and to create an active hub around the Heffron Centre Precinct.

The proposed Lease does not include the entry, foyer and reception area of the proposed Heffron Centre and these will remain open to the general public to enable access to the indoor courts and gymnastics area of the proposed Heffron Centre which do not form part of the proposed lease.

Material harm test for the addition of reserve purposes

Section 2.14 (3) of the CLM Act outlines the following considerations which are relevant to the question of whether the additional purpose would not be likely to materially harm its use for an existing purpose for which it is dedicated or reserved. Those matters are considered in Table 6.9.

Table 6.9 Whether the additional purposes will materially harm the Reserve's existing purpose

Test	Comment
<p>(a) The proportion of the area of the land that may be affected by the additional purposes</p>	<p>The lease of the CHPC, consistent with the additional purposes, is of approximately 4000 m² of gross floor area. Approximately 800m² of this (20%) will be available for use by the public for South Cares administration, classrooms, lecture theatre/lecture store and meeting rooms, café, merchandising, change rooms and accessible WC.</p> <p>The ground floor area of the CHPC is of approximately 3000m². The area of the Reserve is approximately 45.43 hectares. The CHPC footprint represents approximately 0.66% of the total area of Heffron Park.</p> <p>The additional purposes, as applied to the CHPC by adopted PoM and lease contract, are a small proportion of the total reserve land area.</p>
<p>(b) if the activities to be conducted under the additional purposes will be intermittent, the frequency and duration of the impacts of those activities,</p>	<p>Approximately 800m² of the leased area will be intermittently occupied by the South Sydney Rabbitohs, due to the requirement that the meeting rooms and the lecture theatre each have to be made available to Council and Council's invitees each for 520 hours each year. Additionally the public will have frequent access to the café and merchandise areas when these are operating. The public will also have access to the multi-purpose change room and the accessible WC.</p> <p>South Cares is a not-for-profit public benevolent institution established to support the local community and address social need across the South Sydney region. Its charter is to support disadvantaged and marginalised youth and their families through the delivery of capacity building programs, addressing education, training, health and employment needs. The areas set aside for South Cares will be occupied by them on a permanent basis to facilitate the provision of care in the community.</p> <p>The remaining part of the leased area will be used exclusively by South Sydney Rabbitohs.</p>
<p>(c) the degree of permanence of likely harm and in particular whether that harm is irreversible,</p>	<p>The proposed lease, consistent with the additional purposes is for a 21 year period, at which time the interest will expire. There is consent to construct the proposed Heffron Centre and whilst that building will likely exist for more than 21 years, there is nothing requiring the lease to be reissued to South Sydney Rabbitohs beyond that 21 year period.</p> <p>The additional purposes will provide on-going benefits to the public and community and the lease enabled by the purposes is not irreversible.</p>
<p>(d) the current condition of the land,</p>	<p>The current condition of the land on which the additional purposes and proposed lease will be placed is the location of the old tennis courts which are now in disrepair, given that they have been replaced by the new Tennis Centre. The area is currently not used and is fenced off pending construction of the proposed Heffron Centre. It is not in a condition which could be used for</p>

Test	Comment
	sportsgrounds, park or as a natural area without rehabilitation works
(e) the geographical, environmental and social context of the land,	Heffron Park is centrally located within the Randwick LGA and is the premier community sporting facility in the LGA. The land subject to the additional purposes and proposed lease is centrally located on the western side of the site, close to the main thoroughfare of Bunnerong Road and car parking and access routes, including a bus stop. Its location towards the edge of the Reserve means that neither the additional purposes nor proposed lease will unduly interrupt the principal purpose of the Reserve for public recreation.
(f) any other considerations that may be prescribed by the regulations.	None have been prescribed.

Given the very small proportion of the Reserve, being the CHPC parts of the Heffron Centre footprint where the additional purposes will apply as defined by PoM and lease terms, and the fact that a portion of the proposed lease are will remain available to the community for considerable parts of the year both in terms of area and time, and the fact that the proposed lease will be limited to 21 years, and its location to one side of the Reserve, means that the additional purposes of 'Community Purposes' and 'Education Purposes' and the proposed lease consistent with the additional purposes, will not likely materially harm the Reserve's purpose for which it was reserved (as public recreation).

6.3.7 Action plan

Section 36 of the LG Act requires that a PoM for community land details:

- objectives and performance targets for the land;
- the means by which Council proposes to achieve these objectives and performance targets; and
- the manner in which Council proposes to assess its performance in achieving the objectives and performance targets.

The Action Plan provided in Appendix A3 sets out these requirements for land categorised as General Community Use.

6.4 Natural Area - Bushland

There are two areas of land categorised as Natural Area – Bushland in the reserve.

The first is ‘the central dune area’, referred to as ‘the sandpit’ (refer Section 3.6), which provides an example of the original sand dune landscape and some indigenous plant species. The Masterplan shows this area being retained with proposed boardwalk circulation (MP ID:33).

The second ‘southern treed area’ is an elevated area adjacent to Jersey Road which contains a number of casuarinas and other indigenous species. As detailed in Section 4.2.4, this area has been recategorised as Natural Area - Bushland to ensure its retention and augmentation. The Masterplan identifies this area as a natural area proposed to be upgraded (MP ID:30).

The permissible and future uses set out in Section 6.4.5 and the express authorisation of leases, licences and other estates set out in Section 6.4.6 are consistent with the purpose for which Heffron Park was dedicated, being a reserve for public recreation.

6.4.1 Guidelines and core objectives

Clause 102 of the LG Regulation identifies natural areas as land possessing a significant feature that would be sufficient to further categorise the land as bushland, wetland, escarpment, watercourse or foreshore.

Section 36E of the LG Act identifies the following core objectives for natural areas:

- to conserve biodiversity and maintain ecosystem function in respect of the land, or the feature or habitat in respect of which the land is categorised as a natural area;
- to maintain the land, or that feature or habitat, in its natural state and setting;
- to provide for the restoration and regeneration of the land;
- to provide for community use of and access to the land in such a manner as will minimise and mitigate any disturbance caused by human intrusion; and
- to assist in and facilitate the implementation of any provisions restricting the use and management of the land that are set out in the NSW *Biodiversity Conservation Act 2016* or the NSW *Fisheries Management Act 1994*.

Clause 107 of the LG Regulation identifies bushland as land containing primarily native vegetation that is the natural vegetation or a remainder of the natural vegetation of the land, or although not the natural vegetation, is still representative of the structure or floristics of the natural vegetation in the locality.

Section 36J of the LG Act identifies the following core objectives for bushland:

- to ensure the ongoing ecological viability of the land by protecting the ecological biodiversity and habitat values of the land, the flora and fauna of the land and other ecological values;
- to protect the aesthetic, heritage, recreational, educational and scientific values of the land;
- to manage the land in a manner that protects and enhances the values and quality of the land and facilitates public enjoyment of the land, and to implement measures to minimise or mitigate disturbance caused by human intrusion;
- to restore degraded bushland; and
- to protect existing landforms such as natural drainage lines, watercourses and foreshores.

The categorisation of the two areas of land as Natural Area – Bushland is consistent with the core objectives for natural areas and bushland. The categorisation (and recategorisation of ‘the southern treed area’) will assist in maintaining and conserving these areas of biodiversity in their natural state and allow for the restoration of degraded bushland. The proposed

boardwalks in 'the central dune area' will facilitate the community use, access and enjoyment of this area whilst minimising disturbance to the natural vegetation.

Further specific management measures and objectives for the Natural Area - Bushland category areas of land are provided in the Action Plan provided in Appendix A3.

6.4.2 Key issues

The following key issues for the areas of land categorised as Natural Area - Bushland have been identified through the preparation of the Action Plan (AP) taking into consideration Council's strategic objectives and priorities:

- provide high quality open space and recreational facilities (AP Ref: 1.1);
- conserve and restore natural resources (AP Ref: 2.1, 9.1);
- ensure appropriate dog/animal controls (AP Ref: 4.4, 6.4);
- protect areas of bushland biodiversity (AP Ref: 9.1); and
- improve access to natural areas (AP Ref: 9.2).

6.4.3 Development and use

The permitted development and uses of the Natural Area - Bushland category of land in the Reserve are:

- infrastructure and facilities, including boardwalk;
- passive recreation;
- landscaping and non-sporting equipment and facilities;
- bush regeneration; and
- signage.

Specific permitted and future uses are identified in Table 6.10.

6.4.4 Current use of the land

Condition and use of the land and structures

Section 36(3A)(a) of the LG Act requires a PoM to include a description of the condition of the land and structures on adoption of the plan. A table identifying all of the Reserve's land and assets and their condition (including photographs) is provided in Appendix A4.

Current leases and licences

There are no formal leases or licences over any land categorised as Natural Area – Bushland in the Reserve.

6.4.5 Permissible uses / future uses

Section 36(3A) of the LG Act requires this PoM to detail the uses currently permitted on the land and any planned or committed future uses of the land.

The general types of uses which may occur on community land categorised as Natural Area – Bushland and the forms of development generally associated with those uses, are set out in detail in Table 6.10. The facilities on community land may change over time, reflecting the needs of the community.

The anticipated uses and associated development identified in the table are intended to provide a general guide.

