

Kadaltilla

Park Lands Authority



BOARD MEETING AGENDA

Thursday 28 July 2022 at 5:30 PM
Colonel Light Room, Adelaide Town Hall

Kadaltilla / Park Lands Authority

Board Meeting Agenda, Thursday, 28 July 2022, at 5.30 pm
Colonel Light Room, Adelaide Town Hall

Membership	The Lord Mayor 4 other members appointed by the Council 5 members appointed by the Minister
Quorum	6
Presiding Member	The Right Honourable the Lord Mayor, Sandy Verschoor
Deputy Presiding Member	Kirsteen Mackay
Board Members	Sandy Verschoor Kirsteen Mackay Allison Bretones Rob Brookman AM Councillor Helen Donovan Ashley Halliday Stephanie Johnston Craig Wilkins Ben Willsmore
Proxy Board Members	Councillor Arman Abrahamzadeh (Deputy Lord Mayor) Professor Emeritus Damien Mugavin

Agenda

Purpose

1. Welcome and Opening

1.1 Acknowledgement of Country

At the opening of the Board Meeting, the Board member presiding will state:

'Adelaide Park Lands Authority acknowledges that we are meeting on traditional Country of the Kaurna people of the Adelaide Plains and pays respect to Elders past and present. We recognise and respect their cultural heritage, beliefs and relationship with the land. We acknowledge that they are of continuing importance to the Kaurna people living today.

And we also extend that respect to other Aboriginal Language Groups and other First Nations who are present today.'

1.2 Apologies

To Note

Board Member -	Rob Brookman AM
Board Member -	Councillor Helen Donovan
Board Member -	Stephanie Johnston
Proxy Board Member	Councillor Arman Abrahamzadeh (Deputy Lord Mayor)

1.3 Confirmation of Minutes

To Confirm

That the Minutes of the meeting of the Board of the Adelaide Park Lands Authority held on 26 May 2022 and 30 June 2022 be taken as read and be confirmed as an accurate record of proceedings.

2.	Conflict of Interest		
3.	Presiding Member Report (verbal)	To Inform	
4.	Representations (verbal)		
4.1	Golden Wattle Park (Park 21W) Building Concept Design	To Inform	
5.	Items for Board Discussion	To Inform	
5.1	Enhancement Options for Helen Mayo Park (part of Park 27)	To Discuss	4 - 31
5.2	Adelaide Park Lands Management Strategy - Context Review	To Discuss	32 - 55
6.	Items for Board Decision		
6.1	Golden Wattle Park / Mirnu Wirra (Park 21W) Community Sports Hub	Advise CoA	56 - 88
6.2	Review of Adelaide Park Lands Community Land Management Plan	Advise CoA	89 - 215
6.3	Gladys Elphick Park / Narnungga (Park 25) – Eastern Mound Redevelopment	Advise CoA	216 - 241
7.	Items for Noting		
7.1	North Adelaide Golf Club Horticultural Hub Upgrade	To Note	242 - 256
7.2	Associate Director Update		
8.	Other Business		
9.	Exclusion of the Public for Items requested to be considered in confidence	For decision	257 - 259
	In accordance with Clause 4.8.21 of the <i>Adelaide Park Lands Authority Charter</i> and s 90(3) and 90(4) & (7) of the <i>Local Government Act 1999 (SA)</i> , this meeting of Kadaltilla will consider whether it is necessary and appropriate to act in a meeting closed to the public to discuss in confidence the report contained within section 10 of this Agenda		
10.	Items for the Board in confidence		
10.1	North Adelaide Railway Station – Expression of Interest Results [s 90(3) ((b), (d))]	Advise CoA	260 - 265
11.	Meeting Close		

Kadaltilla / Park Lands Authority

Enhancement Options for
Helen Mayo Park (part of Park 27)



Outline of Workshop

Part 1 - About Helen Mayo Park

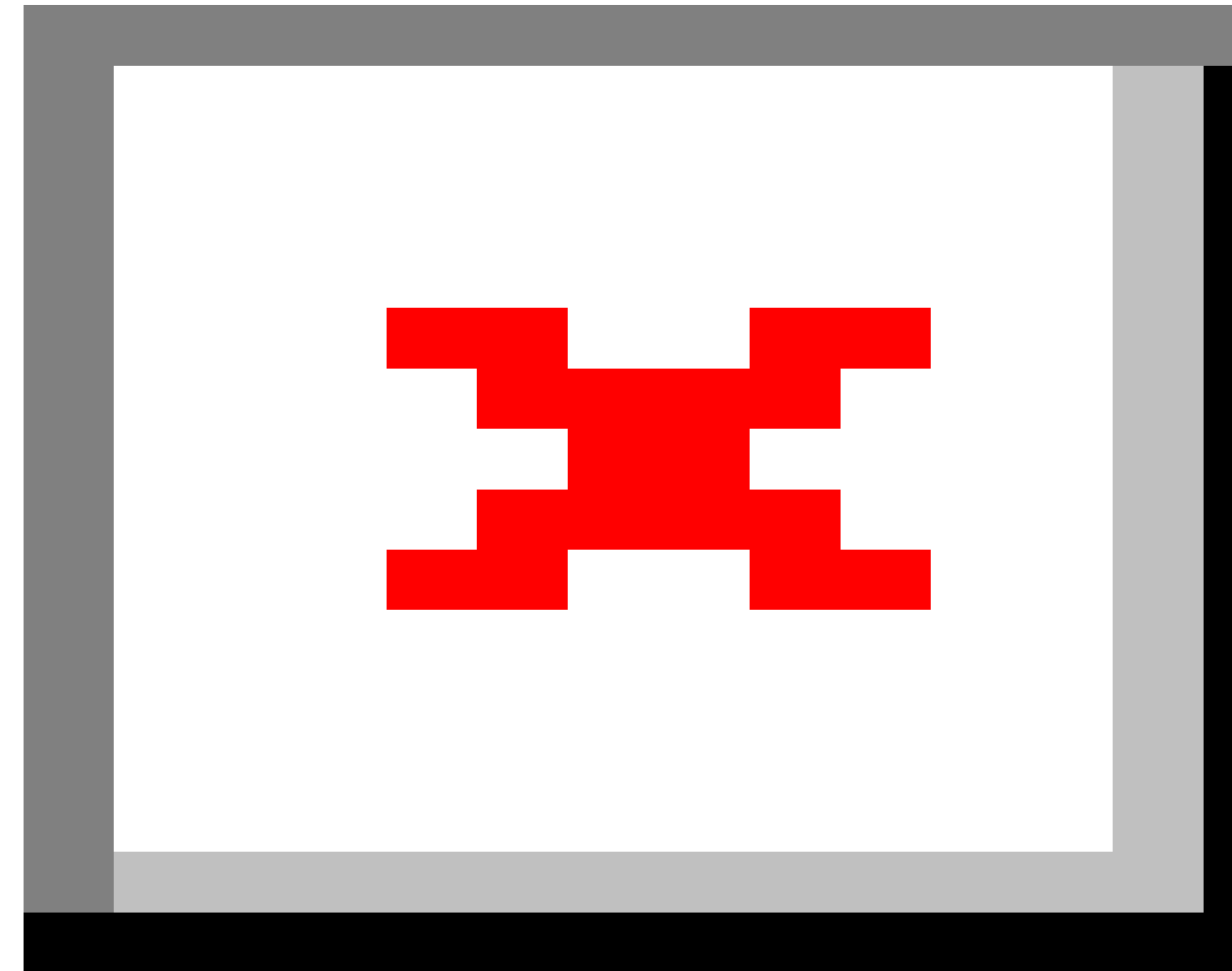
- History of the park
- Kaurna Associations
- Recent zoning changes and Code Amendment

Part 2 - Opportunities

- Context / connectivity / ownership
- Existing conditions
- Previous considerations

Part 3 - Concept ideas

- Value and Purpose of Helen Mayo Park
- Student engagement and concepts
- Birdseye Studios - Design intent
 - Principles
 - Concept
- Precedent images



About Helen Mayo Park

5ha site - excluding the car park and land adjacent Morphett St bridge

Returned Park Lands

Has a low profile

Access needs improving

Current condition – largely unimproved

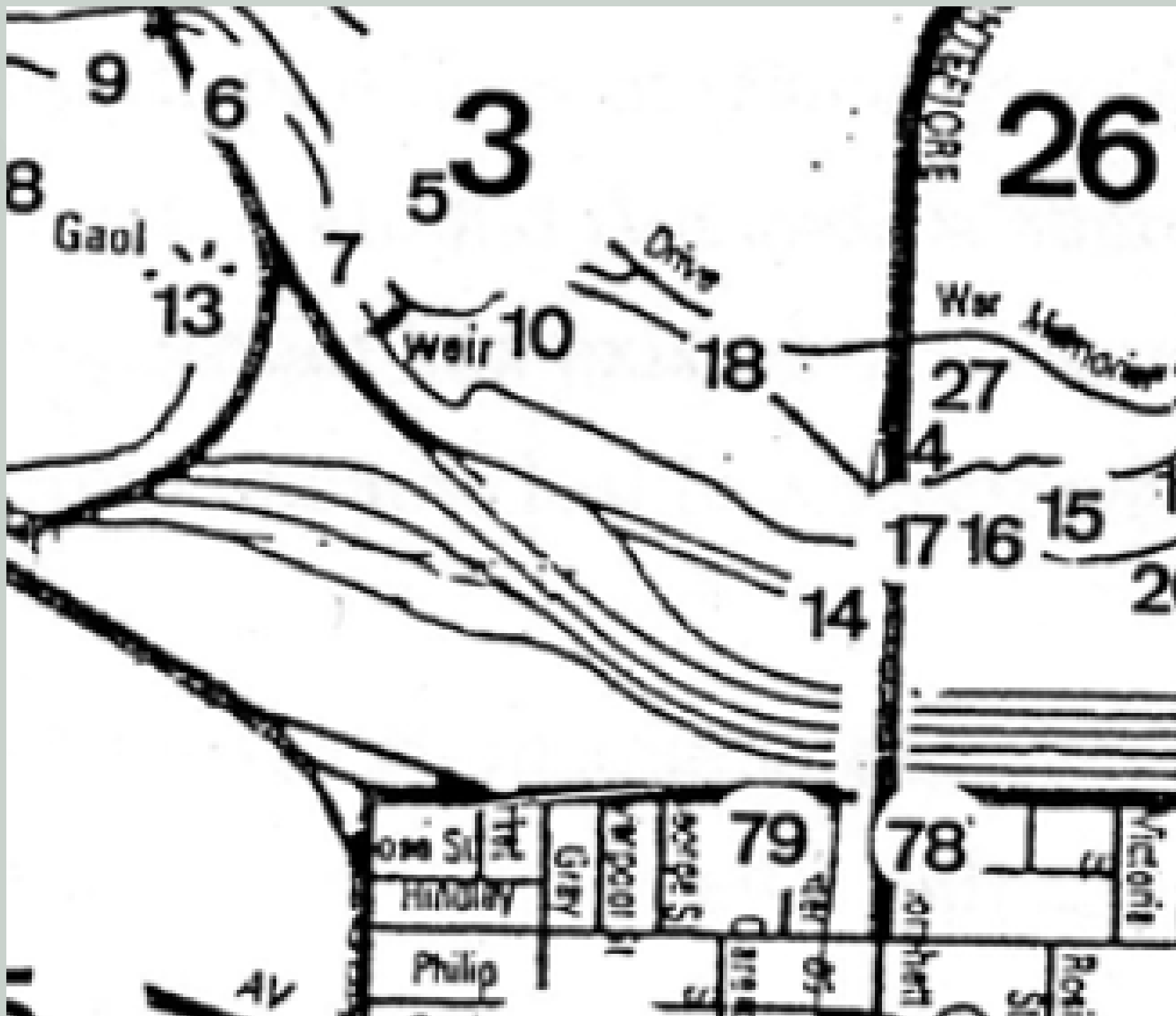


Received by CoA 1994



Kaurna associations with Helen Mayo Park

Previous consultations with Kaurna have identified that, although there are no specific associations with this site, anywhere along Karrawirra Pari is of significance to Kaurna.



Helen Mayo Park has been named Pulthutinyinia by Kaurna Warra Pintyanthi, which means 'remnants of iron'.

Named as such because the site was previously railyards and sheds.

Recent Zoning Changes

1970s to 2013

Park Lands Zone

October 2013

Portion rezoned to
Riverbank Zone

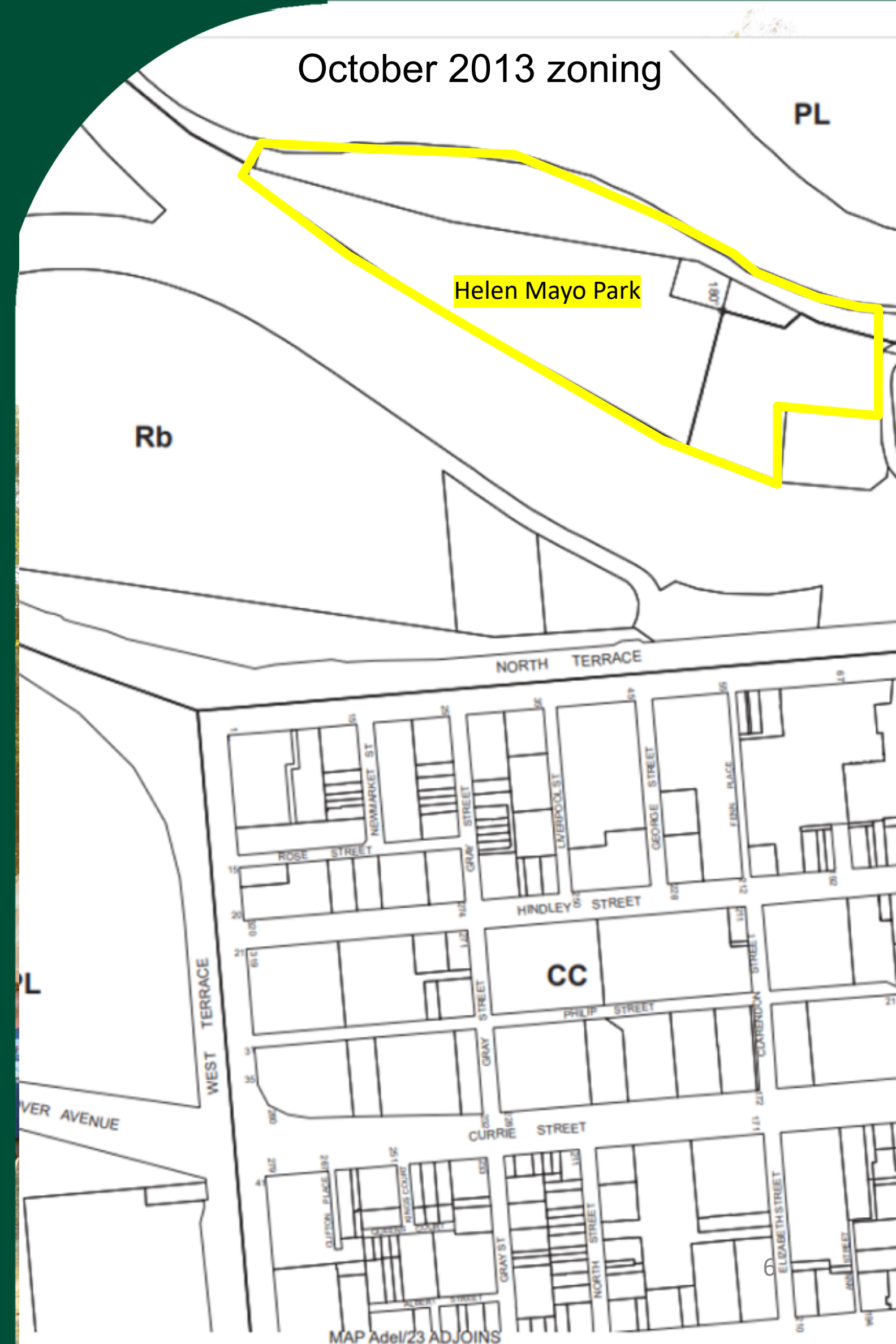
March 2021

Planning and Design Code
'like for like' Zone

2021 to current

Riverbank Precinct Code
Amendment

October 2013 zoning



Riverbank Precinct Code Amendment

15 September 2021	Initiated rezoning of all Helen Mayo Park
16 December 2021	Reduced area to be rezoned
21 June 2022	ERDC recommends zoning reverts to pre-Amendment
Current	Minister is considering request by ERDC. If Minister does not concur, the ERDC may lay the Amendment before Parliament.



Riverbank, Adelaide; Michael Waterhouse Photography

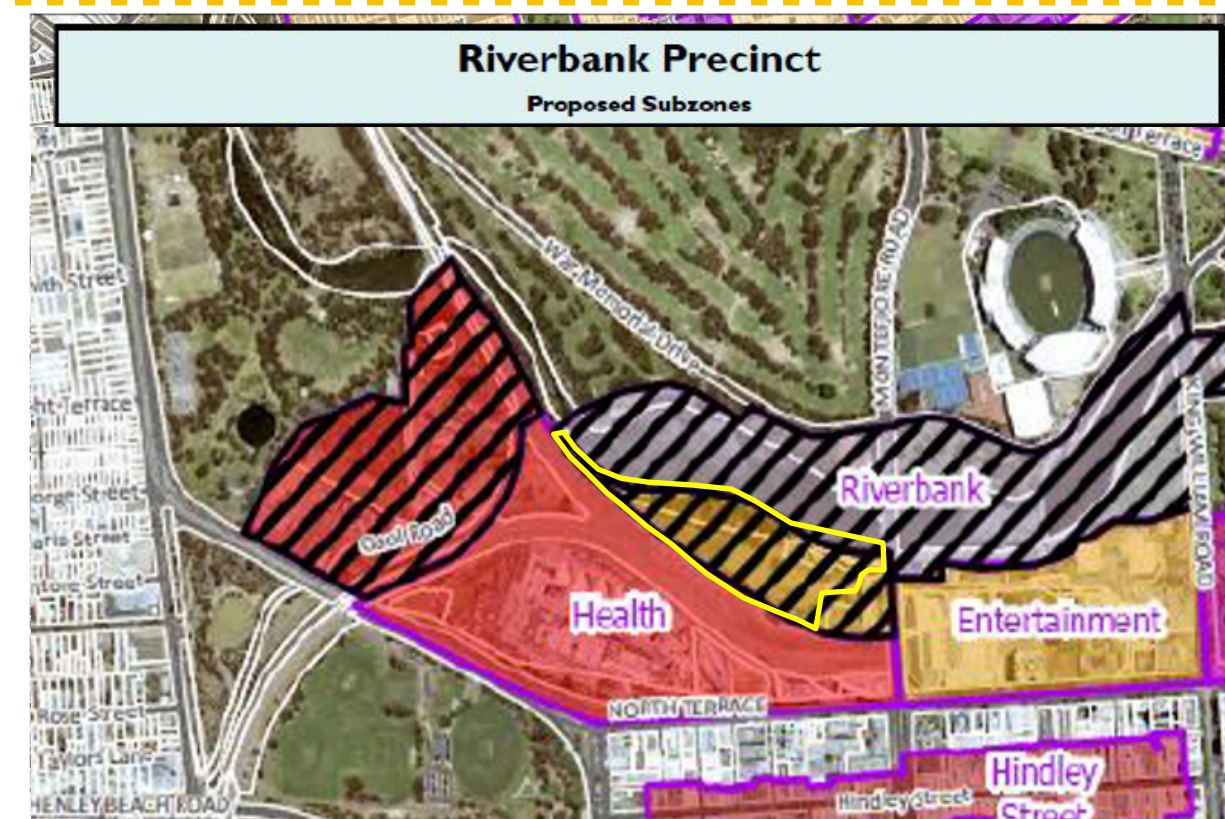
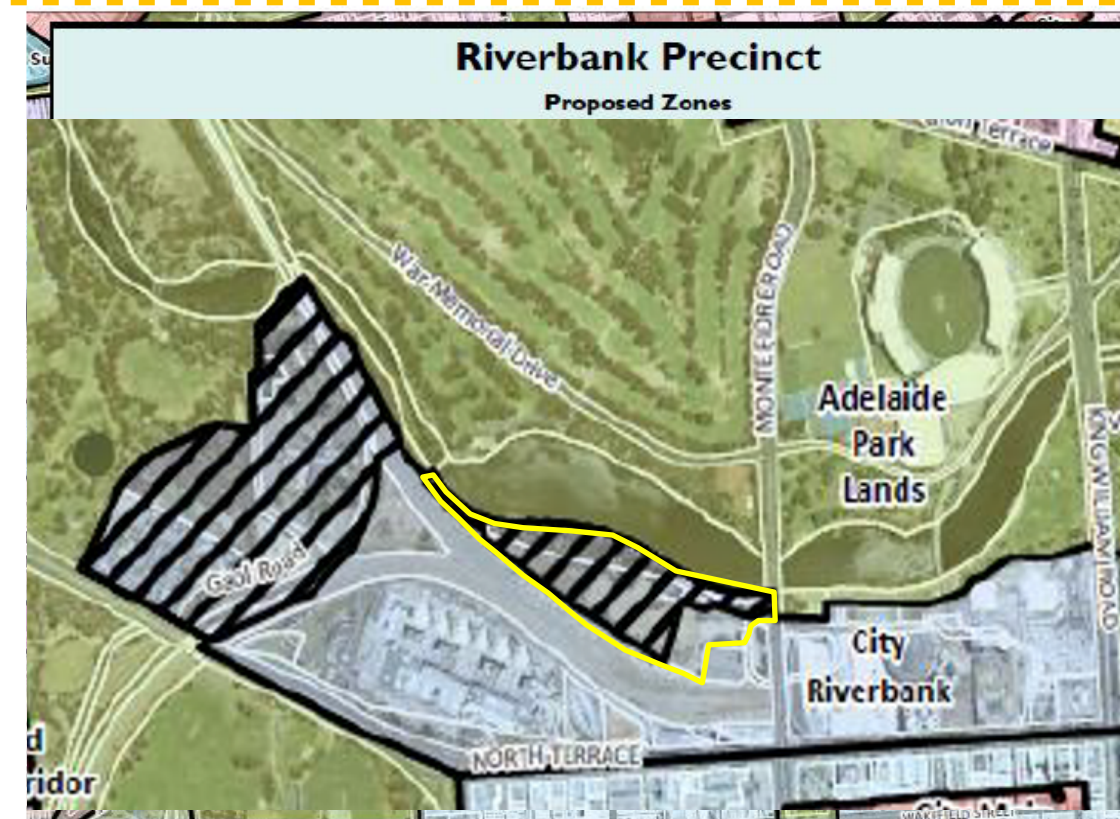
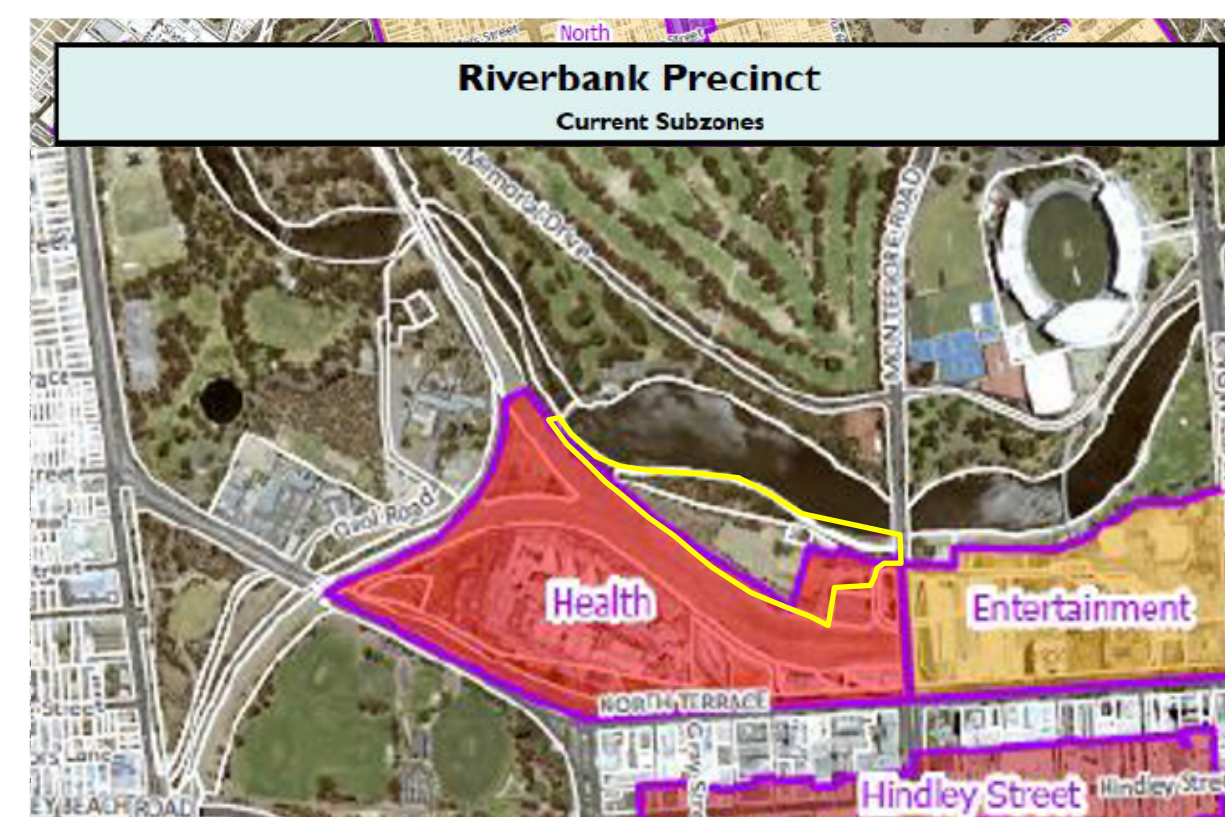
Proposed Amendment – 15 September 2021

Helen Mayo Park

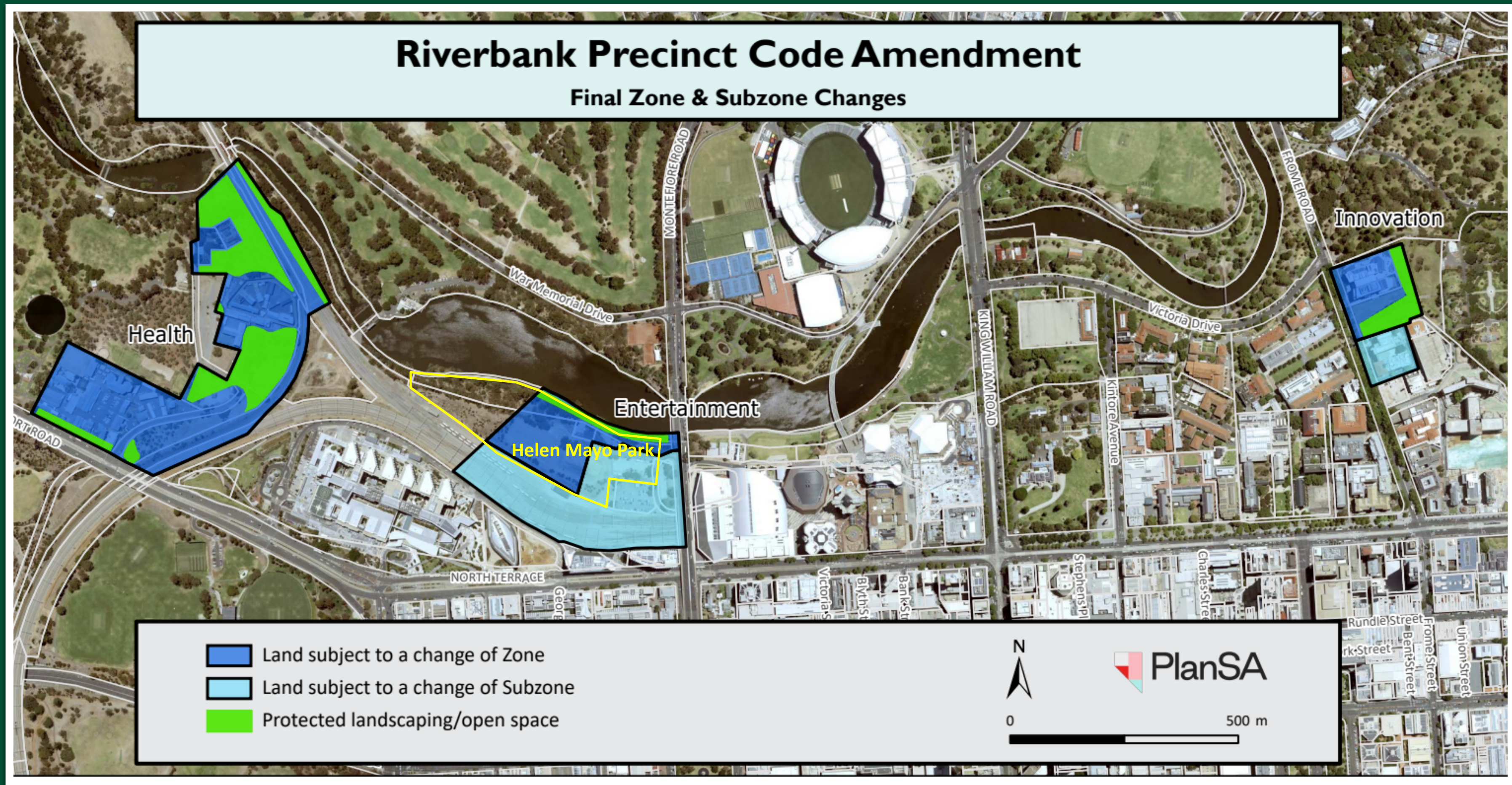


FROM

TO



Approved Amendment (by Minister)



ERDC Recommendation



Area highlighted in blue to be removed from the City Riverbank Zone and Entertainment subzone and placed in the Adelaide Park Lands Zone

Part 2

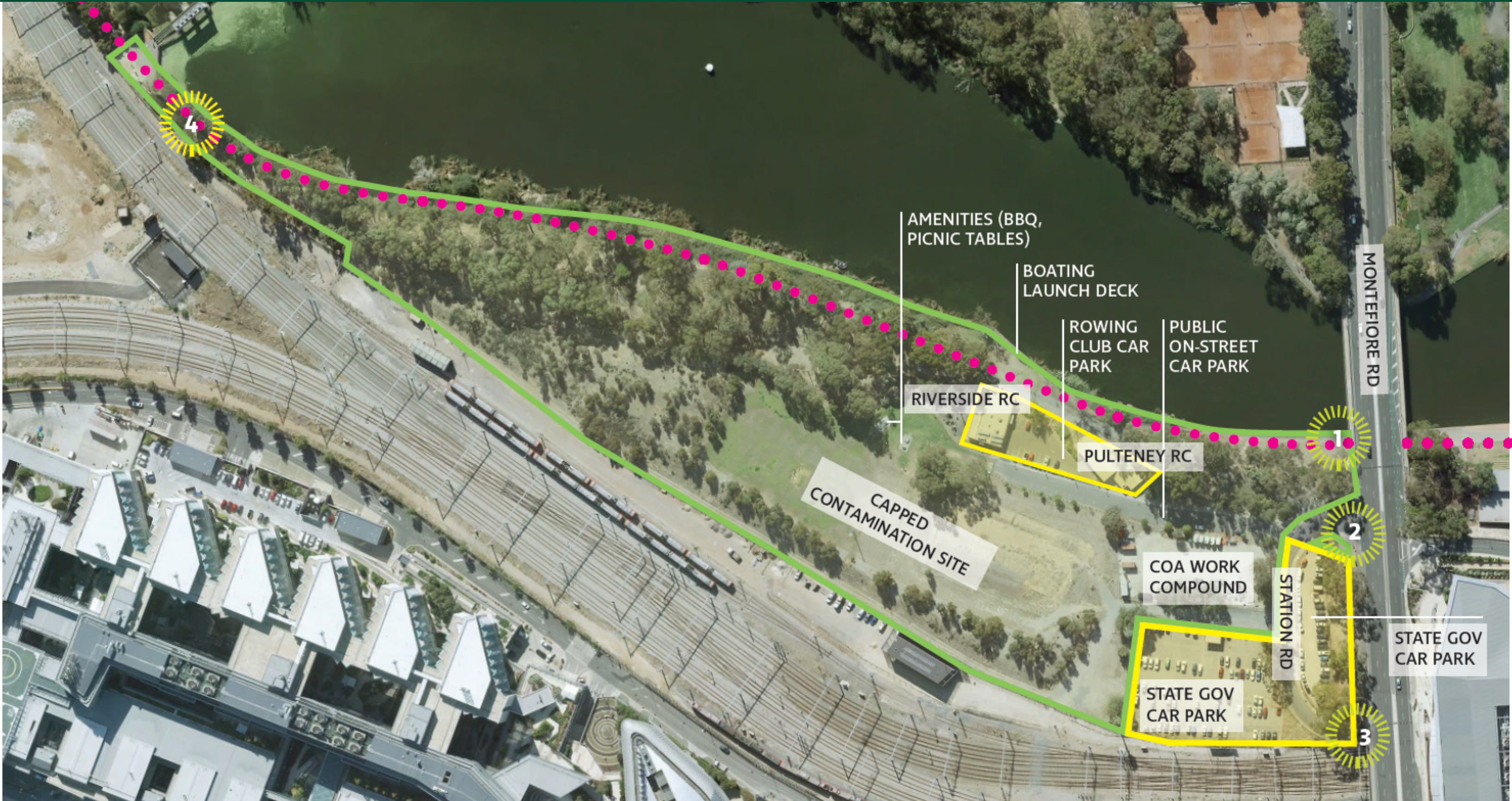
Opportunities for Helen Mayo Park

Site context



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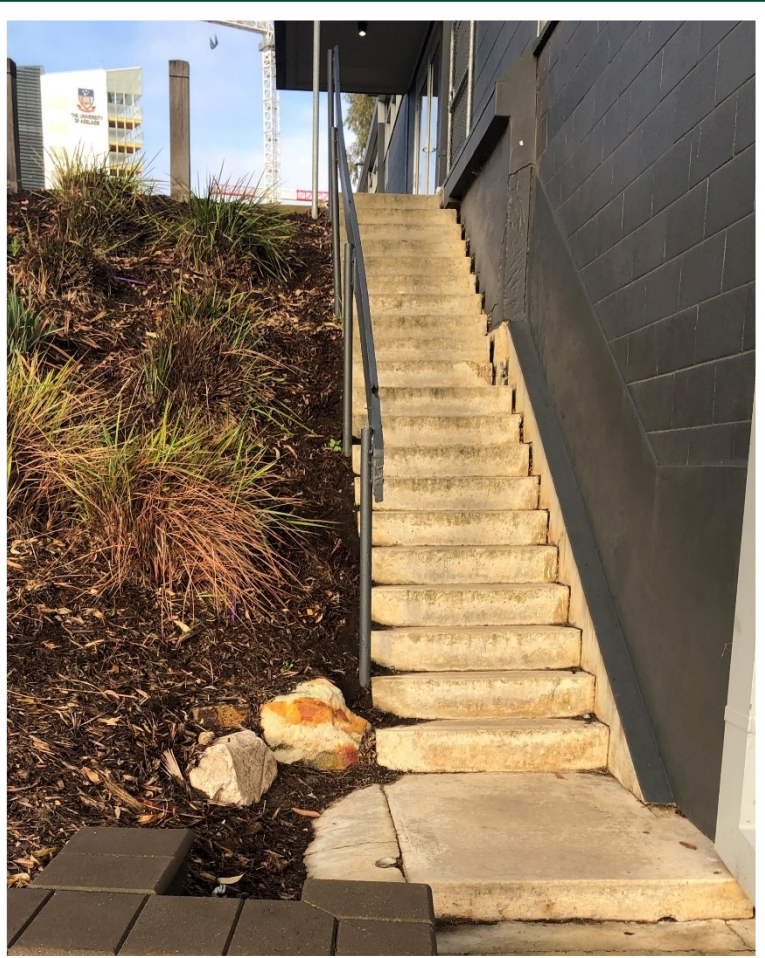
Park context



- UNDER CARE, CONTROL & MANAGEMENT OF THE CITY OF ADELAIDE
- UNDER CARE, CONTROL & MANAGEMENT OF STATE AUTHORITIES
- RIVER TORRENS LINEAR PARK TRAIL

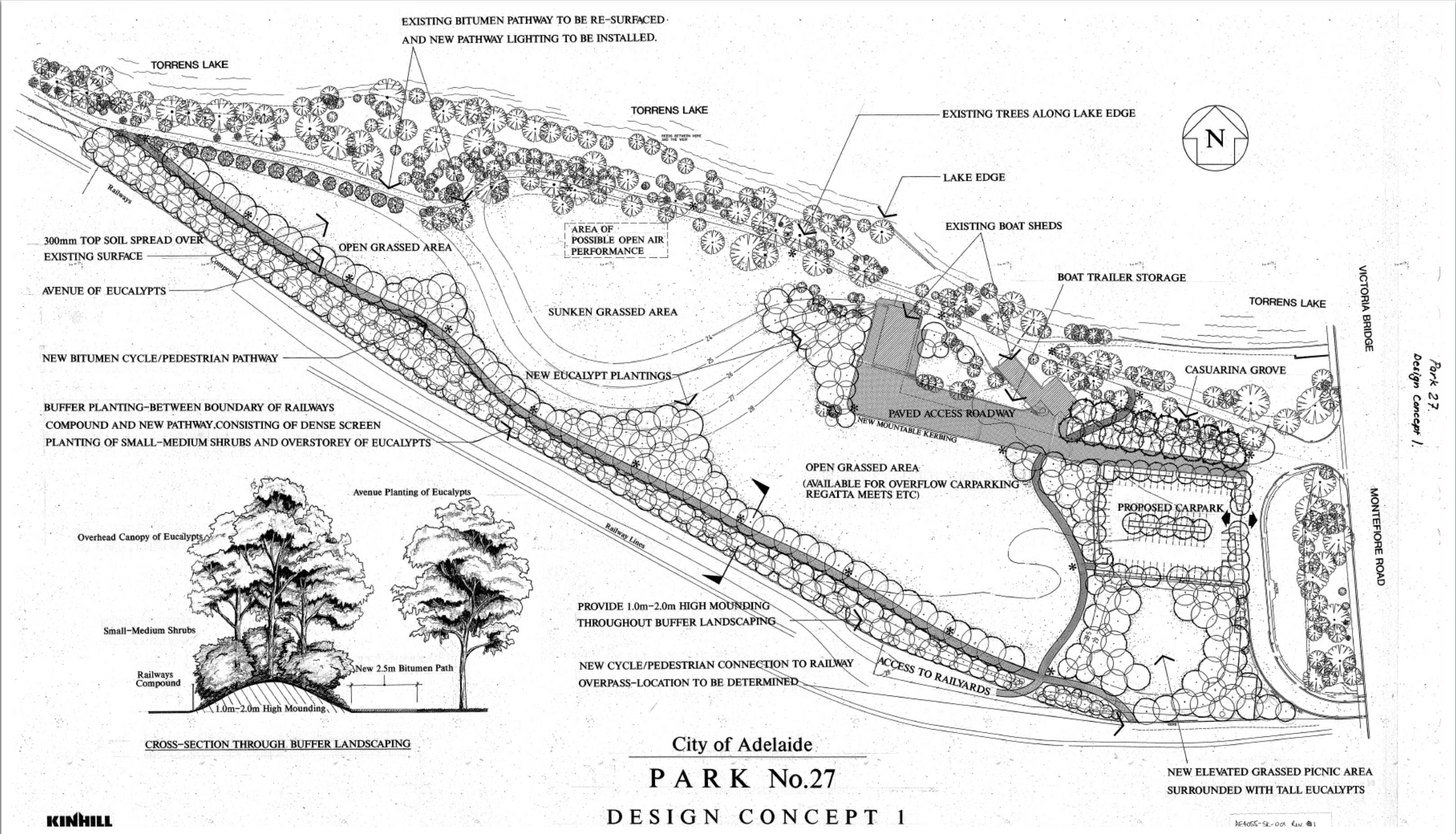
- 1 UNDERPASS ENTRANCE
- 2 VEHICLE ENTRANCE OFF BRIDGE
- 3 VEHICLE UNDERPASS ENTRANCE (TO STATION RD / FESTIVAL PLAZA)
- 4 ENTRANCE FROM TORRENS WEIR

Existing Conditions



Previous consideration - 1995

1995



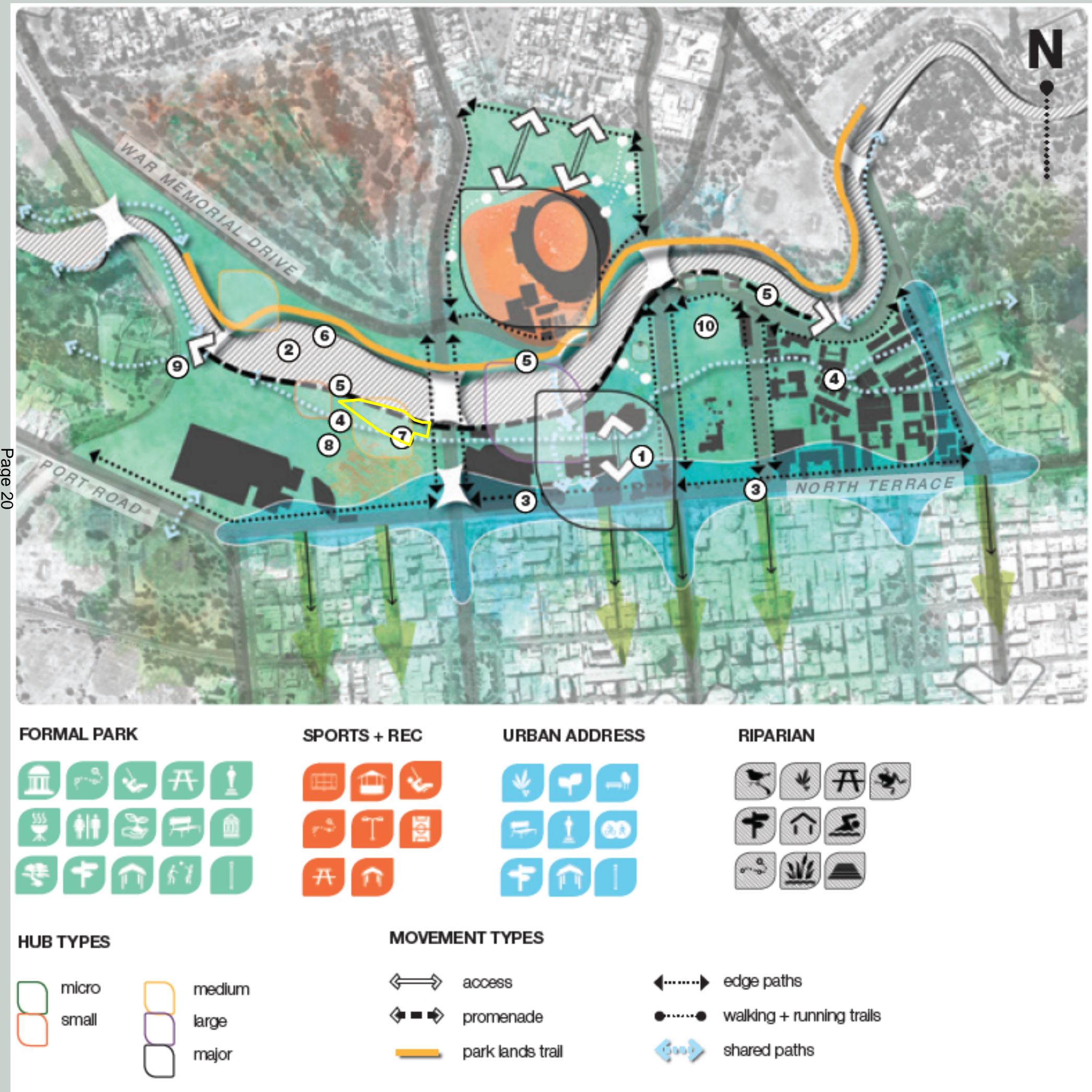
Previous considerations

2013 design responding to
the first Riverbank Master
Plan



Adelaide Park Lands Management Strategy

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Helen Mayo Park

REF	KEY MOVES	PRIORITY
1	Re-create the Festival Plaza to provide a major hub capable of holding significant community events. Incorporate legible connections to the greater precinct and provide activated edges and an ongoing program of activities and events.	High
2	Provide more opportunities to access and interact with the river via its banks, and through increased opportunities for on-water and adjacent activities.	High
3	Continue the re-development of the western section of North Terrace and the upgrade of Kintore Avenue.	High
4	Create a new east-west Central Path consistent with the Greater Riverbank Implementation Plan, connecting Bonython Park through to the Botanic Garden and Zoo precinct, linking educational, cultural, entertainment and health precincts along the way.	High
5	Expand and improve the linear path through the precinct to link activity hubs and activate the riverfront both night and day, on both sides of the river. Increase the quality and frequency of amenity along the way.	High
6	Continue to improve water quality through catchment management actions and a restored aquatic ecosystem	Medium
7	Develop a new high quality permanent skate facility that offers a variety of skating options for a range of users of different ages and abilities. The skate park will have easy access to public transport and be a multi-purpose community recreation hub which includes facilities to encourage extended visitation, such as a kiosk, (or plug and play facilities for pop up catering) and toilets.	Highest
8	Provide a pedestrian and cycle bridge over the railway lines to better connect the hospital precinct with the riverbank and link to the Central Path.	Medium
9	Provide a connection from the Central Path across or under the railway lines to link the Old Adelaide Gaol and Bonython Park.	Medium
10	Work with Renewal SA and the EPA to develop a Kaurna rain garden at the Aboriginal War Memorial at the Torrens Parade Ground or at an alternative mutually agreed location close to the river	High

Part 3

Concept ideas

What is the Value and Purpose of Helen Mayo Park?

Value

- Intrinsic value – as open space
- Contributory value to the Adelaide Park Lands system
- Part of the Riverbank Precinct

Purpose (does purpose follow design / design follow purpose?) is to:

- Add value through vibrancy, diversity and amenity
- Present distinctively to, or perhaps as an extension of, the river front and linear path
- Take advantage of its location above the river and adjacent to the rail yards
- Provide a transition between the more natural river landscape and the built form of rail yards / North Terrace

Student Engagement



To engage users that have never visited Helen Mayo Park and have limited experience with the Park Lands (future users)

Loxton High School Senior Students conducted a site visit 21 June 2022 to develop concepts

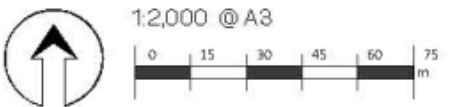


Helen Mayo Park – Student Concept 1

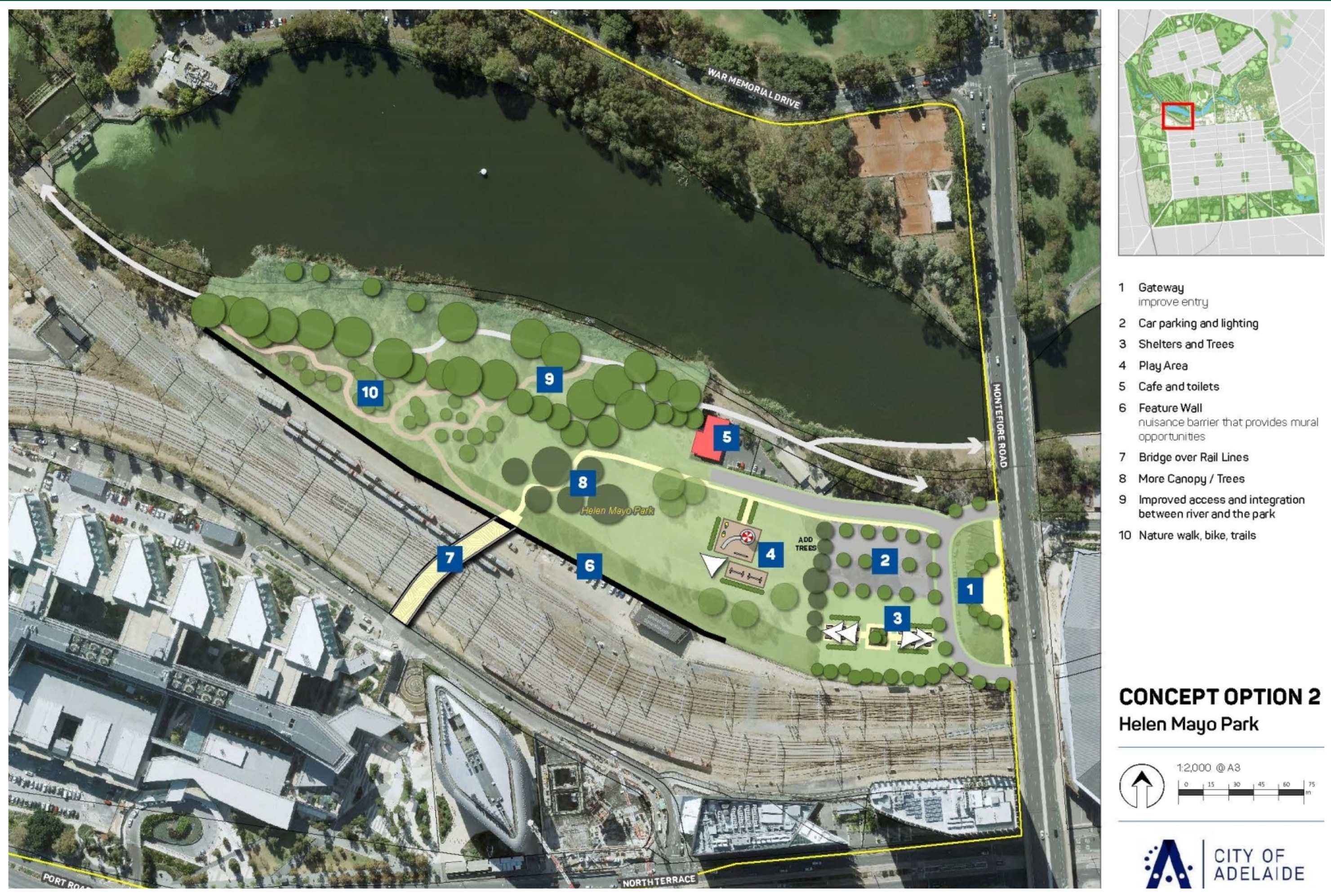


- 1 Gateway**
distinct and obvious point of entry to make a statement upon arrival at the park/attract interest
- 2 Car parking**
remove the work site and provide more greening as part of the car parking
- 3 Butterfly enclosure**
brings families and children
- 4 BBQ, fountain and shelters**
- 5 Canopy trees**
for shade and screening
- 6 Formal Gardens**
including seating and shelters - a prettier place to visit and stay
- 7 Free Wifi**
from the rowing club to encourage use as a study location
- 8 Distinct river access ramps or stairs**
- 9 Nature play space**

CONCEPT OPTION 1 Helen Mayo Park



Helen Mayo Park – Student Concept 2



Helen Mayo Park – Student Concept 3



Birdseye Studios - Design Intent

- To takes cues from Karra Wirra Parri representing the ripples in the water
- Arcs ripple out from the central circle
- The freedom of water is accentuated by natural paths representing tributaries to the River



Precedent Images



Similar contextual setting (between river and built form)



WSUD principles



Water play / plaza area



Programmable riverbank



Formal green space – tree avenues



Open green space for informal recreation



Transitional space (soft to hard)



Informal green space



Formal with hard edges



An elegant bridge design



Modern park setting



Traditional park setting



Very formal and gardenesque



Informal meadow design



Integrated bridge design with the landscape



Bridge offering views to the rail lines



Traditional park setting



Natural bush setting – to complement the river

Thank You.

Kadaltilla



Kadaltilla

Park Lands Authority

Adelaide Park Lands Management Strategy - Context Review

Kadaltilla



Overview of Workshop

In response to a request from Kadaltilla in February 2022 to examine contemporary considerations for parks to inform the review of the Adelaide Park Lands Management Strategy:

This presentation considers:

1. Opportunities for the use of technology
2. Global examples of great parks



A Future for Connected Park Lands



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koolth.



Defining & Implementing ‘Smart’ Tech

“Being able to do the right thing at the right time.” encapsulates what we’d like our ‘smart’ systems to do, whether a smart car, a smart city, or in our case, smart parklands.

In most cases, the application of ‘*smart*’ technology has the following requirements:

- 1. Data Collection**
- 2. Infrastructure**
- 3. AI tools and techniques**
- 4. Humans**



Smart Watering System – Cairns Park Lands

Case Study



Acoustic Sensors for Monitoring & Identification – Natural Capital Laboratory,

Case Study



Monitoring Visitor Levels – Singapore National Parks Board (NParks)

Case Study



Dig & Learn at Miami's new 'Smart Park' –

Case Study





Key Features of Success & Failure





Vision



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Connected Park Lands

A connected park uses technology to provide an intuitive and enhanced experience for the end user. Technology is thoughtfully added to existing infrastructure to improve service delivery, reduce costs, and provide new services/experiences.

The application of emerging technology offers many possibilities for an enhanced park lands experience. From simple automated data updates (e.g., an online map indicating when a toilet block is manually locked/unlocked), augmented core infrastructure (e.g., connected lighting indicating safe and monitored routes through the park), and deployment of helper machines (e.g., autonomous lawn mowers equipped with GPS and grass height sensors to confirm maintenance coverage/success).



Themes of Success

- Bold Vision
- Thoughtful
- Intuitive and enhanced experience
- Improve service delivery
- Funding and resource availability – reduce costs
- Educational and ethical considerations



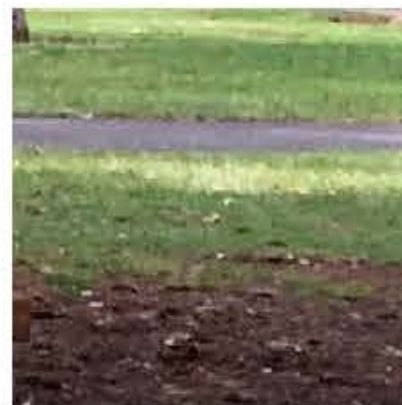
Questions

- What are Board Members views on a digitally connected Park Lands?
- What are Board Members views about opportunities to include case study outcomes in the APLMS?
 - What can be done now?
 - What should be pursued longer term?
 - What should we avoid?
- Any other thoughts?



Adelaide Park Lands Management Strategy

Best Practice Case Studies - Park Cities Benchmarking



Introduction

Aim

- Identify best-practice park land cities
- Explore the relationship of the park and the city Identify Governance arrangements
- Identify potential learnings

Selection Criteria

Three tool kits available to guide criteria:

1. ParkScore (US)
2. World Urban Park (Global)
3. SITES V2 (Global)

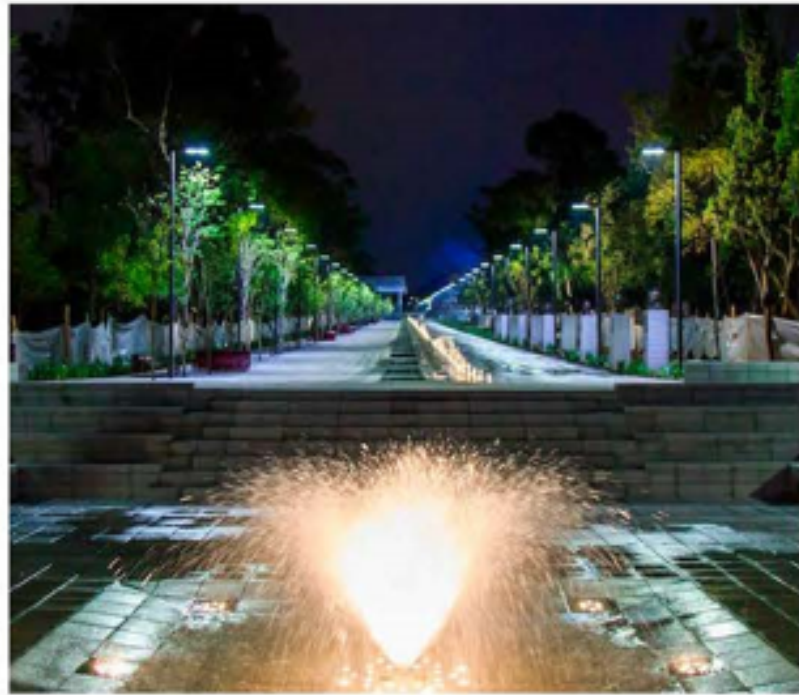
From which was derived the following themes:

- Activation
- Sustainability
- Health and Wellbeing
- Governance

Parks Identified

- Chapultepec de Bosque, Mexico
- Centennial Park, Australia
- Central Park, US
- Edmonton River Valley, Canada
- The Royal Parks, England
- Phipps Conservatory, US

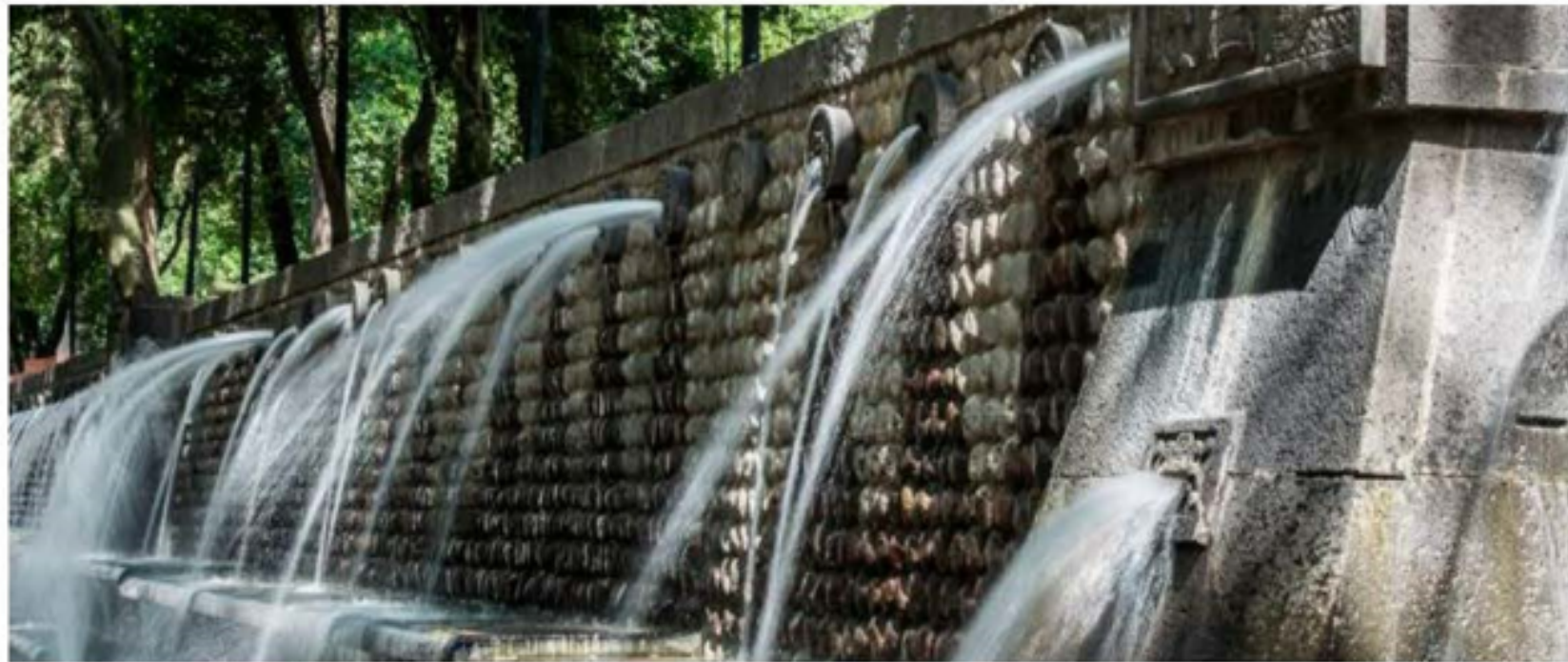
Chapultepec de Bosque



Paseo de los Compositores and Xochipilli Fountain



Monumento a Los Niños Heroes



The Fountain of Nezahualcoyotl (all photos: chapultepec.org.mx)

What Makes This Park Best Practice?

- The park's governance structure allows a variety of public and private stakeholders to work with professionals in their field to address/manage the park's social, cultural and environmental issues

Key Lessons...

- Potential benefits of fostering stronger working relationships between council, state government, Kadaltilla and community groups.
- Provide avenues for experts to inform park management/ decisions/ plans e.g., possibly through expert panels.
- Create specific master plans for individual locations.
- Increase engagement with schools, including field trips, field work/ experiments. To help foster long term appreciation/ stewardship of parklands. This could help increase volunteering opportunities.

Centennial Park



Moore Park (left), Centennial Park (middle) and Queens Park (right, MetroMaps)



Centennial Park (cityofsydney.nsw.gov.au)

What Makes This Park Best Practice?

- How the park engages with the community, including educational opportunities
- Demonstrates how a trust, community and different government agencies can interact to successfully manage and fund park lands
- Implementing a vision that guides the long term approach of running the park in alignment with strategic plans

Key Lessons...

- Create a long-term strategy and vision.
- Strategies and plans to include economic sustainability - find ways to create new private and public funding mechanisms/ streams. These include through organising and hosting events.
- Share knowledge, collect data, monitor programs - educational and community learning opportunities. These can be bespoke, through curriculum-based approach or focus on specific areas e.g. mindfulness and wellbeing, camping, Aboriginal Heritage.

Central Park



Iconic infrastructure



A place for wildlife



Internal connections (all photos: centralpark.com)

What Makes This Park Best Practice?

- The CPC provides an exemplar case of how to raise funding through different mechanisms/ streams
- The park demonstrates you need time and money to get a park to where you want it (remediating works started in the 1980's).
- Importance of spreading information and educating locals, who will take that knowledge elsewhere or apply it to the park as volunteers

Key Lessons...

- Innovative ways of creating funding opportunities, including small one-off donations to corporate membership opportunities.
- Management structure that is able to raise funding to look after the parklands.
- Create educational opportunities that could lead into volunteering opportunities. Increase local knowledge base.
- Use of technology - Central Park App.
- Consider how city public realm can integrate and complement park lands.

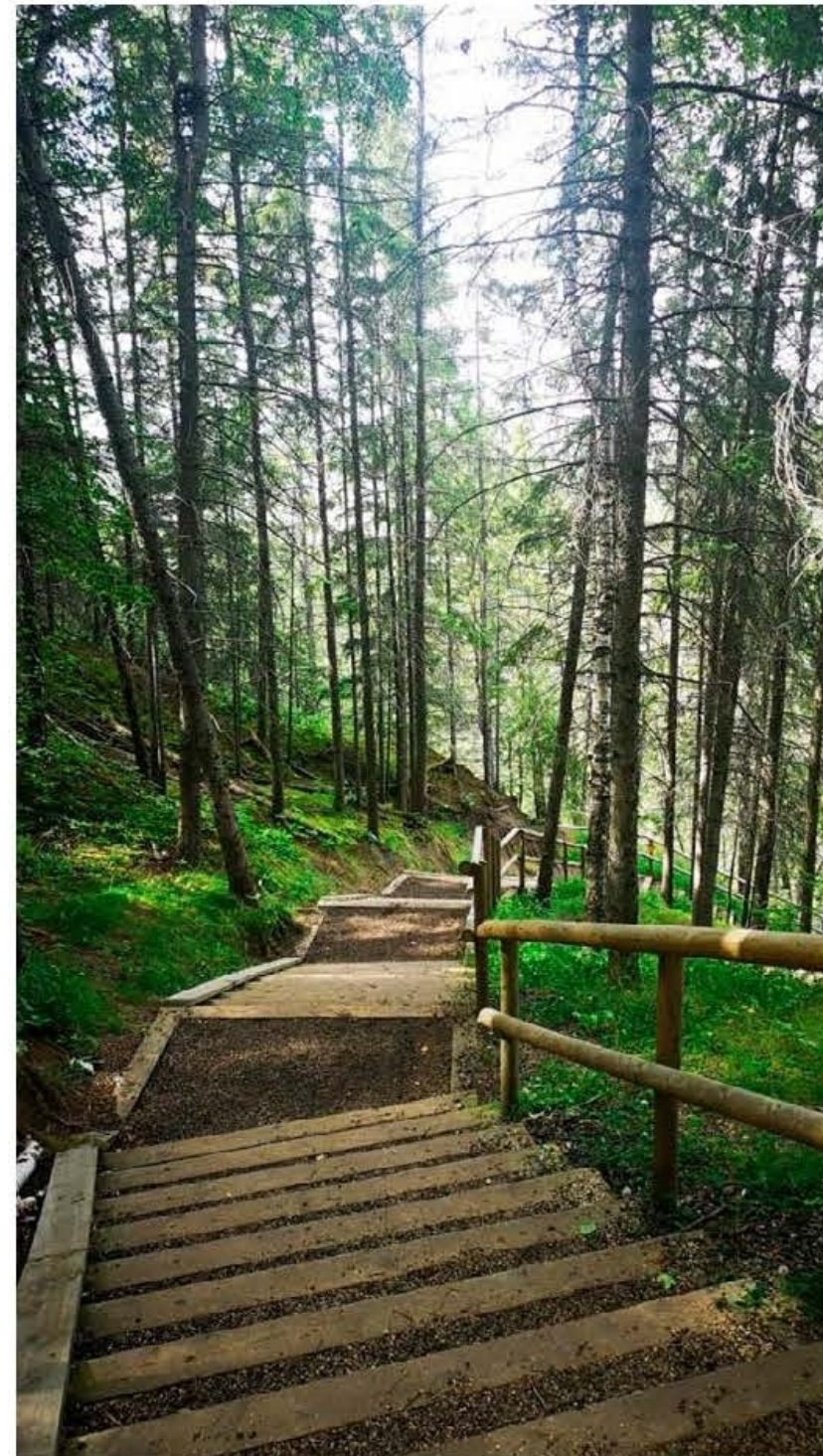
Edmonton River Valley



Connections to the river (exploreedmonton.com)



CBD views from the river/ parklands (edmonton.ca)



Hiking trails (all photos: rivervalley.ab.ca)

What Makes This Park Best Practice?

- The River Valley Alliance demonstrates how individual municipalities that share park lands can work together to create a long-term vision and manage a park
- Demonstrates how the community can work with the Alliance through volunteering and community engagement
- Provides a funding model between different tiers of government and opportunities for private investment

Key Lessons...

- Provides an example of how the management and future of the parklands can be significantly incorporated into strategic documents.
- Maintenance agreement model.
- Example showing how a group of Council's who share the river system can create another body to maintain and operate the parklands.

The Royal Parks



Kensington Gardens pond



Open space with trees for shade and amenity



Music event at Hyde Park (stubhub.ie)



High amenity walking trails (all photos: royalparks.org.uk)

What Makes This Park Best Practice?

- The parks are treated as part of a complete network, while also having a specific/targeted focus. This is demonstrated through individual park management plans, strategies and volunteering opportunities while also being guided by a broader suite of management plans, stakeholder engagement, sustainability and volunteering

Key Lessons...

- Provides an example of how to strategically plan parks as an individual, as well as part of a network.
- Provides a variety of volunteering pathways, including groups dedicated to specific parks or community scientists, that assist the government in managing parks and collecting data.
- Formal educational opportunities that also help manage the parks.
- Aspirational targets, including obtaining international recognition through established awards.
- High level of detail through a suite of management/ strategic documents.

Phipps Conservatory



Phipps Conservatory (phipps.conservatory.org)

What Makes This Park Best Practice?

- The holistic effort into implementing sustainability throughout the area including built form (facilities satisfy renown sustainability metrics), environment and education. Provides an example of what can be achieved in a comparatively small site
- Public/private owner/manager model which raises funds to operate the facility

Key Lessons...

- How to involve corporate partnerships in management.
- Use the parklands as a 'living lab' to create solutions to real world problems.
- Provides sustainable and innovative ways to manage the natural and built environment.
- Education and health initiatives, including horticultural lessons for children.

Common 'themes of success' are:

- Thinking BIG
- Long-term strategies and planning (including targets and master plans)
- Strong governance and partnering arrangements
 - Inter-governmental and private
- Philanthropy and diverse funding maintenance and governance models
- Strong volunteer programs, community participation and educational opportunities
- Concerted branding and marketing



Questions

- What are Board Members views on the key lessons
- What are Board Members views about opportunities to include key lessons in the APLMS?
 - What can be done now?
 - What should be pursued longer term?
 - What should we avoid?
- Any other thoughts?



Thank You.

Kadaltilla



Kadaltilla

Golden Wattle Park / Mirnu Wirra (Park 21W) Community Sports Hub

Public

**Thursday, 28 July 2022
Board Meeting**

Author:
Rachel Emmott, Manager, City
Lifestyle

Purpose

A previous version of the Community Sports Building Concept Plan for Golden Wattle Park/Mirnu Wirra (Park 21W) was presented to Kadaltilla / Park Lands Authority in September 2020. This followed multiple considerations by Kadaltilla and community consultations on the overall Concept Plan and Community Land Management Plan for Park 21W.

The existing community lessee for Park 21W has since raised nearly \$2.7m through its own member organisations and a grant from the Office for Recreation, Sport and Racing.

The purpose of this report is to seek support for the revised Community Sports Building Concept Plan and proposed lease principles.

Recommendation

THAT THE ADELAIDE PARK LANDS AUTHORITY ADVISES COUNCIL:

That Kadaltilla / Park Lands Authority:

1. Supports the Community Sports Building Concept Plan for Golden Wattle Park/Mirnu Wirra (Park 21W) as shown in Attachment A to Item 6.1 on the Agenda for the Board meeting of Kadaltilla / Park Lands Authority held on 28 July 2022, subject to:
 - 1.1. The existing building being removed and returned to park land within six months of finalising construction of the new building.
 - 1.2. Rationalisation of the proposed path network to minimise the impact on existing trees.
 2. Notes that the Community Sports Building Concept Plan will be implemented in stages as more funding becomes available.
 3. Supports Council negotiating a lease agreement with the Adelaide Community Sports and Recreation Association over for the new building and associated playing fields in Golden Wattle Park/Mirnu Wirra (Park 21W) that considers:
 - 3.1. A maximum lease term of 21 years.
 - 3.2. Lease conditions to enable optimal utilisation by the broader community of the building as well as associated playing fields.
 - 3.3. A requirement to hold an electricity contract with an all-renewable electricity retailer or for accredited green power.
-

Implications

Adelaide Park Lands Management Strategy 2015-2025	Adelaide Park Lands Management Strategy 2015-2025 The Strategy supports the development of a hub with various attractions to boost activity and redevelopment of the sporting fields and facilities in Golden Wattle Park/Mirnu Wirra (Park 21W).
APLA 2020-2025 Strategic Plan	Adelaide Park Lands Authority 2020-2025 Strategic Plan Strategic Plan Alignment – Advice Provide advice on plans, projects and policies for the Adelaide Park Lands.
Policy	This project aligns with the Community Land Management Plan for Golden Wattle Park/Mirnu Wirra (Park 21W) and the Adelaide Park Lands Building Design Guidelines. The lease agreement will be prepared in accordance with the Adelaide Park Lands Leasing and Licencing Policy.
Consultation	Not as a result of this report
Resource	Not as a result of this report
Risk / Legal / Legislative	This project is currently not fully funded and will be delivered in stages as more funding becomes available. Increased activation of Park 21W as a result of this project will put additional pressure on existing car parking and demand for accessible parking spaces.
Opportunities	The provision of a modern, fit-for-purpose facility will provide a community base for recreation, sporting teams, their families, visitors and will improve buildings and amenity within the Park Lands.
City of Adelaide Budget Allocation	Council's 2022/23 Plan and Budget identifies 'Co-deliver Park 21W Concept Plan' as an opportunity that is currently unfunded.
Life of Project, Service, Initiative or (Expectancy of) Asset	The expected life of the asset is ≥ 42 Years.
Ongoing Costs (eg maintenance cost)	It is proposed that lease conditions will require the lessee to be responsible for the maintenance of the leased area including the new building. Council will undertake maintenance of the proposed public amenities and agreed landscape elements as per current maintenance schedules for similar facilities.
Other Funding Sources	\$1.55m grant funding - Office for Recreation, Sport and Racing – Community Recreation and Sports Facilities Program – confirmed. \$1.125m Adelaide Community Sports and Recreation Association (ACSARA) own savings – confirmed.

Discussion

Background

1. In late 2017, following the expiry of the existing lease with Adelaide Community Sport and Recreation Association (ACSARA), Council called for Expressions of Interest (EOI) for the use of a selected portion (approx. 5.26 ha) of the existing licensed sporting facilities (grounds and building) in Golden Wattle Park / Mirnu Wirra (Park 21 West).
2. Following the EOI process, ACSARA was selected as the preferred lessee and in 2019 was granted a five-year lease. The lease acknowledged the intent to develop a new fit for purpose sports building within Park 21W and enter into negotiations for a long-term lease.
3. In August 2018, Council approved a draft Concept Plan for Golden Wattle Park/Mirnu Wirra (Park 21W) for the purpose of community engagement. At the same meeting, Council resolved that it:
 - 3.1. *'Approves in principle building Option 1, being a centralised fit for purpose community sports pavilion of two-level design, subject to the ground footprint not exceeding 465sqm and the design incorporating an undercroft lower level and landscape architecture treatments that reduce the visual impact of the building.'*
 - 3.2. *'Approves in principle the establishment of a car park in Golden Wattle Park/Mirnu Wirra (Park 21W) with up to 150 vehicles and potentially starting with parking either side of an unsealed road leading to the new building, subject to the design of the parking being sensitive to the Park Lands environment with appropriate plantings and permeable surfaces.'*
4. Community engagement on the draft Concept Plan occurred in December 2018 and the findings presented to Kadaltilla, and Council between November 2018 and January 2019.
5. As a result of the community engagement, several changes were made to the Concept Plan including relocating the proposed new clubrooms and car park to the western edge of the park and reducing the car park capacity from 150 to 112 spaces.
6. These changes to the Concept Plan along with other feedback captured in the community engagement process informed the development of a draft Community Land Management Plan (CLMP) for Park 21W.
7. In February 2020, Council approved the Concept Plan for Park 21W and at the same meeting approved the release of the draft CLMP for statutory consultation.
8. Kadaltilla considered the matter on 3 September 2020 and was supportive of the Community Land Management Plan and the preliminary building concept design. Kadaltilla did request that the future building design remain within the previously approved building footprint of 465sqm and that any rainwater tanks be concealed.
9. At its meeting on 10 November 2020, Council adopted the Community Land Management Plan for Golden Wattle Park/Mirnu Wirra (Park 21W) (Link 1 [here](#)) however, Council did not support the additional car parking. As a result of this decision, the 112 off street carparks were removed from the Concept Plan.
10. Council also noted the design intent of the preliminary building concept and requested that once funding is secured by the lessee, a revised building concept based on the design intent be tabled with Kadaltilla and Council and include:
 - 10.1. A maximum footprint of 465sqm on up to two levels (as previously approved in principle) as defined by the Adelaide Park Lands Building Design Guideline.
 - 10.2. Undergrounded rainwater tanks or above ground rainwater tanks that are concealed and counted towards the building ground footprint.
 - 10.3. An examination of the visual and cost differences associated with incorporating and not incorporating an undercroft.

Community Sports Building Concept

11. ACSARA is the head lessee of the sports facilities in Park 21W and has occupied the existing building and used the adjacent sports fields for over 35 years.
12. The existing facilities are used by ACSARA football, cricket, soccer and netball clubs along with Concordia College. The netball club utilises the clubroom facilities in Park 21W and plays on the courts in Park 22.
13. Through sub-leasing and casual hire, the facilities are also used by a range of other community users including SA Flying Disc Association, Sturt Street Community School, Gaelic Football, Glenunga Football Club, Reclink Australia (sports program for vulnerable people), SAPSASA school sport, and many SANFL and AFL run programmes for juniors, women, multicultural groups and AFL 9s.

14. ACSARA estimates that approximately 1,320 players and 34,834 people in total, including officials and supporters, currently visit the facilities each year.
15. The existing building does not meet contemporary community sports requirements, is rapidly ageing and has several major structural issues.
16. It is anticipated that the provision of a new community sports building along with other future facility enhancements will result in a significant growth in participation in this area of the Park Lands.
17. Since the preliminary building concept was presented and supported by Kadaltilla (September 2020), the building concept has been further refined. The more significant changes to the concept include:
 - 17.1. A reduction in the ground floor building footprint from 465m² down to 405m² with an upper-level floor area, including balconies of 465m².
 - 17.2. The relocation of the building further northwards and closer to Goodwood Road.
 - 17.3. The provision of a ramped entry / mound with terraced spectator seating to the southern end of the building in lieu of an external staircase.
 - 17.4. Deletion of rainwater tanks in preference for a connection to GAP for all toilet flushing / grey water usage.
 - 17.5. Reduction in the extent of hardstand surrounds through the removal of the partial undercroft.
18. The building concept plan represents a fit for purpose community sports building incorporating the following key elements:
 - 18.1. 6 x unisex changerooms
 - 18.2. separate umpires changerooms
 - 18.3. medical/first aid room
 - 18.4. public toilets including disabled toilet
 - 18.5. multipurpose community space with elevated viewing area
 - 18.6. kitchen and kiosk
 - 18.7. multiple storage areas
 - 18.8. lift, internal and external stairs to access first floor.
19. The floorplan has been designed to optimise programming opportunities by the lessee for formal sporting activities and by external community groups for non-sporting community development activities. Consideration has been given to:
 - 19.1. Multiple summer sports occurring simultaneously (eg cricket, ultimate frisbee, netball).
 - 19.2. Multiple winter sports occurring simultaneously (eg Australian rules football, soccer, ultimate frisbee, netball).
 - 19.3. Storage facilities to support summer and winter sports, Sturt Street Community School/Children's Centre activities and Southwest City Petanque activities.
 - 19.4. Club development and community development activities on the upper level with change facilities to support performing arts.
 - 19.5. Providing public amenities and kiosk facilities that are externally accessible to all Park Lands users.
20. We have reviewed the updated building concept against the Adelaide Park Lands Building Design Guideline. The following is a summary of our review:
 - 20.1. The proposal provides a new fit-for-purpose community facility that can accommodate multiple user groups simultaneously and offers opportunities for non-sporting community groups to make use of the building and surrounding Park Lands.
 - 20.2. The new location of the building balances passive environmental design with an improved relationship to the sporting fields that allows for greater viewing opportunities. The building is located within what is largely an existing clearing and closer to the park edge, minimising the impact of the building on the 'open' nature of the park. The proposed location also improves public accessibility to the building due to the shorter and more direct access from Goodwood Road.
 - 20.3. Although the relocation of the building and associated landscape works will require the removal of four trees, this is to be offset by additional tree plantings and upgrades to the ground level landscape treatments.

- 20.4. A review of the pathway network indicates that some further changes can be made in the detailed design phase to reduce the impact on existing trees and provide improved and more direct access from the proposed accessible car parking spaces on Goodwood Road. It is recommended that the proposed path network be rationalised to minimise the impact on existing trees.
- 20.5. While the eastern elevation is more 'active' and 'open' to the park, the building has been designed to be viewed 'in the round' with a similar material treatment applied to all elevations of the building.
- 20.6. The proposed material palette is appropriate for a building in the Park Lands, ensuring it will integrate well, be durable and is resistant to graffiti. In addition, the building's materials could be recycled at the end of its life.
- 20.7. The building concept being presented sees the building constructed at grade. This option is seen as an appropriate and balanced solution that achieves an acceptable building height within the context of this park.
- 20.8. The concept of a 'landscaped mound' developed as it enabled direct access to the first floor via an appropriately graded ramp and created opportunities to integrate spectator seating into the side of the mound. Initially the 'mound' extended up to the edge of the building however this reduced the ability of users coming from the western side of the building to get to the 'active' side of the building. It also required the building up of soil against the side wall of the building which is not ideal from an ongoing building maintenance perspective and would add additional construction costs to the project.
- 20.9. To resolve these issues, the concept has been amended with the mound now 'disconnected' from the building. This solution allows for the creation of a pathway around the southern edge of the building providing better access to the more 'active side' of the building and adjacent playing fields. The first floor of the building connects with the landscaped mound via a bridge. The formation of terraces / bleachers into the side of the mound provides improved spectator seating and potential for community groups (eg playgroups, schools) to use the outdoor seating for experiential learning opportunities.
- 20.10. The abovementioned changes are considered to greatly improve the proposal from an access and inclusion perspective and resolve some of the CPTED issues previously created by the proposed external stair and 'connected' mound.
- 20.11. Whilst it is acknowledged that the mound will have some impact on sightlines from Goodwood Road to the playing fields, the mound will be gently graded, with landscaping kept to a low height. When considered in the wider context of the park, the visual impact of the mound will be minimal and when balanced with the opportunities the mound provides is considered a satisfactory outcome.
21. To minimise built form in this park, it is important that the existing sports building is removed within six months of finalising construction of the new building.

Lease

22. In August 2018, Council noted that Administration will undertake lease negotiations with the Adelaide Lutheran Sports and Recreation Association (now known as the Adelaide Community Sports and Recreation Association - ACSARA) as the preferred lessee with a view to proposing a long-term lease to reflect the required investment in improved community sports infrastructure in Park 21W.
23. The current lease, which commenced on 1 May 2019 and expires on 30 April 2024, reflects this decision.
24. At that time, the project was unfunded and discussions on the proposed long-term lease were not progressed. However, at the beginning of 2022, ACSARA were successful in obtaining a grant from the Office of Recreation, Sport and Racing (ORSR) which together with their own fundraising has allowed the project to progress to this point.
25. The funding agreement from ORSR requires ACSARA to commence construction of this project by August 2022. ACSARA has sought an extension to this timeframe.
26. Under the Adelaide Park Lands Leasing and Licensing Policy periods of tenure of up to 21 years may be considered where the proponent has demonstrated excellent alignment with the principles, and a responsible, community orientated use of Community Land. The *Adelaide Park Lands Act 2005* provides for a maximum tenure period of up to 42 years (taking into account any right of extension).
27. In recognition of the scale of investment by ACSARA and in recognition of the strategic value of the project, it is recommended that a lease tenure period of 21 years be offered. It is also recommended that the lease contain conditions that enable optimal utilisation by the broader community of the building as well as the associated playing fields.
28. Important to the accessibility of the new building and its integration with the Park Lands environment is the delivery of the associated landscaping. ACSARA does not have the budget required to deliver the entire Sports Building Concept Plan and will need to implement the project in stages.

Next Steps

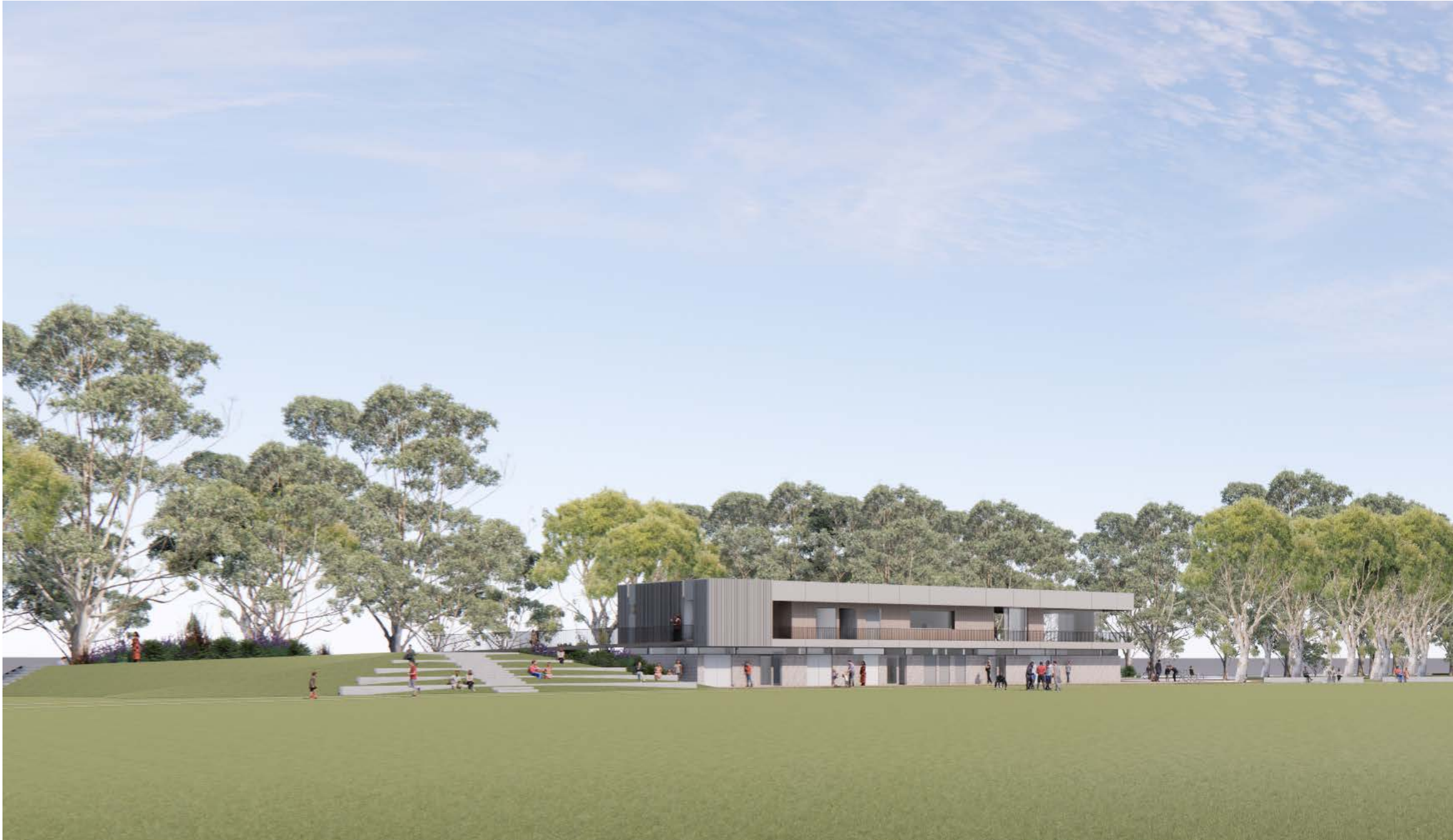
29. Incorporating feedback from Kadaltilla, we will present this Community Sports Building Concept Plan to Council in early 2023 seeking formal landlord approval. The timing delay is intentional to comply with the City of Adelaide Caretaker Policy.
30. Subject to support for granting a lease of greater than five years, a future report will be presented to Kadaltilla and Council outlining the draft lease agreement prior to undertaking community consultation.