Table 6.10 Permissible use and development of land categorised as Natural Area – Bushland

Purposed/use	Development to facilitate uses
<ul style="list-style-type: none"> • Preservation of natural heritage • Preservation of biological diversity and habitat • Providing a location for relaxation and passive informal recreation • Walking/hiking • Guided bushwalks • Environmental and scientific study • Bush regeneration works • Approved bush care projects requiring ecological restoration activities associated with protection of flora and fauna. • Fire hazard reduction. 	<ul style="list-style-type: none"> • Visitor facilities (eg sheltered seating areas and shade structures) • Low-impact walking trails and boardwalks • Interpretive signage • Water-saving initiatives (eg rain gardens, swales and sediment traps) • Observation platforms and signs • Temporary erection or use of any building or structure necessary to enable a filming project to be carried out • Locational, directional and regulatory signage

6.4.6 Express authorisation of leases, licences and other estates - Natural Area – Bushland

Section 46(1)(b) and 36(3A) of the LG Act requires the PoM to provide an express authorisation for the granting of leases, licences or other estates.

This PoM **expressly authorises** the issue of leases, licences and other estates over the land categorised as Natural Area - Bushland, listed in Table 6.11. The term of any lease, licence or other estate will be subject to the relevant provisions of the LG Act.

Table 6.11 Leases, licences and other estates and purposes for which they may be granted for land categorised as Natural Area – Bushland

Type of tenure arrangement	Purpose for which tenure may be granted
Lease	Not applicable
Licence	<ul style="list-style-type: none"> • Scientific studies and surveys or similar • Guided bushwalks • Environmental and scientific study • Bush regeneration works • Approved bush care projects requiring ecological restoration activities associated with protection of flora and fauna. • Temporary erection or use of any building or structure necessary to enable a filming project to be carried out
Short-term licence	<ul style="list-style-type: none"> • Scientific studies and surveys or similar • Guided bushwalks • Environmental and scientific study • Bush regeneration works • Approved bush care projects requiring ecological restoration activities associated with protection of flora and fauna. • Fire hazard reduction

Type of tenure arrangement	Purpose for which tenure may be granted
	<ul style="list-style-type: none"> • Temporary erection or use of any building or structure necessary to enable a filming project to be carried out • Filming and still photography
Other estates	This PoM allows Council to grant ‘an estate’ over community land for the provision of public utilities and works associated with or ancillary to public utilities and provision of services, or connections for premises adjoining the community land to a facility of Council or public utility provider on the community land in accordance with the LG Act.

6.4.7 Action plan

Section 36 of the LG Act requires that a PoM for community land details:

- objectives and performance targets for the land;
- the means by which Council proposes to achieve these objectives and performance targets; and
- the manner in which Council proposes to assess its performance in achieving the objectives and performance targets.

The Action Plan provided in Appendix A3 sets out these requirements for land categorised as Natural Area - Bushland.

APPENDICES

Appendix A1 – Maps



Appendix A2 – 2021 Heffron Park Masterplan and Vegetation and Urban Elements Strategy



HEFFRON PARK MASTERPLAN (Revised 2021)



KEY	Description	Status
1	Children's bicycle track	Existing
2	Upgrade soccer field	Existing
3	Upgrade soccer field	Existing
4	Sign an open-ended in path, adjacent to Chromium	Existing
5	Cricket nets	Existing
6	Children's education bicycle track (P-lead Park)	Existing
7	Blue hillside structure	Existing
8	Shared pathway	Existing
9	Concrete path connecting with Randwick Sports Club Network (Fitzgerald Ave)	Existing
10	Metal courts, treated multi-use ball court	Existing
10(A), 10(B), 10(C)	Cricket and landscaping	Existing
11	Junior oval for multi-use recreation area	Existing
12	Senior field and other pitches	Existing
13	Netball courts	Existing
14	Handball courts and half basketball court	Existing
15	Cricket and landscaping	Existing
16	Cricket nets	Existing
17	Soccer fields	Existing
18	Children's playground and picnic area	Existing
19	Frontal shade structure	Existing
19	Multi-use all weather field with spectator seating and other structures	Existing
20	AFL field and touch football field	Existing
21	Senior outdoor pitch and multi-use field	Existing
22	Senior outdoor pitch and multi-use field	Existing
23	Rugby league fields	Existing
24	Full perimeter around perimeter (beyond gateway)	Existing
25	Heffron Centre Precinct	In planning
26	Showcase site: senior rugby league field	In planning
27	Cricket and landscaping	In planning
28	Rectangular sports field and cricket	Proposed
29	Amphitheatre and presentation area	Proposed
30	Upgrade main area - bushland	Proposed
31	Concrete path connecting with Randwick Sports Club Network (Lansy Road)	Proposed
32	Upgrade passive recreation / natural area - bushland	Proposed
33	Proposed bushland structure	Proposed

BUILDINGS	Description	Status
I	Heffron Park - Building A - Court & Western Amenities (re-use for Pump House)	Existing
II	Heffron Park Building B Metal Court of Centre	Existing
III	Heffron Park - Building C - Storage/warehouse Block to be upgraded	Proposed
IV	Heffron Park Building D Clubhouse (re-use for Pump House)	Proposed
V	Heffron Park - Show, Clubhouse	Existing
VI	Heffron Park Building F Southern Amenities	Existing
VII	Heffron Park - Building G - South Western Amenities	Existing
VIII	Des Remond Leisure Centre, All facilities and Pump House	Existing
IX	Heffron Park Central East Clubhouse	Existing
X	New/Heffron Centre Multi-use Sports and Gymnasium	In planning

Appendix A2 – 2021 Heffron Park Masterplan and Vegetation and Urban Elements Strategy



HEFFRON PARK VEGETATION AND URBAN ELEMENTS STRATEGY
(created in 2021)

LEGEND

- Existing dense vegetation to be improved
- Native grass meadow
- Dune vegetation
- Catalogued as Natural Area, Bushland to be conserved and improved with indigenous species
- Avenue planting
- Empty feature trees
- Canopy planting
- High vegetation/over: trees and large shrubs that restrict visibility
- Low vegetation/over: low shrubs and grasses that restrict access but allow visibility

URBAN ELEMENTS

- T1 Seals and/or bobbles
- T2 Seals and Plastic Sealing Bobbles

INDICATIVE TREE SPECIES

BOTANICAL NAME	COMMON NAME
<i>Agave americana</i>	Spiky Red Gum
<i>Sporobolus glomeratus</i>	Turquoise Tree
<i>Eucalyptus radiolata</i>	Bushy Ash
<i>Lopholaimium confertum</i>	Bush Box
<i>Eucalyptus maculata</i>	Spotted Gum

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Appendix A3 – Action Plan

In accordance with the Local Government Act, the action plan below provides performance objectives and targets for the following categories of community land at Heffron Park:

- Parks (P);
- Sportsground (S);
- General Community Use (GCU); and
- Natural Area – Bushland (N).

Objectives and targets are derived from Council's following strategic objectives and priorities:

- ES = *Randwick City Environment Strategy* adopted by Council on 8 December 2020;
- SA = the strategic approach identified in the Environment Strategy to achieve the Outcomes and Objectives of the Environment Strategy;
- LSPS = *Vision 2040 – Randwick City Council Local Strategic Planning Statement March 2020*;
- PP = Planning Priority within the LSPS;
- PP Action = the Actions within the Planning Priority of the LSPS;
- OSRNS = *Randwick City Open Space and Recreation Needs Study December 2020*;
- SD = Strategic Direction within the OSRNS; and
- KI – Key Initiative of a Strategic Direction (therefore a key initiative of strategic direction 4 is KISD4).

REF	CATEGORY	S36(3)(b) OBJECTIVES and PERFORMANCE TARGETS	S36(3)(c) HOW TO ACHIEVE OBJECTIVES AND PERFORMANCE TARGETS	S36(3)(d) PERFORMANCE MEASURE	MASTER PLAN ITEM
Management Issue: FUNCTION, PROVISION AND DESIGN					
1.1	All	<p>LSPS PP14: Provide high quality open space and recreational facilities</p> <p>Ensure Heffron Park (the Park) has acceptable standards, design, amenity and quality in keeping with its significance to the City.</p>	<p>Invite, record and consider all community feedback about Heffron Park.</p> <p>Develop designs that are fit for purpose and to relevant standards.</p> <p>Maintain all facilities and open spaces to a high standard acceptable to the community</p>	<ul style="list-style-type: none"> • High satisfaction result in the use and presentation of the Park in the community satisfaction survey. • High satisfaction result in condition of sportingfields and amenities in the community satisfaction survey and Sports 	

REF	CATEGORY	S36(3)(b) OBJECTIVES and PERFORMANCE TARGETS	S36(3)(c) HOW TO ACHIEVE OBJECTIVES AND PERFORMANCE TARGETS	S36(3)(d) PERFORMANCE MEASURE	MASTER PLAN ITEM
			Maintain an asset register of buildings and elements within the Park	<p>Committee.</p> <ul style="list-style-type: none"> Asset register data is accurate and current Upgrades are planned and scheduled after community consultation 	
1.2	S	<p>OSRNS SD2.4: Optimise existing sportsfield layouts to increase number of fields provided and diversity of codes catered for through the development of master plans for high-use sportsgrounds</p> <p>Accommodate desired uses and maximise the number and type of high-quality fields and facilities.</p>	<p>Deliver actions identified in the 2021 Open Space and Recreational Needs Study.</p> <p>Identification of new sports fields and facilities on the 2021 Heffron Park Masterplan (the Masterplan).</p> <p>Investigate the viability of converting some existing outdoor netball courts to multi-purpose basketball courts to enable informal use during the netball off-season.</p>	<ul style="list-style-type: none"> Positive feedback from the Sports Committee, stakeholders and residents. Completion of Strategic Direction actions from the 2020 Open Space and Recreational Needs Study. Demonstrated efficient and diverse usage of the synthetic field as identified through bookings. 	26-33 III, IV, X
1.3	S	<p>OSRNS SD2.9: Investigate opportunities to incorporate multipurpose outdoor courts into appropriate public spaces or parks for informal social sport ...</p> <p>OSRNS SD3.11: Investigate the viability of converting some existing outdoor netball courts at Heffron Park to multipurpose basketball</p>	<p>Negotiations with the Randwick Netball Association Inc over suitable courts for multipurpose use.</p> <p>A range of multi-purpose outdoor courts are identified in the Masterplan.</p> <p>Upgrade of a portion of courts to multipurpose courts</p>	<ul style="list-style-type: none"> Increased multipurpose courts in the Park High satisfaction levels as reported by Council surveys and Sports Committee meetings. Positive school and club user group feedback. Number of courts upgraded 	9, 14