Attachments

Attachment A – Golden Wattle Park/Mirnu Wirra (Park 21W) Community Sports Building Concept Plan

- END OF REPORT -

MIRNU WIRRA / GOLDEN WATTLE PARK / PARK 21W SPORTS HUB



RENDER



PARK 21W LOCATION

Attachment A

MIRNU WIRRA CONCEPT PLAN



REFERENCE IMAGES



LEGEND



1. EXISTING CLUBROOM TO BE REMOVED
2. DEGRADED EDGE TO PARK LANDS WITH 'GOAT TRACKS'
3. EXISTING PITCHES
4. REMOVAL OF GRAVEL SURFACES AND INFORMAL ACCESS TRACKS EXISTING OVAL
5. NEW LIGHTING COLUMN
6. NEW BUILDING
7. LANDSCAPE MOUND
8. TREES TO BE REMOVED

EXISTING CONDITIONS

TREES FOR REMOVAL



LOCATION PLAN



PRECINCT PLAN



1. MIRNU WIRRA COMMUNITY HUB
2. EXISTING BUILDING REMOVED (DASHED LINE)
3. NEW PLANTING AND FOOTPATH UPGRADE TO PARK LAND'S EDGE
4. LANDSCAPE MOUND AND ACCESS RAMPS AND STAIRS
5. POTENTIAL FOOTPATH CONNECTIONS (EXERCISE TRAIL FUTURE WORKS BY COA)
6. NEW FOOTPATH CONNECTIONS
7. UPGRADED PLAYING FIELDS FUTURE WORKS BY ACSARA)
8. SERVICE ACCESS
9. ON STREET PARKING (ACCESSIBLE)

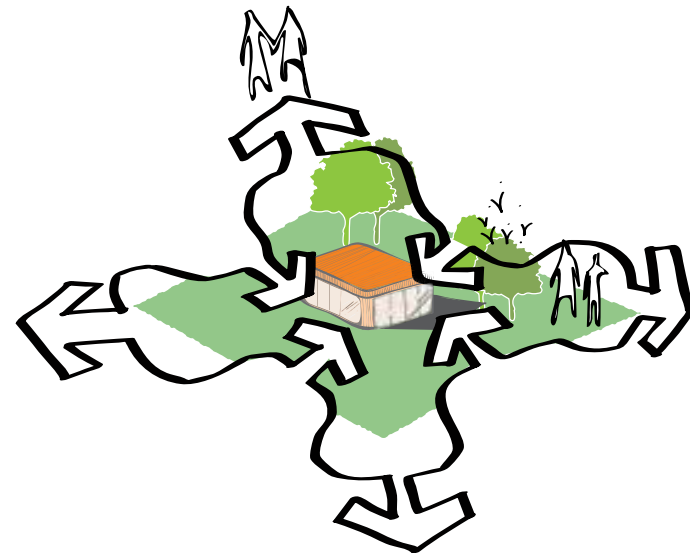


PRINCIPLE ONE

Celebrate the quality, identity and cultural heritage of the Park Lands

The Adelaide Park Lands are the premier greenspace for the city, and as such are a critical life support for the health and well-being of the community. The building and landscape responds to the civic nature of its location via a structured sweeping landscape response and bold architectural expression.

The design and consultation process has been extensive and this has provided a high level of rigour to the layouts and future functionality. The design cleverly manages the demands of operational imperatives with openness, visual delight and low impact approach to the site.

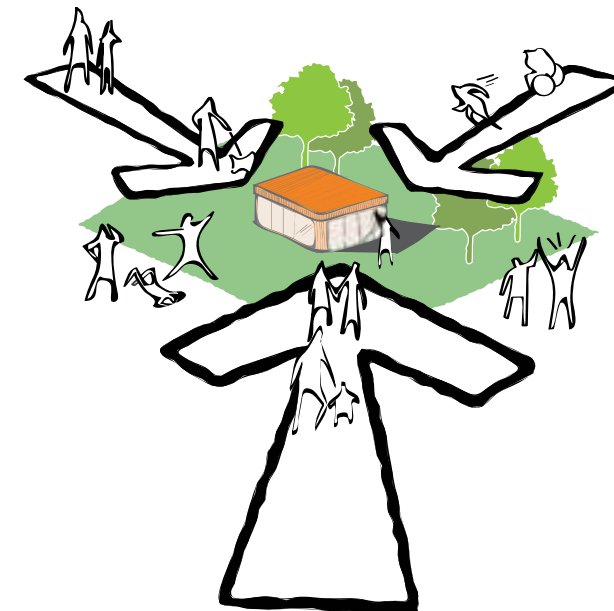


PRINCIPLE TWO

Apply a 'whole-of-park' approach

We have worked with WAX Landscape Architects to undertake broad site analysis and precinct analysis. From this process we have identified existing linkages, pathways and amenities for community use. These existing and desired linkages and movements have been enhanced in the current design.

We have been attentive to the "future vision" covered in documentation and reports of the Adelaide Park Lands from a civic and public realm perspective. The whole of site strategy supports universal access and a variety of activity opportunities for all park users including families, sporting groups, community groups, school groups.



PRINCIPLE THREE

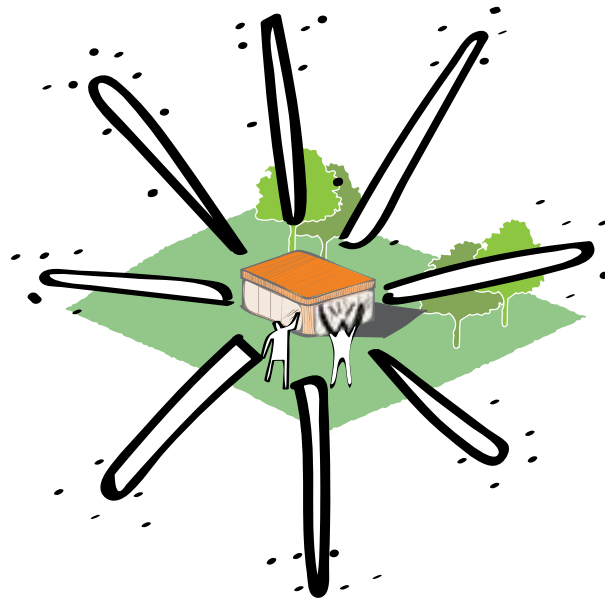
Activate the Park Lands

The proposal enables wider participation in sporting and recreational activities by providing a fit for purpose flexible facility that is accessible to diverse user groups. It also promotes visibility of sporting activities and passive surveillance to support community safety.

The building is visible from the roadway for easy way-finding and visibility. The consolidation of facilities in a two-storey building form has the benefit of creating an activity "node" to encourage community vibrancy and activation.

The project creates "access for all" universal access in a relaxed (ramping) and a structured (lift) manner to enable interaction with diverse users.

Our design process involved consultation with community groups as well as the sporting and recreational groups that currently use the facilities. The greenspace and the building facilities have been designed to maximise the opportunities for diverse usage of the site. For instance the upper level change rooms can be used as "greenrooms" to support performances in the Multipurpose Community Space. The tiered landscape can be used for outdoor learning by surrounding schools.



PRINCIPLE FOUR

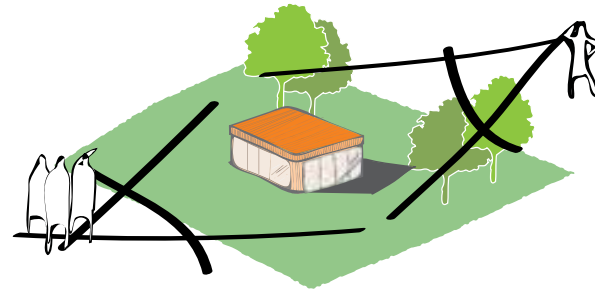
Be design exemplars

Working with the end users, we have developed a compact building footprint that has minimal impact on the existing natural context. The architectural form, materials and detailing respond to the landscape context of the site.

We have considered the capital and operational costs of the project in the materials and detailing development. The building materials we have selected belong to the family of "community use" civic projects but have been used in an elegant and unique and exemplary manner.

The design narrative for the project has been developed from massing and texture studies of the locale. The design aims to be complementary and abstract in its context rather than imitative.

The massing and detailing of the building and landscape considers safety of the park users in the external environment and internal spaces.

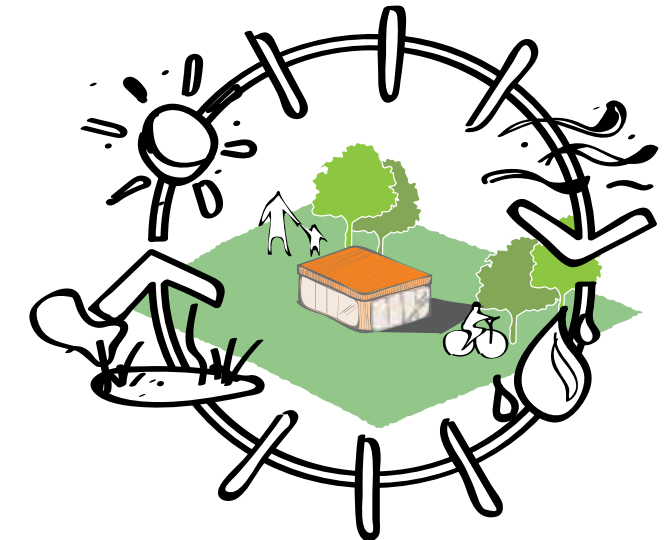


PRINCIPLE FIVE

Balance the visual impact of built form within the Park Lands

The building footprint is conservative for the current and future proposed utilisation. The design manages the compressed footprint and contemplates future flexibility by interlinking spaces visually and physically and co locating storage.

The materials and detailing have been selected to break down the overall size of the building into smaller scale and finer detailed elements that are experienced at closer approach.



PRINCIPLE SIX

Design with sustainability and longevity in mind

The building has been designed with passive principles that will reduce lifetime energy usage. An overhang on the eastern facade has been designed to allow solar penetration into the community space in winter and provide shade in summer. Operable openings allow cross-ventilation of the multipurpose space.

Operational energy consumption will be offset via a concealed PV cell array and battery storage. Rainwater tanks will connect to Glenelg to Adelaide Pipeline for the flushing of toilets. A suitable AC cassette will be provided for the Community Space to manage temperature as required.

The existing facility will be demolished to facilitate the completion of the works. The design will incorporate the safe spoils of demolition to remain on site in mounding and/or landscape features to close the loop on the building lifecycle.

Where possible materials have been selected based on the embodied energy credentials (brickwork and sustainably sourced timber) and/or longevity and serviceability.

The design has minimal external openings to improve security and safety. Vandalism and sleeping rough have been considered and addressed in the design.



BUILDING THE PARK LANDS

- Build on and enhance the character, culture and identity of the Park Lands through design responses that preserve landscapes, open space, character, park edges, views and other landscape features



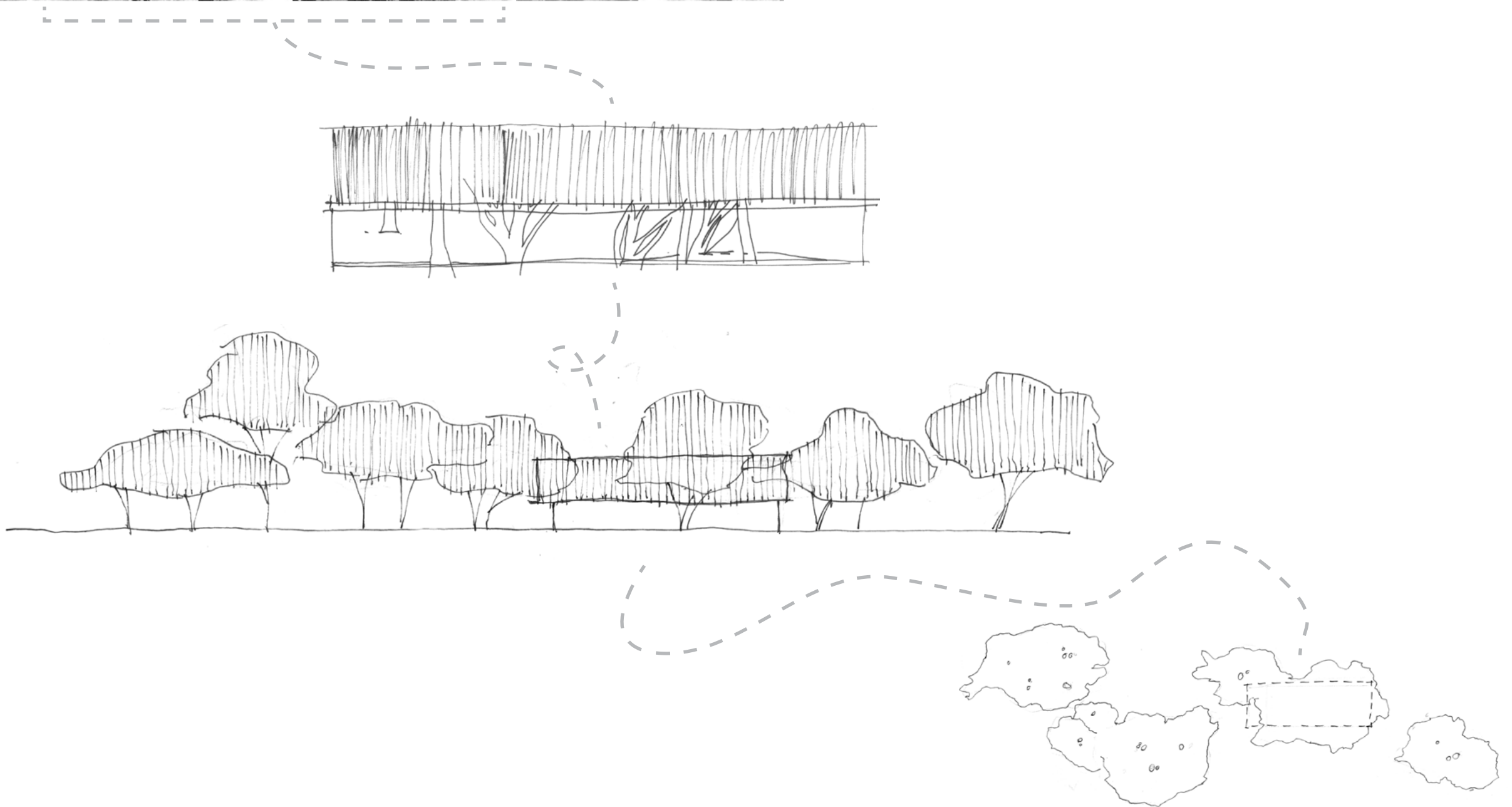
ACCESSIBLE + INCLUSIVE

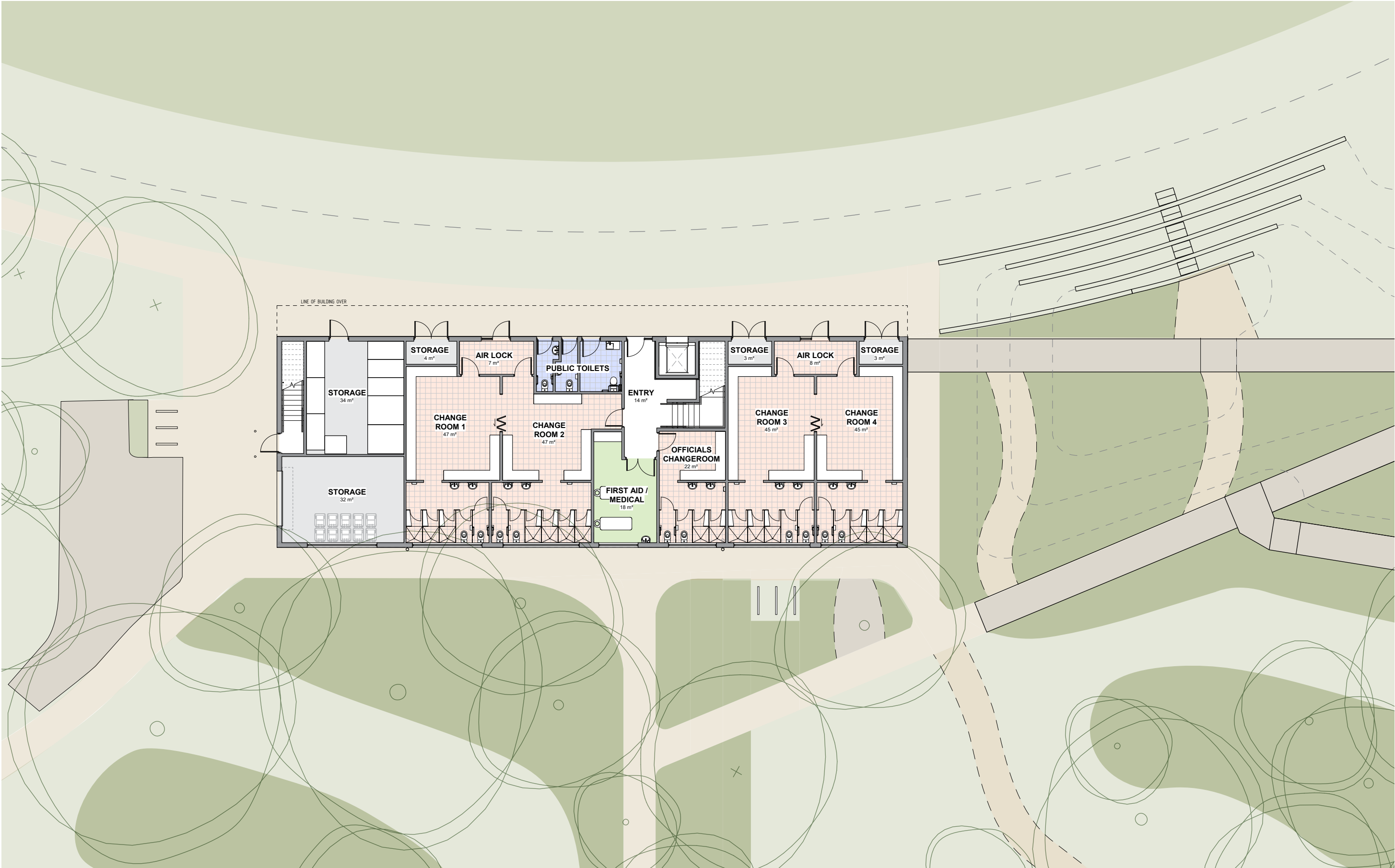
- Increase accessibility for all users, delivering a welcoming recreational environment
- Increase legibility and the sense of arrival to the building and the surrounding open space
- Improve connections to Park Lands trail



LANDSCAPE INTEGRATION

- Value and express the six principles of the Adelaide Park Lands Building on the Design Guidelines in relation to identity, exceptional design, whole of park approach, visual impact, activation and sustainability
- Integrate WSUD strategies and use of local native plants
- Use robust paving materials that define outdoor areas and enhance connections to the indoor treatments and finishes





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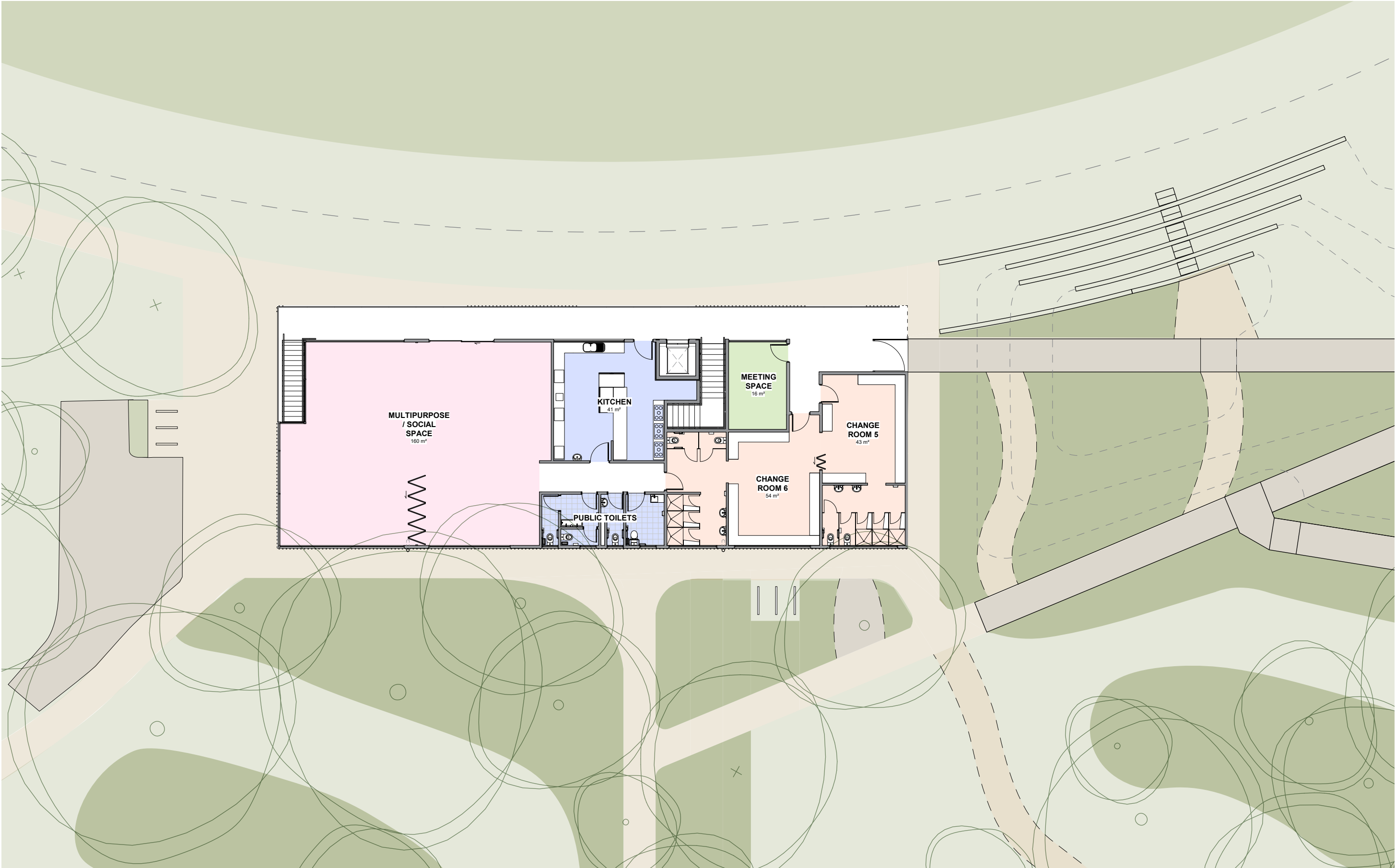
MIRNU WIRRA SPORTS HUB
BUILDING GROUND FLOOR PLAN
21152

BUILDING FOOTPRINT:405m²

PROJECT ADDRESS
MIRNU WIRRA / GOLDEN WATTLE PARK
(PARK 21 W)
CLIENT
CITY OF ADELAIDE

SCALE
1: 200 @ A3
ISSUE DATE
20/04/2022
REVISION
E







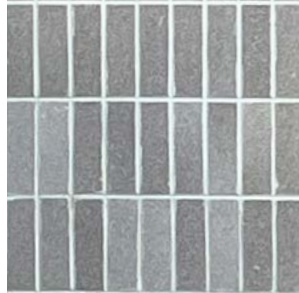
EAST ELEVATION



WEST ELEVATION



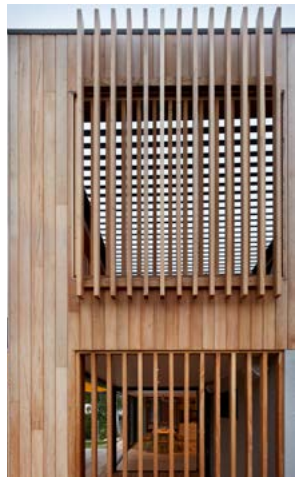
RIBBED METAL
CLADDING



BRICKS



STEEL



TIMBER

MATERIALS



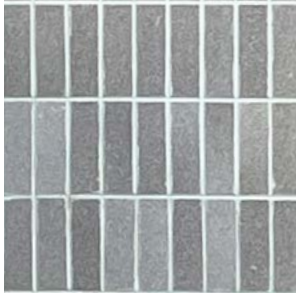
SOUTH ELEVATION



NORTH ELEVATION



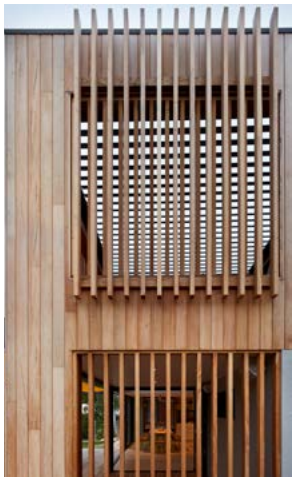
RIBBED METAL
CLADDING



BRICKS

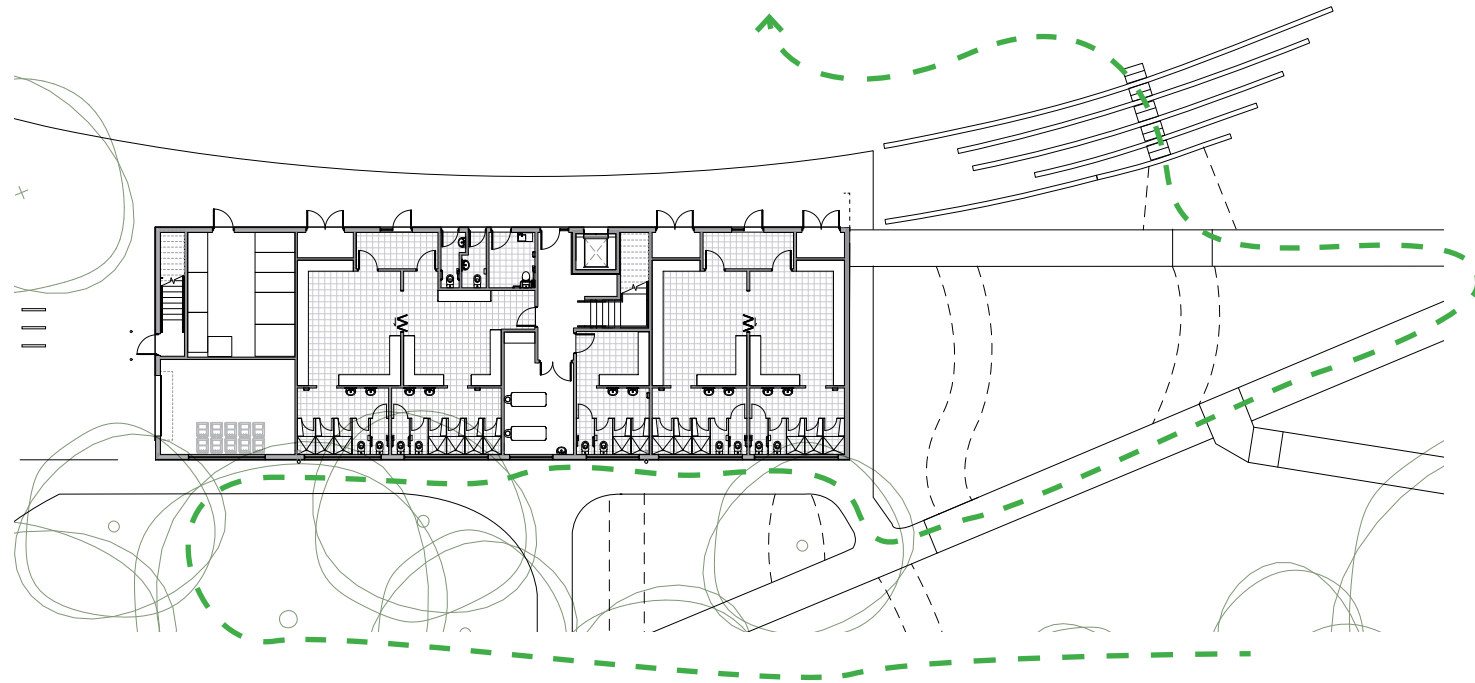


STEEL



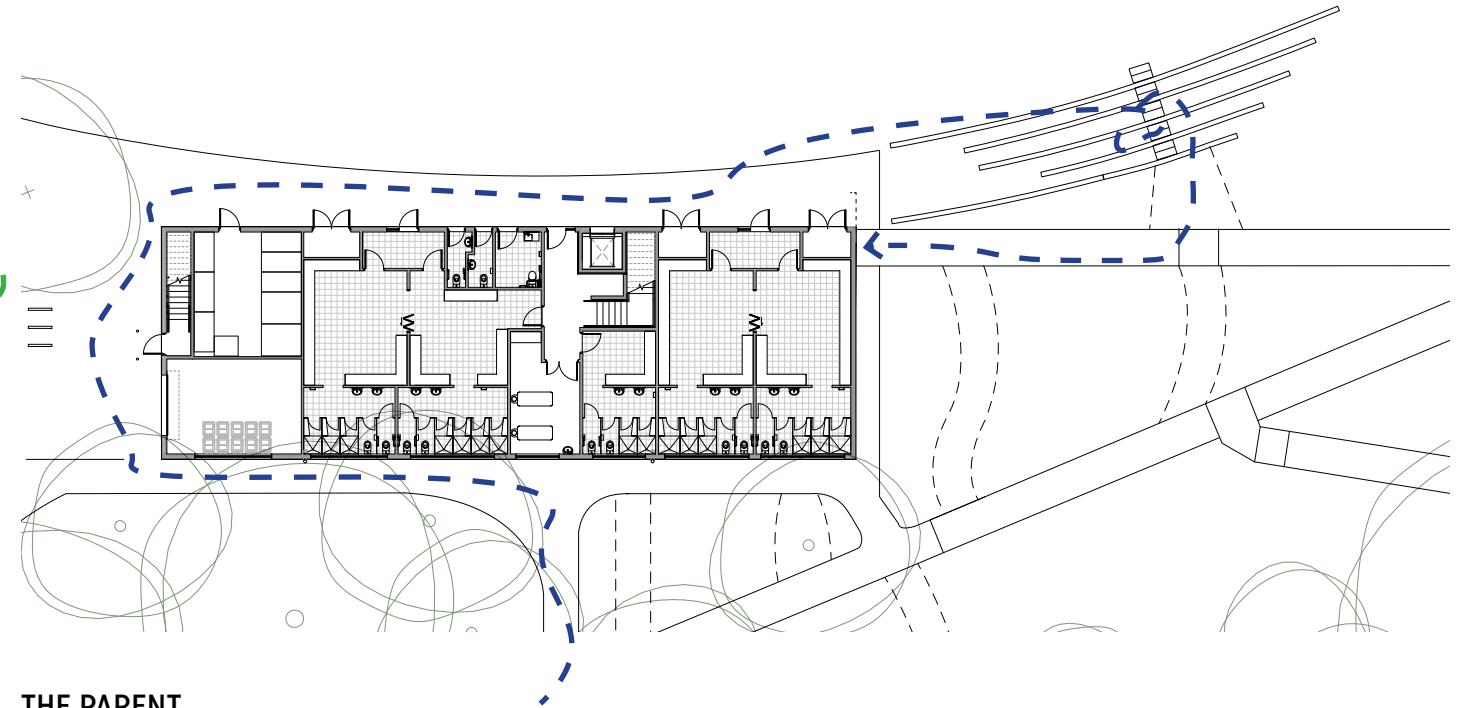
TIMBER

MATERIALS



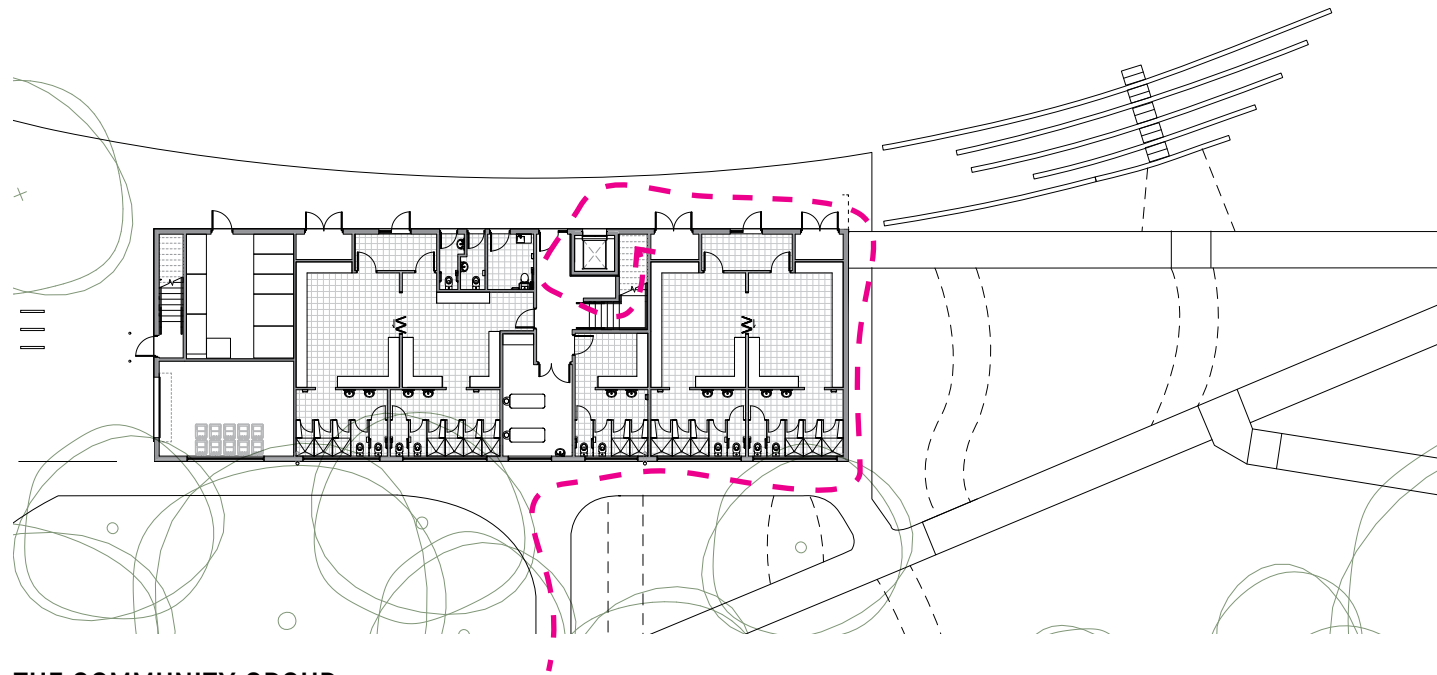
THE PARKLANDS STROLLER

"I wonder what's going on over here? Hmm, you know what, I might cut across the oval today and get some fresh air".



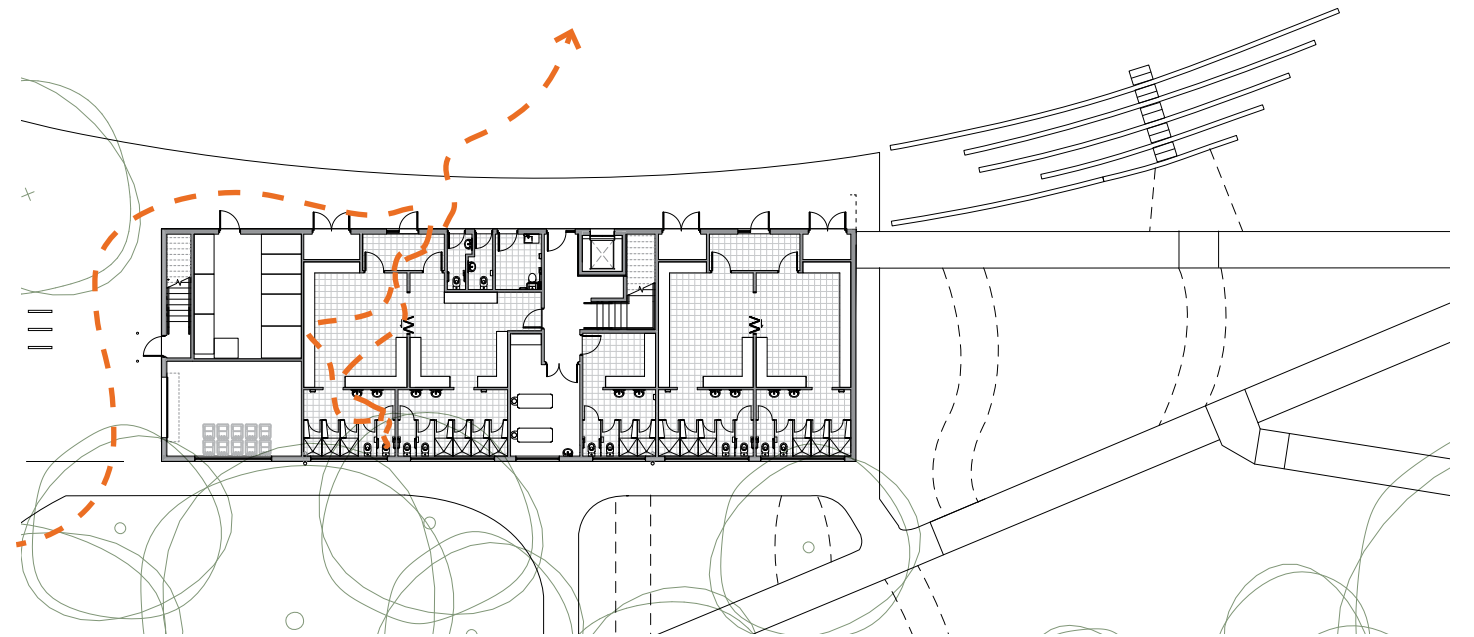
THE PARENT

"Come on Lucy, get in there..! Don't let them push you around like that! ... ahh, I need a drink".



THE COMMUNITY GROUP

"Good luck with the presentation tonight Singh - you're going to do just fine".



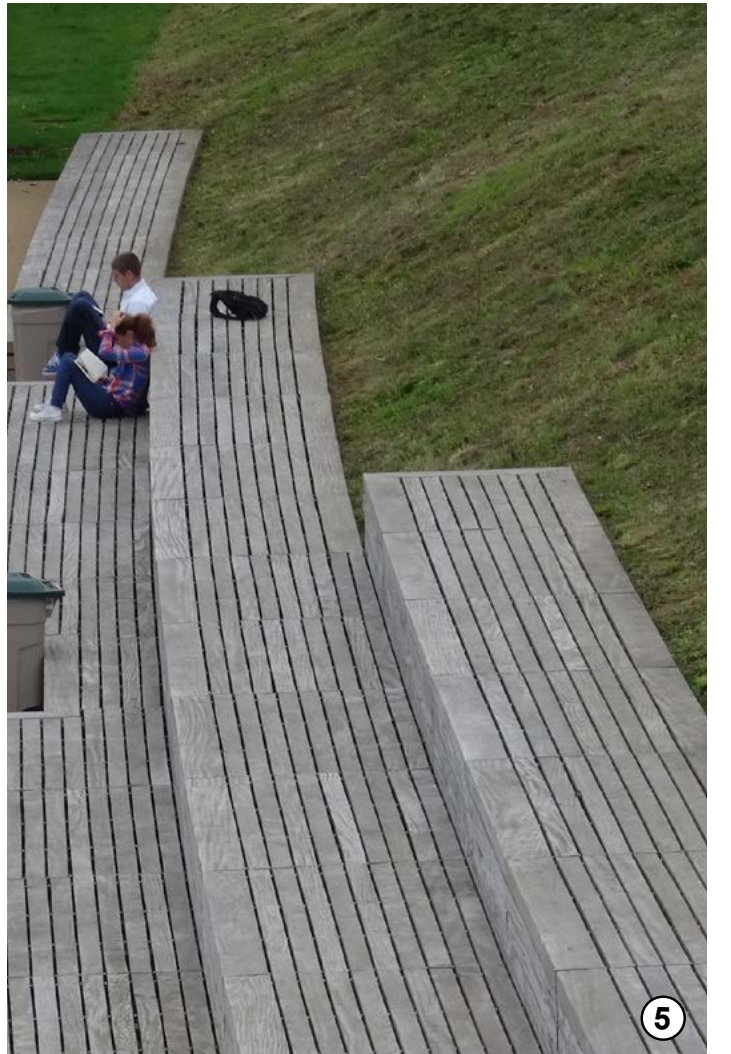
THE FOOTBALL PLAYER

"Football is life!"