REF	CATEGORY	S36(3)(b) OBJECTIVES and PERFORMANCE TARGETS	S36(3)(c) HOW TO ACHIEVE OBJECTIVES AND PERFORMANCE TARGETS	S36(3)(d) PERFORMANCE MEASURE	MASTER PLAN ITEM
		courts to enable informal use during netball off-season		is increased.	
1.4	All	Continue to promote and support the Park as Randwick City Council's (Council's) Premier Sporting Facility.	Manage activities and bookings in the Park to reflect a cross section of appropriate users and activities.	<ul style="list-style-type: none"> • Positive feedback from Sports Committee. • Maintenance and internal review/audit of the database for booking enquiries. • Deliver upgrades in accordance with 2021 Heffron Park POM. • Collate and list upgrade requests from Council Sports Committee, stakeholders, residents and the 2020 OSRNS for consideration in future capital works programs. 	
1.5	All	Continue to encourage modern and functional architectural designs for future Park facilities and buildings which enhance the Park's environment and surrounds.	<p>The design of the proposed Heffron Centre reflects this aspiration.</p> <p>Ensure high quality design outcomes in upgrading of buildings.</p>	<ul style="list-style-type: none"> • Production of a clear brief from consultation for the upgrade of the buildings. • Identification of a budget for the upgrade of the Marcellin Fields - Building D and Central Council Storage/Amenities - Building C. 	III, IV

REF	CATEGORY	S36(3)(b) OBJECTIVES and PERFORMANCE TARGETS	S36(3)(c) HOW TO ACHIEVE OBJECTIVES AND PERFORMANCE TARGETS	S36(3)(d) PERFORMANCE MEASURE	MASTER PLAN ITEM
1.6	All	Promote the Park as a valuable community asset.	<p>Organise special events to promote the park and provide activities for the community.</p> <p>Continue to administer bookings for all major sporting events and carnivals.</p> <p>Investigate the need for an event management strategy which identifies impacts on surrounding residents, park users and sporting groups, including management/mitigation measures.</p>	<ul style="list-style-type: none"> • Development of a calendar of events/activities by Council's Cultural Events and Venues team. • Promotion of the Park as a community asset on Council's website and media. • High levels of compliance with approval from organisers and participants. • High levels of satisfaction from organisers and participants. • Low level of objections/complaints from local residents and regular park users, as measured by Council's records database and ongoing consultation. 	
1.7	All	Complete the 2021 PoM and the Masterplan.	Implement the 2021 PoM and the Masterplan, including relevant actions and the Vegetation and Urban Elements Strategy.	<ul style="list-style-type: none"> • Successful installation of the following items identified in the Masterplan: <ul style="list-style-type: none"> - New full-size field. - Landscaped interior parking. - Picnic areas and extra seating. - Presentation area at grassed amphitheatre. 	26, 28, 29, III, IV

REF	CATEGORY	S36(3)(b) OBJECTIVES and PERFORMANCE TARGETS	S36(3)(c) HOW TO ACHIEVE OBJECTIVES AND PERFORMANCE TARGETS	S36(3)(d) PERFORMANCE MEASURE	MASTER PLAN ITEM
				<ul style="list-style-type: none"> - Sports field adjacent to Jersey Road. - Upgrades of Buildings C and D at items III and IV. 	
1.8	GCU	OSRNS SD2.10: Incorporate multi-purpose and flexible facilities into the proposed Heffron Centre to accommodate changing sporting and recreation needs.	Construct the proposed Heffron Centre in accordance with the development consent. The proposed Heffron Centre will include indoor courts and other general facilities to provide for a range of future sporting and recreation needs.	<ul style="list-style-type: none"> • Construction of the proposed Heffron Centre. • High satisfaction levels as reported by Council surveys and Sports Committee meetings. • High level of use as indicated by the booking schedules 	X
1.9	All	Recognise the benefit of continued input from the Sports Committee	<p>Conduct regular meetings of the Sports Committee to discuss any issues relating to park operation; conflict between users; development within the Park, and the monitoring and future review of the Plan of Management and Masterplan.</p> <p>Ensure the Sports Committee includes a range of clubs and associations that represent a range of users, cultures, club sizes and gender.</p>	<ul style="list-style-type: none"> • Minuted Quarterly meetings with Sports Committee to discuss community sports in the Park and the wider local government area (LGA). 	
1.10	All	Ensure appropriate risk management.	Prepare a risk management strategy for the Park.	<ul style="list-style-type: none"> • Establishment of a specific risk management strategy for the Park. 	

REF	CATEGORY	S36(3)(b) OBJECTIVES and PERFORMANCE TARGETS	S36(3)(c) HOW TO ACHIEVE OBJECTIVES AND PERFORMANCE TARGETS	S36(3)(d) PERFORMANCE MEASURE	MASTER PLAN ITEM
				<ul style="list-style-type: none"> Lower levels of risk/incidents as indicated by claims and incident reports. 	
1.11	GCU	<p>OSRNS SD3.17: Provide additional splash and play facilities at Des Renford Leisure Centre to support recreation for children and families.</p> <p>OSRNS SD4.11: Review Council's current maintenance schedules at Des Renford Leisure Centre change rooms to ensure appropriate levels of cleanliness</p>	<p>Consider the most appropriate location opportunity for additional splash and play facilities.</p> <p>Review Council's current maintenance schedules for the changerooms and make alterations to the schedule where required.</p>	<ul style="list-style-type: none"> High satisfaction results for the type and condition of facilities in the community satisfaction survey and Sports Committee. Consideration at the Sports Committee quarterly meetings. 	VIII
Management Issue: MAINTENANCE					
2.1	All	<p>ES Outcome 3: Our limited natural resources are protected and conserved</p> <p>Ensure the Park landscapes are well designed, well maintained and water efficient.</p> <p>Conserve and improve areas categorised as Natural Area - Bushland.</p>	<p>Provide mass planting and lawns throughout the Park in accordance with the Vegetation and Urban Elements Strategy.</p> <p>Undertake appropriate technical research to ensure sports fields are maintained to a high standard and which allows for maximum usage.</p> <p>Carry out appropriate maintenance of the synthetic field.</p>	<ul style="list-style-type: none"> Agreed service levels being met. Develop and meet agreed maintenance service levels including adequate grass coverage for the sports fields. High level of satisfaction by Sports groups. User surveys showing that passive users regularly use 	19

REF	CATEGORY	S36(3)(b) OBJECTIVES and PERFORMANCE TARGETS	S36(3)(c) HOW TO ACHIEVE OBJECTIVES AND PERFORMANCE TARGETS	S36(3)(d) PERFORMANCE MEASURE	MASTER PLAN ITEM
			<p>Ensure the asset life cycle of the synthetic field is considered.</p> <p>Undertake maintenance of the Natural Area – Bushland and consider bush regeneration.</p>	<p>the playground, picnic areas.</p> <ul style="list-style-type: none"> Regular assessments by Council Bushcare officers on Natural bush areas. 	
2.2	All	<p>OSRNS SD3.5: Upgrade playing surfaces, drainage and improved maintenance of high demand and used sporting facilities.</p>	<p>Implementation of the Masterplan.</p> <p>The Masterplan allows for the upgrade of various playing surfaces and other recreational areas.</p> <p>Irrigation system/pump houses have recently been installed and maintained by a Council contractor.</p>	<ul style="list-style-type: none"> Improved coverage and conditions of turf and passive recreation area, as measured by sports club satisfaction and Council archived resident approaches. Increased water efficiency measured through decreased use of town water supply and bore water in total. 	26, 28, 30, 32
Management Issue: PARK IMPROVEMENTS					
3.1	All	<p>LSPS PP16 and OSRNS KISD3: A 50% increase in total tree canopy coverage by 2030 from the 2018 baseline in the LGA.</p> <p>ES Outcome 1 Objective: Increase by 60% the number of native and indigenous plantings across Randwick City by 2030 from a 2018 baseline.</p> <p>OSRNS SD3.3: Prioritise the provision of shade</p>	<p>Provide additional landscaping using mostly native vegetation throughout the Park including complete avenue tree planting (detailing and location/design based on the Masterplan and Greening NSW Grant requirements).</p> <p>Provide additional shade structures as identified on the Master Plan and Vegetation and Urban Elements Strategy.</p>	<ul style="list-style-type: none"> Development of a detailed Landscape Plan for the Park. Identification of a budget for the installation of trees and shrubs as a high priority Implementation in accordance with the Masterplan and Vegetation and Urban Elements Strategy. 	30, 33

REF	CATEGORY	S36(3)(b) OBJECTIVES and PERFORMANCE TARGETS	S36(3)(c) HOW TO ACHIEVE OBJECTIVES AND PERFORMANCE TARGETS	S36(3)(d) PERFORMANCE MEASURE	MASTER PLAN ITEM
		<p>structures and additional tree canopy to provide cooling and increased enjoyment for users at high demand locations.</p> <p>ES SA2.1: Monitor and increase the number of trees planted, retained and maintained to provide habitat, shade and heat reduction benefits and increase plantings by 100% (by approx. an additional 180 trees in the LGA) in 2021 and annually increase after that to achieve meeting the Greater Sydney commission target of 40% tree canopy cover across council managed land by 2040.</p>			
3.2	S, P, GCU	<p>OSRNS SD3.7: Upgrade and install new shade, seating, toilets and bubblers in proximity to sports fields, prioritizing particular at regional and district parks.</p>	<p>Undertake the improvements set out in the PoM and Vegetation and Urban Elements Strategy for the comfort of visitors of all ages and abilities.</p> <p>Identify budget to deliver overlay of amenity as described in the PoM and Vegetation and Urban Elements Strategy</p> <p>Locate and provide water bubblers to include accessibility for persons with disabilities.</p>	<ul style="list-style-type: none"> • Implementation in accordance with the Park Vegetation and Urban Elements Strategy. • Reduction in the number of requests for additional amenity in Heffron Park, including seating, bubblers etc. • Positive Sports Committee feedback regarding benefits to users and visitors 	

REF	CATEGORY	S36(3)(b) OBJECTIVES and PERFORMANCE TARGETS	S36(3)(c) HOW TO ACHIEVE OBJECTIVES AND PERFORMANCE TARGETS	S36(3)(d) PERFORMANCE MEASURE	MASTER PLAN ITEM
3.3	GCU, S	OSRNS SD2.10: Include multi-purposes facilities into the proposed Heffron Centre. Include environmental sustainability features within the final design	Construct the proposed Heffron Centre and Showcase Field. Include water tanks, solar panels and water saving techniques in the final design.	<ul style="list-style-type: none"> • Construction complete to DA and budget • Community acceptance and use of facility • Provision of water tanks and Solar Panels. • Reliance upon Water from Tanks to supplement Bore Water use 	X, 25, 26, 27
Management Issue: INCLUSIVITY					
4.1	S	OSRNS SD3.8: Conduct a sporting amenity blocks quality audit, including assessment of storage capacity and capacity to cater for female users. OSRNS SD3.9: Provide female amenities (eg separated showers and change rooms), prioritizing high-use sporting grounds. Amenities for female sporting participants are acceptable and do not deter female engagement in sporting activities	Undertake the audit and consider any additional facility amendments which are required, particularly when considering the upgrade to Building C and Building D.	<ul style="list-style-type: none"> • Increased female participation in sports • Community feedback through Sports clubs 	III, IV
4.2	All	Ensure fairness and equity in use of Heffron Park	Ensure all approved events comply with Council's policies and relevant legislation.	<ul style="list-style-type: none"> • High satisfaction for participation in sports and recreation through community satisfaction 	

REF	CATEGORY	S36(3)(b) OBJECTIVES and PERFORMANCE TARGETS	S36(3)(c) HOW TO ACHIEVE OBJECTIVES AND PERFORMANCE TARGETS	S36(3)(d) PERFORMANCE MEASURE	MASTER PLAN ITEM
			<p>Permit leases, licences and other estates on community land in accordance with the applicable community land category as identified in the relevant provisions of the <i>Local Government Act 1993</i> and the PoM.</p> <p>Maintain a fair and equitable booking process and system for Council's open space and the proposed Heffron Centre.</p>	<p>survey.</p> <ul style="list-style-type: none"> Minimal complaints are received regarding fairness of allocation procedure from Sports Committee or community members. Internal review/audit of approved bookings and requests granted. 	
4.3	All	<p>OSRNS SD3.12: Incorporate social recreation spaces for older people into existing parks, such as bocce or chess or dynamic outdoor fitness equipment.</p> <p>Continue to provide a range of quality structured and unstructured recreational opportunities based on identified community needs and accessible to all age groups and ability levels.</p>	<p>Implement recommendations of Council's informing strategies, including recommendations of Council's 2020 Open Space Recreational Needs Study.</p> <p>Implement the 2021 PoM and the Masterplan, including relevant actions.</p> <p>Invite, record and consider all community feedback for ongoing use. Use the list of future works and annual capital works budget to continue development of Heffron Park. Use feedback from relevant Council staff to identify trends.</p>	<ul style="list-style-type: none"> High satisfaction levels as reported by Council surveys and Sports Committee meetings. Positive school and Club user group feedback. Positive sports committee feedback 	
4.4	P, N	<p>OSRNS SD3.4: Prepare and implement a Dog Recreation Plan to guide planning of both existing and potential future dog facilities for</p>	<p>Implement actions and recommendations arising from Council's Policy on Dogs and the</p>	<ul style="list-style-type: none"> Review of Council complaints database. Reduction in dog related 	

REF	CATEGORY	S36(3)(b) OBJECTIVES and PERFORMANCE TARGETS	S36(3)(c) HOW TO ACHIEVE OBJECTIVES AND PERFORMANCE TARGETS	S36(3)(d) PERFORMANCE MEASURE	MASTER PLAN ITEM
		users at high demand locations Ensure appropriate dog/animal control.	2021 Open Space and Recreational Needs Strategy. Provision of on leash access to passive recreation areas and internal pathways for dog owners Provide education for dog owners using the park through improved signage and facilities (eg waste disposal).	complaints from Sporting Groups <ul style="list-style-type: none"> Positive Sports Committee feedback. Fulfillment of recommended actions. Dog owners and Sports participants able to interact safely and sustainably 	
4.5	All	LSPS PP6: Support the delivery of social infrastructure and services to meet the needs of our diverse community LSPS PP6 Action 6.7: Support healthy, safe and inclusive places for people of all ages and abilities by continuing to implement the Randwick Disability Inclusion Action Plan and Social Inclusion Plan “An inclusive Randwick City”	Consider the disability and inclusivity provisions in all decisions regarding the provision of new or improved facilities in the Park	<ul style="list-style-type: none"> Positive comments from disability groups and community centres 	
Management Issue: ACCESS – PARKING and PEDESTRIAN					
5.1	All	LSPS PP7: Provide greater access and opportunities for walking and cycling.	Continue to encourage ‘Active Transport’ linkages between and through public open space areas. Connections from open space to leisure, recreation centres and public transport options.	<ul style="list-style-type: none"> Development, endorsement and implementation of the Integrated Transport Strategy. High satisfaction levels as reported by Council surveys. 	31

REF	CATEGORY	S36(3)(b) OBJECTIVES and PERFORMANCE TARGETS	S36(3)(c) HOW TO ACHIEVE OBJECTIVES AND PERFORMANCE TARGETS	S36(3)(d) PERFORMANCE MEASURE	MASTER PLAN ITEM
		Optimize public access to all areas of Heffron Park through active transport strategies.	<p>Manage pedestrian and bicycle access to Heffron Park via designated cycleways and pathways, to ensure appropriate and positive use of the open space.</p> <p>Maintain and improve current links to the Park from major centres and attractions.</p> <p>Undertake a survey to establish the frequency and importance of walking to Heffron Park from residential most of the local places.</p>	<ul style="list-style-type: none"> Install the crossing point connecting Randwick Bicycle Route Network at Jersey Road. 	
5.2	All	Provide informative and wayfinding signage for Heffron Park to ensure ease of access.	<p>Refer Council City – Wide Signage/Interpretive Manual to develop a Signage Strategy for the Park including the:</p> <ul style="list-style-type: none"> Installation of directional signage to and from Heffron Park to nearby shopping centres, light rail stations, cycle paths and other locations. Installation of interpretation signage e.g. heritage, natural features and sports history. Ensure users are aware of the regulations that apply to Heffron Park by clear appropriately placed signage. 	<ul style="list-style-type: none"> Identification of budget and installation of site wide wayfinding signage including regulations and interpretation. High satisfaction levels as reported by Council surveys. 	