1. NEW CLUBROOMS
2. RAMP ACCESS TO BUILDING WITH ACCESSIBLE 1:20 GRADIENT (UP TO 3.0M)
3. ENTRANCE BRIDGE TO BUILDING WITH BALUSTRADE
4. AMPHITHEATRE STEPS (0.45M) WITH QUICK STEPS
5. GRASSED EMBANKMENT
6. STEPPED ACCESS (10 STEPS)
7. LANDSCAPED EMBANKMENT WITH SHRUB PLANTING
8. INFORMAL PATH ACCESS
9. LANDSCAPED ENTRANCE AND URBAN ADDRESS WITH DIRECT ACCESS PATH
10. ACCESSIBLE ON STREET PARKS (2)
11. GARDEN BEDS WITH OPPORTUNITIES FOR WSUD
12. PERMEABLE PAVED OPEN SPACE
13. ACCESS ROAD FOR DROP OFF AND SERVICE VEHICLES (CRUSH ROCK SURFACE AND NO KERBS)
14. CURVED SEATING WALLS
15. UPGRADE PLAYING FIELDS
16. BIKE RACK AND DRINKING FOUNTAIN
17. EXISTING LIGHTING COLUMN
18. REMOVAL OF 4 TREES EUCALYPTUS SP. (RED DASHED LINE)



Page 75



1. GRASSED AMPHITHEATRE STEPS
2. PERMEABLE PAVING
3. AMPHITHEATRE STEPS WITH INTEGRATED PUBLIC ART
4. LANDSCAPE MOUNDING
5. BLEACHERS AND GRASS EMBANKMENT
6. NATIVE PLANTING TO CLUBROOM ENTRANCE



BOTANICAL NAME - COMMON NAME

1. *Austrodanthonia caespitosa* - Wallaby Grass
2. *Cymbopogon ambiguus* - Lemon Grass
3. *Dianella revoluta* - Black-anther Flax Lily
4. *Ficinia nodosa* - Knobby Club-rush
5. *Lomandra multiflora* ssp. *dura* - Hard Mat-rush
6. *Poa poiformis* - Coast Tussock Grass



BOTANICAL NAME - COMMON NAME

1. Banksia marginata - Silver Banksia
2. Scaevola crassifolia - Thick-leaved Fan Flower
3. Carprobrotus rossii - Karkalla
4. Microseris lanceolata - Yam Daisy
5. Wahlenbergia stricta - Austral Bluebell
6. Calocephalus citreus - Lemon beauty heads



BOTANICAL NAME - COMMON NAME

1. Eucalyptus microcarpa – Grey Box
2. Eucalyptus porosa – Mallee Box
3. Eucalyptus camaldulensis Red Gum
4. Pittosporum angustifolium – Weeping Pittosporum
5. Acacia pycnantha – Golden Wattle
6. Allocasuarina verticillata – Sheoak

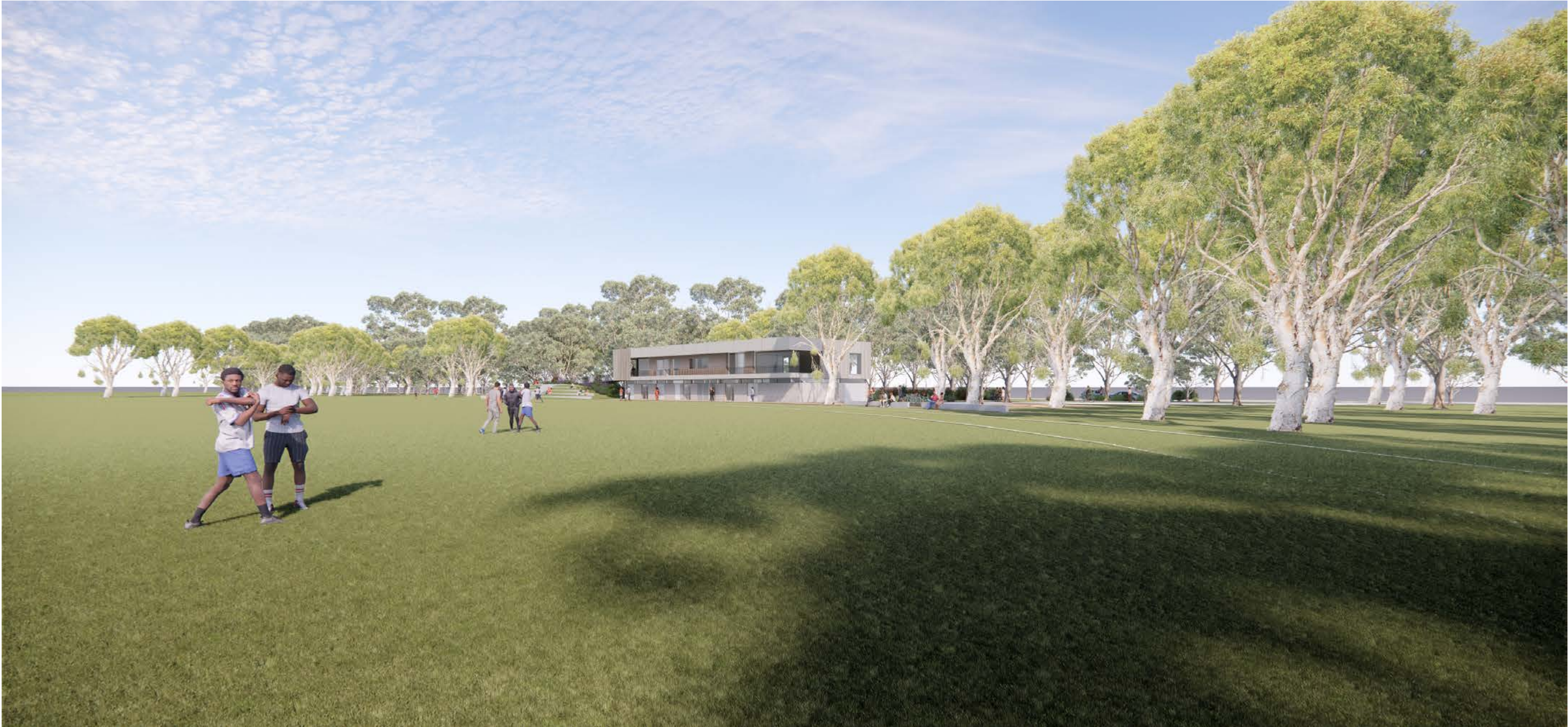
















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Kadaltilla

Review of Adelaide Park Lands Community Land Management Plan

Thursday, 28 July 2022

Board Meeting

Author:

Sarah Gilmour, Associate
Director Park Lands, Policy &
Sustainability

Public

Purpose

At its meeting held on 24 February 2022, Kadaltilla / Park Lands Authority (Kadaltilla) considered a report item on Community Land Management Plan (CLMP) Objectives, Targets and Measures, and supported the current review of Targets and Measures for Adelaide Park Lands CLMPs.

The approach for preparing CLMPs outlined in the report on 24 February 2022 has been reviewed to further consider community feedback and statutory obligations for CLMPs arising from the *Local Government Act 1999* (SA) (LG Act) and *Adelaide Park Lands Act 2005* (SA) (APL Act).

The review identified opportunities for stronger alignment of CLMP content with statutory requirements, which in turn should streamline the five-yearly review process such that it can be achieved within statutory timeframes.

The purpose of this report is to present a single, consolidated CLMP for the Adelaide Park Lands under the care, control and management of the City of Adelaide (CoA) for the consideration of Kadaltilla. The proposed CLMP focuses on statutory content. Strategic initiatives are to be addressed through the Adelaide Park Lands Management Strategy (APLMS) (currently under review). The CLMP is legislatively required to be consistent with the APLMS and content need not be duplicated across plans.

Recommendation

THAT THE ADELAIDE PARK LANDS AUTHORITY ADVISES COUNCIL:

That the Kadaltilla / Park Lands Authority:

1. Supports, for the purposes of public and stakeholder consultation, the consolidated draft Community Land Management Plan for the Adelaide Park Lands under the care, control and management of the City of Adelaide presented as Attachment A to Item No. xxx on the agenda of the Board Meeting of Kadaltilla / Park Lands Authority held on 28 July 2022.

Implications

Adelaide Park Lands Management Strategy 2015-2025	Adelaide Park Lands Management Strategy 2015-2025 The Adelaide Park Lands Community Land Management Plan (CLMP) is required by the APL Act to be consistent with the Adelaide Park Lands Management Strategy.
APLA 2020-2025 Strategic Plan	Adelaide Park Lands Authority 2020-2025 Strategic Plan Strategic Plan Alignment – Management and Protection Key Action 3.3 - Review the City of Adelaide Community Land Management Plans and State Government Management Plans.
Policy	The proposed CLMP would supersede all pre-existing CLMPs for the Adelaide Park Lands excluding the CLMP for the Adelaide Oval Precinct, Part of Tarntanya Wama (Park 26).
Consultation	Public consultation on a CLMP for the Adelaide Park Lands must be undertaken in accordance with the statutory requirements of the LG Act and APL Act (Section 19) and the consultation steps in Table 1 of the CoA Community Consultation Policy adopted by Council on 16 July 2019. A workshop was held with Council Members at The Committee Strategic Discussion Forum on 21 June 2022.
Resource	The revised approach to preparing the CLMPs for the Adelaide Park Lands reduces the timeframe and resources required to deliver the comprehensive review programme.
Risk / Legal / Legislative	The review of existing CLMPs for the Adelaide Park Lands is beyond the statutory timeframe of five-years. Legal review has confirmed that a consolidated draft CLMP meets statutory requirements.
Opportunities	The review process has identified an opportunity for stronger alignment of CLMP content and review processes with statutory requirements. This includes a streamlined approach to the five-yearly review process such that in future it can be achieved within the statutory timeframe.
City of Adelaide Budget Allocation	The project is targeting completion in the 2022/2023 financial year and can be delivered within existing operating budgets.
Life of Project, Service, Initiative or (Expectancy of) Asset	The CLMP for the Adelaide Park Lands must be comprehensively reviewed at least once in every five years.
Ongoing Costs (eg maintenance cost)	Not as a result of this report
Other Funding Sources	Not as a result of this report

Discussion

Requirements and Process

1. Section 196(1a) of the LG Act sets out the following requirements for a Community Land Management Plan (CLMP) to address, including specific requirements for the Adelaide Park Lands:
 - (1a) *"The Adelaide City Council must prepare and adopt a management plan for the Adelaide Park Lands.*
 - (2) *A single management plan may apply to one or more separate holdings of community land.*
 - (3) *A management plan must—*
 - (a) *Identify the land to which it applies; and*
 - (b) *State the purpose for which the land is held by the council; and*
 - (c) *State the council's objectives, policies (if any) and proposals for the management of the land; and*
 - (d) *State performance targets and how the council proposes to measure its performance against its objectives and performance targets; and*
 - (e) *In the case of the management plan for the Adelaide Park Lands:*
 - (i) *Provide information on any arrangements or restrictions on public use of any part of the park lands, or on movement through the park lands; and*
 - (ii) *Provide specific information on the council's policies for the granting of leases or licences over any part of the park lands."*
2. Section 19 of the APL Act states that the management plan for community land within the Adelaide Park Lands must be:
 - 2.1. Consistent with the Adelaide Park Lands Management Strategy (APLMS).
 - 2.2. Comprehensively reviewed at least once in every five years.
3. Section 8 of the LG Act provides a list of mandatory considerations of Council when making a statutory decision under the LG Act. In preparing a CLMP, Council must have regard to the following principles:

Principles to be observed by Council	CLMP response
Provide open, responsive and accountable government.	The CLMP includes performance objectives, targets and measures as a means of being accountable for the management of community land.
Be responsive to the needs, interests and aspirations of individuals and groups within its community.	The CLMP is subject to statutory community consultation (under the LG Act).
Participate with other councils, and with State and national governments, in setting public policy and achieving regional, State and national objectives.	Council must, before it releases a proposed CLMP for public consultation under the LG Act, consult on a draft of its proposal with the relevant Minister, the Adelaide Park Lands Authority (Kadaltilla), and any State authority or adjoining council that has a direct interest in the matter.
Give due weight, in all its plans, policies and activities, to regional, State and national objectives and strategies concerning the economic, social, physical and environmental development and management of the community.	The CLMP identifies key national, State, regional and local legislation and policies relevant to the management of community land.

Principles to be observed by Council	CLMP response
Seek to co-ordinate with State and national government in the planning and delivery of services in which those governments have an interest.	The CLMP for the Adelaide Park Lands must be consistent with the APLMS which reflects a range of shared objectives for the Adelaide Park Lands and gives rise to partnerships in planning and service provision.
Seek to collaborate, form partnerships and share resources with other councils and regional bodies for the purposes of delivering cost-effective services (while avoiding cost-shifting among councils), integrated planning, maintaining local representation of communities and facilitating community benefit.	
Seek to facilitate sustainable development and the protection of the environment and to ensure a proper balance within its community between economic, social, environmental and cultural considerations.	The CLMP sets out the purpose for which land in the Adelaide Park Lands, under the care and control of Council, is held. There is alignment with the principles contained in APL Act which includes economic, social, environmental and cultural considerations.
Manage its operations and affairs in a manner that emphasises the importance of service to the community.	The CLMP sets out performance objectives, targets and measures for management of community land which identifies community service provision. In large part these apply equally across the Adelaide Park Lands. Where specific service need has been identified, this is outlined in the CLMP.
Seek to ensure that council resources are used fairly, effectively and efficiently and council services, facilities and programs are provided effectively and efficiently.	
Seek to provide services, facilities and programs that are adequate and appropriate and seek to ensure equitable access to its services, facilities and programs.	
Achieve and maintain standards of good public administration.	The CLMP establishes links with other Council documents including policies and operating guidelines for the management of community land.
Seek to balance the provision of services, facilities and programs with the financial impact of the provision of those services, facilities and programs on ratepayers.	The CLMP identifies a relationship with Council's asset management plans which are directly related to the long-term financial management plan and sustainability of the Council.
Ensure the sustainability of the council's long-term financial performance and position.	

Current CLMP Approach

4. The first CLMP (1999) was a single, comprehensive management plan for the Adelaide Park Lands.
5. The second iteration of the CLMP (2005) transitioned to the creation of separate plans for each park. This aligned with the commencement of the APL Act and its requirement to develop an APLMS which focusses on a vision and enhancement proposals for the Park Lands.

6. The 2013 series of CLMPs transitioned back to a more consolidated approach, by:
 - 6.1. Combining many parks into 'Chapters'.
 - 6.2. Including Chapter 1 which provided the overall 'Legislative and Planning Framework' and certain provisions which applied to all parks (to avoid duplication in each park section).
7. The current CLMPs mostly date from 2013 and, except for three, are outside of the five-year legislative timeframe for review.
8. Since November 2020, Council has adopted (following support from Kadaltilla), the General Provisions of the Adelaide Park Lands Community Land Management Plan and three reviewed CLMPs for:
 - 8.1. Golden Wattle Park / Mirnu Wirra (Park 21W)
 - 8.2. The Adelaide Oval Precinct
 - 8.3. Bunday's Paddock / Tidlangga (Park 9).

Proposed Consolidated CLMP

9. At its meeting held on 24 February 2022, Kadaltilla supported the current review of Targets and Measures for Adelaide Park Lands CLMPs (Link 1 [here](#)).
10. The approach for preparing CLMPs outlined in the report on 24 February 2022 has been reviewed to further consider community feedback and statutory obligations for CLMPs arising from the LG Act and APL Act.
11. The review identified opportunities for stronger alignment of CLMP content and review processes with statutory requirements, which in turn should streamline the five-yearly review process such that it can be achieved within statutory timeframe.
12. The current approach, the subject of this report, is to transition back to a consolidated CLMP (refer to **Attachment A**).
13. The consolidated CLMP meets the statutory requirements and takes the approach of containing information which applies to the management of the Adelaide Park Lands as a whole system including:
 - 13.1. The management framework for the Adelaide Park Lands, including key legislation and CoA strategies, policies and plans.
 - 13.2. The overall purpose for which the Adelaide Park Lands are held (as a system of parks):
 - 13.2.1. To provide benefit for the people of South Australia by being publicly accessible green open space.
 - 13.2.2. To support a diverse range of environmental, natural heritage, cultural and social values and activities.
 - 13.2.3. To support outdoor and community based recreational activities.
 - 13.2.4. To provide a defining feature to the City of Adelaide.
 - 13.2.5. To contribute to the economic and social wellbeing of the city.
 - 13.3. The overarching objectives, targets and measures for the Adelaide Park Lands.
14. The consolidated CLMP also provides park specific management information as each park has a specific context and management considerations. Each park has a dedicated page in the CLMP which includes:
 - 14.1. Identification of the land.
 - 14.2. Park context.
 - 14.3. Purpose for which the land is held (this is in addition to the overall purpose for which the Adelaide Park Lands are held).
 - 14.4. Park specific objectives, targets and measures for managing the land (these are in addition to the overarching objectives, targets and measures for the Adelaide Park Lands which also can apply where relevant).
 - 14.5. Management proposals.
 - 14.6. Restrictions of public use and movement.

15. The previously adopted (April 2021) CLMP for the Adelaide Oval Precinct will remain a stand-alone document due to the inherent complexities introduced into the management of that Precinct by the *Adelaide Oval Redevelopment and Management Act (SA) 2011* and the resulting Licence Area and a link to this document will be provided in the consolidated CLMP.

Benefits of the proposed consolidated approach

16. The new, consolidated CLMP is more functional and provides the following benefits:
 - 16.1. A more holistic management approach to the Adelaide Park Lands under Council's care and control.
 - 16.2. Clear content for communicating with the community about management of the Adelaide Park Lands.
 - 16.3. A functional and easy to use document.
 - 16.4. Statutory compliance with plan content and improved ability to achieve review timeframes.
 - 16.5. Reduced duplication and potential for inconsistency with the Adelaide Park Lands Management Plan.
 - 16.6. More efficient consideration by Kadaltilla, State Government and Council.
17. The proposed consolidated CLMP is strongly aligned with the intent of the relevant legislation by focusing on Council's objectives, policy and proposals for the management of land and how it proposes to measure its performance against management objectives and targets.
18. Rather than duplicate existing content in other documents, which can result in inconsistency, additional information (such as the Cultural Landscape Assessment, relevant Council strategies, policies, guidelines and land titles) are provided through linked documents.

Consultation

19. Consultation on a CLMP for the Adelaide Park Lands must be undertaken in accordance with the statutory requirements of the LG Act and APL Act.
20. Council must, before it releases a proposed CLMP for public consultation under the LG Act, consult on a draft of its proposal with:
 - 20.1. The Minister responsible for the APL Act, currently the Minister for Planning (The Hon Nick Champion MP).
 - 20.2. The Adelaide Park Lands Authority (Kadaltilla).
 - 20.3. Any State authority or adjoining council that has a direct interest in the matter.
21. The subsequent consultation steps for statutory consultation on a proposed CLMP are set out in Table 1 of the CoA Community Consultation Policy, which states:
 - 21.1. Council will provide public notice of the options for consideration.
 - 21.2. Information provided on a CoA corporate website.
 - 21.3. Council to ensure that any documents that are legislatively required to be freely available for inspection are on public display and print versions are available to purchase for a fixed fee in the customer centre; and freely available for view and/or purchase for a fixed fee in the City's libraries and community centres as required.
 - 21.4. Notice published in a local newspaper circulating in the CoA.
 - 21.5. Provide a minimum of 21 days for people to make submissions to Council (unless stated).
 - 21.6. Receipt of submissions by CoA.
 - 21.7. Submissions to be considered by Council in decision-making.
 - 21.8. Inform public of outcome (as per relevant section).

Next Steps

22. Council will formally consider the reviewed and consolidated CLMP at its meeting on 9 August 2022. If Council approves the CLMP for consultation, the document will be forwarded to the Minister for Planning (The Hon Nick Champion MP) for consultation, along with adjoining Councils and relevant State Authorities). The outcome of this consultation process may determine whether the CLMP proceeds to public consultation, or is referred back to Council, and possibly Kadaltilla also.
23. If the CLMP proceeds to public consultation, this will be for a minimum of 21 days.
24. The results of any public consultation will be compiled and analysed in a report for Kadaltilla and Council to consider.

Attachments

Attachment A – Reviewed and consolidated Community Land Management Plan for the Adelaide Park Lands under the care, control and management of the City of Adelaide.

- END OF REPORT -

COMMUNITY LAND MANAGEMENT PLAN

FOR THE ADELAIDE PARK LANDS

July 2022
DRAFT FOR CONSULTATION

ACKNOWLEDGEMENT OF COUNTRY

The City of Adelaide acknowledges that we are located on the traditional Country of the Kaurna people of the Adelaide Plains and pays respect to Elders past, present and emerging.

We recognise and respect their cultural heritage, beliefs and relationship with the land. We also extend that respect to visitors of other Aboriginal Language Groups and other First Nations.

DOCUMENT PROPERTIES

Contact for enquiries and proposed changes

If you have any questions regarding this document or if you have a suggestion for improvements, please contact:

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Record Details

HPRM Reference: ACC2022/71074
HPRM Container: 2021/00938

Version History

Version	Revision Date	Revised By	Revision Description
1.0	2 June 2022	MZ, MW, MC, DT	Draft for A/D review
1.1	7 June 2022	MZ, MW, MC, DT	Draft for Kadaltilla
1.2	9 June 2022	MZ, MW, MC, DT	Reviewed by A/D
1.3	22 June 2022	MZ, MW, MC, DT	Following legal advice
1.4	4 July 2022	MW, DT	Following legal advice

Disclaimer

City of Adelaide has made every endeavour to ensure that the contents of this plan are accurate as at the date of publication. City of Adelaide must act to uphold and promote observance of the principles in [Section 8 of the Local Government Act 1999](#) in the performance of its roles and functions. As such, it reserves the right to periodically update supporting documents and information which inform this Community Land Management Plan in order for the Council to continue to observe those principles.

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1. WHAT IS A COMMUNITY LAND MANAGEMENT PLAN

A Community Land Management Plan sets out Council's approach to using and managing community land on behalf of the community.

Under the [Local Government Act 1999 \(LG Act\)](#), in the City of Adelaide (CoA), "community land" is all local government land (except roads) that is under the care, control and management of the CoA, including the Adelaide Park Lands.

The CoA is required under [section 196 of the LG Act](#) and [section 19 of the Adelaide Park Lands Act 2005 \(APL Act\)](#) to prepare and adopt a management plan for community land.

2. ABOUT THIS COMMUNITY LAND MANAGEMENT PLAN

This document is the Community Land Management Plan (CLMP) for the Adelaide Park Lands, prepared in accordance with the LG Act and APL Act.

This CLMP is comprised of two main parts. The first (comprised of sections 1-10) provides information that applies to the Adelaide Park Lands system as a whole, while the second (section 11) provides park specific information about the management of individual parks.

This CLMP:

- Identifies the land to which it applies (see Section 3 and Section 11 of this CLMP)
- Sets out the purpose for which the land is held (see Section 5 and Section 11 of this CLMP)
- Sets out the objectives, policies and proposals for management of the Adelaide Park Lands (see Section 6, Section 9 and Section 11 of this CLMP)
- States performance targets and measures (see Section 6 and Section 11 of this CLMP)
- Provides the management and policy context (see Section 7, Section 8, Section 9 and Section 10 of this CLMP)
- Provides information on any restrictions to public use or movement through the Park Lands (see Section 11 of this CLMP), and
- Includes specific information on relevant policies for the granting of leases and licences (see Section 9.4 of this CLMP).

If there are inconsistencies between the park specific management statements (including purposes, objectives, targets and measures) and the overarching management statements, the park specific management statements take precedence.

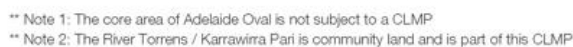
This CLMP has been drafted to be consistent with the [Adelaide Park Lands Management Strategy 2015–2025 \(APLMS\)](#).

The APLMS is a strategic document that is required under the APL Act. **It establishes the high-level vision, objectives and future management directions for the Park Lands.**

The APLMS is developed and maintained by Kadaltilla / Park Lands Authority and adopted by the CoA and the State Government.

Under [section 19\(1\) of the APL Act](#), this CLMP must be consistent with the APLMS. Accordingly, this CLMP responds to the vision, objectives and outcomes of the APLMS.

State-managed areas are excluded from this CLMP, equivalent requirements for State Authorities to develop management plans apply under [section 20 of the APL Act](#).



2

4. SETTING THE CONTEXT

The Adelaide Park Lands are a much loved and nationally recognised park system which surround and permeate our city and are central to our identity.

4.2 Description of the Adelaide Park Lands

Today's Park Lands are based on those laid out in Colonel William Light's Adelaide Plan in 1837 and are very important to the identity of Adelaide and South Australia. Light laid out 930 hectares of Park Lands surrounding the city and North Adelaide.

Of this figure, today approximately:

- 723 hectares are dedicated open parks and squares with diverse cultural, recreational and natural values
- 116 hectares are occupied by institutions such as universities, hospitals and cemeteries
- 22 hectares are occupied by rail infrastructure
- 69 hectares form the roads through the Park Lands and car parks.

Approximately 675 hectares of the 723 hectares are managed by the CoA (including the River Torrens / Karrawirra Pari and six squares), with the South Australian Government responsible for the remainder. **This CLMP covers those areas managed by the CoA.**

4.3 Kaurna cultural significance

The Adelaide Park Lands are part of the Adelaide Plains, which in turn are part of the traditional Kaurna lands extending from north of Clare to Cape Jervis, South Australia.

Kaurna used and managed these lands for many thousands of years, prior to colonisation from 1837, and continue to possess strong cultural links to, and maintain their cultural practices with, the land.

In 2018, the Kaurna Yerta Aboriginal Corporation, representing the Kaurna people, was granted Native Title for 17 parcels of land within a greater determination area from Lower Light to Myponga, South Australia.

Although Native Title does not exist within the city and Adelaide Park Lands, the Park Lands contain many sites of cultural significance to Kaurna.

4.4 Cultural heritage significance

The Park Lands have undergone continuous change since colonisation and contain many areas and landmarks of cultural heritage significance. CoA commissioned a [Cultural Landscape Assessment](#) (David Jones, 2007) to document how the landscape has been altered and influenced since European settlement. The assessment assisted in identifying and managing important areas and landmarks. Although there have been changes in many parts of the Park Lands since this was produced, it remains an important collation of knowledge and has informed the preparation of this plan.

5. OVERALL PURPOSE FOR WHICH THE ADELAIDE PARK LANDS ARE HELD

The Adelaide Park Lands are a defining feature for the City of Adelaide. This section outlines the overall purpose for which the Adelaide Park Lands are held as community land.

PLEASE NOTE:

- The purpose for which the Adelaide Park Lands are held are not listed in any particular order.
- If there are inconsistencies between the purpose for which specific parks are held and the overall purpose, the park specific purposes take precedence.

5.2 Overall purpose for which the Adelaide Park Lands are held

Under [section 196\(3\)\(b\) of the LG Act](#), a CLMP must state the purpose for which the land is held.

The following purpose has been derived from statutory principles set out under [section 4\(1\) of the APL Act](#), in particular section 4(1)(b), (c), (d) (see Appendix C for the full list of these principles).

The purpose for which the Adelaide Park Lands (as a system) are held is:

- To provide benefit to the people of South Australia by being publicly accessible green open space
- To support a diverse range of environmental, natural heritage, cultural and social values and activities
- To support outdoor and community based recreational activities and events
- To provide a defining feature to the City of Adelaide
- To contribute to the economic and social wellbeing of the city.

In addition to the overall purpose for which the Adelaide Park Lands are held, each park will have a specific purpose for which it is held, outlined in the specific park management section (Section 11).

6. MANAGEMENT FRAMEWORK FOR THE ADELAIDE PARK LANDS

The management of the Park Lands is governed by the following framework, as shown in Figure 2 and described in Sections 8 and 9.

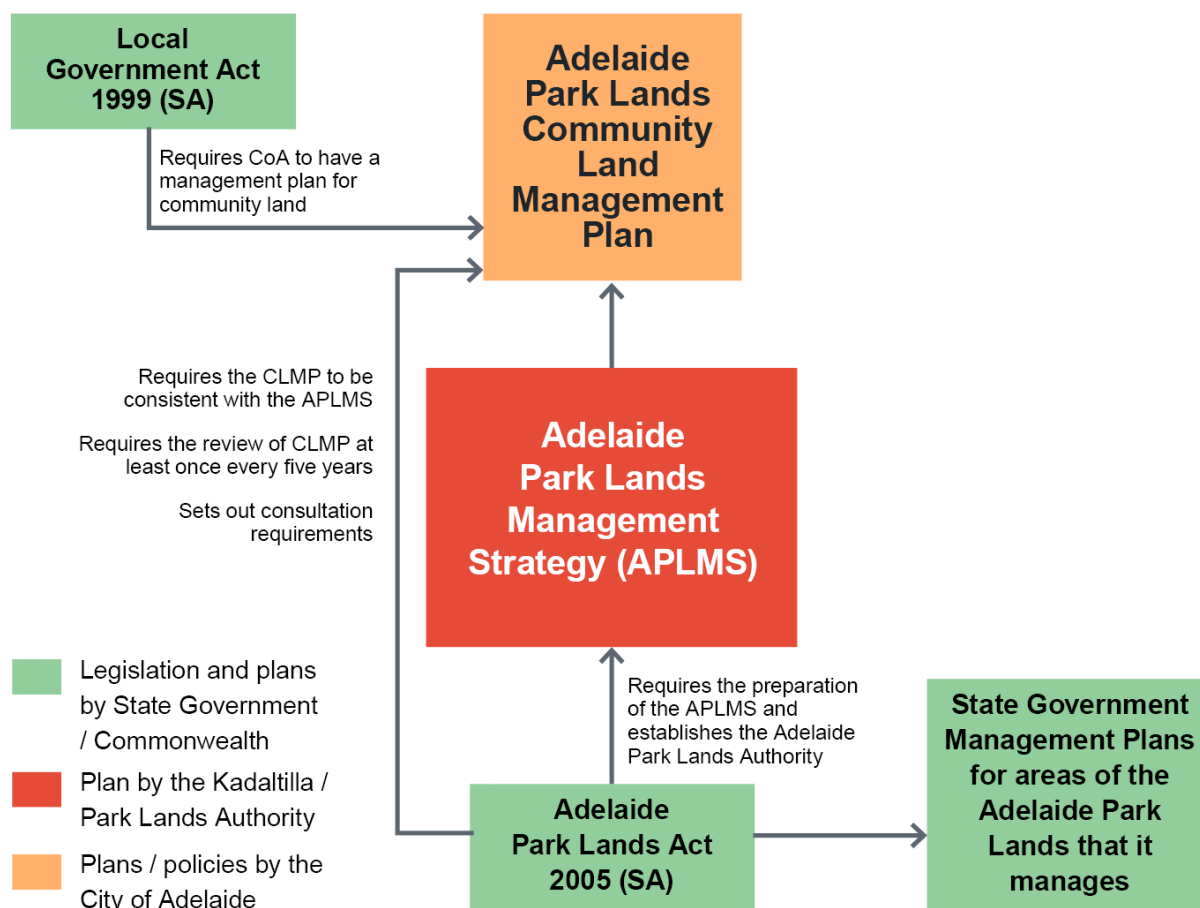


Figure 2. Adelaide Park Lands legislative and planning framework

6.2 Other contributors to the management of the Adelaide Park Lands

The management of the Park Lands involves participation by Kaurna through the following means:

- [Kadaltilla / Park Lands Authority](#)
- CoA's [Reconciliation Committee](#)
- Specific projects, developments and policies that impact the Adelaide Park Lands.

Volunteer groups assist in the management of the Park Lands, particularly in relation to the management of biodiversity areas and remnant vegetation.

Lease and licence holders also contribute to the upkeep, maintenance and provision of services in the Park Lands.

7. KEY LEGISLATION

7.2 Local Government Act 1999 (SA)

[The LG Act](#) requires Council to have a management plan for community land. **It provides for local government in South Australia and includes provisions relating to managing community land and the Park Lands.**

7.3 Adelaide Park Lands Act 2005 (SA)

[The APL Act](#) requires the preparation of a management strategy (the APLMS) and establishes the Adelaide Park Lands Authority / Kadaltilla Park Lands Authority. **It establishes a legislative framework that promotes the special status, attributes and character of the Adelaide Park Lands and management.** It also sets out requirements for the CLMP including consultation and review requirements, to be consistent with the APLMS.

7.4 National Heritage Listing under the Environment Protection and Biodiversity Conservation Act 1999 (Commonwealth)

The *Environment Protection and Biodiversity Conservation Act 1999* ([the EPBC Act](#)) is the Australian Government's key environmental and heritage protection legislation and establishes the National Heritage List. **The Adelaide Park Lands and City Layout is included on the National Heritage List** (Appendix A). The Adelaide Park Lands and City Layout is listed because it is a significant example of early colonial planning and has retained key elements of its historical layout, including two major city areas separated by the River Torrens / Karrawirra Pari, the encircling Park Lands, six town squares and gardens, and a grid pattern of roads.

The EPBC Act obliges proponents of works to self-assess those works for potential impact on the national heritage values. If it is considered that the works could have a significant impact on the national heritage values, proponents are required to seek approval from the Minister for the Environment and Water.

A guide has been prepared regarding whether works are likely to have a significant impact on the national heritage values of the Adelaide Park Lands and City Layout (Appendix B).

7.5 Planning, Development and Infrastructure Act 2016 (SA) and Planning and Design Code (SA)

The Planning, Development and Infrastructure Act 2016 ([the PDI Act](#)) provides the legislative framework for the development system in South Australia. **Works on the Park Lands that are defined as 'development', as per the PDI Act, require approval irrespective of the contents of this CLMP.**

[State Planning Policies](#) are the highest order statutory planning instrument in South Australia and provide the state-wide vision for South Australia's planning and design system.

The [Planning and Design Code](#) is a state-wide planning rulebook which contains Overlays, Zones, Sub-zones and General Development Policies. Together, these provide the rules that apply to a particular parcel of land against which an application for development will be assessed.

7.6 City of Adelaide By-laws

The [CoA By-laws](#) guide the management of the city's public realm including the Adelaide Park Lands. Relevant by-laws include the *Dogs By-law 2018* (for dog management), *Local*

Government Land By-law 2018 (for activities conducted on CoA land) and *Permits and Penalties By-law 2018* (for events and other activities).

7.7 Other relevant legislation

The Adelaide Park Lands may be subject to other legislation, including but not limited to:

- *Aboriginal Heritage Act 1988*
- *City of Adelaide Act 1998*
- *Dog and Cat Management Act 1995*
- *Emergency Management Act 2004*
- *Environment Protection Act 1993*
- *Heritage Act 1993*
- *Heritage Places Act 1993*
- *Landscape South Australian Act 2019*
- *Major Events Act 2013*
- *Native Title (South Australia) Act 1994*
- *Native Vegetation Act 1991*
- *South Australian Motor Sport Act 1984*
- *South Australian Public Health Act 2011*
- *Victoria Square Act 2005.*

8. KEY CITY OF ADELAIDE STRATEGIES, POLICIES AND PLANS

PLEASE NOTE:

- The City of Adelaide also prepares (and amends from time to time) a number of other, more detailed, policies designed to put into effect the APLMS and CLMP.
- The following list of these strategies, policies and plans is not in any particular order.

8.2 City of Adelaide Strategic Management Plans

Under the LG Act there are three types of plans which together are the strategic management plans of the Council. This includes:

- [The Strategic Plan](#)
- Asset Management Plans
- Long-term Financial Plan.

Together they meet the requirements of the LG Act including levels of service and infrastructure requirements.

8.3 Integrated Biodiversity Management Plan

[The Integrated Biodiversity Management Plan](#) (IBMP) outlines, in part, **the CoA's aims and approaches to conserve and improve the native biodiversity in the city**. Integration of biodiversity values with other planning and management in the Park Lands is a key theme of the plan, which has three objectives: to enhance biodiversity, connect people with nature and incorporate Kaurna knowledge into the management of the city's biodiversity. The IBMP sets out Key Biodiversity Areas to be protected.

8.4 Adelaide Park Lands Leasing and Licensing Policy

Areas of the Park Lands currently subject to leases and licences are shown on the Lease and Licence Map in the [Community Land Register](#).

Provisions under which the CoA may grant a lease or licence over land in the Park Lands are established under:

- [Sections 200 and 202 of the LG Act](#)
- [Section 21 of the APL Act](#)
- [Section 22 of the *Local Government \(General Regulations\) 2013*](#).

[The Adelaide Park Lands Leasing and Licensing Policy](#) (PLACE HOLDER LINK) provides CoA's framework for establishment and management of leases and licences for commercial and sporting activities in the Adelaide Park Lands.

8.4.1 Business Purposes

Consistent with section 200 of the LG Act, the Park Lands (community land) must not be used for business purposes unless the use is approved by Council.

The Park Lands are exempt from the application of the *Retail and Commercial Lease Act 1995*.

8.4.2 Recreation and sport

The Park Lands may be subject to leases and licences for recreation, sporting or commercial activities where the use:

- Is consistent with the objectives of management of the Park Lands
- Provides community benefit
- Supports the outdoor recreational use of the Park Lands.

8.4.3 Aboriginal cultural uses

The CoA supports the use of the Park Lands by the Kaurna community and other Aboriginal groups for cultural activities and practices.

The Park Lands may be subject to licences/permits for such activities where the use is temporary and:

- Limits vehicle access and parking to that required to undertake the activity
- Does not require permanent structures or infrastructure.

All temporary structures must be removed from the site and the park restored to the satisfaction of CoA staff at completion of the activity.

8.4.4 Public health and emergency measures

The Park Lands may be subject to licences/permits for activities that implement public health and emergency measures where the use is temporary and:

- Provides an essential or urgent health, social or community service
- Is undertaken by a State or Federal Government instrumentality or an organisation acting on their behalf
- Limits vehicle access and parking to that required to undertake the activity
- Is limited to the duration of the activity
- Does not require permanent structures or infrastructure.

All temporary structures must be removed from the site and the park restored to the satisfaction of CoA staff at completion of the activity.

8.5 Adelaide Event Guidelines

The [Adelaide Event Guidelines](#) provide CoA's framework for managing events in the Park Lands. The Park Lands may be subject to licences for events where the use is temporary and:

- Is consistent with the objectives of management of the Park Lands
- Provides community benefit
- Supports the outdoor recreational use of the Park Lands
- Is consistent with the APLMS.
- Formal approval is also needed for small scale activities that may not require a licence.

8.6 Other relevant CoA strategies, policies and plans

Under [section 196\(5\)\(a\) of the LG Act](#), a CLMP should, as far as practicable, be consistent with "other relevant official plans and policies about conservation, development and use of the land".

The following CoA strategies, policies and plans also apply across the Park Lands. These were current at the time of development of this CLMP and are listed in alphabetical order and no particular order of importance.

- [Adelaide Event Guidelines](#)
- [Active City Strategy](#)
- [Adelaide Park Lands Building Design Guidelines](#)
- [Asset Management Plan for Buildings](#)
- [Asset Management Plan for Lighting and Electrical](#)
- [Asset Management Plan for Park Lands and Open Space](#)
- [Asset Management Plan for Transportation](#)
- [Asset Management Plan for Urban Elements](#)
- [Asset Management Plan for Water Infrastructure](#)
- [Adelaide Park Lands Leasing & Licencing Policy](#) (PLACE HOLDER LINK)
- [Cultural Strategy](#)

- [Disability Access and Inclusion Plan](#)
- [Dog and Cat Management Plan](#)
- [Dry Zone Map](#)
- [Public Art Action Plan](#)
- [Stretch Reconciliation Action Plan](#)
- [Temporary Use of Public Space Policy](#)
- [Water Sensitive City Action Plan](#)

Other CoA strategies, policies and plans which may be of relevance include:

- [Asset Management Policy](#)
- [City Safety Enforcement Guidelines](#)
- [City Works Operating Guidelines](#)
- [Heritage Strategy](#)
- [Homelessness, Social Housing and Housing Affordability Policy](#)
- [Lighting Policy](#)
- [Liquor Licensing Policy](#)
- [Memorials Operating Guidelines](#)
- [Public Art Operating Guidelines](#)
- [Public Health and Wellbeing Plan](#)
- [Public Toilets Operating Guidelines](#)
- [Resource Recovery Strategy](#)
- [Safer City Policy](#).

9. SPECIAL PROVISIONS UNDER REGULATIONS

Under [section 196\(5\)\(b\) of the LG Act](#), a CLMP must contain any special provisions required under the regulations.

There are no such provisions applying to the land covered by this CLMP.

10. OVERARCHING OBJECTIVES, TARGETS AND MEASURES FOR ADELAIDE PARK LANDS

This section outlines the overarching objectives, targets and measures that apply to each park (as relevant) within the Adelaide Park Lands under the care, control and management of the CoA, as outlined in Table 1 below.

PLEASE NOTE

- The overarching objectives, targets and measures are not listed in any particular order.
- If there are inconsistencies between the park specific management statements (including objectives, targets and measures) and the overarching management statements, the park specific management statements take precedence.

Table 1. The overarching objectives, targets and measures

Category	Objectives	Targets	Measures
Events	O1 To provide a diverse range of events	T1.1 Event spaces, activities and infrastructure are managed with regard to the Adelaide Event Guidelines to provide a diverse range of events	M1.1 Range, number and type of events as reported through Council's annual report
Informal use and general recreation	O2 To provide opportunities for informal use and general recreation	T2.1 Park Lands user needs are met regarding informal use and general recreation opportunities	M2.1 Park Lands user satisfaction levels and use of Park Lands as measured through the City User Profile and other surveys
Commercial activities	O3 To support commercial activities where they provide community benefit and support the outdoor recreational use of the Park Lands	T3.1 Park Lands provide for a range of commercial offerings that support and encourage outdoor recreational use of the Park Lands	M3.1 Range and number of commercial activities provided within the Park Lands delivering community benefit and supporting outdoor recreational use of the Park Lands as reported at least every five years
Biodiversity	O4 To protect the biodiversity of the Park Lands	T4.1 Key biodiversity areas and remnant vegetation areas are managed with regard to the Integrated Biodiversity Management Plan to protect biodiversity in the Park Lands	M4.1 Achievement of the measures of success in the Integrated Biodiversity Management Plan as tracked through quarterly internal reports

COMMUNITY LAND MANAGEMENT PLAN FOR THE ADELAIDE PARK LANDS

Category	Objectives	Targets	Measures
Trees	O5 To provide a mix of tree species that are healthy, structurally sound and climate resilient	T5.1 Trees are managed with regard to the Asset Management Plan for Park Lands & Open Space to ensure a mix of tree species that are healthy, structurally sound and climate resilient	M5.1 Meet the required community and technical levels of service in the Asset Management Plan for Park Lands & Open Space , as measured by inspections, condition audits for trees in high use areas, customer satisfaction surveys and customer request data
Gardens and open space	O6 To provide gardens and open space that are fit for purpose, safe and climate resilient	T6.1 Gardens and open space are managed with regard to the Asset Management Plan for Park Lands & Open Space to ensure that they are fit for purpose, safe and climate resilient	M6.1 Meet the required community and technical levels of service in the Asset Management Plan for Park Lands & Open Space , as measured by performing inspections and condition audits for trees in high use areas, customer satisfaction surveys and customer request data
Lakes, wetlands, watercourses and stormwater	O7 To provide lakes, wetlands and watercourses that contribute to ecological health of the waterways and protect for flooding	T7.1 Lakes, wetlands, watercourses and stormwater infrastructure are managed with regard to Asset Management Plan for Park Lands & Open Space and the Water Sensitive City Action Plan to contribute to ecological health of the waterways and protect for flooding	M7.1 Meet the required community and technical levels of service in the Asset Management Plan for Park Lands & Open Space , as measured by water quality in the Torrens Lake and other recreational lakes; through customer satisfaction surveys and customer request data; as well as annual reporting on the implementation of the Water Sensitive City Action Plan
Heritage landscapes and features	O8 To protect heritage landscapes and features	T8.1 Historic and culturally significant landscapes, character, structures, features and spatial layout are managed with regard to the State/Local Heritage Listings and Cultural Landscape Assessments to ensure that they are protected	M8.1 Monitor the number of changes that negatively impact on heritage values through reports to Council as required.
Public art, memorials and interpretation	O9 To provide, maintain and interpret public art and memorials	T9.1 Permanent and temporary public artworks and memorials are managed and interpreted with regard to the Public Art Action Plan , Public Art Operating Guidelines and Memorials Operating Guidelines	<p>M9.1 Meet the required levels of service in the Asset Management Plan for Urban Elements, as measured by customer satisfaction surveys and customer request data</p> <p>M9.2 Achievement of the Public Art Action Plan reported annually</p>

COMMUNITY LAND MANAGEMENT PLAN FOR THE ADELAIDE PARK LANDS

Category	Objectives	Targets	Measures
National Heritage Listing	O10 To preserve the National Heritage Listing	T10.1 A National Heritage Management Plan for the City and Adelaide Park Lands is developed by December 2023	M10.1 A National Heritage Management Plan for the city and Adelaide Park Lands is in place by December 2023 and reviewed every five years thereafter
Public facilities, furniture and amenities <i>Including but not limited to: public toilets, paths, trails, dog parks, playspaces, courts, pitches, pistes, fields, skate park infrastructure, lighting, benches, shelters, bike racks, BBQs, drinking fountains, signage, exercise equipment, fencing, car parking that supports the use of the Park Lands</i>	O11 To provide public facilities, furniture and amenities that are fit for purpose, safe and maintained	T11.1 Public facilities, furniture and amenities are managed with regard to the — AMP for Park Lands & Open Space — AMP for Urban Elements — AMP for Transportation — AMP for Lighting and Electrical — AMP for Buildings — Relevant maintenance operating guidelines; to ensure they are fit for purpose, safe and maintained to meet the needs of Park Lands users <i>* AMP = Asset Management Plan</i>	M11.1 Meet the required levels of service in the — AMP for Park Lands & Open Space — AMP for Urban Elements — AMP for Transportation — AMP for Lighting and Electrical — AMP for Buildings — Relevant maintenance operating guidelines, including those for public toilets , as measured by customer satisfaction surveys and customer request data M11.2 Assess Park Lands users' satisfaction levels and use of Park Lands as measured through the City User Profile and other surveys M11.3 Audit inspections are performed and monthly reports are documented <i>* AMP = Asset Management Plan</i>
Sporting use (leases and licences)	O12 To support a diverse range of sporting uses	T12.1 Leases and licences are held by a variety of sporting groups that respond to sporting demand	M12.1 Range and type(s) of sporting groups are reported through lessee and licensee annual reports
Sporting buildings and facilities (leases and licences)	O13 To support the provision of community sports buildings and facilities that are fit for purpose	T13.1 To support upgrades to community sports buildings (where viable) and construction of new community sports buildings that are fit for purpose, and which maximise community participation	M13.1 Audit (at least every five years) of community sports buildings and facilities to provide a strong evidence base for the strategic upgrade of buildings and sporting infrastructure in a prioritised and evidence-based manner

Category	Objectives	Targets	Measures
Park Lands maintenance buildings	O14 To provide buildings that support the maintenance of the Park Lands	T14.1 Maintenance buildings are managed with regard to the — AMP for Buildings — Relevant maintenance operating guidelines; to ensure they are fit for purpose, safe and maintained	M14.1 Meet the required levels of service in the — AMP for Buildings — Relevant maintenance operating guidelines; as measured by regular condition inspections and audits
Small scale commercial use buildings* <i>* Such as kiosks</i>	O15 To support the provision of fit for purpose buildings which offer small scale commercial activities that provide community benefit and support the outdoor recreational use of the Park Lands	T15.1 Park Lands provide for a range of buildings which offer small scale commercial activities that support and encourage outdoor recreational use of the Park Lands	M15.1 Range and number of buildings offering small scale commercial activities within the Park Lands delivering community benefit and supporting outdoor recreational use of the Park Lands as reported at least every five years

11. PARK SPECIFIC MANAGEMENT

Details of the management of individual parks are outlined in the following annexures.