REF	CATEGORY	S36(3)(b) OBJECTIVES and PERFORMANCE TARGETS	S36(3)(c) HOW TO ACHIEVE OBJECTIVES AND PERFORMANCE TARGETS	S36(3)(d) PERFORMANCE MEASURE	MASTER PLAN ITEM
5.3	GCU	Ensure additional parking is constructed as part of the proposed Heffron Centre.	Carparking requirements have been included in the Development Consent for the proposed Heffron Centre and the Masterplan.	<ul style="list-style-type: none"> High satisfaction levels as reported by Council surveys. Low levels of complaints from neighbours regarding car parking in surrounding streets 	27
5.4	GCU, P, S	Continue to restrict vehicular access to the open space areas of the Park and provide adequate parking areas on the periphery of the Park.	<p>Maintain current security and gate procedures for all new entry points to the Park.</p> <p>Include these requirements on new works.</p> <p>Provide for a database of any reported incursions or incidents.</p>	<ul style="list-style-type: none"> Improved reporting of incidents to Council. Maintenance of an accessible record on Council information management system. 	
5.5	GCU, P, S	<p>LSPS PP15: Delivering Green Grid Connections.</p> <p>Formalise the main pedestrian access points into the Park and entry points to carparks.</p> <p>Set the strategic directions for improving walking and cycling connections within Randwick City.</p>	Install the entry points identified on the Masterplan and include in all Council maps and transport guides.	<ul style="list-style-type: none"> Inclusion in the detailed Landscape Plan. Implementation of the Masterplan, including landscape enhancements to identify entry points and delineation with feature tree plantings and vegetation. Reduction of reported conflict incidents between user groups. 	25, 27, 28, 31
5.6	GCU, P, S	<p>LSPS PP7: Provide greater access and opportunities for walking and cycling.</p> <p>LSPS PP15:</p>	<p>Included in the Master Plan.</p> <p>Planning for the proposed Heffron Centre includes this perimeter track.</p>	Complete with each stage, including the Bunnerong Road section as part of the proposed Heffron Centre works.	7

REF	CATEGORY	S36(3)(b) OBJECTIVES and PERFORMANCE TARGETS	S36(3)(c) HOW TO ACHIEVE OBJECTIVES AND PERFORMANCE TARGETS	S36(3)(d) PERFORMANCE MEASURE	MASTER PLAN ITEM
		Implement the green grid.	Complete the walking and running path around the perimeter of the Park. Where possible this track should be wheelchair and double stroller accessible.		
Management Issue: SAFETY AND SECURITY					
6.1	All	Visitors to feel safe and comfortable due to knowledge of Park and facilities.	<p>Consider passive supervision, where relevant, in any future designs.</p> <p>Consider ample line of sight and avoidance of blind corners for pedestrian passage.</p> <p>Update with Council City – Wide Signage Manual and regulations Master Sheet to ensure appropriate and safe uses.</p> <p>Directional signage to major parks and sportsgrounds at shopping centres, train stations, cycle paths and other locations.</p>	<ul style="list-style-type: none"> Regular inspection and reduction in safety issues. Quarterly inspection of playgrounds and Pedal Park with repairs undertaken as identified in the audit report. 	6
6.2	P, S	Open space to be designed and maintained to ensure safety.	Parks and sportsgrounds to be maintained in accordance with Crime Prevention Through Environmental Design (CPTED) principles (eg good surveillance)	<ul style="list-style-type: none"> Landscape maintenance to meet agreed service levels. Review of reported incidents by internal risk team and liaison with Local Area Command. Internal review of park 	

REF	CATEGORY	S36(3)(b) OBJECTIVES and PERFORMANCE TARGETS	S36(3)(c) HOW TO ACHIEVE OBJECTIVES AND PERFORMANCE TARGETS	S36(3)(d) PERFORMANCE MEASURE	MASTER PLAN ITEM
			<p>All play equipment and sports equipment to comply with Australian Standards.</p> <p>Provide ease of access throughout the Park for emergency and service vehicles by identifying key access points into the Park and providing emergency and service vehicles with keys for access.</p> <p>Identify passive surveillance opportunities and ensure the Park is designed to maximize safety and security (including landscaping).</p> <p>Manage a system of recording and following up any vandalism and incidents of antisocial behavior. This information should be used to initiate methods to deal with any problem areas.</p> <p>Provide emergency service information signs at all Park entry points, amenity buildings and carparks.</p> <p>As part of the traffic and pedestrian management systems for the cycle track, place warning signage for pedestrians of cyclists travelling at speed.</p>	<p>access points by operational staff and risk team.</p> <ul style="list-style-type: none"> • Include emergency service information in wayfinding and regulation signage. • Include warning signage in the signage strategy for the Park. • Assess contacts through call center, trims, and service requests (waste and cleansing). • Reduction in reported anti-social behaviour. • Respond to requests received through the call center, trims, and service requests. • Install safety signage. 	
6.3	S	Investigate means to manage potential conflicts between cyclists	Develop a plan for fencing, signage and line marking to be installed	<ul style="list-style-type: none"> • Council operational staff to report on any incidents they 	

REF	CATEGORY	S36(3)(b) OBJECTIVES and PERFORMANCE TARGETS	S36(3)(c) HOW TO ACHIEVE OBJECTIVES AND PERFORMANCE TARGETS	S36(3)(d) PERFORMANCE MEASURE	MASTER PLAN ITEM
		and pedestrians along the Criterion outside cycling event times (eg speed training for cyclists).	around the Criterion in designated areas of concern. Implement vegetation and plantings as per the Masterplan and Vegetation Strategy. Include barrier (fencing/ vegetation) design in the detailed landscape plan.	witness. • Sports Committee feedback from cycle clubs and other user groups. • Implementation of the delineation and signage plan for the Criterion.	
6.4	All	OSRNS SD3.4: Prepare and implement a Dog Recreation Plan to guide planning of both existing and potential future dog facilities for users at high demand locations. Ensure appropriate dog/animal control.	Implement actions and recommendations arising from Council's Policy on Dogs and the 2021 Open Space and Recreational Needs Strategy. Provision of on leash access to passive recreation areas and internal pathways for dog owners. Provide education for dog owners using the park through improved signage and facilities (eg waste disposal). Reinforce the usage provisions in place through using the Dog Recreation Plan.	<ul style="list-style-type: none"> • Dog owners and Sports participants able to interact safely and sustainably. • Review of Council complaints database. • Respond to incidents involving dogs. • Regularly patrol Heffron Park and enforce regulations. • Comparison of Ranger attendance requests. • Positive Sports Committee feedback. • Fulfillment of recommended actions. 	

REF	CATEGORY	S36(3)(b) OBJECTIVES and PERFORMANCE TARGETS	S36(3)(c) HOW TO ACHIEVE OBJECTIVES AND PERFORMANCE TARGETS	S36(3)(d) PERFORMANCE MEASURE	MASTER PLAN ITEM
6.5	All	<p>OSRNS SD3: Improve lighting for use at night.</p> <p>OSRNS SD3.14: Activate appropriate regional parks at night with creative and smart lighting to increase use and safety.</p> <p>OSRNS SD3.20: Conduct and audit and assessment and works program to improve the lighting of sporting grounds to improve safety at night and allow for additional night-time training hours.</p>	<p>Conduct the audit and act on recommendations.</p> <p>Lighting upgrades to the proposed Heffron Centre and surrounds.</p>	<ul style="list-style-type: none"> • Application of usage data to determine if use of the park has increased at night • Completion of proposed Heffron Centre upgrades • Increased usage after dusk as measured by bookings and informal use observations. 	
Management Issue: CULTURAL AWARENESS					
7.1	All	<p>LSPS PP5: Safeguard and celebrate our Indigenous cultural heritage.</p> <p>Recognise the history of the Park (Indigenous and post contact, migrant, Defence land) and cultural connections for certain residents.</p>	<p>Conserve the Park's history and ensure cultural connections are interpreted appropriately.</p> <p>Install interpretative signage, acknowledging the previous uses of the Park including as a natural area, migrant hostel and military uses.</p> <p>Organise cultural events.</p> <p>Consult with the local Aboriginal Land Council about appropriate cultural signage and connections.</p>	<ul style="list-style-type: none"> • Number of cultural interpretative projects completed. • Calendar of events/activities to be developed by Council's Cultural Events and Venues Team • Positive feedback from community based user groups. 	
Management Issue: ENVIRONMENTAL SUSTAINABILITY					

REF	CATEGORY	S36(3)(b) OBJECTIVES and PERFORMANCE TARGETS	S36(3)(c) HOW TO ACHIEVE OBJECTIVES AND PERFORMANCE TARGETS	S36(3)(d) PERFORMANCE MEASURE	MASTER PLAN ITEM
8.1	All	Maintain the Heffron Park bore water and water harvesting infrastructure and water quality.	Ensure appropriate maintenance schedules are in place and rapid responses to any required repairs.	<ul style="list-style-type: none"> Systems continue to be managed and function at appropriate levels No incidents occur which negatively impact water quality or availability. 	
8.2	All	<p>LSPS PP18: Reduce the consumption of energy and water.</p> <p>ES Outcome 3: Objective 2 Reduce the consumption of energy and water across Randwick City per capita by 30% by 2030 from 2017 baseline.</p> <p>OSRNS SD4.12: Install water tanks, water harvesting and water sensitive urban design in the future upgrading of major sporting spaces and park upgrades.</p> <p>OSRNS SD4.13: Continue to integrate solar panels and water tanks on sporting amenities blocks and clubhouses to help power our fields and parks.</p> <p>Reduce dependency on potable water by implementing sustainable practices.</p>	<p>Provide additional landscaping using native vegetation throughout the Park and avenue tree planting (detailing and location/design based on the 2020 Masterplan and Greening NSW Grant requirements.</p> <p>Include water sensitive urban design in all future upgrades.</p> <p>Complete installation of water tanks and solar panels on the proposed Heffron Centre.</p>	<ul style="list-style-type: none"> Improved coverage and conditions of turf and passive recreation areas. Increased Water efficiency measured through decreased use of town water supply and bore water in total. Completion of the proposed Heffron Centre as per DA. 	
8.3	All	LSPS PP18: Reduce the consumption of energy and water.	Consider the possible installation of solar panels on all new structures.	<ul style="list-style-type: none"> Solar panel use across the park increases over time. 	

REF	CATEGORY	S36(3)(b) OBJECTIVES and PERFORMANCE TARGETS	S36(3)(c) HOW TO ACHIEVE OBJECTIVES AND PERFORMANCE TARGETS	S36(3)(d) PERFORMANCE MEASURE	MASTER PLAN ITEM
		<p>ES Outcome 3: Objective 2 Reduce the consumption of energy and water across Randwick City per capita by 30% by 2030 from 2017 baseline.</p> <p>ES 2.9:</p> <p>Procure 100% of Council's electricity through power purchase agreements (PPA) and increase rooftop solar and batteries by 20% (from 2020 levels) on new and existing council infrastructure by 2025.</p> <p>OSRNS SD4.13:</p> <p>Continue to integrate solar panels and water tanks on sporting amenities blocks and clubhouses to help power our fields and parks.</p>			
8.4	S	<p>Minimise processes that may negatively impact the sports grounds environment (use of fertilisers, herbicides, line marking etc).</p>	<p>As required to maintain the sporting grounds to the desired and required level to ensure player safety, a high level of satisfaction with the grounds and to ensure season longevity.</p> <p>Herbicide use as required to maintain specific turf coverage and ensure season longevity.</p> <p>Minimal line marking as required to reduce usage of paint.</p>	<ul style="list-style-type: none"> • Satisfaction of the Sports Committee. • Ability of fields to last the winter playing season. 	

REF	CATEGORY	S36(3)(b) OBJECTIVES and PERFORMANCE TARGETS	S36(3)(c) HOW TO ACHIEVE OBJECTIVES AND PERFORMANCE TARGETS	S36(3)(d) PERFORMANCE MEASURE	MASTER PLAN ITEM
8.5	All	Ensure appropriate contamination management.	Ongoing site maintenance and management through annual asbestos emu pick in alignment with Long Term Asbestos Management Plan Ad hoc Contractor emu picking as required. Overarching aim to remediate site, with new capital works to address and remediate.	<ul style="list-style-type: none"> Ongoing management of the site to LTAMP. Emu picking as required. Ensuring adequate grass coverage of the site. Minimal lost amenity due to surface finds. 	25, 26
Management Issue: NATURAL AREAS					
9.1	N	<p>LSPS PP17: Protect areas of bushland and biodiversity.</p> <p>ES Outcome 1: Restore and protect the diversity of ecosystems.</p> <p>Restoration and regeneration of bushland in the Natural Area – Bushland.</p>	<p>Use locally sourced seeds in bush regeneration works for the Park when available.</p> <p>Integrate bushland regeneration and restoration with works that mitigate degrading influences on the site.</p>	<ul style="list-style-type: none"> Successful implementation of bushland restoration and regeneration programs based on documented aims and objectives. Successful completion of the upgrade to the Natural Area - Bushland and the undertaking of regular monitoring to determine increase in the quality of the natural areas. Undertake survey to ascertain improved bird life in the bushland areas. Consistency with SEPP 19 (Bushland in Urban Areas). 	30, 33


REF	CATEGORY	S36(3)(b) OBJECTIVES and PERFORMANCE TARGETS	S36(3)(c) HOW TO ACHIEVE OBJECTIVES AND PERFORMANCE TARGETS	S36(3)(d) PERFORMANCE MEASURE	MASTER PLAN ITEM
9.2	N	Ensure essential access through or into natural areas minimizes any impact.	<p>Undertake landscape design and documentation of the boardwalk to the Natural Area - Bushland as identified on the Masterplan.</p> <p>Allocate budget for and deliver the new boardwalk and Natural Area - Bushland upgrade.</p> <p>Maintain existing trails and ensure no new trails are developed in areas with high environmental significance.</p>	<ul style="list-style-type: none"> High satisfaction shown in protection of natural environment through community and stakeholder satisfaction survey. Regular assessments undertaken by Council Bushcare Officers on the Natural Area – Bushland. 	33
Management Issue: GOVERNANCE					
10.1	All	Compliance with Crown Land Management Act and Local Government Act.	<p>Support appropriate leases and licences /permits that are in the best interests of the community as a whole and enable, wherever possible, shared use of community land</p> <p>Continue with appropriate leases with clubs and community groups: multi-purpose courts, clubhouse, kiosk, etc.</p> <p>Ensure small park-based businesses such as mobile cafes, bicycle hire, fitness training etc are in keeping with Council's relevant policies.</p> <p>Select lessees/licensees carefully</p>	<ul style="list-style-type: none"> Leases and licences supported and well managed. Open spaces well maintained by lessees/licensees. Leases and licences adhered to by all lessees/licensees. 	

REF	CATEGORY	S36(3)(b) OBJECTIVES and PERFORMANCE TARGETS	S36(3)(c) HOW TO ACHIEVE OBJECTIVES AND PERFORMANCE TARGETS	S36(3)(d) PERFORMANCE MEASURE	MASTER PLAN ITEM
			<p>by way of tender or Council resolutions with reference to this PoM and draft sound agreements.</p> <p>Ensure leases and licences do not overly limit public use by providing exclusive use to lessees/licensee.</p> <p>Ensure revenue from events and activities in the Park and sportsgrounds is based on 'user pays' philosophy.</p>		
10.2	S, GCU	<p>OSRNS SD4.4: Collect sportsfield use data based on actual hours used rather than total booking time to ensure spaces are being used to their full capacity.</p> <p>OSRNS SD4.9: Review internal data management systems and improve the efficiency and consistency of the collection and management of open space data in the Randwick LGA.</p>	<p>Improve data collection from all licensees and lessees.</p>	<ul style="list-style-type: none"> • More efficient use of the sportsgrounds is achieved shown by year on year use by hours of the sportsgrounds. 	
10.3	S	<p>OSRNS KISD4: Establish an internal open space and recreation working group.</p>	<p>Commence discussions with all relevant officers within Council.</p> <p>Establish guidelines for management and operations.</p>	<ul style="list-style-type: none"> • Improvement in achievement of strategic directions of the OSRNS. 	
10.4	All	<p>To provide security and consistency of uses in the Reserve into the future for the CHPC by the Minister's approval of additional purposes under Section 2.14 of the <i>Crown Land Management Act</i></p>	<p>Make application to the Minister under Section 2.14 of the CLM Act when the adopted PoM is provided to the Minister.</p>	<ul style="list-style-type: none"> • Publication of a notice in the NSW Government Gazette by the Minister to add purposes to the Heffron Park PoM. 	

REF	CATEGORY	S36(3)(b) OBJECTIVES and PERFORMANCE TARGETS	S36(3)(c) HOW TO ACHIEVE OBJECTIVES AND PERFORMANCE TARGETS	S36(3)(d) PERFORMANCE MEASURE	MASTER PLAN ITEM
		2016 for the following purposes: Education Purposes, and Community Purposes.			





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Appendix A4 – Condition of assets table





Masterplan ID	Asset	Status	Description/condition	Photos
1	Criterion bicycle track	Existing	Asphalt and concrete sections to pathway	
2	Upgraded soccer fields	Existing	Grass	
3	Upgraded soccer fields	Existing	Grass	
4	Separate cycle/pedestrian paths adjacent to Criterion	Existing	Concrete internal pathways	



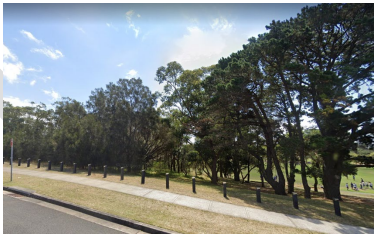

Masterplan ID	Asset	Status	Description/condition	Photos
5	Cricket nets	Existing	Synthetic grass covered concrete wickets	
6	Children's educational bicycle facility (Pedal Park)	Existing	Bitumen and grass	
7	Shared pathway	Existing	Concrete internal pathways	
8	Crossing point connecting with 'Randwick Bicycle Route Network' (Fitzgerald Avenue)	Existing	Bitumen	
9	Netball courts and multi-use ball court	Existing	Bitumen: 33 netball courts plus one multipurpose court interchangeable with basketball	





Masterplan ID	Asset	Status	Description/condition	Photos
10(A), (B), (C)	Car parks and landscaping	Existing	Bitumen	
11	Junior overflow field/passive recreation area	Existing	Grass	
12	Soccer field and cricket pitches	Existing	Grass with synthetic grass covered concrete wicket	
13	Tennis courts	Existing	Synthetic turf with surrounding chainwire mesh fence	
14	Handball courts and half basketball court	Existing	Reinforced concrete floors	






Masterplan ID	Asset	Status	Description/condition	Photos
15	Carpark and landscaping	Existing	Bitumen	
16	Carparks	Existing	Bitumen	
17	Soccer fields	Existing	Grass	
18	Children's playground and picnic area	Existing	Softfall beneath play equipment	

Masterplan ID	Asset	Status	Description/condition	Photos
19	Multi-use 'all weather' field with spectator seating and shade structure	Existing	Synthetic playing field with shade structure	
20	AFL field and touch football field	Existing	Grass	
21	Senior cricket pitch and multi-use fields	Existing	Grass	
22	Senior cricket pitch and multi-use fields	Existing	Grass	
23	Rugby league fields	Existing	Grass	






Masterplan ID	Asset	Status	Description/condition	Photos
24	Full perimeter shared pedestrian/ bicycle pathway	Existing	Footpath paved	
25	Heffron Centre Precinct	In planning	Currently old tennis courts and old tennis centre which will be demolished for the proposed Heffron Centre	
26	Showcase Field: senior rugby league field	In planning	Currently old tennis courts and open ground to be demolished	
27	Car parking and landscaping	In planning	Currently a bitumen car park to be demolished for the proposed Heffron Centre Precinct car park	