Each annexure:

- Identifies the land
- Outlines the park context
- Identifies the owner and custodian of the land
- States the purpose for which the land is held
- Lists specific objectives, targets and measures (OTMs) that apply to the park in addition to the over-arching OTMs that apply to all of the Park Lands as outlined in section 10
- Outlines any management proposals
- States any restrictions to public use and movement through the park

PLEASE NOTE:

- **The parks are listed in numerical order (of the park numbers)**
- **The park specific purpose, objectives, targets and measures (where listed) are not listed in any particular order of precedence**
- **If there are inconsistencies between the park specific management (including purposes, objectives, targets and measures) and the overarching management, the park specific management statements take precedence.**

ANNEXURE 1 – POSSUM PARK / PITLWARDLI (PARK 1)

A1.1 Identification of the land

Name of park	Certificate of Title Register Book Volume / Folio Number
Possum Park / Pirltawardli (Park 1)	CR 6102/710, CR 6102/711, CR 6144/507, CR 5373/132, CR 5766/849 (See the Community Land Register)

A1.2 Park Context

Possum Park / Pirltawardli (Park 1) is primarily a golf course but also contains licensed and unlicensed tennis facilities. The park also includes a clubhouse, restaurant and a kiosk adjacent the Torrens Weir, and the State Heritage Listed North Adelaide Railway Station.

The site known as 'Pirltawardli' was originally known as the 'Native / 'Aboriginal Location' and established to locate Aboriginal people in one place for assimilation purposes. The site known as the Colonial / Iron Store was originally established as a supply centre for the early settlement of Adelaide.



Figure 3. Map of Possum Park / Pirltawardli (Park 1)

A1.3 Owner / Custodian

- Owner: The Crown in the right of the State
- Custodian: The Corporation of the City of Adelaide

A1.4 Purpose for which the land is held

In addition to the overall purpose for which the Adelaide Park Lands are held (as outlined in Section 5), the land is held for the purpose of:

- Providing golf, golfing related activities and ancillary services
- Providing tennis courts (licensed and unlicensed)
- Providing commercial (hospitality) offerings, in the form of a restaurant (leased), golf course kiosk and the North Adelaide Railway Station (available for lease)
- Providing facilities, furniture and amenities ancillary to park uses.

A1.5 Objectives, Targets and Measures for managing the land

The following objectives, targets and measures apply to Possum Park / Pirltawardli (Park 1):

Objectives	Targets	Measures
To provide golf, golfing related activities and ancillary services	Provide public golfing facilities and services that meet users' needs	Assess user satisfaction regarding the range of golfing activities, facilities and services provided through annual visitation data and surveys

In addition, the overarching objectives, targets and measures for the Adelaide Park Lands (Section 10) also apply to Possum Park / Pirltawardli (Park 1).

A1.6 Management proposals

- Support proposals for golf, golf related activities and ancillary services and proposals in this park that are consistent with the purpose for which the land is held.

A1.7 Restrictions on public use and movement

- Public access may be limited at times when golf is being played.
- Admission fees or membership may be required to access the golf course clubroom.
- Restrictions may apply to the hardstand courts during programmed sporting times for the leaseholder in the licenced area.
- Access to the restaurant is restricted to its opening hours.

ANNEXURE 2 – DENISE NORTON PARK / PARDIPARDINYILLA (PARK 2)

A2.1 Identification of the land

Name of park	Certificate of Title Register Book Volume / Folio Number
Denise Norton Park / Pardipardinyilla (Park 2)	CR 6102/710 (See the Community Land Register)

A2.2 Park context

Denise Norton Park / Pardipardinyilla (Park 2) is predominantly a recreational and sporting landscape with opportunity for informal recreation and play. It provides a range of formal and informal facilities for cricket, swimming, tennis and family picnics and contains the Adelaide Aquatic Centre and Bush Magic Playspace. A changeroom building is located on the northern side of the park to support the various sporting activities.



Figure 4. Map of Denise Norton Park / Pardipardinyilla (Park 2)

A2.3 Owner / Custodian

- Owner: The Crown in the right of the State
- Custodian: The Corporation of the City of Adelaide

A2.4 Purpose for which the land is held

In addition to the overall purpose for which the Adelaide Park Lands are held (as outlined in Section 5), the land is held for the purpose of:

- Providing for informal recreation, including a playspace and outdoor fitness station
- Providing facilities for indoor aquatic, fitness and allied health

- Providing sporting fields (licensed) and tennis courts (licensed)
- Protecting the Key Biodiversity Area in this park
- Providing facilities, furniture and amenities ancillary to park uses.

A2.5 Objectives, targets and measures for managing the land

The following objectives, targets and measures apply to Denise Norton Park / Pardipardinyilla (Park 2):

Objectives	Targets	Measures
To provide facilities for indoor aquatic, fitness and allied health and ancillary uses	Provide facilities for indoor aquatic, fitness, allied health and ancillary uses that meet users' needs	User satisfaction regarding the facilities for indoor aquatic, fitness, allied health and ancillary uses as reported through annual visitation data and surveys

In addition, the overarching objectives, targets and measures for the Adelaide Park Lands (Section 10) also apply to Denise Norton Park / Pardipardinyilla (Park 2).

A2.6 Management proposals

- Support facilities and activities providing aquatic, fitness and allied health and ancillary use and proposals that are consistent with the purpose for which the land is held.

A2.7 Restrictions on public use and movement

- Admission fees are required to access the Adelaide Aquatic Centre.
- Restrictions may apply to during programmed sporting times for the clubroom leaseholder in the sporting fields/courts/licensed areas.

ANNEXURE 3 – YAM DAISY PARK / KANTARILLA (PARK 3)

A3.1 Identification of the land

Name of park	Certificate of Title Register Book Volume / Folio Number
Yam Daisy Park / Kantarilla (Park 3)	CR 6102/710 (See the Community Land Register)

A3.2 Park context

Yam Daisy Park / Kantarilla (Park 3), named after the “kandara” or yam daisy (*Microseris lanceolata*), all of which is a Key Biodiversity Area.

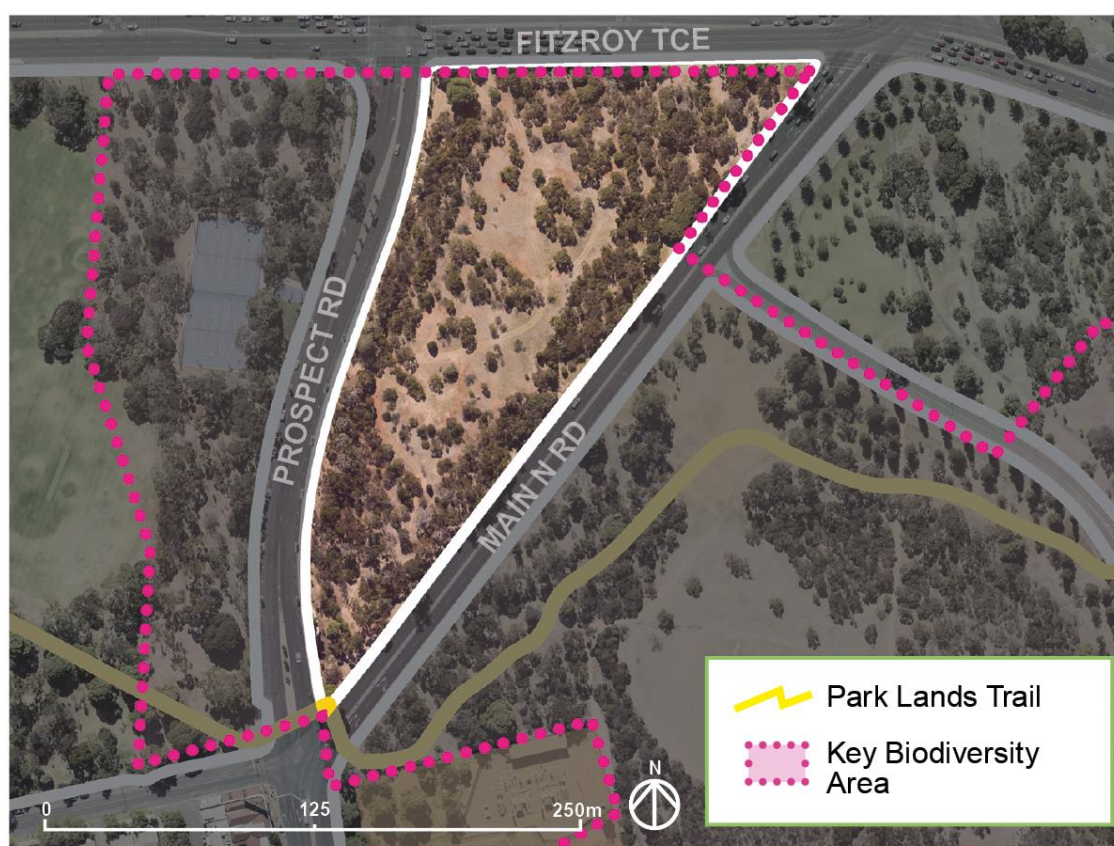


Figure 5. Map of Yam Daisy Park / Kantarilla (Park 3)

A3.3 Owner and Custodian

- Owner: The Crown in the right of the State
- Custodian: The Corporation of the City of Adelaide

A3.4 Purpose for which the land is held

In addition to the overall purpose for which the Adelaide Park Lands are held (as outlined in Section 5), the land is held for the purpose of:

- Protecting the Key Biodiversity Area in this park

- Providing facilities, furniture and amenities ancillary to park uses.

A3.5 Objectives, targets and measures for managing the land

The overarching objectives, targets and measures for the Adelaide Park Lands (Section 10) apply to Yam Daisy Park / Kantarilla (Park 3).

There are no park-specific objectives, targets and measures.

A3.6 Management proposals

- Support proposals that are consistent with the purpose for which the land is held.

A3.7 Restrictions on public use and movement

- There are no restrictions to access.

ANNEXURE 4 – RESERVOIR PARK / KANGATILLA (PARK 4)

A4.1 Identification of the land

Name of park	Certificate of Title Register Book Volume / Folio Number
Reservoir Park / Kangatilla (Park 4)	CR 6144/507 (See the Community Land Register)

A4.2 Park context

Reservoir Park / Kangatilla (Park 4) includes the State Heritage Listed underground reservoir (State managed) established in the 1870s as a water gravitation point from the Thorndon Park Reservoir. It is not subject to this CLMP.

A Key Biodiversity Area including a revegetation site is also a feature of this park.



Figure 6. Map of Reservoir Park / Kangatilla (Park 4)

A4.3 Owner and Custodian

- Owner: The Crown in the right of the State
- Custodian: The Corporation of the City of Adelaide

A4.4 Purpose for which the land is held

In addition to the overall purpose for which the Adelaide Park Lands are held (as outlined in Section 5), the land is held for the purpose of:

- Protecting the Key Biodiversity Area in this park
- Providing facilities, furniture and amenities ancillary to park uses.

A4.5 Objectives, targets and measures for managing the land

The overarching objectives, targets and measures for the Adelaide Park Lands (Section 10) apply to Reservoir Park / Kangatilla (Park 4).

There are no park-specific objectives, targets and measures.

A4.6 Management proposals

- Support proposals that are consistent with the purpose for which the land is held.

A4.7 Restrictions on public use and movement

- There are no restrictions to access.

ANNEXURE 5 – BRAGG PARK / NGAMPA YARTA (PARK 5)

A5.1 Identification of the land

Name of park	Certificate of Title Register Book Volume / Folio Number
Bragg Park / Ngampa Yarta (Park 5)	CR 6102/713 (See the Community Land Register)

A5.2 Park context

Bragg Park / Ngampa Yarta (Park 5) is named after former Lefevre Terrace residents, William Henry Bragg and his son William Lawrence Bragg, joint recipients of the 1915 Nobel Prize for physics.

The park incorporates the North Adelaide Dog Park comprised of two sections catering for small and larger dogs.



Figure 7. Map of Bragg Park / Ngampa Yarta (Park 5)

A5.3 Owner and Custodian

- Owner: The Crown in the right of the State
- Custodian: The Corporation of the City of Adelaide

A5.4 Purpose for which the land is held

In addition to the overall purpose for which the Adelaide Park Lands are held (as outlined in Section 5), the land is held for the purpose of:

- Providing an enclosed dog park
- Protecting the Key Biodiversity Area in this park
- Providing facilities, furniture and amenities ancillary to park uses.

A5.5 Objectives, targets and measures for managing the land

The following objectives, targets and measures apply to Bragg Park / Ngampa Yarta (Park 5):

Objectives	Targets	Measures
To provide a fenced area for the exercising of dogs that is safe and secure	The dog park is maintained to a safe and secure standard, with regard to the Asset Management Plan for Park Lands & Open Space and the Asset Management Plan for Urban Elements	Meet the required community and technical levels of service in the Asset Management Plan for Park Lands & Open Space and the Asset Management Plan for Urban Elements as measured by inspections, condition audits of the fencing and associated dog park infrastructure, customer satisfaction surveys and customer request data

In addition, the overarching objectives, targets and measures for the Adelaide Park Lands (Section 10) also apply to Bragg Park / Ngampa Yarta (Park 5).

A5.6 Management proposals

- Support proposals that are consistent with the purpose for which the land is held.

A5.7 Restrictions on public use and movement

- There are no restrictions to access.

ANNEXURE 6 – LEFEVRE PARK / NANTU WAMA (PARK 6)

A6.1 Identification of the land

Name of park	Certificate of Title Register Book Volume / Folio Number
Lefevre Park / Nantu Wama (Park 6)	CR 6102/713 (See the Community Land Register)

A6.2 Park context

Lefevre Park / Nantu Wama (Park 6) is the last remaining park to accommodate horse depasturing in the Adelaide Park Lands. Almost all of the Adelaide Park Lands has historically been used for the depasturing of livestock.

The park incorporates a Key Biodiversity Area and provides a range of formal and informal recreational facilities, including sporting fields, tennis courts, changerooms, storage shed, a community oval and the Glover North Playspace.



Figure 8. Map of Lefevre Park / Nantu Wama (Park 6)

A6.3 Owner and Custodian

- Owner: The Crown in the right of the State
- Custodian: The Corporation of the City of Adelaide

A6.4 Purpose for which the land is held

In addition to the overall purpose for which the Adelaide Park Lands are held (as outlined in Section 5), the land is held for the purpose of:

- Providing horse depasturing
- Providing for informal recreation, including a playspace
- Providing sporting fields (licensed and unlicensed) and tennis courts (licensed)
- Protecting the Key Biodiversity Area in this park
- Providing facilities, furniture and amenities ancillary to park uses.

A6.5 Objectives, targets and measures for managing the land

The following objectives, targets and measures apply to Lefevre Park / Nantu Wama (Park 6):

Objectives	Targets	Measures
To provide a fenced area for horse depasturing and related activities that have minimal impact on the land	The depasturing area is fenced to a safe and secure standard	Meet the required community and technical levels of service in the Asset Management Plan for Urban Elements as measured by inspections, condition audits of the fencing, customer satisfaction surveys and customer request data
	The number of depasturing licences issued have minimal impact on the land	The number of licences issued is reviewed annually and licence conditions imposed to support minimising impact on the land

In addition, the overarching objectives, targets and measures for the Adelaide Park Lands (Section 10) also apply to Lefevre Park / Nantu Wama (Park 6).

A6.6 Management proposals

- Improve community access through the park.
- Ongoing review of the suitability of horse depasturing over time.
- Support proposals that are consistent with the purpose for which the land is held.

A6.7 Restrictions on public use and movement

- The presence of horses does not limit public access, which is permitted to all areas of the paddocks.
- Restrictions apply during programmed sporting times for the clubroom leaseholder in the sporting fields/courts/licence areas.

ANNEXURE 7 – THE OLIVE GROVES / KUNTINGGA (PARK 7) & THE OLIVE GROVES / PARNGUTILLA (PARK 8)

A7.1 Identification of the land

Name of park	Certificate of Title Register Book Volume / Folio Number
The Olive Groves / Kuntingga (Park 7)	CR 6102/713
The Olive Groves / Parngutilla (Park 8)	CR 6102/713 (See the Community Land Register)

A7.2 Park context

The Olive Groves / Kuntingga (Park 7) and The Olive Groves / Parngutilla (Park 8) are similar in that both parks are surrounded by major roads and house groves of State Heritage Listed olive trees. These two parks have been used continuously for the cultivation of olives since the 1860s and are the oldest olive plantations in the Adelaide Park Lands.

[Requests for olive harvesting](#) are considered.



Figure 9. Map of The Olive Groves / Kuntingga (Park 7) and The Olive Groves / Parngutilla (Park 8)

A7.3 Owner and Custodian

- Owner: The Crown in the right of the State
- Custodian: The Corporation of the City of Adelaide

A7.4 Purpose for which the land is held

In addition to the overall purpose for which the Adelaide Park Lands are held (as outlined in Section 5), the lands are held for the purpose of:

- Protecting and managing the State Heritage Listed olive groves
- Providing facilities, furniture and amenities ancillary to park uses.

A7.5 Objectives, targets and measures for managing the land

The following objectives, targets and measures apply to The Olive Groves / Kuntingga (Park 7) and The Olive Groves / Parngutilla (Park 8):

Objectives	Targets	Measures
To protect and conserve the State Heritage Listed olive groves	The olive groves in both parks are managed with regard to the State Heritage Listing , Cultural Landscape Assessment and Asset Management Plan for Park Lands & Open Space	Meet the required community and technical levels of service in the Asset Management Plan for Park Lands & Open Space , as measured by inspections, condition audits for trees, customer satisfaction surveys and customer request data; and having regard to the State Heritage Listing and Cultural Landscape Assessment

In addition, the overarching objectives, targets and measures for the Adelaide Park Lands (Section 10) also apply to The Olive Groves / Kuntingga (Park 7) and The Olive Groves / Parngutilla (Park 8).

A7.6 Management proposals

- Support proposals that are consistent with the purpose for which the land is held.

A7.7 Restrictions on public use and movement

- There are no restrictions to access.

ANNEXURE 8 – BUNDEY’S PADDOCK / TIDLANGGA (PARK 9)

A8.1 Identification of the land

Name of park	Certificate of Title Register Book Volume / Folio Number
Bundey’s Paddock / Tidlangga (Park 9)	CR 6102/712 (See the Community Land Register)

A8.2 Park context

Bundey’s Paddock / Tidlangga (Park 9) incorporates a sports field, changerooms, storage building, community courts, the Tidlangga Playspace and a pocket orchard.



Figure 10. Map of Bundey’s Paddock / Tidlangga (Park 9)

A8.3 Owner and Custodian

- Owner: The Crown in the right of the State
- Custodian: The Corporation of the City of Adelaide

A8.4 Purpose for which the land is held

In addition to the overall purpose for which the Adelaide Park Lands are held (as outlined in Section 5), the land is held for the purpose of:

- Providing for informal recreation, including a playspace and pocket orchard
- Providing sporting fields (licensed) and community courts
- Providing facilities, furniture and amenities ancillary to park uses.

A8.5 Objectives, targets and measures for managing the land

These overarching objectives, targets and measures for the Adelaide Park Lands (Section 10) apply to Bunday's Paddock / Tidlangga (Park 9).

A8.6 Management proposals

- Support the proposals and concept as endorsed by [Council for the community sports building and landscaping](#) (refer page 12 in linked document) for the park, consistent for the purpose for which the land is held.

A8.7 Restrictions on public use and movement

- Restrictions apply during programmed sporting times for the clubroom leaseholder in the sporting fields/licence areas.

ANNEXURE 9 – BULLRUSH PARK / WARNPANGGA (PARK 10)

A9.1 Identification of the land

Name of park	Certificate of Title Register Book Volume / Folio Number
Bullrush Park / Warnpangga (Park 10)	CR 6144/507, CR 6102/712 (See the Community Land Register)

A9.2 Park context

Bullrush Park / Warnpangga (Park 10) is used predominantly for sports and sporting groups associated with the University of Adelaide. The park features a 2.2 kilometre running track (the 'Uni Loop'), an archery field, clubrooms, storage sheds and two grandstands. The 1930s Grandstand in the eastern end of the park was restored in the early 2000s. The CoA's nursery is situated in the south of the park.



Figure 11. Map of Bullrush Park / Warnpangga (Park 10)

A9.3 Owner and Custodian

- Owner: The Crown in the right of the State
- Custodian: The Corporation of the City of Adelaide

A9.4 Purpose for which the land is held

In addition to the overall purpose for which the Adelaide Park Lands are held (as outlined in Section 5), the land is held for the purpose of:

- Providing for informal recreation, including a fitness loop and outdoor exercise equipment
- Providing sporting fields (licensed) and an archery field (licensed)
- Providing a nursery that facilitates CoA's horticulture, landscaping and Park Lands maintenance operations
- Providing facilities, furniture and amenities ancillary to park uses.

A9.5 Objectives, targets and measures for managing the land

The following objectives, targets and measures apply to Bullrush Park / Warnpangga (Park 10):

Objectives	Targets	Measures
To provide a Council Nursery that is safe and well maintained	The Nursery (and associated Greenwaste facility), its buildings and equipment are managed with regard to the Asset Management Plan for Buildings and other relevant operating guidelines to ensure that they are safe and well maintained	Meet the required technical levels of service in the Asset Management Plan for Buildings , as measured by annual condition inspections and planned maintenance programs; and other levels of service as required by the relevant plant and fleet operating guidelines

In addition, the overarching objectives, targets and measures for the Adelaide Park Lands (Section 10) also apply to Bullrush Park / Warnpangga (Park 10).

A9.6 Management proposals

- Support proposals that are consistent with the purpose for which the land is held.

A9.7 Restrictions on public use and movement

- The nursery is operated by the CoA. Monitored public access is allowed [during operating hours](#).
- Restrictions apply during programmed sporting times for the clubroom leaseholder in the sporting fields/licence areas.

ANNEXURE 10 – MISTLETOE PARK / TAINMUNTILLA (PARK 11)

A10.1 Identification of the land

Name of park	Certificate of Title Register Book Volume / Folio Number
Mistletoe Park / Tainmuntilla (Park 11)	CR 6144/507, CR 6102/712, CR 5754/510 (See the Community Land Register)

A10.2 Park context

Located behind the Adelaide Zoo and Botanic Park, Mistletoe Park / Tainmuntilla (Park 11) offers linear trails surrounded by remnant vegetation, public art and incorporates a Key Biodiversity Area.

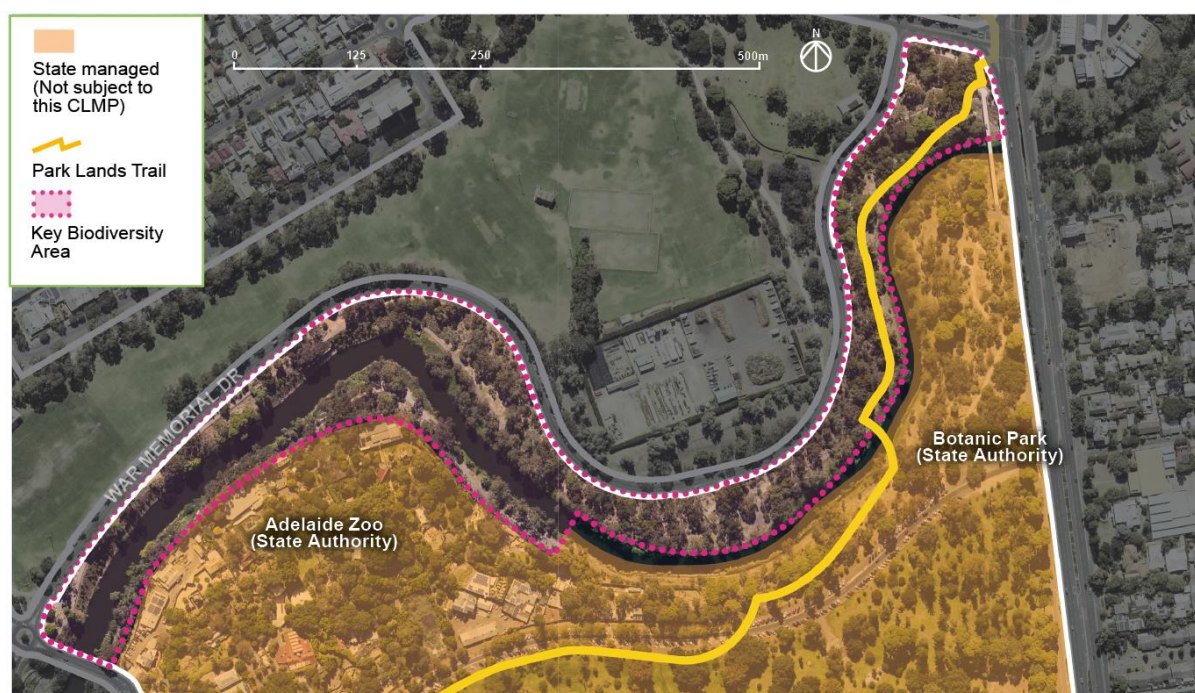


Figure 12. Map of Mistletoe Park / Tainmuntilla (Park 11)

A10.3 Owner and Custodian

- Owner: The Crown in the right of the State
- Custodian: The Corporation of the City of Adelaide

A10.4 Purpose for which the land is held

In addition to the overall purpose for which the Adelaide Park Lands are held (as outlined in Section 5), the land is held for the purpose of:

- Provide for informal recreation, including the linear trail
- Protecting the Key Biodiversity Area in this park.
- Providing facilities, furniture and amenities ancillary to park uses.

A10.5 Objectives, targets and measures for managing the land

The overarching objectives, targets and measures for the Adelaide Park Lands (Section 10) apply to Mistletoe Park / Tainmuntilla (Park 11).

A10.6 Management proposals

- Support proposals that are consistent with the purpose for which the land is held.

A10.7 Restrictions on public use and movement

- There are no restrictions to access.

ANNEXURE 11 – FROME PARK / NELLIE RAMINYEMMERIN

A11.1 Identification of the land

Name of park	Certificate of Title Register Book Volume / Folio Number
Frome Park / Nellie Raminyemmerin	CT 5696/850 (See the Community Land Register)

A11.2 Park context

Frome Park / Nellie Raminyemmerin is adjoined by the State managed Adelaide Botanic Garden, Lot Fourteen, Botanic Park and Adelaide Botanic High School.

A straight axial view connects the Barr Smith Library of the University of Adelaide to the Adelaide Botanic Garden, aligning with the original design as intended by South Australian architect Walter Bagot.

There is a known burial site in the park that is significant to the Kaurna people. It is protected under the [Aboriginal Heritage Act 1988](#).



Figure 13. Map of Frome Park / Nellie Raminyemmerin

A11.3 Owner and Custodian

- Owner: The Corporation of the City of Adelaide
- Custodian: The Corporation of the City of Adelaide

A11.4 Purpose for which the land is held

In addition to the overall purpose for which the Adelaide Park Lands are held (as outlined in Section 5), the land is held for the purposes of:

- Providing for general and informal recreation for community enjoyment, landscaped in a manner compatible with the adjacent Botanic Gardens and Botanic Park as set out in the Deed of Land Grant when the land was returned to Council by the State Government in 1990.
- Providing facilities, furniture and amenities ancillary to park uses.

A11.5 Objectives, targets and measures for managing the land

The overarching objectives, targets and measures for the Adelaide Park Lands (Section 10) apply to Frome Park / Nellie Raminyemmerin.

A11.6 Management proposals

- The axial central path and avenue of trees are retained.

A11.7 Restrictions on public use and movement

- There are no restrictions to access.

ANNEXURE 12 – RED GUM PARK / KARRAWIRRA (PARK 12)

A12.1 Identification of the land

Name of park	Certificate of Title Register Book Volume / Folio Number
Red Gum Park / Karrawirra (Park 12)	CR 6144/507, CR 6142/421, CR 6102/717, CR 5737/419, CR 5754/511 (See the Community Land Register)

A12.2 Park context

Red Gum Park / Karrawirra (Park 12) offers a diverse mix of uses and landscapes, including manicured memorial gardens, open sporting fields and paths along the river. As one of the most central parks to the city centre, it is picturesque and popular for both formal and casual recreation.

The park features a restaurant, café, rowing sheds, clubrooms and a State Heritage Listed Grandstand.



Figure 14. Map of Red Gum Park / Karrawirra (Park 12)

A12.3 Owner and Custodian

- Owner: The Crown in the right of the State
- Custodian: The Corporation of the City of Adelaide

A12.4 Purpose for which the land is held

In addition to the overall purpose for which the Adelaide Park Lands are held (as outlined in Section 5), the land is held for the purpose of:

- Providing for informal recreation, trail, ornamental gardens and memorial gardens
- Providing sporting fields (licensed) and rowing sheds (leased)
- Providing commercial hospitality offerings (leased)
- Providing facilities, furniture and amenities ancillary to park uses.

A12.5 Objectives, targets and measures for managing the land

The overarching objectives, targets and measures for the Adelaide Park Lands (Section 10) apply to Red Gum Park / Karrawirra (Park 12).

A12.6 Management proposals

- Support proposals that are consistent with the purpose for which the land is held.

A12.7 Restrictions on public use and movement

- Restrictions apply during programmed sporting times for the clubrooms' leaseholders in the sporting fields/licence areas.
- Access to the restaurants is restricted to its opening hours.

ANNEXURE 13 – RUNDLE PARK / KADLITPINA (PARK 13)

A13.1 Identification of the land

Name of park	Certificate of Title Register Book Volume / Folio Number
Rundle Park / Kadlitpina (Park 13)	CR 6170/712 (See the Community Land Register)

A13.2 Park context

Rundle Park / Kadlitpina (Park 13) is a popular venue for festivals and events. The park features tree avenues and several heritage elements including the War Horse Memorial and Light Horse Memorial (recognised as Local Heritage Places) and the Valve House.



Figure 15. Map of Rundle Park / Kadlitpina (Park 13)

A13.3 Owner and Custodian

- Owner: The Crown in the right of the State
- Custodian: The Corporation of the City of Adelaide

A13.4 Purpose for which the land is held

In addition to the overall purpose for which the Adelaide Park Lands are held (as outlined in Section 5), the land is held for the purpose of:

- Providing for informal recreation, including a petanque piste

- Providing facilities, furniture and amenities ancillary to park uses.

A13.5 Objectives, targets and measures for managing the land

The overarching objectives, targets and measures for the Adelaide Park Lands (Section 10) apply to Rundle Park / Kadlitpina (Park 13).

A13.6 Management proposals

- Support proposals that are consistent with the purpose for which the land is held.

A13.7 Restrictions on public use and movement

- A portion of the south-eastern corner of the park cannot be used for events or vehicle access due to it being an emergency access area for the O-Bahn busway tunnel (State managed).

ANNEXURE 14 – RYMILL PARK / MURLAWIRRAPURKA (PARK 14)

A14.1 Identification of the land

Name of park	Certificate of Title Register Book Volume / Folio Number
Rymill Park / Murlawirrapurka (Park 14)	CR 6170/714, CR 6120/715 (See the Community Land Register)

A14.2 Park context

Rymill Park / Murlawirrapurka (Park 14) provides a range of facilities for informal recreation and events. The 1960s gardenesque landscape, which is popular for family picnics, also contains a lake, kiosk, a bowling club and Quentin Kenihan Inclusive Playspace.

The O-Bahn busway tunnel (State managed) is accessed on the western side of the park.



Figure 16. Map of Rymill Park / Murlawirrapurka (Park 14)

A14.3 Owner and Custodian

- Owner: The Crown in the right of the State
- Custodian: The Corporation of the City of Adelaide

A14.4 Purpose for which the land is held

In addition to the overall purpose for which the Adelaide Park Lands are held (as outlined in Section 5), the land is held for the purpose of:

- Providing for informal recreation, including a lake feature, island, fountain, ornamental gardens and a playspace
- Providing a kiosk (leased) and the Adelaide Bowling Club (leased)

- Providing quiet spaces for contemplation and reflection
- Providing facilities, furniture and amenities ancillary to park uses.

A14.5 Objectives, targets and measures for managing the land

The overarching objectives, targets and measures for the Adelaide Park Lands (Section 10) apply to Rymill Park / Murlawirrapurka (Park 14).

A14.6 Management proposals

- Support the upgrade, renewal and maintenance of park features and infrastructure (including kiosk and lake), consistent with the purpose for which the land is held and the Rymill Park / Murlawirrapurka (Park 14) Master Plan [\[LINK\]](#) as endorsed by Council.

A14.7 Restrictions on public use and movement

- Access to the Adelaide Bowling Club is restricted to its opening hours.

ANNEXURE 15 – KING RODNEY PARK / ITYAMAI-ITPINA (PARK 15)

A15.1 Identification of the land

Name of park	Certificate of Title Register Book Volume / Folio Number
King Rodney Park / Ityamai-itpina (Park 15)	CR 6132/226 (See the Community Land Register)

A15.2 Park context

King Rodney Park / Ityamai-itpina (Park 15) is predominantly a recreational and sporting landscape. It provides a range of formal and informal facilities, including the Glover East Playspace, disc golf, an activity hub which incorporates community courts and a skate park. A clubroom, changeroom and shed support the various sporting activities.

The park also features a historic olive grove dating from the 1870s. [Requests for olive harvesting](#) are considered.

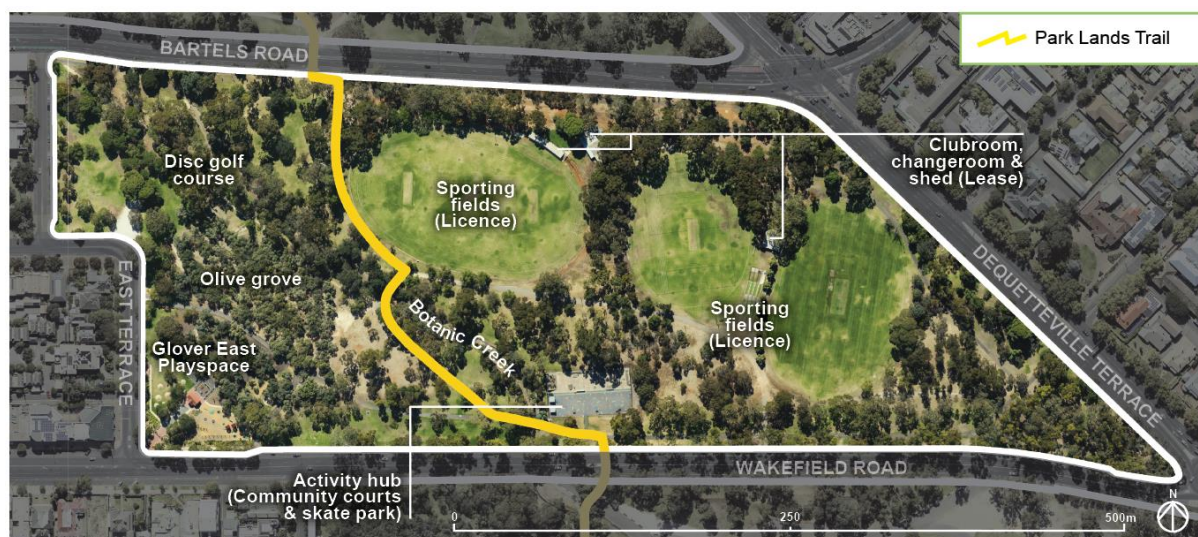


Figure 17. Map of King Rodney Park / Ityamai-itpina (Park 15)

A15.3 Owner and Custodian

- Owner: The Crown in the right of the State
- Custodian: The Corporation of the City of Adelaide

A15.4 Purpose for which the land is held

In addition to the overall purpose for which the Adelaide Park Lands are held (as outlined in Section 5), the land is held for the purpose of:

- Providing for informal recreation, including disc golf facilities, a playspace and an activity hub that incorporates community courts and a skate park
- Providing sporting fields (licensed)
- Providing facilities, furniture and amenities ancillary to park uses.

A15.5 Objectives, targets and measures for managing the land

The overarching objectives, targets and measures for the Adelaide Park Lands (Section 10) apply to King Rodney Park / Ityamai-itpina (Park 15).

A15.6 Management proposals

- Support proposals that are consistent with the purpose for which the land is held.

A15.7 Restrictions on public use and movement

- Restrictions apply during programmed sporting times for the clubroom leaseholder in the sporting fields/licence areas.

ANNEXURE 16 – VICTORIA PARK / PAKAPAKANTHI (PARK 16)

A16.1 Identification of the land

Name of park	Certificate of Title Register Book Volume / Folio Number
Victoria Park / Pakapakanthi (Park 16)	CR 6170/715 (See the Community Land Register)

A16.2 Park context

Victoria Park / Pakapakanthi (Park 16) provides for a diverse range of formal and informal activities, including the hosting of major events. It is popular for informal recreation such as cycling, jogging, dog walking and [operating model aircraft and drones](#).

A prominent feature is the restored Grandstand and surrounding buildings of the former racecourse which are listed as a State Heritage Places. The park is the site of the first Arbor Day plantings in Australia in 1889. These trees are identified on the National Trust of South Australia's Register of Significant Trees.

The southern section of the park features significant remnant vegetation protected under a Key Biodiversity Area and joint management agreement between Council and the State Government.

A new wetland in the southern section of the park forms part of the wider Brown Hill Keswick Creek stormwater catchment area and assists in mitigating flooding events in the Park Lands and surrounding suburbs.

The park hosted major motor sport events from 1985 – 2020. The *South Australian Motor Sport Act 1984* (MS Act) provides broad powers to enable the staging of up to two motor sport events per year.



Figure 18. Map of Victoria Park / Pakapakanthi (Park 16)

A16.3 Owner and Custodian

- Owner: The Crown in the right of the State
- Custodian: The Corporation of the City of Adelaide

A16.4 Purpose for which the land is held

In addition to the overall purpose for which the Adelaide Park Lands are held (as outlined in Section 5), the land is held for the purpose of:

- Providing for informal recreation, including the Criterium Track, Motor Sport Track, fitness trail and [areas for Remotely Piloted Aircrafts](#)
- Providing sporting fields (seasonal annual licence)
- Providing facilities for commercial operations (hospitality), such as the Grandstand, Adelaide Racing Club Office / Bookmakers Building and kiosk (all leased and licensed)
- Providing a wetland and ancillary amenities for the management of stormwater
- Protecting the Key Biodiversity Area in this park
- Providing facilities, furniture and amenities ancillary to park uses.

A16.5 Objectives, targets and measures for managing the land

The following objectives, targets and measures apply to Victoria Park / Pakapakanthi (Park 16):

Objectives	Targets	Measures
To provide an area in which Remotely Piloted Aircraft (RPAs) may be flown safely	A safe area for the flying of RPAs is provided, in accord with Civil Aviation Safety Authority (CASA) requirements	Appropriate signage is in place and is maintained to meet the required community and technical levels of service in the Asset Management Plan for Urban Elements as measured by inspections, condition audits of the signs, customer satisfaction surveys and customer request data

The overarching objectives, targets and measures for the Adelaide Park Lands (Section 10) also apply to Victoria Park / Pakapakanthi (Park 16).

A16.6 Management proposals

- Investigate landscape improvements for the park to create a cooler, more hospitable environment.
- The wetland is managed in accordance with an agreement with the Brown Hill Keswick Creek Stormwater Management Authority.

A16.7 Restrictions on public use and movement

- Restrictions on public use and movement may be subject to restrictions imposed by the MS Act and associated motor sport events as well as other major events.

COMMUNITY LAND MANAGEMENT PLAN FOR THE ADELAIDE PARK LANDS

- Restrictions apply during programmed sporting times for the sporting fields.
- Access to the commercial operation is restricted to their opening hours.

ANNEXURE 17 – CARRIAGEWAY PARK / TUTHANGGA (PARK 17)

A17.1 Identification of the land

Name of park	Certificate of Title Register Book Volume / Folio Number
Carriageway Park / Tuthangga (Park 17)	CR 6102/717 (See the Community Land Register)

A17.2 Park context

Carriageway Park / Tuthangga (Park 17) offers naturalistic landscapes to the north and sporting fields to the south.

The park features croquet greens, clubroom buildings and a changeroom to support various sporting activities.

The Key Biodiversity Area in the park was the site of the first Kurna Kardla Parranthi – the Kurna Cultural Burn – where traditional fire management practices were reintroduced into the Park Lands as a strong demonstration of Council's commitment to reconciliation.

A line of English Elms cuts diagonally through the park, forming the Elm Carriageway. This historic avenue of elms, planted in the 1870s, formed a carriageway connecting the city to the south-eastern suburbs.

Also in this park is an earth-covered mound, the former Glenelg Reservoir, which used to supply water to the city and beyond. The reservoir was discontinued in 1982.