Masterplan ID	Asset	Status	Description/condition	Photos
28	Rectangular sports field and car park	Proposed	Currently partly grassed and partly concrete paths	
29	Amphitheatre and presentation area	Proposed	Grass	
30	Upgrade of the Natural Area – Bushland adjacent to Jersey Road	Proposed	Vegetated elevated area adjacent to Jersey Road	
31	Crossing point connecting with Randwick bicycle route network (Jersey Road)	Proposed		
32	Upgraded passive park area for picnics	Proposed	Grass	

Masterplan ID	Asset	Status	Description/condition	Photos
33	Retained passive recreation / natural area – bushland. Proposed boardwalk circulation	Proposed	Natural area – bushland with evident sand	
	Bike hub shade structure		Metal roof	
	Picnic shade structure		Metal Roof	
Buildings				
I	Building A – central western amenities (includes pumphouse)	Existing	Single storey brick building with reinforced concrete roof, metal deck roof (store, canteen, change rooms, toilets showers, pump house, meeting room)	

Masterplan ID	Asset	Status	Description/ condition	Photos
II	Building B – netball control centre	Existing	Two storey brick building with reinforced concrete, metal deck roof (scullery, canteen, lockers, registration are, bathroom, toilets, sore, terrace, office)	
III	Building C – storage/ amenities block	Proposed upgrading	Single storey brick building with reinforce concrete roof (storage)	
IV	Building D – Clubhouse (Marcellin)	Proposed upgrading	Two storey brick building with reinforced concrete roof (toilets, change rooms, meeting rooms)	
V	Tennis clubhouse	Existing	Single storey brick building with metal deck roof (tennis clubhouse, pro-shop, office, club room, toilets, plant/store, field store)	
VI	Building F – southern amenities	Existing	Single storey brick building with reinforced concrete roof (store, amenities)	

Masterplan ID	Asset	Status	Description/condition	Photos
VII	Building G – south western amenities	Existing	Single storey brick building with reinforced concrete, metal deck roof (store, canteen, change rooms, toilets, showers)	
VIII	Des Renford Leisure Centre (all facilities including pump house)	Existing	Two storey with storage/plan on third level, brick, metal, glazed, timber building with metal deck, glazed roof (merchandise hub, offices, meeting rooms, staff rooms, storage rooms, toilets, foyers, aerobics studio, elevator, crèche, kiosk, indoor pools, plant/pump room, change rooms, first aid rooms, gymnasium, communications/server rooms, cycle/spin studio, assessment room) Grandstand - brick building with shade cloth and reinforced concrete roof. Pools - reinforced concrete Pump/plant - brick built reinforced concrete, corrugated iron roof	  

Masterplan ID	Asset	Status	Description/condition	Photos
IX	Central east clubhouse	Existing	Single storey brick building with reinforced concrete, metal deck roof (servery, store, change rooms, shower, toilet, shower)	
X	Heffron Centre: multi-use sports and gymnastics	In planning	Two storey brick and insulated metal panel building with metal roof (to contain indoor courts; gymnastics centre; café; Souths offices, training centre, lecture theatre, meeting rooms gym, changerooms, merchandise, SouthCares administration)	 
	Matraville Indoor sports	Existing	Single storey brick walls and metal roof including indoor fields, squash courts, kiosk, changerooms. To be demolished for the proposed Heffron Centre	
	Bunnerong Gymnastics	Existing	Single storey brick with metal roof containing gymnastics facilities, changerooms. To be demolished for the proposed Heffron Centre	

Masterplan ID	Asset	Status	Description/ condition	Photos
	Old tennis centre	Existing	Single storey brick building. To be demolished for the proposed Heffron Centre	
	Old tennis courts	Existing	12 tennis courts to be demolished for the Showcase Field and proposed Heffron Centre	

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Appendix A5 – Plan of Management Legislative Framework

The primary legislation that impacts on how community land is managed or used is briefly described below. You can find further information regarding these acts at www.legislation.nsw.gov.au.

Local Government Act 1993

Section 35 of the *Local Government Act 1993* (LG Act) provides that community land can only be **used** in accordance with:

- the plan of management applying to that area of community land, and
- any law permitting the use of the land for a specified purpose or otherwise regulating the use of the land, and
- the provisions of Division 2 of Chapter 6 of the Act.

Section 36 of the Act provides that a plan of management for community land must identify the following:

- a) the category of the land,
- b) the objectives and performance **targets** of the plan with respect to the land,
- c) the means by which Council proposes to **achieve** the plan's objectives and performance targets,
- d) the manner in which Council proposes to **assess its performance** with respect to the plan's objectives and performance targets,

and may require the prior approval of Council to the carrying out of any specified activity on the land.

A plan of management that applies to just one area of community land:

- a) must include a description of:
 - (i) the condition of the land, and of any buildings or other improvements on the land, as at the date of adoption of the plan of management, and
 - (ii) the use of the land and any such buildings or improvements as at that date, and
- b) must:
 - (i) specify the purposes for which the land, and any such buildings or improvements, will be permitted to be used, and
 - (ii) specify the purposes for which any further development of the land will be permitted, whether under lease or licence or otherwise, and
 - (iii) describe the scale and intensity of any such permitted use or development.

Land is to be categorised as one or more of the following:

- a) a natural area
- b) a sportsground
- c) a park
- d) an area of cultural significance
- e) general community use.

Land that is categorised as a natural area is to be further categorised as one or more of the following:

- a) bushland
- b) wetland
- c) escarpment
- d) watercourse
- e) foreshore
- f) a category prescribed by the LG Regulation.

Additionally, under Section 36 of the LG Act, a site-specific PoM must be made for land declared:

- as critical habitat, or directly affected by a threat abatement plan or a recovery plan under threatened species laws (Section s 36A(2) and 36B(3))
- by council to contain significant natural features (Section 36C(2))
- by council to be of cultural significance (Section 36D(2)).

Classification of public land

The LG Act requires classification of public land into either 'community' or 'operational' land (Section 26). The classification is generally made for council-owned public land by Council's Local Environmental Plan (LEP) or in some circumstances by a resolution of Council (Section 27).

Crown reserves managed by council as Crown land manager have been classified as community land upon commencement of the *Crown Land Management Act 2016* (CLM Act). Councils may manage these Crown reserves as operational land if written consent is obtained from the minister administering the CLM Act.

Classification of land has a direct effect on Council's ability to dispose of or alienate land by sale, leasing, licensing or some other means. Under the LG Act, community land must not be sold (except for scheduled purposes), exchanged or otherwise disposed of by Council, and the land must be used and managed in accordance with an adopted PoM. In addition, community land is subject to strict controls relating to leases and licences (sections 45 and 46) of the LG Act.

By comparison, no such restrictions apply to operational land that is owned by councils. For example, operational land can be sold, disposed, exchanged or leased including exclusive use over the land, unencumbered by the requirements which control the use and management of community land. Crown reserves managed by council as operational land may generally be dealt with as other operational land but may not be sold or otherwise disposed of without the written consent of the minister administering the CLM Act.

Operational land would usually include land held as a temporary asset or an investment, land which facilitates Council carrying out its functions or land which may not be open to the general public (for example, a works depot).

The classification or reclassification of council-owned public land will generally be achieved by a Local Environmental Plan (LEP) or by a resolution of council in accordance with sections 31, 32 and 33 of the LG Act. If land is not classified by resolution within a three-month period from acquisition it automatically becomes community land, regardless of whether it satisfies the objectives for community land as outlined in the LG Act.

For Crown land, Council cannot reclassify community land as operational land without consent of the minister administering the CLM Act.

Crown Land Management Act 2016

Crown reserves are land set aside on behalf of the community for a wide range of public purposes, including environmental and heritage protection, recreation and sport, open space, community halls, special events and government services.

Crown land is governed by the CLM Act, which provides a framework for the state government, local councils and members of the community to work together to provide care, control and management of Crown reserves.

Under the CLM Act, as Council Crown land managers, councils manage Crown land as if it were public land under the LG Act. However, it must still be managed in accordance with the purpose of the land and cannot be used for an activity incompatible with its purpose – for

example, Crown land assigned the purpose of 'environmental protection' cannot be used in a way that compromises its environmental integrity.

Councils must also manage Crown land in accordance with the objects and principles of Crown land management outlined in the CLM Act. The objects and principles are the key values that guide Crown land management to benefit the community and to ensure that Crown land is managed for sustainable, multiple uses.

Principles of Crown land management

- Environmental protection principles are to be observed in the management and administration of Crown land.
- The natural resources of Crown land (including water, soil, flora, fauna and scenic quality) will be conserved wherever possible.
- Public use and enjoyment of appropriate Crown land are to be encouraged.
- Where appropriate, multiple uses of Crown land should be encouraged.
- Where appropriate, Crown land should be used and managed in such a way that both the land and its resources are sustained.
- Crown land is to be occupied, used, sold, leased, licensed or otherwise dealt with in the best interests of the state of NSW, consistent with the above principles.

Crown land management compliance

In addition to management and use of Crown reserves that is aligned with the reserve purpose(s), there are other influences over council management of Crown reserves. For example, Crown land managers may have conditions attached to any appointment instruments, or councils may have to comply with specific or general Crown land management rules that may be published in the NSW Government Gazette. Councils must also comply with any Crown land regulations that may be made.

Native Title Act 1993

The Commonwealth *Native Title Act 1993* (NT Act) recognises and protects native title rights and interests. The objects of the NT Act are to:

- provide for the recognition and protection of native title
- establish ways in which future dealings affecting native title may proceed and to set standards for those dealings
- establish a mechanism for determining claims to native title
- provide for, or permit, the validation of past acts invalidated because of the existence of native title.