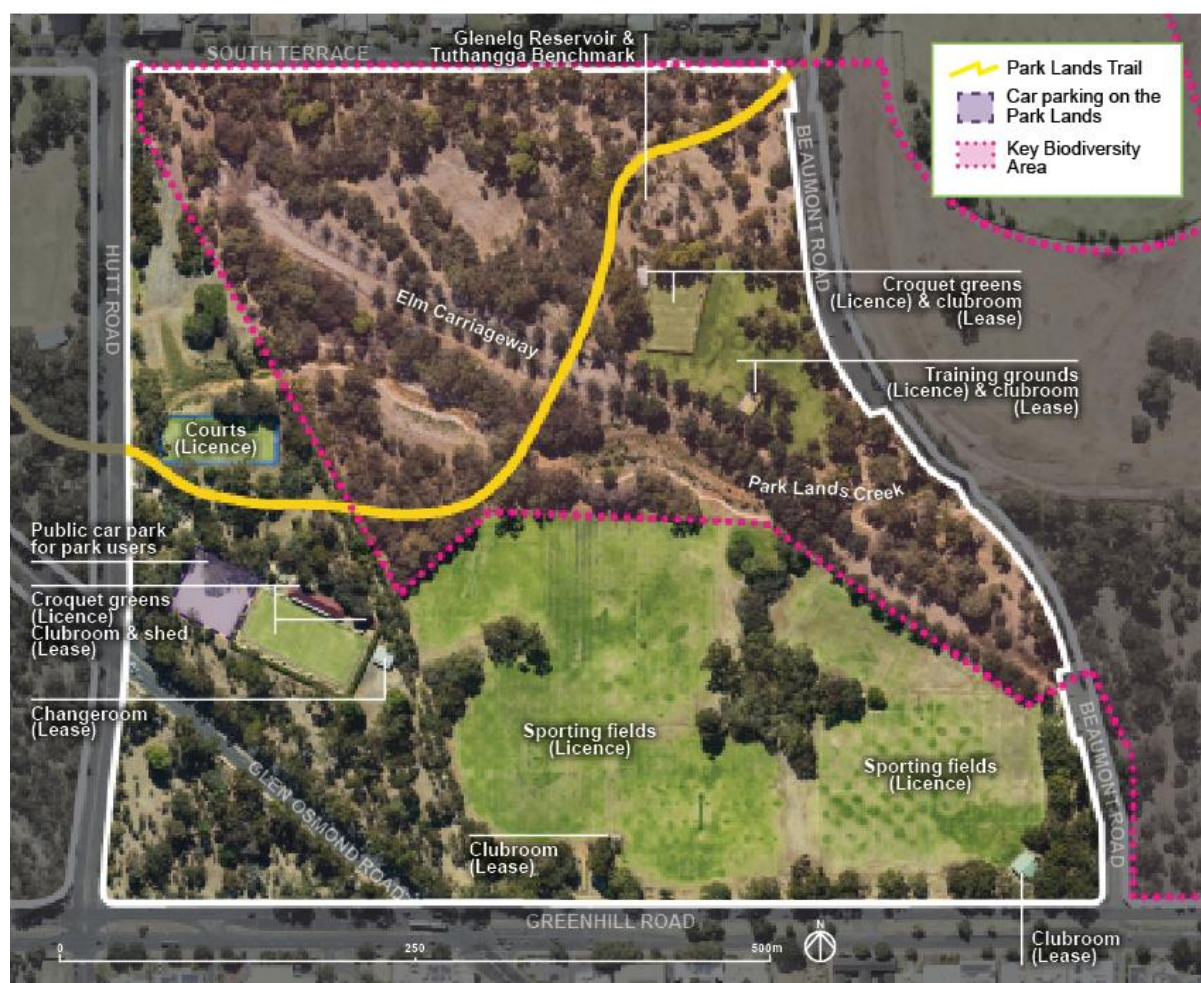


Figure 19. Map of Carriageway Park / Tuthangga (Park 17)

A17.3 Owner and Custodian

- Owner: The Crown in the right of the State
- Custodian: The Corporation of the City of Adelaide

A17.4 Purpose for which the land is held

In addition to the overall purpose for which the Adelaide Park Lands are held (as outlined in Section 5), the land is held for the purpose of:

- Providing for informal recreation, including the Elm Carriageway
- Providing sporting fields (licensed), courts (licensed), training grounds (licensed) and croquet greens (licensed)
- Protecting the Key Biodiversity Area in this park
- Providing facilities, furniture and amenities ancillary to park uses.

A17.5 Objectives, targets and measures for managing the land

The overarching objectives, targets and measures for the Adelaide Park Lands (Section 10) apply to Carriageway Park / Tuthangga (Park 17).

A17.6 Management proposals

- Support proposals that are consistent with the purpose for which the land is held.

A17.7 Restrictions on public use and movement

- Restrictions apply during programmed sporting times for the clubroom leaseholder in the sporting fields/licence areas.

ANNEXURE 18 – PEPPERMINT PARK / WITA WIRRA (PARK 18)

A18.1 Identification of the land

Name of park	Certificate of Title Register Book Volume / Folio Number
Peppermint Park / Wita Wirra (Park 18)	CR 6102/717 (See the Community Land Register)

A18.2 Park context

A relatively small park, Peppermint Park / Wita Wirra (Park 18) houses several beautiful ornamental gardens, including the Adelaide Himeji Garden and Osmond Garden. The Adelaide Himeji Garden is designed as a traditional Japanese garden, to commemorate CoA's sister city relationship with the Japanese city of Himeji. The park also features a sporting field and associated clubroom.



Figure 20. Map of Peppermint Park / Wita Wirra (Park 18)

A18.3 Owner and Custodian

- Owner: The Crown in the right of the State
- Custodian: The Corporation of the City of Adelaide

A18.4 Purpose for which the land is held

In addition to the overall purpose for which the Adelaide Park Lands are held (as outlined in Section 5), the land is held for the purpose of providing:

- Providing for informal recreation, in the form of the Adelaide Himeji Garden and Osmond Gardens
- Providing sporting fields (licensed)
- Providing facilities, furniture and amenities ancillary to park uses.

A18.5 Objectives, targets and measures for managing the land

The overarching objectives, targets and measures for the Adelaide Park Lands (Section 10) apply to Peppermint Park / Wita Wirra (Park 18).

A18.6 Management proposals

- Support proposals that are consistent with the purpose for which the land is held.

A18.7 Restrictions on public use and movement

- Access to the Adelaide Himeji Garden is restricted to its [seasonal opening hours](#).
- Restrictions apply during programmed sporting times for the clubroom leaseholder in the sporting fields/licence areas.

ANNEXURE 19 – PELZER PARK / PITYARILLA (PARK 19)

A19.1 Identification of the land

Name of park	Certificate of Title Register Book Volume / Folio Number
Pelzer Park / Pityarilla (Park 19)	CR 6102/717 (See the Community Land Register)

A19.2 Park context

Pelzer Park / Pityarilla (Park 19) contains one of the most popular activity hubs in the Adelaide Park Lands, including the Kaurna Yarning Circle, Marshmallow and Oxbow Playspaces and the Pityarilla Dog Park. It features community courts, sporting fields and associated clubrooms. Ponder Avenue, running along the southern side of Glen Osmond Road, was constructed in 1901 as the first cycling track in the Park Lands.



Figure 21. Map of Pelzer Park / Pityarilla (Park 19)

A19.3 Owner and Custodian

- Owner: The Crown in the right of the State
- Custodian: The Corporation of the City of Adelaide

A19.4 Purpose for which the land is held

In addition to the overall purpose for which the Adelaide Park Lands are held (as outlined in Section 5), the land is held for the purpose of:

- Providing for informal recreation, including two playspaces and a fenced dog park
- Providing sporting fields (licensed) and community courts
- Providing facilities, furniture and amenities ancillary to park uses.

A19.5 Objectives, targets and measures for managing the land

The following objectives, targets and measures apply to Pelzer Park / Pityarilla (Park 19):

Objectives	Targets	Measures
To provide a fenced area for the exercising of dogs that is safe and secure	The dog park is maintained to a safe and secure standard, with regard to the Asset Management Plan for Park Lands & Open Space and the Asset Management Plan for Urban Elements	Meet the required community and technical levels of service in the Asset Management Plan for Park Lands & Open Space and the Asset Management Plan for Urban Elements as measured by inspections, condition audits of the fencing and associated dog park infrastructure, customer satisfaction surveys and customer request data

In addition, the overarching objectives, targets and measures for the Adelaide Park Lands (Section 10) also apply to Pelzer Park / Pityarilla (Park 19).

A19.6 Management proposals

- Support proposals that are consistent with the purpose for which the land is held.

A19.7 Restrictions on public use and movement

- Restrictions apply during programmed sporting times for the clubroom leaseholder in the sporting fields/licence areas.

ANNEXURE 20 – BLUE GUM PARK / KURANGGA (PARK 20)

A20.1 Identification of the land

Name of park	Certificate of Title Register Book Volume / Folio Number
Blue Gum Park / Kurangga (Park 20)	CR 6102/717 (See the Community Land Register)

A20.2 Park context

Blue Gum Park / Kurangga (Park 20) is predominantly a recreational and sporting landscape, that provides for a range of sporting activities including hockey, athletics, tennis, petanque and bicycle motorcross (BMX). A number of clubrooms and sheds support these various sporting pursuits.

The Glover South Playspace and TreeClimb, a commercial (recreation and hospitality) facility are further attractors to the park.

The park is the site of the new Brown Hill Keswick Creek realignment for the improvement of drainage and flood mitigation.

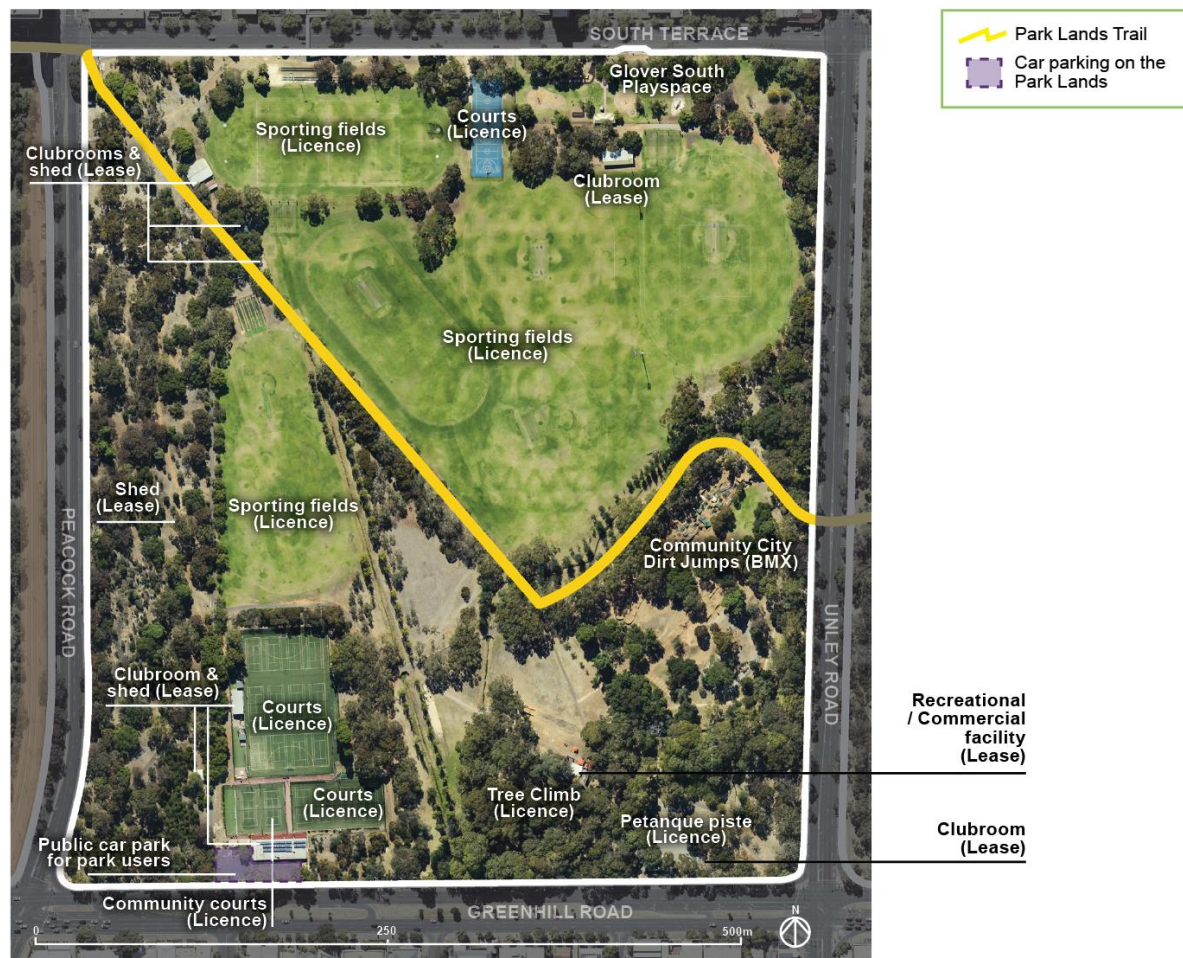


Figure 22. Map of Blue Gum Park / Kurangga (Park 20)

A20.3 Owner and Custodian

- Owner: The Crown in the right of the State
- Custodian: The Corporation of the City of Adelaide

A20.4 Purpose for which the land is held

In addition to the overall purpose for which the Adelaide Park Lands are held (as outlined in Section 5), the land is held for the purpose of:

- Providing for informal recreation, including a playspace and a community BMX facility
- Providing sporting fields (licensed), courts (licensed and unlicensed), petanque piste (licensed) and ancillary facilities
- Providing a TreeClimb facility (leased and licensed)
- Providing for creek realignment infrastructure for the management of stormwater
- Providing facilities, furniture and amenities ancillary to park uses.

A20.5 Objectives, targets and measures for managing the land

The following objectives, targets and measures apply to Blue Gum Park / Kurangga (Park 20):

Objectives	Targets	Measures
To provide a Bicycle Motorcross (BMX) facility that is safe and fit for purpose	The BMX facility is safe and fit for purpose	Meet the required community and technical levels of service in the Asset Management Plan for Urban Elements as measured by inspections, condition audits of the jumps, customer satisfaction surveys and customer request data
To support a commercial recreational tree climb facility that provides community benefit, supports use of the Park Lands, and is safe and fit for purpose	The commercial outdoor recreational tree climb is safe and fit for purpose	Routine daily inspections and annual monitoring of the health of the relevant trees to maintain safety of the facility, in accordance with the lease agreement

The overarching objectives, targets and measures for the Adelaide Park Lands (Section 10) also apply to Blue Gum Park / Kurangga (Park 20).

A20.6 Management proposals

- Support the upgrade of the BMX facility with regard to the City Dirt Master Plan as endorsed by Council, consistent with the purpose for which the land is held.
- Support landscape improvements which better accommodate increased foot traffic around facilities.

A20.7 Restrictions on public use and movement

- Restrictions apply during programmed sporting times for the clubroom leaseholder in the sporting fields/courts/licence areas.

ANNEXURE 21 – VEALE PARK / WALYU YARTA (PARK 21)

A21.1 Identification of the land

Name of park	Certificate of Title Register Book Volume / Folio Number
Veale Park / Walyu Yarta (Park 21)	CR 6102/717 (See the Community Land Register)

A21.2 Park context

Veale Park / Walyu Yarta (Park 21) is a diverse landscape that offers a range of activities and uses. These include formal gardens, a commercial function centre / restaurant, a community garden and sporting fields and courts. Two clubrooms support the sporting activities. Remotely piloted aircraft (RPAs) are also able to be flown in the park [under permit](#).

A large section of the park is a Key Biodiversity Area.

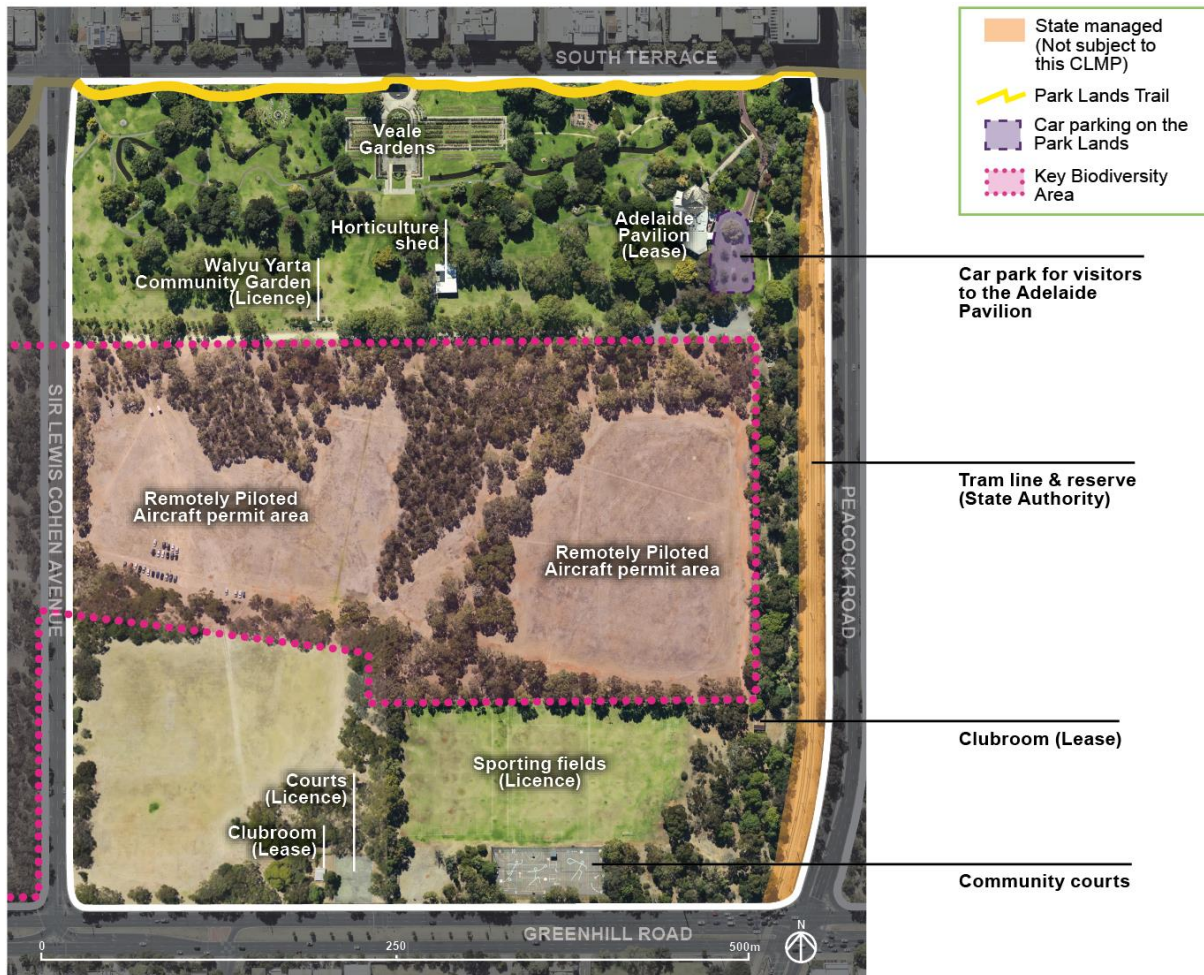


Figure 23. Map of Veale Park / Walyu Yarta (Park 21)

A21.3 Owner and Custodian

- Owner: The Crown in the right of the State
- Custodian: The Corporation of the City of Adelaide

A21.4 Purpose for which the land is held

In addition to the overall purpose for which the Adelaide Park Lands are held (as outlined in Section 5), the land is held for the purpose of:

- Providing for informal recreation, in the form of the Veale Gardens
- Providing areas for the flying of remotely piloted aircraft ([including model aircraft, radio-controlled planes and drones, under permit](#))
- Providing sporting fields (licensed), courts (licensed and unlicensed) and a community garden (licensed)
- Providing commercial (hospitality) facilities (leased)
- Protecting the Key Biodiversity Area in this park
- Providing facilities, furniture and amenities ancillary to park uses.

A21.5 Objectives, targets and measures for managing the land

The following objectives, targets and measures apply to Veale Park / Walyu Yarta (Park 21):

Objectives	Targets	Measures
To provide an area in which Remotely Piloted Aircraft (RPAs) may be flown safely	A safe area for the flying of RPAs is provided, in accord with Civil Aviation Safety Authority (CASA) requirements	Appropriate signage is in place and is maintained to meets the required community and technical levels of service in the Asset Management Plan for Urban Elements as measured by inspections, condition audits of the signs, customer satisfaction surveys and customer request data
		Groups using the area do so under permit and are registered with CASA to operate RPAs in the areas designated

The overarching objectives, targets and measures for the Adelaide Park Lands (Section 10) also apply to Veale Park / Walyu Yarta (Park 21).

A21.6 Management proposals

- Support proposals that are consistent with the purpose for which the land is held.

A21.7 Restrictions on public use and movement

- Operators of remotely piloted aircraft must adhere to [CASA regulations](#).
- Restrictions apply during programmed sporting times for the clubroom leaseholder in the sporting fields/licence areas.
- Access to the restaurant is restricted to its opening hours.

ANNEXURE 22 – GOLDEN WATTLE PARK / MIRNU WIRRA (PARK 21W)

A22.1 Identification of the land

Name of park	Certificate of Title Register Book Volume / Folio Number
Golden Wattle Park / Mirnu Wirra (Park 21W)	CR 6102/717 (See the Community Land Register)

A22.2 Park context

A pedestrian avenue of Sugar Gums running diagonally across Golden Wattle Park / Mirnu Wirra (Park 21W) separates the gardens and sporting fields from the Key Biodiversity Area. The Princess Elizabeth Playspace, developed in 1927, includes the original red brick shelter which is listed on the State Heritage Register. A clubroom and storeroom support use of the sporting fields.

The name 'Golden Wattle' relates to the historic planting of wattle trees, the first of which was established on the eastern edge of the park in 1915 to commemorate the landing of Australian troops at Gallipoli.

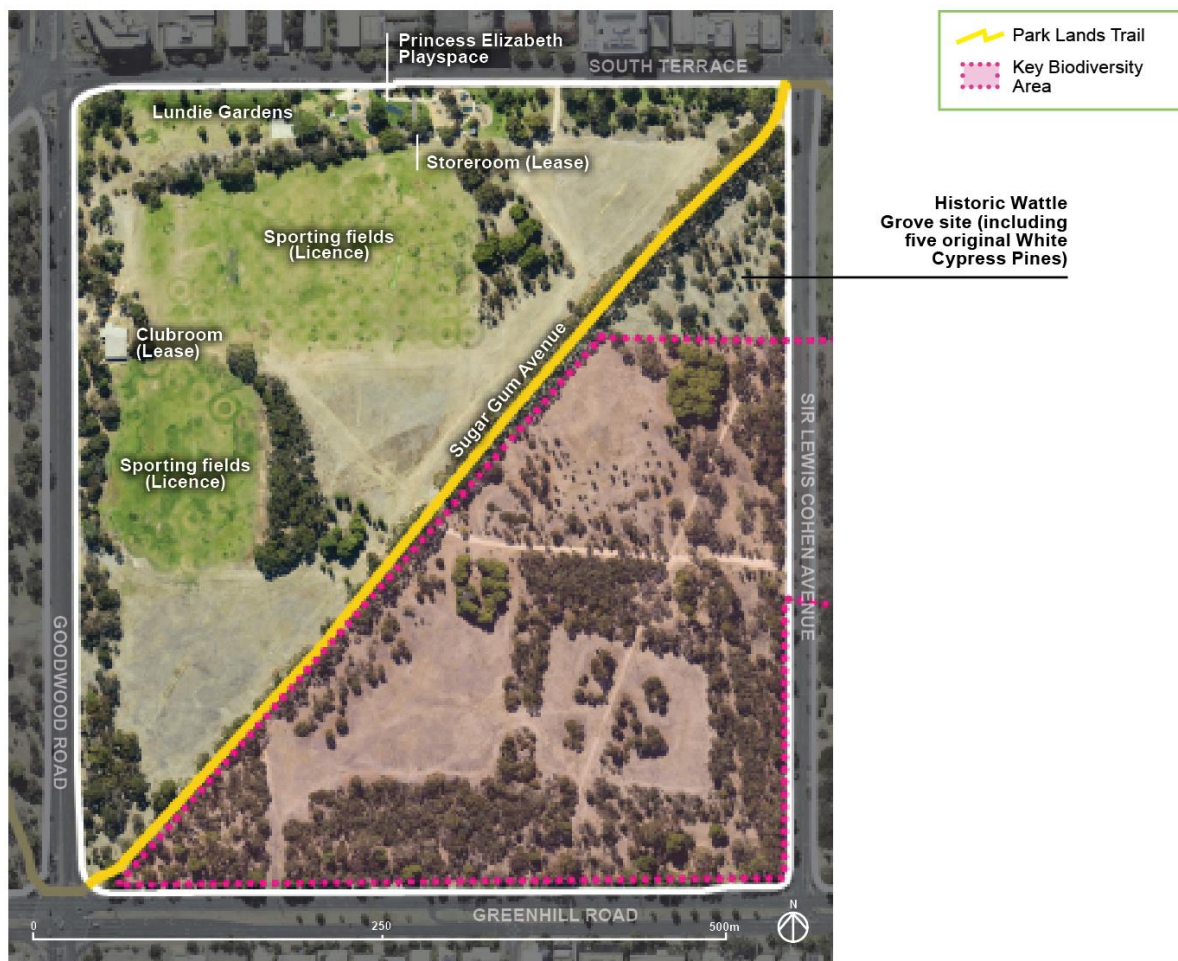


Figure 24. Map of Golden Wattle Park / Mirnu Wirra (Park 21W)

A22.3 Owner and Custodian

- Owner: The Crown in the right of the State
- Custodian: The Corporation of the City of Adelaide

A22.4 Purpose for which the land is held

In addition to the overall purpose for which the Adelaide Park Lands are held (as outlined in Section 5), the land is held for the purpose of:

- Providing for informal recreation, in the form of the Lundie Gardens and a playspace
- Providing sporting fields (licensed)
- Protecting the Key Biodiversity Area in this park
- Providing facilities, furniture and amenities ancillary to park uses.

A22.5 Objectives, targets and measures for managing the land

The overarching objectives, targets and measures for the Adelaide Park Lands (Section 10) apply to Golden Wattle Park / Mirnu Wirra (Park 21W).

A22.6 Management proposals

- Support the proposals in the [Golden Wattle Park / Mirnu Wirra \(Park 21W\) Concept Plan](#) as endorsed by Council, consistent with the purpose for which the land is held.

A22.7 Restrictions on public use and movement

- Restrictions apply during programmed sporting times for the clubroom leaseholder in the sporting fields/licence areas.

ANNEXURE 23 – JOSIE AGIUS PARK / WIKAPARNTU WIRRA (PARK 22)

A23.1 Identification of the land

Name of park	Certificate of Title Register Book Volume / Folio Number
Josie Agius Park / Wikaparntu Wirra (Park 22)	CR 6102/704 (See the Community Land Register)

A23.2 Park context

Josie Agius Park / Wikaparntu Wirra (Park 22) is the key netball facility within the Adelaide Park Lands, incorporating a clubroom and more than 20 netball courts. The park is named after Josie Agius (1934 - 2015) one of South Australia's first Aboriginal health workers and a strong supporter of netball.

Temporary car parking is provided during the Royal Adelaide Show for visitors under a Deed of Agreement with the Royal Agricultural and Horticultural Society of South Australia.

Areas of remnant vegetation are located along the northern and southern edges of the park.

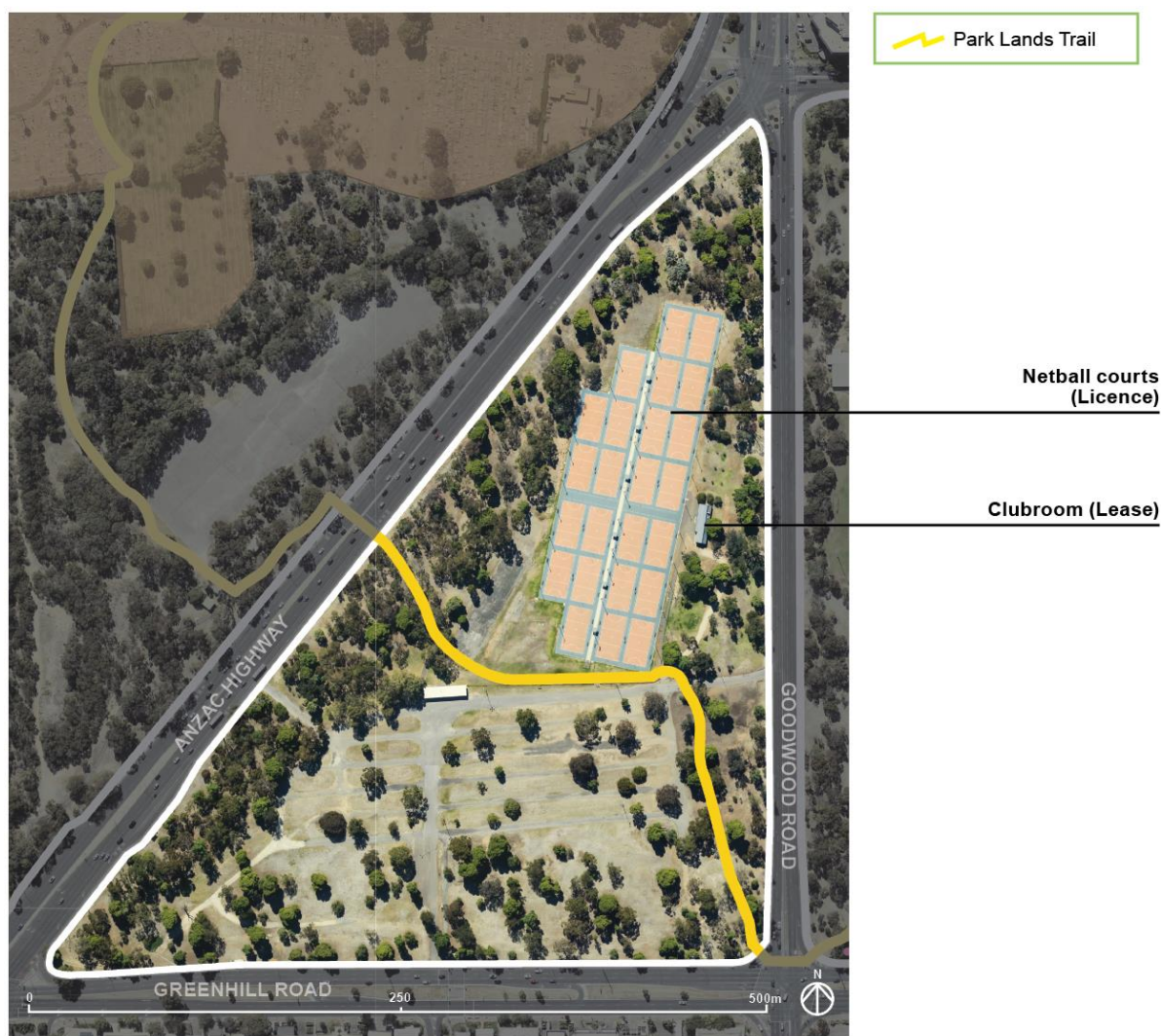


Figure 25. Map of Josie Agius Park / Wikaparntu Wirra (Park 22)

A23.3 Owner and Custodian

- Owner: The Crown in the right of the State
- Custodian: The Corporation of the City of Adelaide

A23.4 Purpose for which the land is held

In addition to the overall purpose for which the Adelaide Park Lands are held (as outlined in Section 5), the land is held for the purpose of:

- Providing netball courts (licensed)
- Providing facilities, furniture and amenities ancillary to park uses.

A23.5 Objectives, targets and measures for managing the land

The overarching objectives, targets and measures for the Adelaide Park Lands (Section 10) apply to Josie Agius Park / Wikaparntu Wirra (Park 22).

A23.6 Management proposals

- Support proposals that are consistent with the purpose for which the land is held.

A23.7 Restrictions on public use and movement

- Restrictions apply during programmed sporting times for the clubroom leaseholder in the sporting fields/licence areas.
- Restrictions may apply when the Royal Adelaide Show is in operation and the area is being used for vehicle parking as per the Deed of Agreement.

ANNEXURE 24 – GS KINGSTON PARK / WIRRARNINTHI (PARK 23)

A24.1 Identification of the land

Name of park	Certificate of Title Register Book Volume / Folio Number
GS Kingston Park / Wirrarninithi (Park 23)	CR 6102/717, CR 5754/517, CR 6102/722, CR 5766/798 & CR 5667/595 (See the Community Land Register)

A24.2 Park context

GS Kingston Park / Wirrarninithi (Park 23) features a biodiversity area, incorporating a wetland, the Wirrarninithi Interpretive Trail and associated public art. The park also features a sporting field, a clubroom, the West Terrace Playspace, Edwards Park and Kingston Gardens which includes a rotunda.

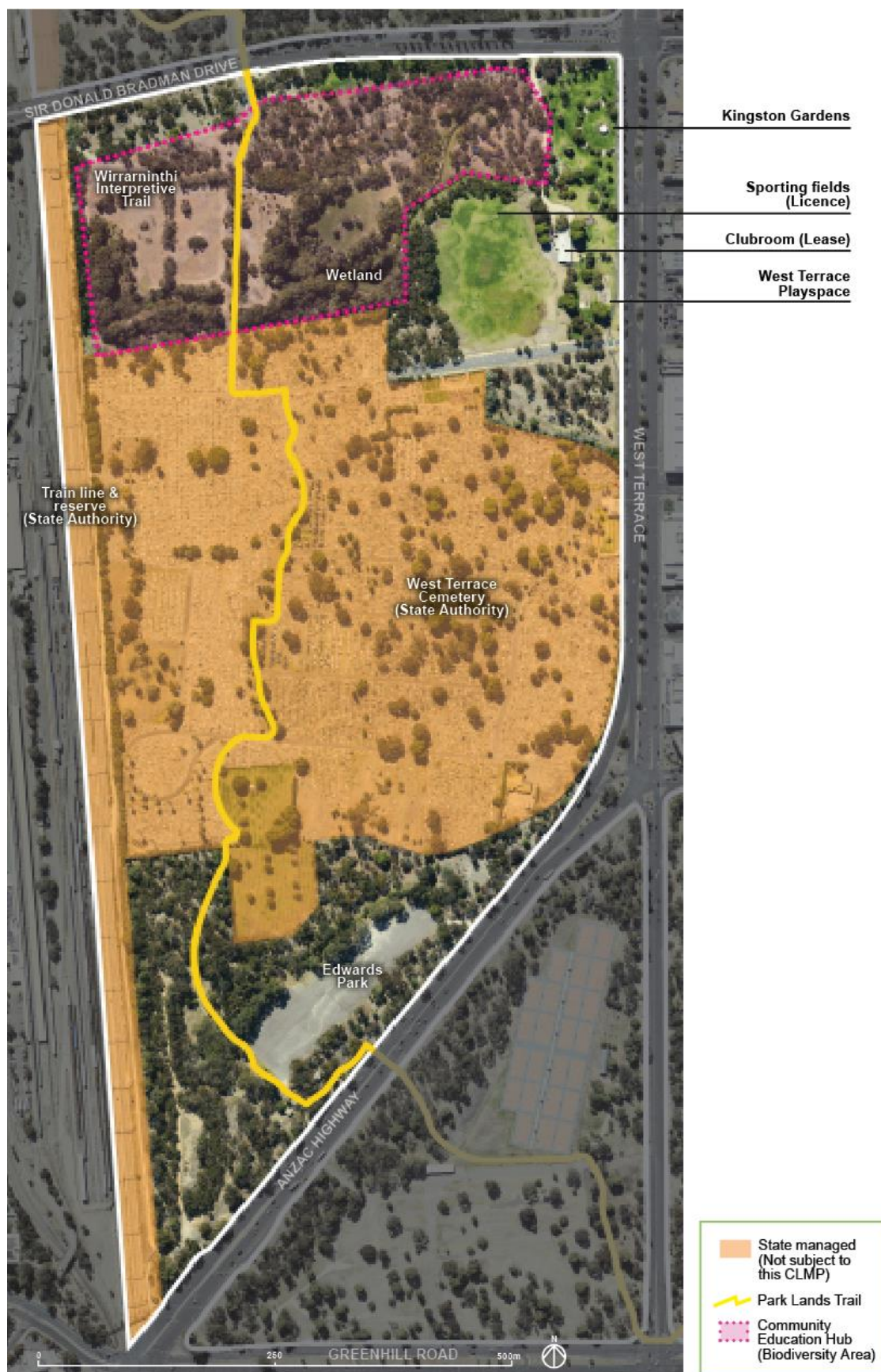


Figure 26. Map of GS Kingston Park / Wirrarninthe (Park 23)

A24.3 Owner and Custodian

- Owner: The Crown in the right of the State
- Custodian: The Corporation of the City of Adelaide

A24.4 Purpose for which the land is held

In addition to the overall purpose for which the Adelaide Park Lands are held (as outlined in Section 5), the land is held for the purpose of:

- Providing for informal recreation, including Kingston Gardens and a playspace
- Providing sporting fields (licensed)
- Protecting and managing the Wirrarninthe Community Education Hub biodiversity area in this park
- Providing facilities, furniture and amenities ancillary to park uses.

A24.5 Objectives, targets and measures for managing the land

The overarching objectives, targets and measures for the Adelaide Park Lands (Section 10) apply to GS Kingston Park / Wirrarninthe (Park 23).

A24.6 Management proposals

- Support proposals that are consistent with the purpose for which the land is held.

A24.7 Restrictions on public use and movement

- Restrictions apply during programmed sporting times for the clubroom leaseholder in the sporting fields/licence areas.

ANNEXURE 25 – ELLIS PARK / TAMPAWARDLI (PARK 24)

A25.1 Identification of the land

Name of park	Certificate of Title Register Book Volume / Folio Number
Ellis Park / Tampawardli (Park 24)	CR 6102/722, CT 6102/724 & CR 5754/509 (See the Community Land Register)

A25.2 Park context

Ellis Park / Tampawardli (Park 24) is predominantly used for sport and recreation purposes. The park features clubrooms and a number of sporting fields, courts and ancillary facilities, most of which are leased and licensed to Adelaide High School situated in the north-east corner of the park.

The weather station site is leased to the Bureau of Meteorology.

A detention basin located to the west of the park assists in managing stormwater. There are revegetation and remnant vegetation areas in the park.

The park contains the original site of Emigration Square, which housed early settlers in the 1830s and features the remnants of an early brick well.

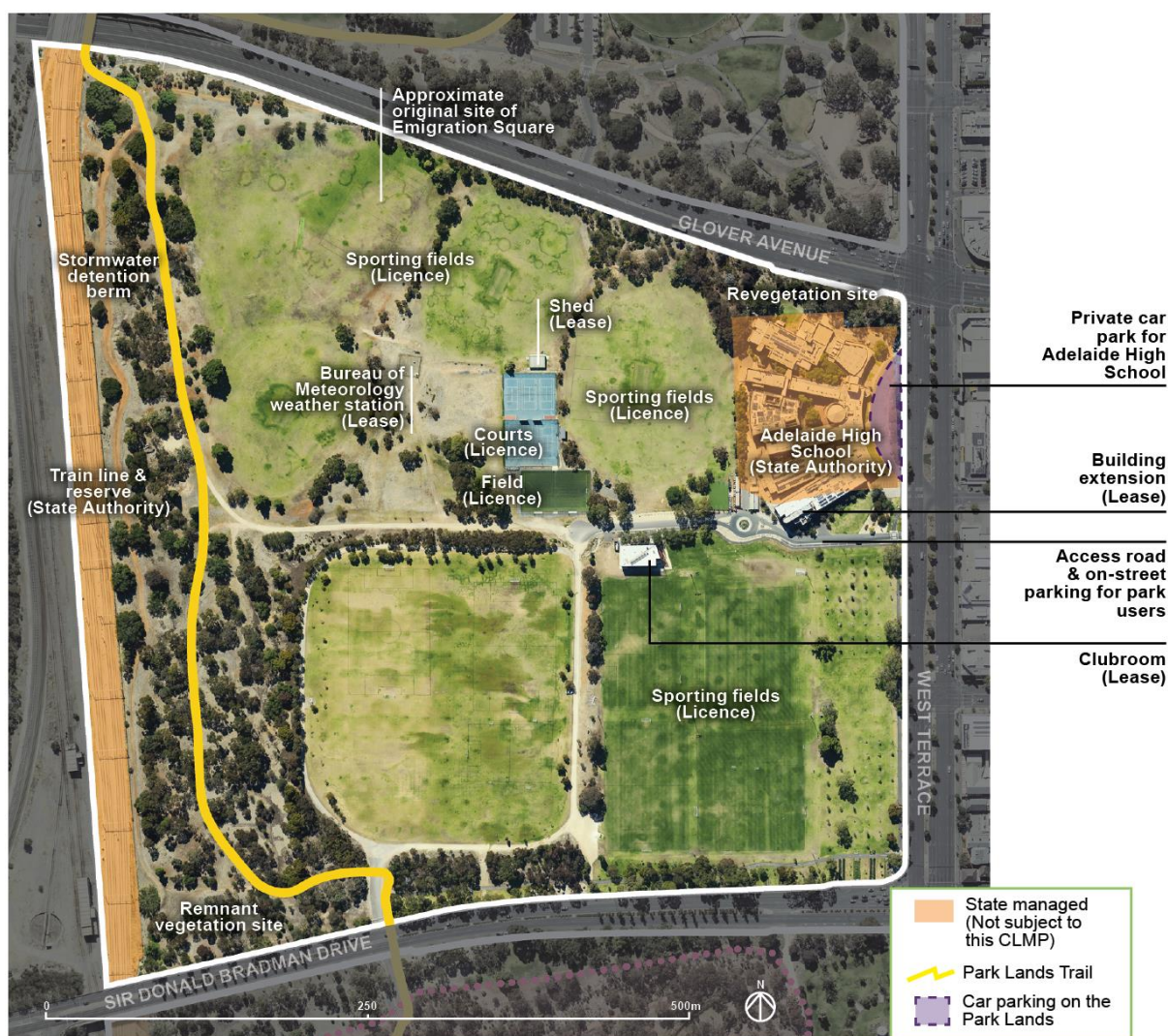


Figure 27. Map of Ellis Park / Tampawardli (Park 24)

A25.3 Owner and Custodian

- Owner: The Crown in the right of the State (CR 6102/722 & CR 5754/509)
- Owner: The Corporation of the City of Adelaide (CT 6102/724)
- Custodian: The Corporation of the City of Adelaide

A25.4 Purpose for which the land is held

In addition to the overall purpose for which the Adelaide Park Lands are held (as outlined in Section 5), the land is held for the purpose of:

- Providing sporting fields (licensed) and courts (licensed)
- Providing a site for the Bureau of Meteorology weather station (leased)
- Providing facilities, furniture and amenities ancillary to park uses.

A25.5 Objectives, targets and measures for managing the land

The overarching objectives, targets and measures for the Adelaide Park Lands (Section 10) apply to Ellis Park / Tampawardli (Park 24).

A25.6 Management proposals

- Support proposals that are consistent with the purpose for which the land is held.

A25.7 Restrictions on public use and movement

- Restrictions apply during programmed sporting times for the clubroom leaseholder in the sporting fields/licence areas.

ANNEXURE 26 – GLADYS ELPHICK PARK / NARNUNGGA (PARK 25)

A26.1 Identification of the land

Name of park	Certificate of Title Register Book Volume / Folio Number
Gladys Elphick Park / Narnungga (Park 25)	CR 6112/852, CR 6112/377, CR 6112/475 & CR 6112/854 (See the Community Land Register)

A26.2 Park context

Gladys Elphick Park / Narnungga (Park 25) offers a range of sporting and recreation activities and ancillary facilities, including sporting fields and a sports pavilion / changeroom. The City Skate Park is a feature of the eastern section of the park.

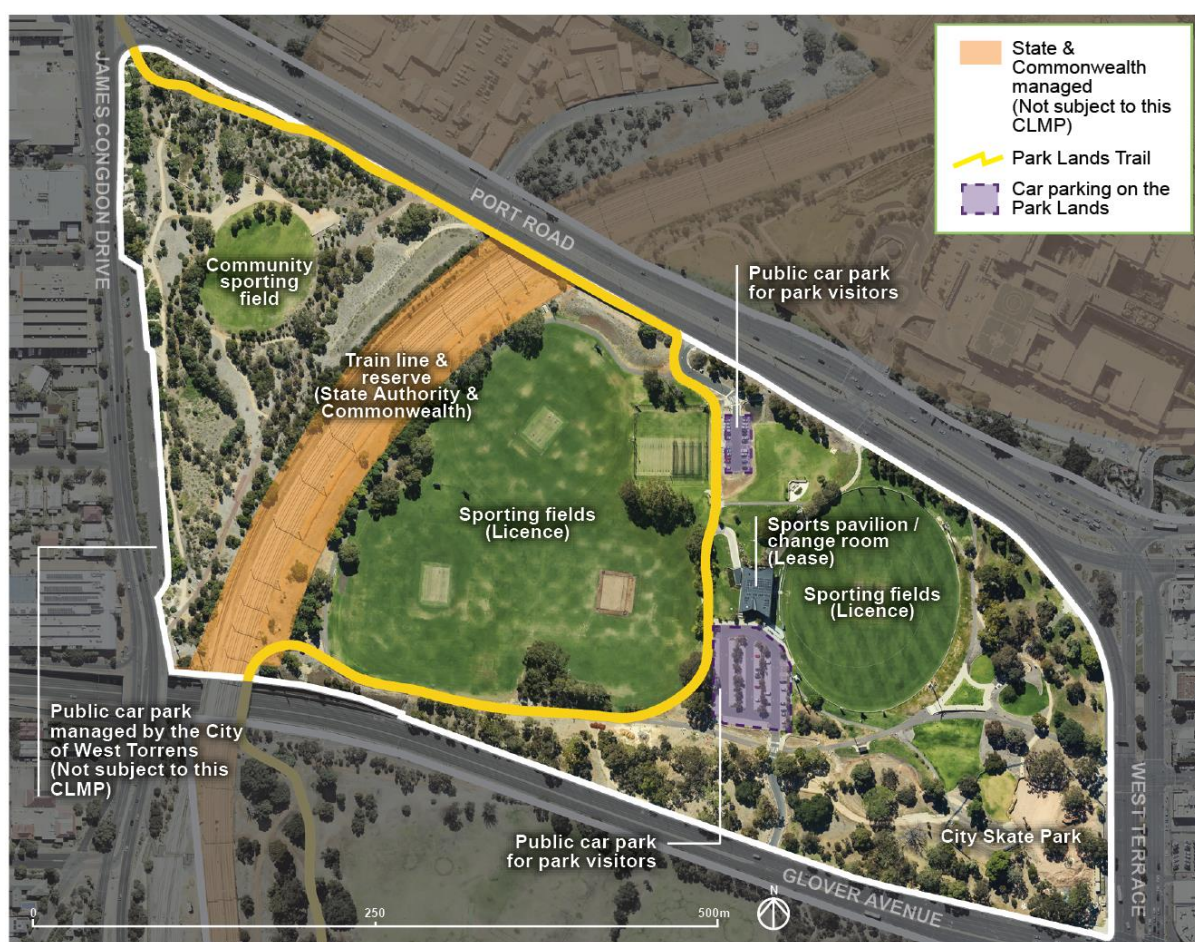


Figure 28. Map of Gladys Elphick Park / Narnungga (Park 25)

A26.3 Owner and Custodian

- Owner: The Crown in the right of the State
- Custodian: The Corporation of the City of Adelaide

A26.4 Purpose for which the land is held

In addition to the overall purpose for which the Adelaide Park Lands are held (as outlined in Section 5), the land is held for the purpose of:

- Providing a community skate park
- Providing sporting fields (licensed and unlicensed)
- Providing facilities, furniture and amenities ancillary to park uses.

A26.5 Objectives, targets and measures for managing the land

The following objectives, targets and measures apply to Gladys Elphick Park / Narnungga (Park 25):

Objectives	Targets	Measures
To provide a skate facility that is safe and fit for purpose	The skate facility is safe and fit for purpose in accordance with the City Skate Park Design Report	Meet the required community and technical levels of service in the Asset Management Plan for Urban Elements as measured by inspections, condition audits of the skate park facilities, customer satisfaction surveys and customer request data

The overarching objectives, targets and measures for the Adelaide Park Lands (Section 10) also apply to Gladys Elphick Park / Narnungga (Park 25).

A26.6 Management proposals

- Support the proposal by the leaseholder to [create terracing to the eastern mound](#) for viewing purposes as [endorsed by Council](#) in principle, consistent with the purpose for which the land is held.

A26.7 Restrictions on public use and movement

- Restrictions apply during programmed sporting times for the clubroom leaseholder in the sporting fields/licence areas.

ANNEXURE 27 – TARNTANYA WAMA (PARK 26)

NOTE: The following section relates only to Elder Park, Barr Smith Walk and Pinky Flat within Tarntanya Wama.

Council adopted the [CLMP for the Adelaide Oval Precinct](#) in April 2021 and agreed to the CLMP with the Minister for Infrastructure and Transport. This area's CLMP is treated separately as it is governed by the *Adelaide Oval Redevelopment and Management Act 2011*.

A27.1 Identification of the land

Name of park	Certificate of Title Register Book Volume / Folio Number
Elder Park	CR 6102/717
Barr Smith Walk	CR 6102/717, CR 5754/512, CR 5220/421 & CR 5220/422
Pinky Flat	CR 6144/507 (See the Community Land Register)

A27.2 Park context

Elder Park, Barr Smith Walk and Pinky Flat form part of the wider Tarntanya Wama (Park 26).

Elder Park is an iconic riverside park situated between the City and North Adelaide. Its most recognisable feature, the State Heritage Listed rotunda, was donated by philanthropist Sir Thomas Elder in 1882. Originally known as Rotunda Park, the park was renamed Elder Park in 1907 in recognition of his generosity.

Both Elder Park and Pinky Flat are popular event spaces that regularly host major community events and gatherings. These areas, along with Barr Smith Walk also provide the launching point for a number of licensed water-based activities such as rowing, kayak tours, paddle boats and other boating experiences. Associated facilities, such as the rowing sheds, support these activities.

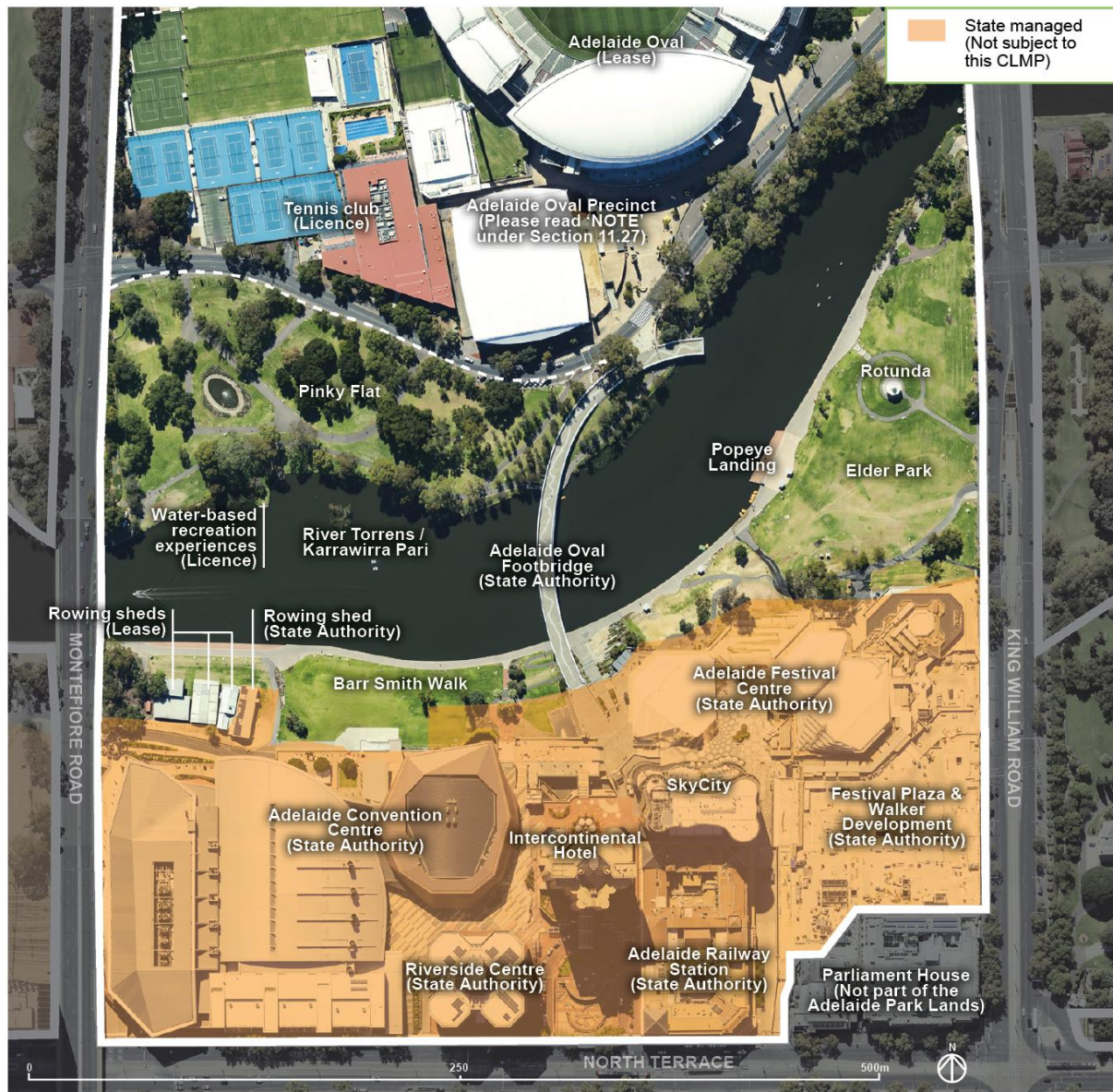


Figure 29. Map of Elder Park, Pinky Flat and Barr Smith Walk

A27.3 Owner and Custodian

- Owner: The Crown in the right of the State
- Custodian: The Corporation of the City of Adelaide

A27.4 Purpose for which the land is held

In addition to the overall purpose for which the Adelaide Park Lands are held (as outlined in Section 5), the land is held for the purpose of:

- Provide for informal recreation, including the linear trail, and events
- Providing water-based recreational activities and related infrastructure, including rowing sheds (leased), rowing/kayak/paddle boat experiences (licensed), boat landings, decking and pontoons
- Providing facilities, furniture and amenities ancillary to park uses.

A27.5 Objectives, targets and measures for managing the land

The overarching objectives, targets and measures for the Adelaide Park Lands (Section 10) apply to Elder Park, Pinky Flat and Barr Smith Walk.

A27.6 Management proposals

- Support proposals that are consistent with the purpose for which the land is held.

A27.7 Restrictions on public use and movement

- There are no restrictions to access.

ANNEXURE 28 – BONYTHON PARK / TULYA WARDLI (PARK 27)

NOTE: Park 27 is comprised of Bonython Park / Tulya Wardli, Kate Cocks Park and Helen Mayo Park, each of which is addressed individually.

A28.1 Identification of the land

Name of park	Certificate of Title Register Book Volume / Folio Number
Bonython Park / Tulya Wardli (Park 27)	CR 6112/852 (See the Community Land Register)

A28.2 Park context

Bonython Park / Tulya Wardli (Park 27) is a popular venue for large events including concerts and circuses, family picnics and other social gatherings. The area offers a range of informal recreational facilities including a playspace, model boat pond and a kiosk.

A Key Biodiversity Area is located along the river edge.

The agistment of police horses within the 1860s Olive Grove is provided under a lease agreement with SAPOL. The presence of police horses within Bonython Park is an historic arrangement, dating back to the time the Police Barracks were constructed in 1917 to accommodate the South Australia Mounted Police. SAPOL has used the Olive Grove for agistment purposes since at least the 1970s, leading to the Police Greys becoming a well known attraction for Bonython Park visitors.

The park also incorporates the Road Safety Centre which is leased to SAPOL. This features a mock roadway designed to provide young riders with the opportunity to practise their bicycle and road safety skills.

The (State managed) Police Barracks are situated on the southern edge of the park (and not subject to this CLMP).

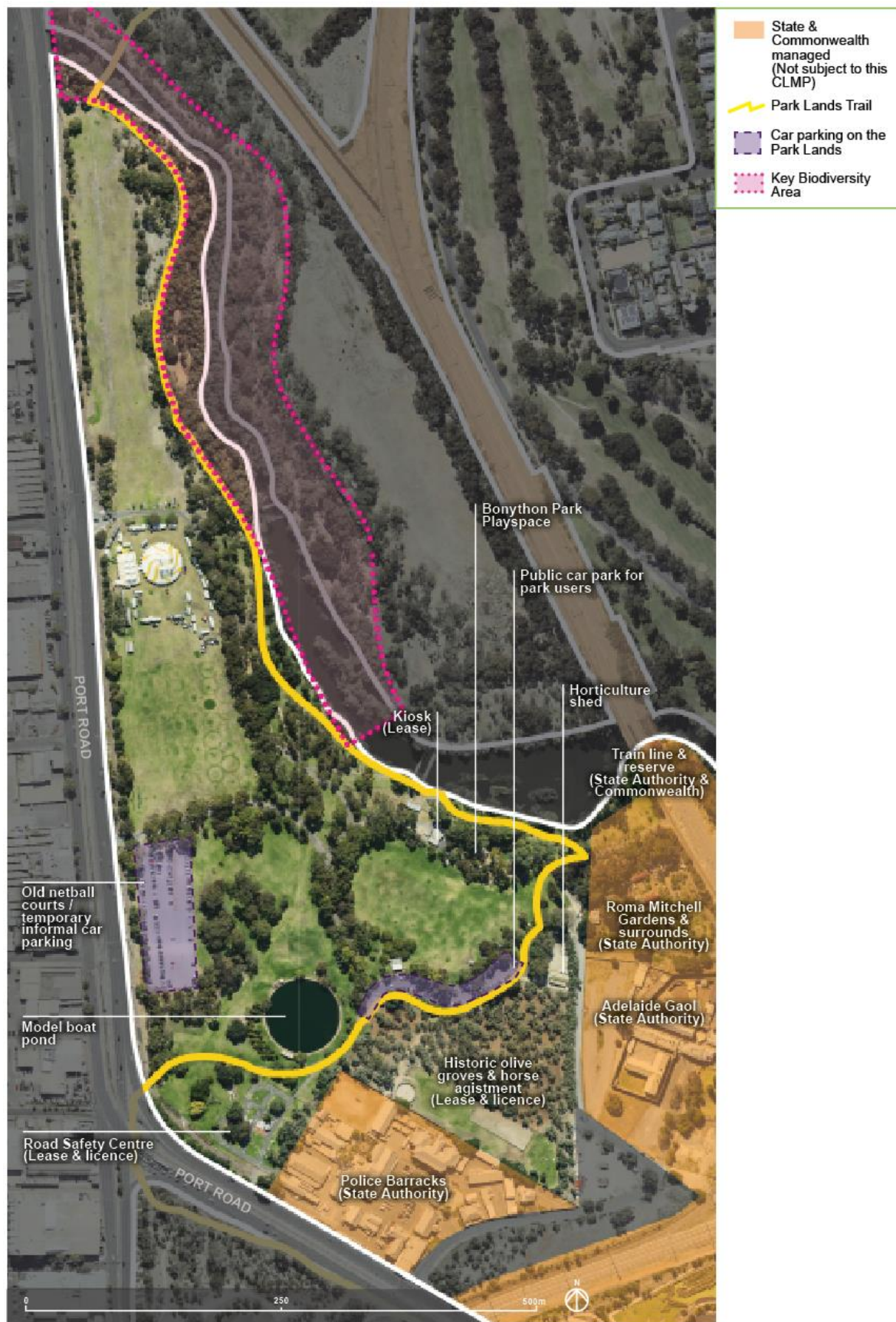


Figure 30. Map of Bonython Park / Tulya Wardli (Park 27)

A28.3 Owner and Custodian

- Owner: The Crown in the right of the State
- Custodian: The Corporation of the City of Adelaide

A28.4 Purpose for which the land is held

In addition to the overall purpose for which the Adelaide Park Lands are held (as outlined in Section 5), the land is held for the purpose of:

- Providing informal recreation, including a playspace, model boat pond, kiosk (leased) and [SAPOL Road Safety Centre](#) (leased and licensed)
- Protecting the historic olive grove within a horse agistment area (leased and licensed)
- Protecting the Key Biodiversity Area in this park
- Providing facilities, furniture and amenities ancillary to park uses.

A28.5 Objectives, targets and measures for managing the land

The following objectives, targets and measures apply to Bonython Park / Tulya Wardli (Park 27):

Objectives	Targets	Measures
To provide a safe fenced area for horse agistment and related activities with consideration of their impact to the historic olive grove and land	The agistment area is fenced to a safe and secure standard	Perimeter fence secures the horses and prevents unmonitored community access, to be carried out as per the lease held by SAPOL.
	The horse agistment and related activities have consideration of the historic olive grove and land	The trees in the Olive Groves are maintained in a healthy state as per the lease held by SAPOL.

The overarching objectives, targets and measures for the Adelaide Park Lands (Section 10) also apply to Bonython Park / Tulya Wardli (Park 27).

A28.6 Management proposals

- PLACEHOLDER: Support the preservation of the olive groves and trees in Bonython Park as [endorsed by Council](#) (refer page 10 in linked document), consistent with their historic significance.
- PLACEHOLDER: Support the repurposing of the former netball courts into a beach volleyball facility [as noted by Council](#), or other Park Lands purpose, consistent with the purpose for which the land is held.

A28.7 Restrictions on public use and movement

- Public access to the Olive Groves adjacent the Police Barracks (leased to SAPOL) is prohibited unless permitted by SAPOL.

COMMUNITY LAND MANAGEMENT PLAN FOR THE ADELAIDE PARK LANDS

- Access to the Road Safety Centre (leased to SAPOL) may be restricted when it is booked for training sessions.

ANNEXURE 29 – KATE COCKS PARK

A29.1 Identification of the land

Name of park	Certificate of Title Register Book Volume / Folio Number
Kate Cocks Park	CR 6112/852 (See the Community Land Register)

A29.2 Park context

Located between the Police Barracks, train reserve and (former) Adelaide Gaol, Kate Cocks Park is a small park that forms part of the wider Park 27.

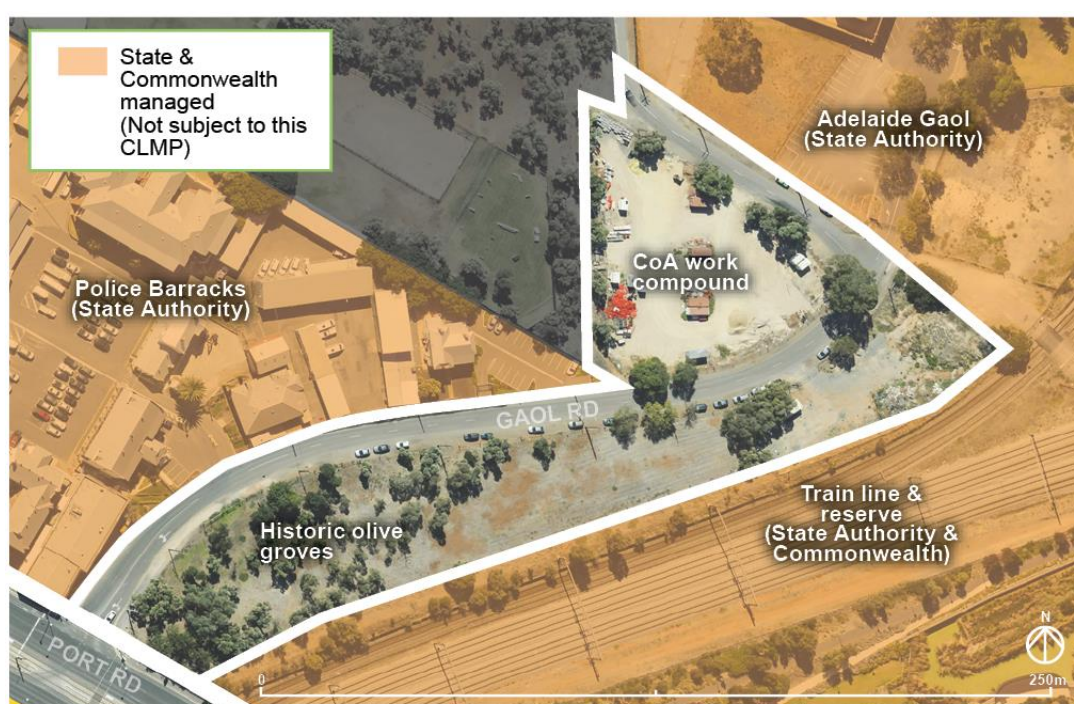


Figure 31. Map of Kate Cocks Park

A29.3 Owner and Custodian

- Owner: The Crown in the right of the State
- Custodian: The Corporation of the City of Adelaide

A29.4 Purpose for which the land is held

In addition to the overall purpose for which the Adelaide Park Lands are held (as outlined in Section 5), the land is held for the purpose of:

- Providing green, open space for outdoor recreation
- Providing facilities, furniture and amenities ancillary to park uses.

A29.5 Objectives, targets and measures for managing the land

The overarching objectives, targets and measures for the Adelaide Park Lands (Section 10) apply to Kate Cocks Park.

A29.6 Management proposals

- Support proposals to improve the landscape of Kate Cocks Park consistent with the purpose for which the park is held.

A29.7 Restrictions on public use and movement

- There are no restrictions to access.

ANNEXURE 30 – HELEN MAYO PARK

A30.1 Identification of the land

Name of park	Certificate of Title Register Book Volume / Folio Number
Helen Mayo Park	CR 5754/514, CR 6102/699, CR 6102/700, CR 5765/293, CR 6102/701 (See the Community Land Register)

A30.2 Park context

Bordered by the River Torrens / Karrawirra Pari, the rail lines and Montefiore Road, Helen Mayo Park forms part of the wider Park 27. The park incorporates two (State managed) rowing sheds and ancillary facilities.

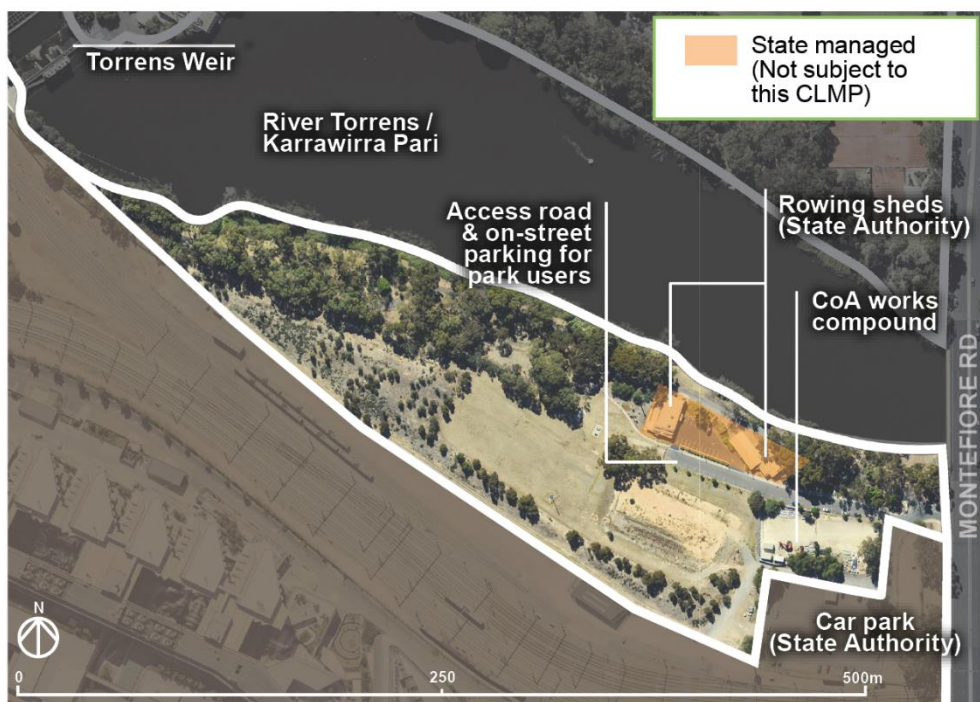


Figure 32. Map of Helen Mayo Park

A30.3 Owner and Custodian

- Owner: The Crown in the right of the State
- Custodian: The Corporation of the City of Adelaide

A30.4 Purpose for which the land is held

In addition to the overall purpose for which the Adelaide Park Lands are held (as outlined in Section 5), the land is held for the purpose of:

- Providing green, open space for outdoor recreation
- Providing facilities, furniture and amenities ancillary to park uses.

A30.5 Objectives, targets and measures for managing the land

The overarching objectives, targets and measures for the Adelaide Park Lands (Section 10) apply to Helen Mayo Park.

A30.6 Management proposals

- Support proposals that are consistent with the purpose for which the land is held.

A30.7 Restrictions on public use and movement

- There are no restrictions to access.

ANNEXURE 31 – JOHN E BROWN PARK (PARK 27A)

A31.1 Identification of the land

Name of park	Certificate of Title Register Book Volume / Folio Number
John E Brown Park (Park 27A)	CR 6144/507 (See the Community Land Register)

A31.2 Park context

Named after a famed forest conservator from the 1880s, John E Brown Park (Park 27A) is a large open park that provides connections to Bowden and the western suburbs.

The Bunyip Trail, a joint initiative of the CoA and the Children's University Adelaide, is a popular feature of the park. This short 'loop' trail invites discovery of the natural environment through storytelling and hands-on activities along the path. The park includes the Deceased Workers Memorial Forest which was established in 2003 as a way of remembering those who died at their workplace.

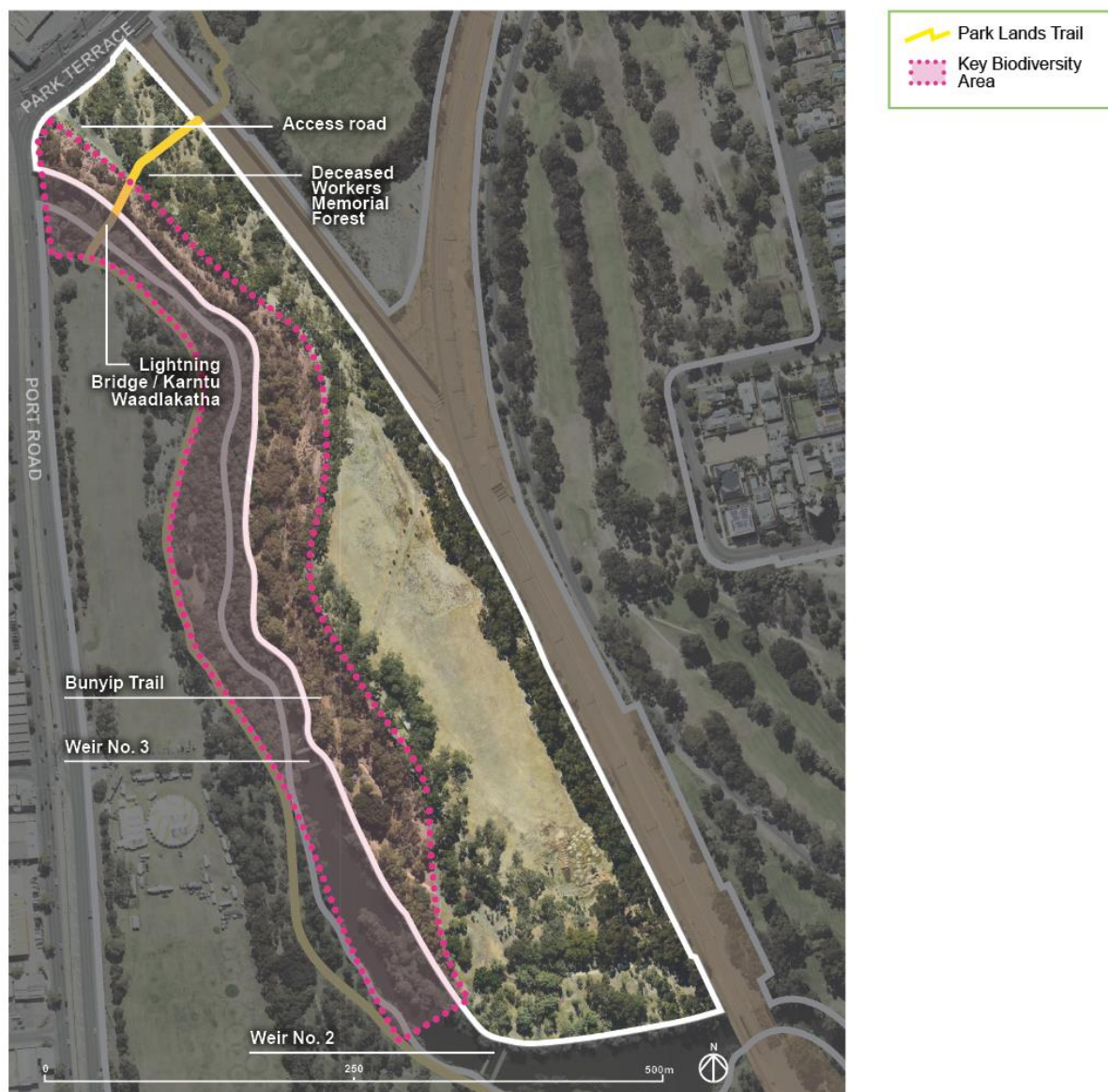


Figure 33. Map of John E Brown Park (Park 27A)

A31.3 Owner and Custodian

- Owner: The Crown in the right of the State
- Custodian: The Corporation of the City of Adelaide

A31.4 Purpose for which the land is held

In addition to the overall purpose for which the Adelaide Park Lands are held (as outlined in Section 5), the land is held for the purpose of:

- Providing for informal recreation, including the educational Bunyip Trail
- Providing green, open space for outdoor recreation
- Protecting the Key Biodiversity Area in this park
- Providing facilities, furniture and amenities ancillary to park uses.

A31.5 Objectives, targets and measures for managing the land

The overarching objectives, targets and measures for the Adelaide Park Lands (Section 10) apply to John E Brown Park (Park 27A).

A31.6 Management proposals

- Support proposals that are consistent with the purpose for which the land is held.

A31.7 Restrictions on public use and movement

- There are no restrictions to access.

ANNEXURE 32 – MARY LEE PARK (PARK 27B)

A32.1 Identification of the land

Name of park	Certificate of Title Register Book Volume / Folio Number
Mary Lee Park (Park 27B)	CR 6144/507, CR 6102/709, CR 6102/711 (See the Community Land Register)

A32.2 Park context

Mary Lee Park (Park 27B), located opposite Bowden, offers a range of recreation facilities including sporting fields, a clubhouse, community courts, skate park, and a playspace. The Park Terrace Community Garden is situated at the northern end of the park.



Figure 34. Map of Mary Lee Park (Park 27B)

A32.3 Owner and Custodian

- Owner: The Crown in the right of the State

- Custodian: The Corporation of the City of Adelaide

A32.4 Purpose for which the land is held

In addition to the overall purpose for which the Adelaide Park Lands are held (as outlined in Section 5), the land is held for the purpose of:

- Providing for informal recreation, including community courts, a skate park, a playspace and a community garden (licensed)
- Providing sporting fields (licensed)
- Providing facilities, furniture and amenities ancillary to park uses.

A32.5 Objectives, targets and measures for managing the land

The overarching objectives, targets and measures for the Adelaide Park Lands (Section 10) apply to Mary Lee Park (Park 27B).

A32.6 Management proposals

- Fencing will be provided for the Park Terrace Community Garden.

A32.7 Restrictions on public use and movement

- Public access to the fenced community garden may be limited.
- Restrictions apply during programmed sporting times for the clubroom leaseholder in the sporting fields/licence areas.

ANNEXURE 33 – PALMER GARDENS / PANGKI PANGKI (PARK 28) & BROUGHAM GARDENS / TANTUTITINGGA (PARK 29)

A33.1 Identification of the land

Name of park	Certificate of Title Register Book Volume / Folio Number
Palmer Gardens / Pangki Pangki (Park 28)	CR 6144/507
Brougham Gardens / Tantutitingga (Park 29)	CR 6144/507, CR 5744/254 & CR 5896/254 (See the Community Land Register)

A33.2 Park context

Palmer Gardens / Pangki Pangki (Park 28) and Brougham Gardens / Tantutitingga (Park 29) provide the community with informal recreation open space. Both gardens retain the cross-axial pathways of the original 1870s spatial layout. Brougham Gardens includes a floral clock adjacent to King William Road.

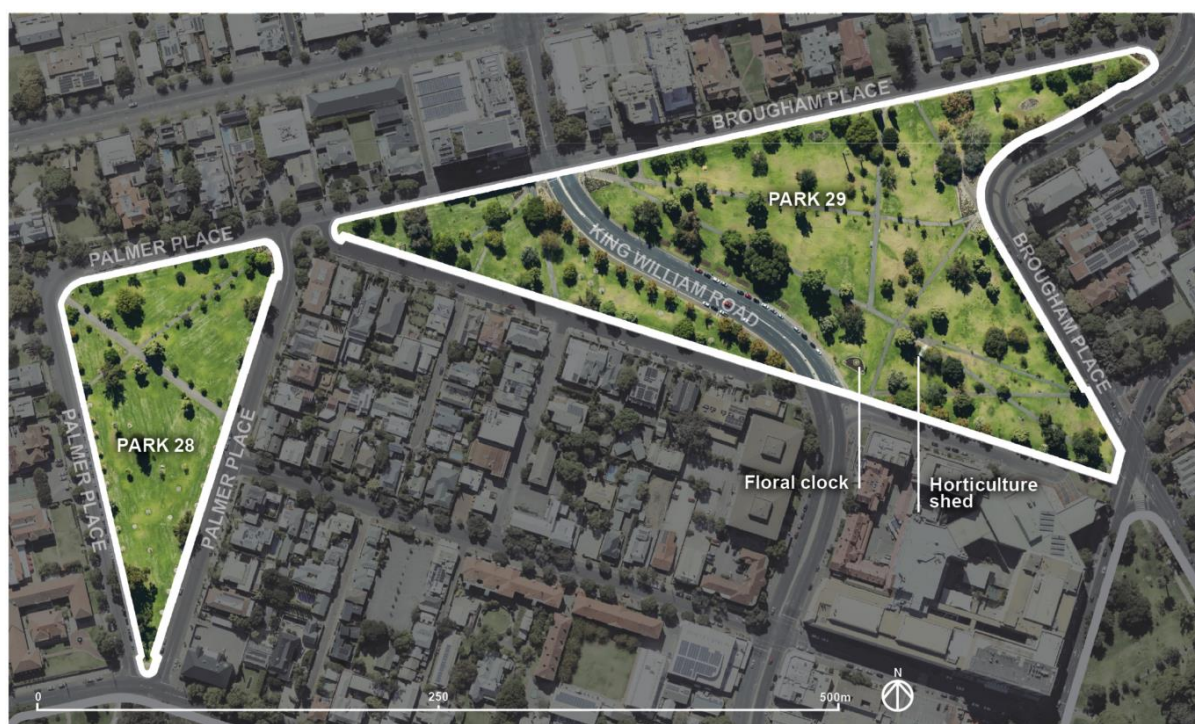


Figure 35. Map of Palmer Gardens / Pangki Pangki (Park 28) and Brougham Gardens / Tantutitingga (Park 29)

A33.3 Owner and Custodian

- Owner: The Crown in the right of the State
- Custodian: The Corporation of the City of Adelaide

A33.4 Purpose for which the land is held

In addition to the overall purpose for which the Adelaide Park Lands are held (as outlined in Section 5), the land is held for the purpose of:

- Providing green, open space for outdoor recreation
- Providing facilities, furniture and amenities ancillary to park uses.

A33.5 Objectives, targets and measures for managing the land

The overarching objectives, targets and measures for the Adelaide Park Lands (Section 10) apply to Palmer Gardens / Pangki Pangki (Park 28) and Brougham Gardens / Tantutitingga (Park 29).

A33.6 Management proposals

- Support proposals that are consistent with the purpose for which the land is held.

A33.7 Restrictions on public use and movement

- There are no restrictions to access.

ANNEXURE 34 – VICTORIA SQUARE / TARNTANYANGGA

A34.1 Identification of the land

Name of park	Certificate of Title Register Book Volume / Folio Number
Victoria Square / Tarntanyangga	CR 6152/730 (See the Community Land Register)

A34.2 Park context

Victoria Square / Tarntanyangga is the principal square and symbolic centre of the city. It has both Kaurna and non-Kaurna cultural significance, as represented by Reconciliation Plaza, a number of State Heritage listed places (including a statue of Queen Victoria) and the two flag poles displaying both the Australian and Aboriginal flags. The Three Rivers Fountain is located at the southern end of the square. Victoria Square is a popular space for events and informal recreation.

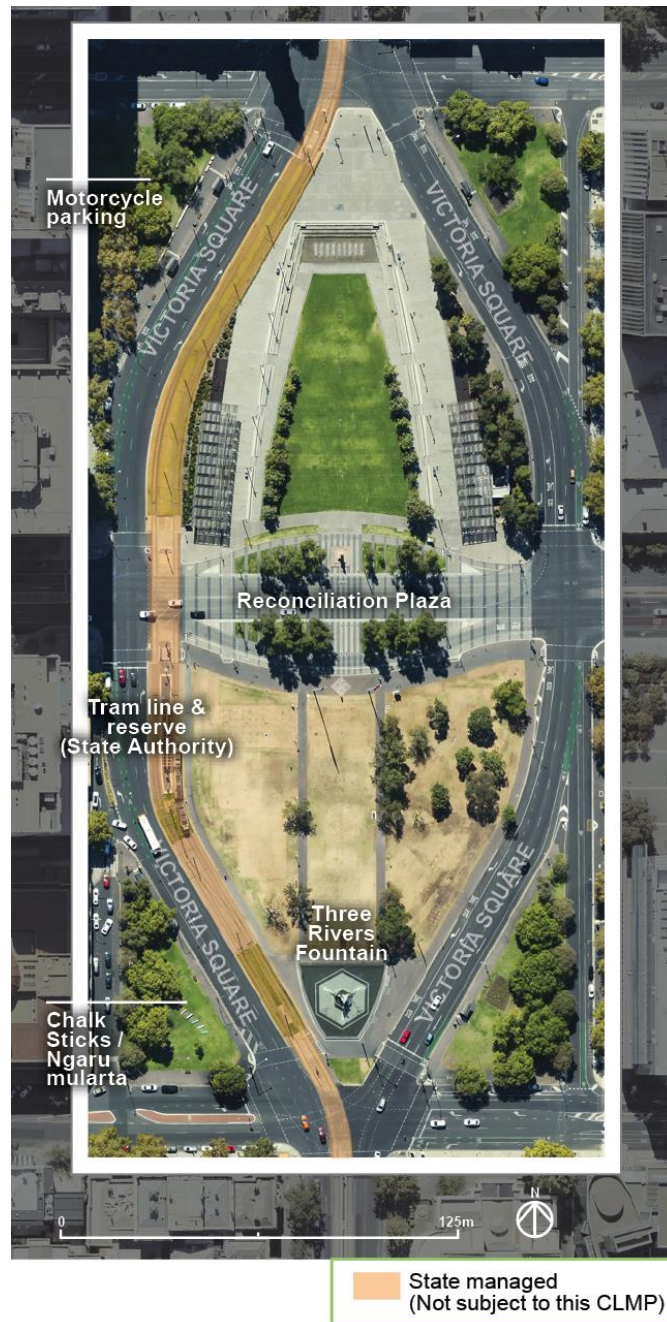


Figure 36. Map of Victoria Square / Tarntanyangga

A34.3 Owner and Custodian

- Owner: The Crown in the right of the State
- Custodian: The Corporation of the City of Adelaide

A34.4 Purpose for which the land is held

In addition to the overall purpose for which the Adelaide Park Lands are held (as outlined in Section 5), the land is held for the purpose of:

- Providing green, open space for outdoor recreation and events
- Providing a symbolic civic space

- Providing facilities, furniture and amenities ancillary to park uses.

A34.5 Objectives, targets and measures for managing the land

The overarching objectives, targets and measures for the Adelaide Park Lands (Section 10) apply to Victoria Square / Tarntanyangga.

A34.6 Management proposals

- Support proposals that are consistent with the purpose for which the land is held.

A34.7 Restrictions on public use and movement

- There are no restrictions to access.

ANNEXURE 35 – HINDMARSH SQUARE / MUKATA

A35.1 Identification of the land

Name of park	Certificate of Title Register Book Volume / Folio Number
Hindmarsh Square / Mukata	CR 6102/706 (See the Community Land Register)

A35.2 Park context

Hindmarsh Square / Mukata, incorporating a sculpture park in the north-west corner, provides opportunities for passive and informal recreation. Being close to Rundle Mall and the central business area, it is also one of the most well-used city squares.



Figure 37. Map of Hindmarsh Square / Mukata

A35.3 Owner and Custodian

- Owner: The Crown in the right of the State
- Custodian: The Corporation of the City of Adelaide

A35.4 Purpose for which the land is held

In addition to the overall purpose for which the Adelaide Park Lands are held (as outlined in Section 5), the land is held for the purpose of:

- Providing for informal recreation, including a sculpture park
- Providing green, open space for outdoor recreation
- Providing facilities, furniture and amenities ancillary to park uses.

A35.5 Objectives, targets and measures for managing the land

The overarching objectives, targets and measures for the Adelaide Park Lands (Section 10) apply to Hindmarsh Square / Mukata.

A35.6 Management proposals

- Support proposals that are consistent with the purpose for which the land is held.

A35.7 Restrictions on public use and movement

- There are no restrictions to access.

ANNEXURE 36 – LIGHT SQUARE / WAUWI

A36.1 Identification of the land

Name of park	Certificate of Title Register Book Volume / Folio Number
Light Square / Wauwi	CR 6102/705 (See the Community Land Register)

A36.2 Park context

Light Square / Wauwi contains features of historical and cultural significance including the State Heritage Listed grave and monument to Colonel William Light, a statue of Catherine Helen Spence and the rainbow colours of the Pride Walk.



Figure 38. Map of Light Square / Wauwi

A36.3 Owner and Custodian

- Owner: The Crown in the right of the State
- Custodian: The Corporation of the City of Adelaide

A36.4 Purpose for which the land is held

In addition to the overall purpose for which the Adelaide Park Lands are held (as outlined in Section 5), the land is held for the purpose of:

- Providing green, open space for outdoor recreation
- Providing facilities, furniture and amenities ancillary to park uses.

A36.5 Objectives, targets and measures for managing the land

The overarching objectives, targets and measures for the Adelaide Park Lands (Section 10) apply to Light Square / Wauwi.

A36.6 Management proposals

- Support proposals that are consistent with the purpose for which the land is held.

A36.7 Restrictions on public use and movement

- There are no restrictions to access.