The NT Act may affect use of Crown land, particularly development and granting of tenure.

Specifically, the CLM Act makes it mandatory for council to engage or employ a native title manager. This role provides advice to council as to how Council's dealings and activities on Crown land can be valid or not valid in accordance with the NT Act.

Council must obtain the written advice from an accredited native title manager that Council complies with any applicable provisions of the native title legislation when:

- a) granting leases, licences, permits, forestry rights, easements or rights of way over the land
- b) mortgaging the land or allowing it to be mortgaged
- c) imposing, requiring or agreeing to covenants, conditions or other restrictions on use (or removing or releasing, or agreeing to remove or release, covenants, conditions or other restrictions on use) in connection with dealings involving the land

- d) approving (or submitting for approval) a plan of management for the land that authorises or permits any of the kinds of dealings referred to in (a), (b) or (c).

Council plans and policies relating to this plan of management

Council has developed plans and policies that are concerned to some extent with the management of community land. These documents have been considered when preparing this PoM.

The following is a list of documents that have a direct association with this PoM:

- Randwick City Council Vision 2040 – Local Strategic Planning Statement
- Randwick City Plan (Revised 2017)
- Randwick Housing Strategy (2020)
- Randwick City Open Space and Recreation Needs Study (December 2020)
- Randwick City Environment Strategy (December 2020)
- Randwick City Bicycle Plan

Other state and Commonwealth legislation

NSW state legislation

Environmental Planning and Assessment Act 1979

The *Environmental Planning and Assessment Act 1979* (EP&A Act) provides the framework for planning and development across NSW and guides environmental planning instruments which provide a basis for development control.

The EP&A Act ensures that effects on the natural environment, along with social and economic factors, are considered by Council when granting approval for or undertaking works, developments or activities.

This Act is also the enabling legislation for planning policies which may have a direct influence on open space management. On a state-wide level there are State Environmental Planning Policies (SEPPs). On a regional level there are Regional Environmental Plans (REPs). On a local level there are Local Environmental Plans (LEPs) as well as Development Control Plans (DCPs).

Aboriginal Land Rights Act 1983

The *Aboriginal Land Rights Act 1983* (ALR Act) is important legislation that recognises the rights of Aboriginal peoples in NSW. It recognises the need of Aboriginal peoples for land and acknowledges that land for Aboriginal people in the past was progressively reduced without compensation. Crown land meeting certain criteria may be granted to an Aboriginal Land Council. This Act may affect dealings with Crown land that is potentially claimable.

National Parks and Wildlife Act 1974

Statutory responsibilities on Council arising from this Act specifically relate to the protection of sites of pre- and post-European contact archaeological significance. This Act may affect community land categorised as cultural significance, natural area or park.

Biodiversity Conservation Act 2016

Note: This Act repealed several pieces of legislation including the *Native Vegetation Act 2003*, *Threatened Species Conservation Act 1995*, the *Nature Conservation Trust Act 2001*, and the animal and plant provisions of the *National Parks and Wildlife Act 1974*.

This Act covers conservation of threatened species, populations and ecological communities, the protection of native flora and fauna. This Act primarily relates to community land categorised as natural area. However, other categories may also be affected.

The *Threatened Species Conservation Act 1995* has been repealed and superseded by the *Biodiversity Conservation Act 2016*. However, references to the former legislation remain in the LG Act and are therefore retained in this guideline.

DPIE's Energy, Environment and Science division advises that recovery plans and threat abatement plans made under the *Threatened Species Conservation Act 1995* were repealed on the commencement of the *Biodiversity Conservation Act* in 2017. These plans have not been preserved by any savings and transitional arrangement under the Biodiversity Conservation Act or LG Act, meaning pre-existing plans have no legal effect.

For this reason, requirements relating to recovery plans and threat abatement plans for local councils preparing plans of management under Section 36B of the LG Act are now redundant. Councils will be advised if future amendments are made to the LG Act to enable these mechanisms.

Certain weeds are also declared noxious under this Act, which prescribes categories to which the weeds are assigned, and these control categories identify the course of action which needs to be carried out on the weeds. A weed may be declared noxious in part or all of the state.

Water Management Act 2000

This Act is based on the concept of ecologically sustainable development, and its objective is to provide for the sustainable and integrated management of the water sources of the state for the benefit of both present and future generations. The Act recognises:

- the fundamental health of our rivers and groundwater systems and associated wetlands, floodplains, estuaries has to be protected
- the management of water must be integrated with other natural resources such as vegetation, native fauna, soils and land
- to be properly effective, water management must be a shared responsibility between the government and the community
- water management decisions must involve consideration of environmental, social, economic, cultural and heritage aspects
- social and economic benefits to the state will result from the sustainable and efficient use of water.

Commonwealth legislation

Environmental Protection and Biodiversity Conservation Management Act 1999

This Act enables the Australian Government to join with the states and territories in providing a national scheme of environment and heritage protection and biodiversity conservation. It incorporates threatened species on a national level and with relevance to Matters of National Environmental Significance.

Telecommunications Act 1997

This Act provides for telecommunication facilities being permitted on community land without authorisation in a PoM.

State Environmental Planning Policies

State Environmental Planning Policy no. 19 – Bushland in urban areas

This planning policy deals with bushland in urban areas, so is applicable to PoMs for community land categorised as Natural Area – Bushland.

State Environmental Planning Policy (Infrastructure) 2007

This planning policy lists development allowed with consent or without consent on community land.

State Environmental Planning Policy (Sydney Drinking Water Catchment) 2011

This aims to protect quality of surface water and the ecosystems that depend on it and requires that any development would have a neutral or beneficial effect on water quality.

State Environmental Planning Policy (Vegetation in Non-Rural Areas) 2017

This policy deals with clearing of native vegetation in urban areas and land zoned for environmental protection.

Local Environmental Planning Policies

Randwick Local Environmental Plan 2012

The Randwick Local Environmental Plan 2012 (LEP 2012) aims to make local environmental planning provisions for land in Randwick City.

The Heffron Park Reserve is zoned RE1 Public Recreation pursuant to LEP 2012. The objectives of the RE1 zone are to:

- *enable the land to be used for public open space or recreational purposes;*
- *provide a range of recreational settings and activities and compatible land uses;*
- *protect and enhance the natural environment for recreational purposes; and*
- *protect, manage and restore areas with high biodiversity, ecological and aesthetic values, including buffer areas and habitat corridor.*

This PoM will ensure development of the park meets the relevant objectives of the RE1 zone. Recreation areas, Recreation facilities (outdoor), recreation facilities (indoor) and recreation facilities (major) are all permissible with consent in the RE1 zone.

Other relevant legislation, policies and plans

Biosecurity Act 2015

Catchment Management Authorities Act 2003

Companion Animals Act 1998

Disability Discrimination Act 1992

Environmental Protection and Biodiversity Conservation Management Act 1999 (Cth)

Fisheries Management Act 1994

Heritage Act 1977

Local Land Services Act 2013

Pesticides Act 1999

Protection of the Environment Operations Act 1997

Retail Leases Act 1994

Rural Fires Act 1997

Soil Conservation Act 1938

Telecommunications Act 1997 (Cth)

NSW Invasive Species Plan 2008-2015

National Local Government Biodiversity Strategy

NSW Biodiversity Strategy

A Vegetation Management Plan for the Sydney Region (Green Web Sydney)

Australian Natural Heritage Charter

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Appendix A6 – Aboriginal interests in Crown land

Crown land has significant spiritual, social, cultural and economic importance to the Aboriginal peoples of NSW. The CLM Act recognises and supports Aboriginal rights, interests and involvement in Crown land.

The management of Crown land can be impacted by the *Native Title Act 1993* (Cth) and the *Aboriginal Land Rights Act 1983* (NSW).

Native Title

Native title describes the rights and interests that Aboriginal and Torres Strait Islander people have in land and waters according to their traditional law and customs. Native title is governed by the Commonwealth *Native Title Act 1993* (NT Act).

Native title does not transfer the land to the native title holder, but recognises the right to land and water, by providing access to the land and if applicable, compensation for any loss, diminution, impairment or other effect of the act on their native title rights and interests.

All Crown land in NSW can be subject to a native title claim under the NT Act. A native title claim does not generally affect Crown land where native title has been extinguished or it is considered excluded land.

When preparing a PoM, Council is required to employ or engage a qualified native title manager to provide advice and validate acts (developments and tenures) over the reserve, in line with the NT Act. The most effective way to validate acts under the NT Act is to ensure all activities align with the reserve purpose.

If native title rights are found to exist on Crown land, council Crown land managers may be liable to pay compensation for acts that impact on native title rights and interests. This compensation liability arises for local councils whether or not the act was validated under the NT Act.

For further information about native title and the future acts framework see the [Crown lands website](#).

Aboriginal Land Rights

The *Aboriginal Land Rights Act 1983* (ALR Act) seeks to compensate Aboriginal peoples for past dispossession, dislocation and removal of land in NSW (who may or may not also be native title holders).

Aboriginal land claims may be placed on any Crown land in NSW. The Department of Planning, Industry and Environment is responsible for investigating claims as defined in the ALR Act. If a claim is established, the land is transferred to the Aboriginal Land Council as freehold land.

At the time of preparing this plan of management, there is one reserve which is affected by an undetermined Aboriginal land claim. Council has considered the claim(s) in development of this plan of management.