ANNEXURE 37 – HURTLE SQUARE / TANGKAIRA

A37.1 Identification of the land

Name of park	Certificate of Title Register Book Volume / Folio Number
Hurtle Square / Tangkaira	CR 6137/492 (See the Community Land Register)

A37.2 Park context

Hurtle Square / Tangkaira, in the south-eastern corner of the city, features the 'Forest of Dreams' artwork which encircles the Halifax / Pulteney Street intersection.



Figure 39. Map of Hurtle Square / Tangkaira

A37.3 Owner and Custodian

- Owner: The Crown in the right of the State
- Custodian: The Corporation of the City of Adelaide

A37.4 Purpose for which the land is held

In addition to the overall purpose for which the Adelaide Park Lands are held (as outlined in Section 5), the land is held for the purpose of:

- Providing green, open space for outdoor recreation
- Providing facilities, furniture and amenities ancillary to park uses.

A37.5 Objectives, targets and measures for managing the land

The overarching objectives, targets and measures for the Adelaide Park Lands (Section 10) apply to Hurtle Square / Tangkaira.

A37.6 Management proposals

- Support proposals that are consistent with the purpose for which the land is held.

A37.7 Restrictions on public use and movement

- There are no restrictions to access.

ANNEXURE 38 – WHITMORE SQUARE / IPARRITYI

A38.1 Identification of the land

Name of park	Certificate of Title Register Book Volume / Folio Number
Whitmore Square / Iparrityi	CR 6102/702 (See the Community Land Register)

A38.2 Park context

Whitmore Square / Iparrityi features the 'Voyagers' public art commemorating Afghan cameleers of the 1860's, a large Moreton Bay fig tree, a community court and table tennis facilities.



Figure 40. Map of Light Square / Iparrityi

A38.3 Owner and Custodian

- Owner: The Crown in the right of the State
- Custodian: The Corporation of the City of Adelaide

A38.4 Purpose for which the land is held

In addition to the overall purpose for which the Adelaide Park Lands are held (as outlined in Section 5), the land is held for the purpose of:

- Providing for informal recreation, including community courts and table tennis facilities
- Providing green, open space for outdoor recreation
- Providing facilities, furniture and amenities ancillary to park uses.

A38.5 Objectives, targets and measures for managing the land

The overarching objectives, targets and measures for the Adelaide Park Lands (Section 10) apply to Whitmore Square / Iparrityi.

A38.6 Management proposals

- Support the implementation of the endorsed [Whitmore Square / Iparrityi Master Plan](#).

A38.7 Restrictions on public use and movement

- There are no restrictions to access.

ANNEXURE 39 – WELLINGTON SQUARE / KUDNARTU

A39.1 Identification of the land

Name of park	Certificate of Title Register Book Volume / Folio Number
Wellington Square / Kudnartu	CR 6112/852 (See the Community Land Register)

A39.2 Park context

Wellington Square / Kudnartu is the only square located within North Adelaide. Its layout has altered little since it was established, with the same path pattern and style of Victorian tree plantings. The square itself remains intact as intended by Colonel William Light.



Figure 41. Map of Wellington Square / Kudnartu

A39.3 Owner and Custodian

- Owner: The Crown in the right of the State
- Custodian: The Corporation of the City of Adelaide

A39.4 Purpose for which the land is held

In addition to the overall purpose for which the Adelaide Park Lands are held (as outlined in Section 5), the land is held for the purpose of:

- Providing green, open space for outdoor recreation
- Providing facilities, furniture and amenities ancillary to park uses.

A39.5 Objectives, targets and measures for managing the land

The overarching objectives, targets and measures for the Adelaide Park Lands (Section 10) apply to Wellington Square / Kudnartu.

A39.6 Management proposals

- Support proposals that are consistent with the purpose for which the land is held.

A39.7 Restrictions on public use and movement

- There are no restrictions to access.

ANNEXURE 40 – RIVER TORRENS / KARRAWIRRA PARI

The River Torrens / Karrawirra Pari is designated as part of the Adelaide Park Lands and is therefore required to be addressed in a Community Land Management Plan.

A40.1 Identification of the land

Name	Certificate of Title Register Book Volume / Folio Number
River Torrens / Karrawirra Pari	CR 6112/473, CR 5807/962, CR 5807/963, CR 5807/964, CR 5807/965, CR 5807/966 (See the Community Land Register)

A40.2 Park context

The River Torrens / Karrawirra Pari (the River) is the home of many water-based activities and a key part of the identity of the City of Adelaide. The Torrens Lake is that section of the River between the main weir and the Albert Bridge (Frome Road). Recreational activities on the lake include Popeye, rowing and paddle-boat hire.

The River has ecological values and supports native fish populations, aquatic and aerial mammals (rakali, grey-headed flying-foxes), reptiles (turtles, skinks and snakes) and a wide diversity of birds and insects. It supports native vegetation in the water body itself and along its banks.

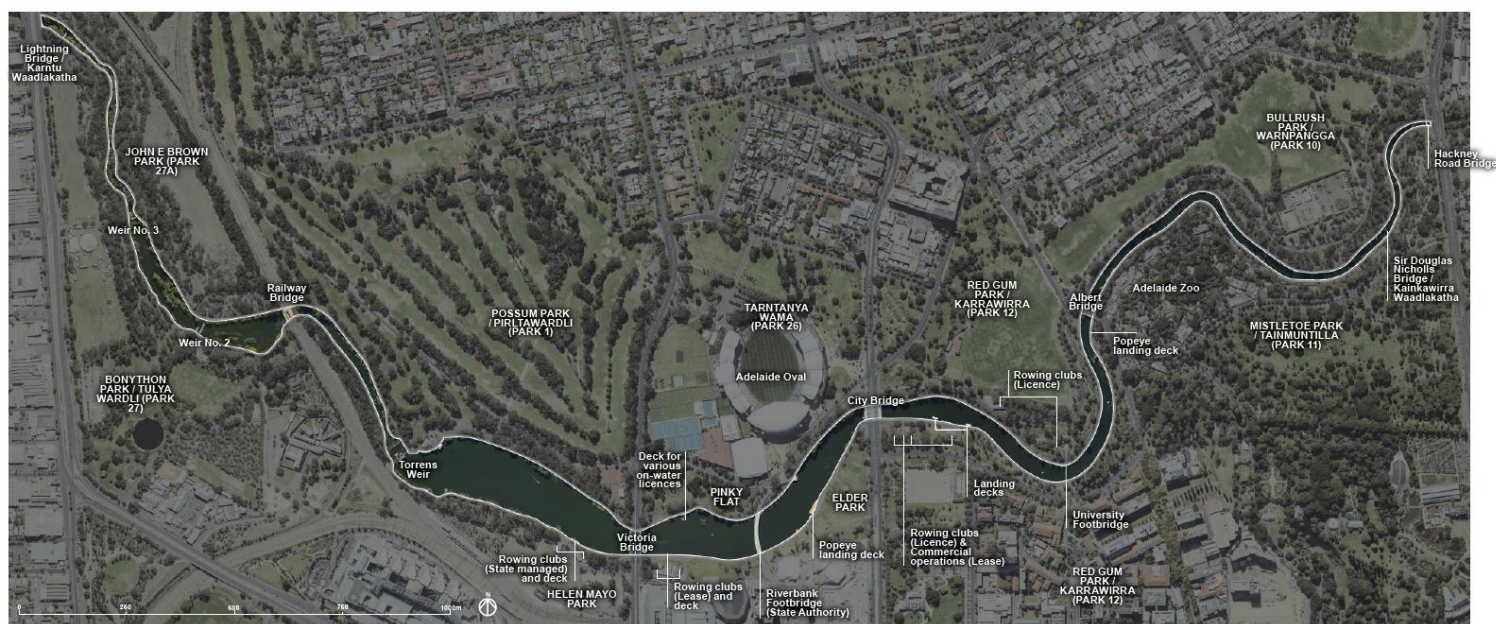


Figure 42. Map of the River Torrens / Karrawirra Pari

A40.3 Owner and Custodian

- Owner: The Crown in the right of the State
- Custodian: The Corporation of the City of Adelaide

A40.4 Purpose for which the land is held

In addition to the overall purpose for which the Adelaide Park Lands are held (as outlined in Section 5), the land is held for the purpose of:

- Providing a resource for aquatic-based, boating recreation
- Providing ecological habitat for native fauna and flora
- Providing facilities, furniture and amenities ancillary to use of the River.

A40.5 Objectives, targets and measures for managing the land

The overarching objectives, targets and measures for the Adelaide Park Lands (Section 10) apply to the River Torrens / Karrawirra Pari.

A40.6 Management proposals

- Support proposals that are consistent with the purpose for which the land is held.

A40.7 Restrictions on public use and movement

- Swimming in the river is prohibited as per CoA's By-Law for Local Government Land.

APPENDIX A – NATIONAL HERITAGE LIST OFFICIAL VALUES

The Adelaide Park Lands and City Layout was inscribed on the National Heritage List on 7 November 2008. Detail on the listing is available here: http://www.environment.gov.au/cgi-bin/ahdb/search.pl?mode=place_detail;place_id=105758.

The official values against the six criteria are below. Figure A1 provides a map of the listed place.

Criterion A: Events, Processes

The Adelaide Park Lands and City Layout is the physical expression of the 1837 Adelaide Plan designed and laid out by Colonel William Light. It has endured as a recognisable historical layout for over 170 years retaining the key elements of the plan; encompassing the layout of the two major city areas separated by the Torrens River, the encircling Park Lands, the six town squares, and the grid pattern of major and minor roads. It is substantially intact and reflects Light's design intentions with high integrity.

The Adelaide Park Lands and City Layout is of outstanding importance because it signifies a turning point in the settlement of Australia. It was the first place in Australia to be planned and developed by free settlers, not as a penal settlement or military outpost. The colony of South Australia was established by incorporation as a commercial venture supported by the British Government, based on Edward Wakefield's theory of systematic colonisation. To be commercially successful, there needed to be contained settlement to avoid speculative land sales and this settlement needed to be designed and planned to attract free settlers and to provide them with security of land tenure. The city layout with its grid plan expedited the process of land survey enabling both rapid settlement of land and certainty of title. The wide streets, public squares and generous open spaces provided amenity and the surrounding park lands ensured a defined town boundary while still allowing for public institutional domains. These elements are discernible today.

The Adelaide Park Lands is also significant for the longevity of its protection and conservation. The Adelaide Municipal Corporation Act (1840) established the city council as the 'conservators' of the city and park lands. The establishment of the Park Lands Preservation Society in 1903, along with successive community organisations marks a continuing pattern in community support for safeguarding the significance of the Park Lands for the Adelaide community.

The Adelaide Plan was highly influential as a model for planning other towns in Australia and overseas. It is acknowledged by town planners and historians as a major influence on the Garden City Planning movement, one of the most important urban planning initiatives.

Criterion B: Rarity

The Adelaide Park Lands and City Layout is rare as the most complete example of nineteenth century colonial planning where planning and survey were undertaken prior to settlement. The historical layout as conceived in the 1837 Adelaide Plan remains clearly legible today. The place is also the only Australian capital city to be completely enclosed by park lands and is the most extensive and substantially intact nineteenth century park lands in Australia.

Criterion D: Principal characteristics of a class of places

The Adelaide Park Lands and City Layout is an exemplar of a nineteenth century planned urban centre. It demonstrates the principal characteristics of a nineteenth century city including a defined boundary, streets in a grid pattern, wide streets, public squares, spacious

rectangular blocks and expansive public open space for commons and public domains. The expression of these features with their generous open space reflects the early theories and ideas of the Garden City movement of an urban area set in publicly accessible open space with plantings, gardens, designed areas and open bushland.

Criterion F: Creative or technical achievement

Adelaide Park Lands and City Layout is regarded throughout Australia and the world as a masterwork of urban design. Elements of the Adelaide Plan that contribute to the design excellence are the use of the encircling park lands to define the boundary of the development of the city and to provide for health, public access, sport, recreation and public institutional domains, thereby meeting both economic and social requirements. Designing the city layout to respond to the topography was highly innovative for its time with the northern sections of the city located and angled to take advantage of the rising ground while retaining the Torrens River as a feature within the Park Lands. The judicious siting and wide streets maximised views and vistas through the city and Park Lands and from some locations to the Adelaide Hills. The plan features a hierarchy of road widths with a wide dimension to principal routes and terraces and alternating narrow and wide streets in the east-west direction. Light's planning innovation is supported by substantial historical documentation.

The formal organisation, delineation and dedication of the Park Lands space was a pioneering technical achievement of William Light in the Adelaide Plan.

The overall landscape planting design implemented by several successive landscape designers/managers incorporated designed vistas, formal avenues, plantations, gardens, use of specimen trees, botanically important living plant collections particularly at the Adelaide Botanic Garden and the strategic placement of buildings and statuary in their settings.

The creativity of the city and parkland design is clearly legible in the contemporary landscape viewed from the air or from the Adelaide Hills. The civic design of Adelaide was used as a model for founding many other towns in Australia and New Zealand and it is cited in later seminal Garden City planning texts including *Garden Cities of Tomorrow* by Ebenezer Howard.

Criterion G: Social value

The Adelaide Park Lands has outstanding social value to South Australians who see it as fundamental to the character and ambience of the city. The Park Lands with their recreation areas, sports grounds, gardens and public facilities provide venues for individual and group activities and events, meetings and passive and active recreation. The Park Lands also have significant social value due to the range of important civic, public, and cultural assets and institutions within it.

The present Adelaide Parklands Preservation Society is the latest in a long history of community groups dedicated to protecting the Adelaide Park Lands. These have included the Park Lands Defence Association (1869-87), the Park Lands Preservation League (1903, 1948) and the National Trust of South Australia. The longevity of the involvement of community groups in campaigning for the protection and safeguarding of the Park Lands is exceptional.

Criterion H: Significant people

Colonel William Light is most famously associated with the plan of Adelaide. He bore the ultimate responsibility, as recorded in his surviving publications and letters.

APPENDIX B – LIKELIHOOD OF IMPACT OF WORKS ON THE NATIONAL HERITAGE VALUES

The following are examples of actions that should be self-assessed in terms of their impacts on the National Heritage values of the Park Lands, and that may require referral¹:

- Significant infrastructure, such as rail, tram, helipad
- Change of land use and associated landscape character
- Major road alignment or widening and new roads, including elevated roads
- Permanent road closures
- New buildings and additions to existing buildings (greater than 30m²)
- New bridges or footbridges
- Car parks
- Any new development within the squares, including buildings, structures, fences and plazas
- Extensive landscaping, including additional hard surfaces, or new or enlarged areas of biodiversity management
- Utilities infrastructure, including above ground pipelines and telephone towers
- Any development described in an approved master plan
- Public artworks, monuments, statues and plaques
- Land division
- Temporary structures for events
- Major changes to the River Torrens basin or other major riparian works
- Any encroachment in the street grid
- Solid fencing
- Large loss of open green space
- Land use adjacent to the Park Lands that may impact on views and vistas (e.g. building height limits).

¹ List provided in: 'Adelaide Park Lands and City Layout: Issues and Opportunity Analysis for the National Heritage Listing' by dash architects (December 2018, page 35)

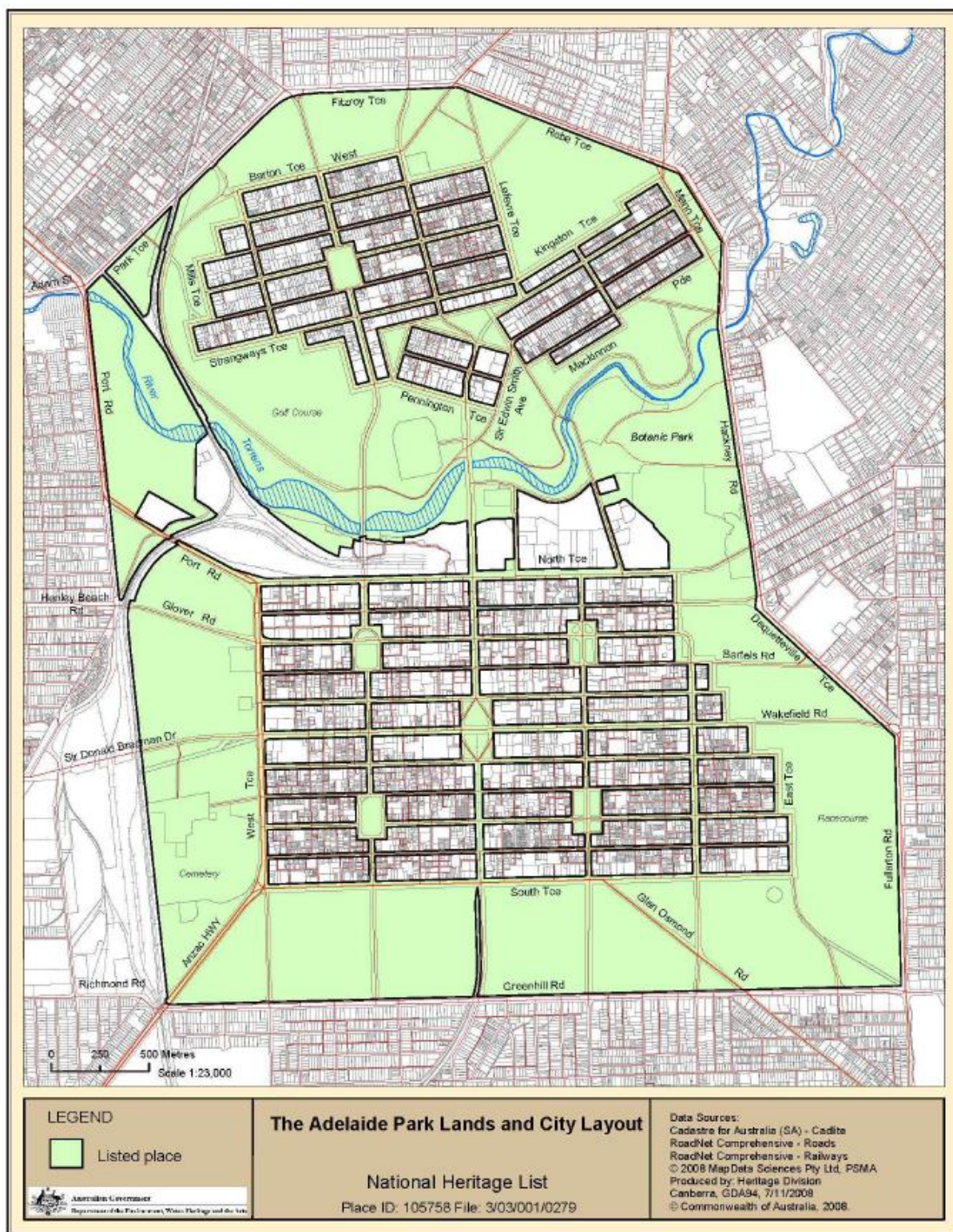


Figure A1

National Heritage Listing boundary (prepared by the Department of Environment and Water 2018)

APPENDIX C – PRINCIPLES FROM THE ADELAIDE PARK LANDS ACT 2005 (SA)

[Adelaide Park Lands Act 2005](#) (SA) establishes the following statutory principles for the operation of the Act and the management of the Adelaide Park Lands:

- a) The land comprising the Adelaide Park Lands should, as far as is reasonably appropriate, correspond to the general intentions of Colonel William Light in establishing the first Plan of Adelaide in 1837.
- b) The Adelaide Park Lands should be held for the public benefit of the people of South Australia and should be generally available to them for their use and enjoyment (recognising that certain uses of the Park Lands may restrict or prevent access to particular parts of the Park Lands).
- c) The Adelaide Park Lands reflect and support a diverse range of environmental, cultural, recreational and social values and activities that should be protected and enhanced.
- d) The Adelaide Park Lands provide a defining feature to the City of Adelaide and contribute to the economic and social well-being of the City in a manner that should be recognised and enhanced.
- e) e) The contribution that the Adelaide Park Lands make to the natural heritage of the Adelaide Plains should be recognised, and consideration given to the extent to which initiatives involving the Park Lands can improve the biodiversity and sustainability of the Adelaide Plains.
- f) The State Government, State agencies and authorities, and the Adelaide City Council, should actively seek to co-operate and collaborate with each other in order to protect and enhance the Adelaide Park Lands.
- g) The interests of the South Australian community in ensuring the preservation of the Adelaide Park Lands are to be recognised, and activities that may affect the Park Lands should be consistent with maintaining or enhancing the environmental, cultural, recreational and social heritage status of the Park Lands for the benefit of the State.

Kadaltilla

Gladys Elphick Park / Narnungga (Park 25) – Eastern Mound Redevelopment

Thursday, 28 July 2022

Board Meeting

Author:

Rachel Emmott, Manager, City
Lifestyle

Public

Purpose

This matter was presented to Kadaltilla / Park Lands Authority on 28 April 2022 and Council on 10 May 2022.

The purpose of this report is to provide an overview of the amendments made to the Eastern Mound Redevelopment Concept Plan following a request by Kadaltilla and Council to review elements of the design.

Kadaltilla's support is sought for the amended Concept Plan.

Recommendation

THAT THE ADELAIDE PARK LANDS AUTHORITY ADVISES COUNCIL:

That Kadaltilla / Park Lands Authority:

1. Supports the proposed Eastern Mound Redevelopment at Gladys Elphick Park / Narnungga (Park 25) by the South Australian Cricket Association (SACA) as shown in the Concept Plan at Attachment A to Item 6.3 of the Agenda for the Board meeting of Kadaltilla / Park Lands Authority held on 28 July 2022.
 2. Notes the changes made from the previous concept to the revised proposal based on feedback from Kadaltilla and Council that include:
 - 2.1. Reduction in use of concrete terraces.
 - 2.2. Change from black bitumen to a lighter and cooler exposed aggregate path, consistent with other paths surrounding the pavilion.
 - 2.3. DDA viewing areas.
 - 2.4. Additional shade structure.
 - 2.5. Maintaining public access and use of the improved area.
 3. Notes that Council and SACA will enter into a Maintenance Agreement which sets out SACA's obligations for the Eastern Mound Redevelopment with respect to the construction and ongoing maintenance of the area.
 4. Notes that, other than when public access to the main oval and surrounds is restricted as part of an official event or during maintenance works, SACA must continue to ensure that the current public access to the area is maintained at all times.
-

Implications

Adelaide Park Lands Management Strategy 2015-2025	<p>Adelaide Park Lands Management Strategy 2015-2025</p> <p>In relation to Gladys Elphick Park/Narnungga (Park 25), the Strategy describes this part of the Park Lands as a 'large multi-purpose sport and recreation hub...offering high quality facilities for a variety of activities'.</p> <p>The strategy also seeks to create places and attractions that set the Park Lands apart and supports activation of the Park Lands through the upgrading and enhancing buildings and structures responsive to their park setting.</p> <p>The proposed enhancements will strengthen the role of the Park Lands as a regional destination for competitive sport and a variety of active and passive forms of recreation and optimise the use of sport and recreation areas outside game and training times.</p> <p>The proposal will strengthen the local character of Park 25 through consistent plantings and creation of formal landscape features which feature integrated art and interpretative signage.</p>
APLA 2020-2025 Strategic Plan	<p>Adelaide Park Lands Authority 2020-2025 Strategic Plan</p> <p>Strategic Plan Alignment – Advice</p> <p>4.1 Provide advice on plans, projects and policies for the Adelaide Park Lands</p>
Policy	<p><u>Community Land Management Plan (CLMP) for the Adelaide Park Lands</u></p> <p>The proposed project aligns with the CLMP for the park.</p> <p><u>Acquisition & Disposal of Land and Infrastructure Assets Policy and Operating Guideline</u></p> <p>Policies relating to the gifting / acquisition of Infrastructure of Infrastructure Assets will apply.</p>
Consultation	<p>SACA has arranged to meet with the Kaurna Yerta Aboriginal Corporation (KYAC) Board to discuss incorporating interpretive elements into the final design. Consultation with the Gladys Elphick family will be co-ordinated through KYAC.</p> <p>These discussions will continue throughout the project with KYAC and the Gladys Elphick Families input integrated into the detailed design required for Development Approval.</p>
Resource	<p>Following the issuing of Development Approval, the management of this project will sit with the South Australian Cricket Association (SACA).</p>
Risk / Legal / Legislative	<p>The proposed Maintenance Agreement relates only to the construction and ongoing maintenance of the area and does not provide exclusive occupation rights to SACA over the area.</p> <p>The <i>Local Government Act 1999 (SA)</i> (Sections 7 & 8), <i>Adelaide Park Lands Act 2005 (SA)</i> and <i>Planning, Development and Infrastructure Act 2016 (SA)</i> may apply.</p>
Opportunities	<p>The enhancement of the eastern mound will provide additional opportunities for people to meet and socialise, escape from the rigours of the city, and reconnect with nature. Noting the proximity to the RAH, the enhancements will provide improved accessibility and features for patients, visitors, and event spectators to enjoy the Park and activities / events that occur on the main oval.</p>
City of Adelaide Budget Allocation	<p>Not as a result of this report</p>
Life of Project, Service, Initiative or (Expectancy of) Asset	<p>30 years</p>
Ongoing Costs (eg maintenance cost)	<p>Responsibility for all assets and associated maintenance and operational costs will sit with SACA.</p>
Other Funding Sources	<p>This project will be funded by SACA and delivered in multiple stages as funding is sourced.</p>

Discussion

Background

1. The concept plan (Link 1 [here](#)) was considered by Kadaltilla / Park Lands Authority at its meeting on 28 April 2022. Kadaltilla provided support for the project with advice for consideration and requested a further report providing an opportunity to review materials and finishes for the picket fence path and viewing terraces to find more suitable options for Park Lands, and location / design of the shade structures.
2. Council considered the concept plan at its meeting on 10 May 2022 and provided in principle support with the incorporation of Kadaltilla's advice into their decision, as follows:

'THAT COUNCIL:

1. *In principle supports the proposed Eastern Mound Redevelopment at Gladys Elphick Park / Narnungga (Park 25) by the South Australian Cricket Association (SACA) as shown in the Landscape Concept Design, Attachment A to Item 10.2 on the Agenda for the meeting of the Council held on 10 May 2022, subject to:*
 - 1.1. *The incorporation of shade structures (combination of permanent and / or temporary) to the eastern mound development.*
 - 1.2. *The incorporation of Universal Design and Disability Access principles into the eastern mound development to ensure that people with disability have improved access to the park environs, events, and facilities.*
 - 1.3. *Consultation with Kurna Yerta Aboriginal Corporation (KYAC) and the Gladys Elphick family regarding the incorporation of cultural and interpretation opportunities.*
 - 1.4. *The installation of gates at the base of the access stairs (as part of the first stage of works), held in an open position outside of matches and events, to provide additional opportunities for the community access to the oval.*
 - 1.5. *All works being funded by SACA including the realignment of the path network.*
 - 1.6. *SACA entering into a Maintenance Agreement which stipulates that SACA is responsible for maintaining this area for the remaining tenure of their adjacent lease agreement.*
2. *Requests a subsequent report to allow for approval, including:*
 - 2.1. *The final location and design of the proposed shade structures that are sensitive to the Park Lands setting be provided to Council for consideration.*
 - 2.2. *Alternative materials and finishes for the picket fence path and viewing terraces to find more suitable options for Park Lands.'*
3. SACA has considered the feedback provided by Kadaltilla and Council and provided an amended concept plan (**Attachment A**) for consideration.
4. In summary, the following amendments have been made to the concept plan:
 - 4.1. A reduction in the number of concrete terraces from four to three. This will reduce the extent and prominence of concrete on the embankment.
 - 4.2. The black bitumen perimeter path replaced with an exposed aggregate concrete path to match the other paths surrounding the pavilion. This is a lighter material that will lessen heat sink impacts that would have occurred with the black bitumen.
 - 4.3. Shade structure location are identified on page 5 of the 'Gladys Elphick Park / Narnungga (Park 25) – Eastern Mound Redevelopment Landscape Concept Design (June 2022)'. Placement of shelters consider sun paths to ensure maximising shade during hotter periods of the day and year and the positioning amongst new tree planting to provide additional shade. These are to support and complement, rather than replace shade tree plantings.
 - 4.4. Further commentary regarding the design of the shelters is provided on Page 21 of the attached concept plan. The intent is to provide shelters that are unique to their setting within Gladys Elphick Park / Narnungga (Park 25) and are discrete and complimentary to the existing structures and buildings within the park. Shelters are to be 'in-scale' and set within the Park Lands to provide opportunity to enhance the comfort (shade) and quality of the oval viewing experience as well as everyday use of the Park Lands.

- 4.5. A DDA viewing area has been incorporated under one of the proposed shade structures (as shown on page 5) to provide people with mobility issues comfortable access to the park environs, events, and facilities.
5. The amendments to the concept plan will ensure that the redevelopment of the eastern mound is sensitive and complimentary to its Park Lands setting whilst providing an enhanced user / visitor experience.
 6. The proposed infrastructure, to be constructed by SACA, falls outside of the licenced area and is to be 'gifted' to the City of Adelaide without any contribution from Council to its construction and / or its ongoing maintenance or renewal.
 7. The granting of approval for SACA to install infrastructure on Council land does not provide SACA with exclusive rights over the area as there is no change to the existing licences held by SACA within Park 25. Thus, other than when public access to the main oval and surrounds is restricted during an event* or during maintenance work, SACA must not restrict public access to the terracing and surrounds.
**As defined by the City of Adelaide's Adelaide Events Guidelines 2022, an 'event' is defined as a public or private, fenced or unfenced, ticketed or un-ticketed planned gathering of people which is outside the normal everyday activity of the Park Land (even if held regularly).*
 8. As the asset sits outside of the licenced area, it is proposed that a formal Maintenance Agreement will be entered into which outlines that SACA are responsible for the ongoing maintenance of the infrastructure created as part of this project for the remainder of their tenure.

Next Steps

9. With the support of Kadaltilla, this matter will be presented to Council in August 2022 seeking formal landlord approval.
10. We will continue to liaise with SACA regarding the detail of the cultural and interpretation elements following input from KYAC and the Gladys Elphick family.
11. Council and SACA will finalise and execute the Maintenance Agreement which sets out SACA's obligations for the Eastern Mound Redevelopment with respect to the construction and ongoing maintenance of the area for the remainder of their tenure.
12. Subject to the granting of landlord approval, SACA will apply for Development Approval for Stage 1 comprising the concrete terracing, paths, access stairs and landscaping. SACA is aiming to deliver these works prior to the start of the 2022/23 cricket season (approx. November 2022). It is anticipated that the shade structures will be installed as Stage 2 once further funding is secured.

Attachments

Attachment A - Gladys Elphick Park / Narnungga (Park 25) Eastern Mound Redevelopment – June 2022

- END OF REPORT -



Gladys Elphick Park / Narnungga (Park 25) Eastern Mound Redevelopment

SACA

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Attachment A

oxygen

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98-100 Halifax Street
Adelaide SA 5000

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SITE LOCATION

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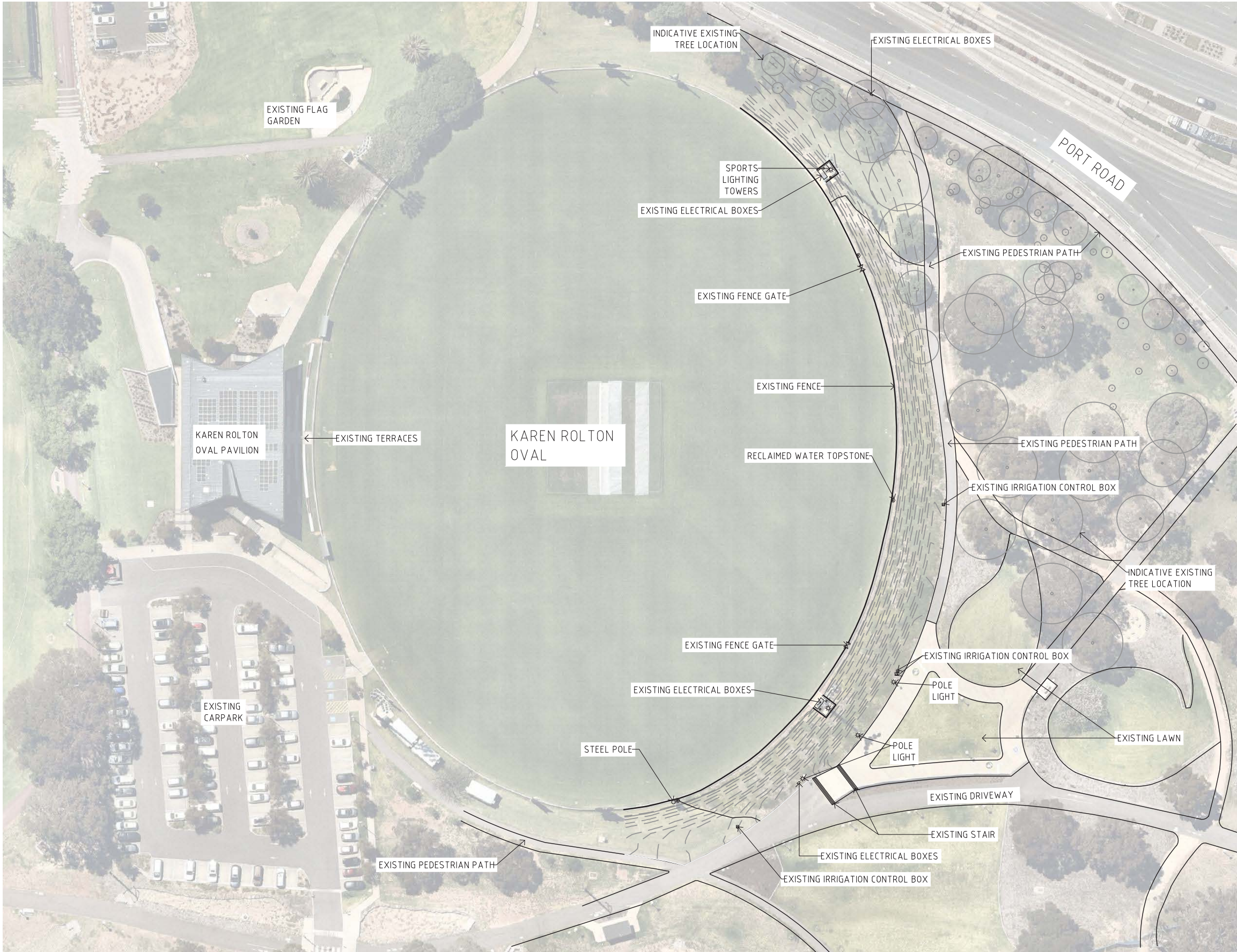


ADELAIDE PARKLAND MAP



EXISTING SITE AERIAL

EXISTING SITE PLAN

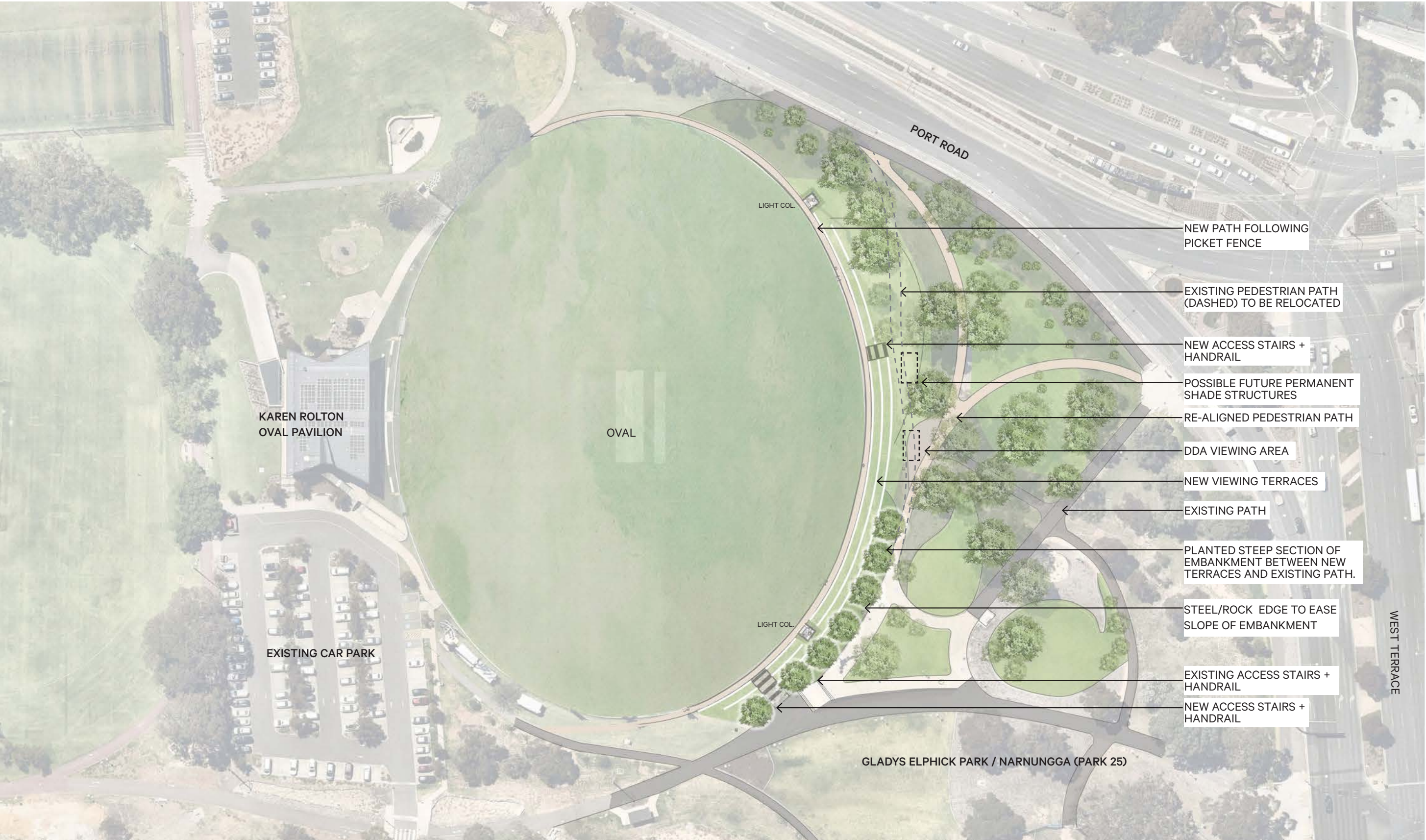


EXISTING SITE PHOTOS

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SITE CONCEPT MASTER PLAN



SITE CONCEPT PLAN

ENLARGED PLAN



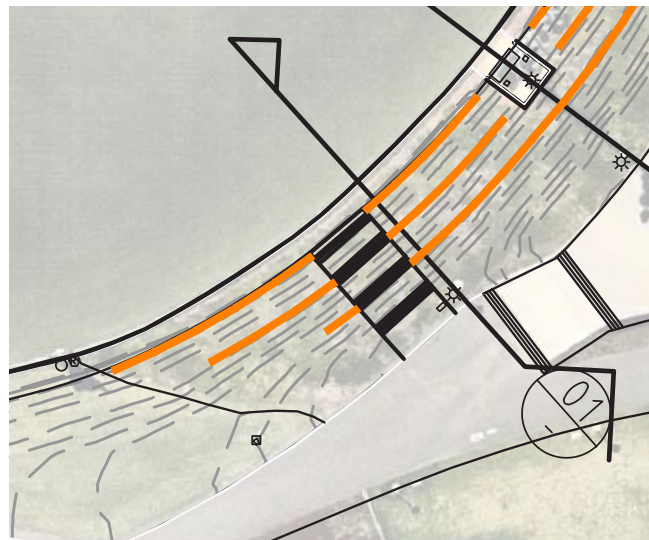
Page 225

EXISTING + NEW CIRCULATION



SECTION KEY PLAN





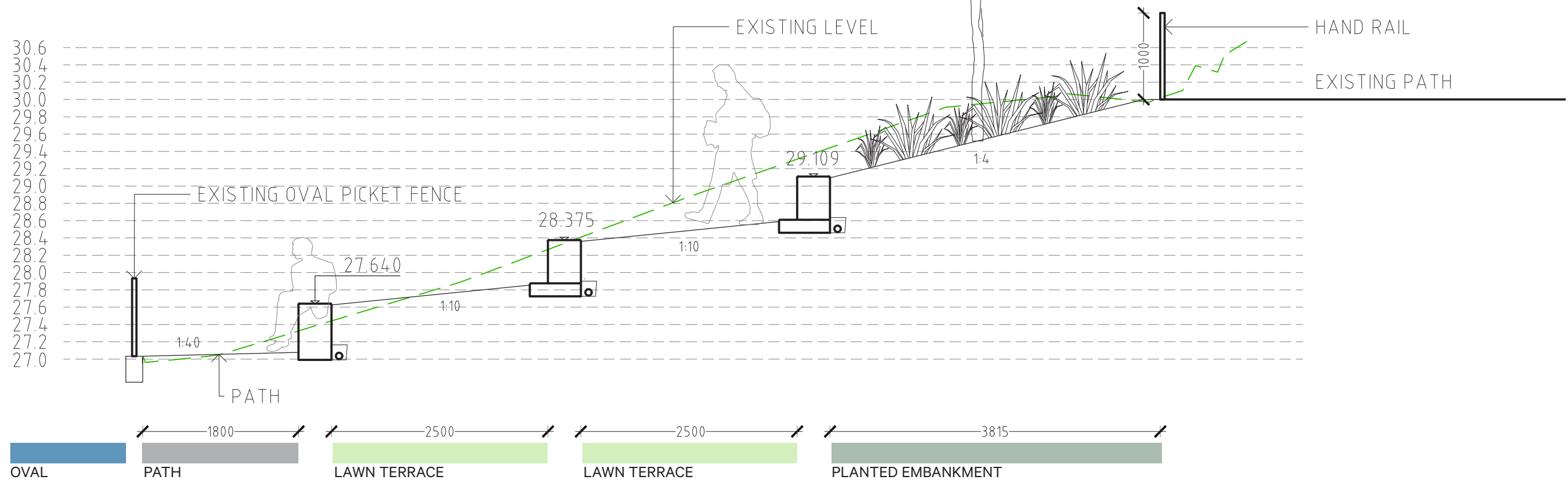
SECTION LOCATION MAP



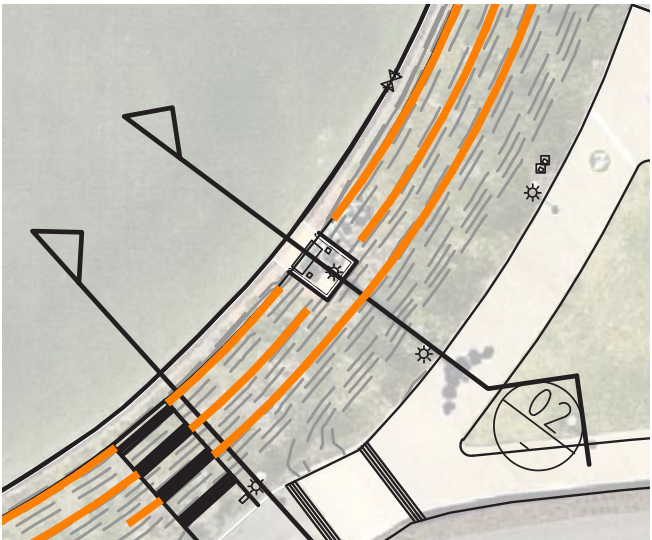
SITE PHOTO



SHADE + BACKDROP TREES



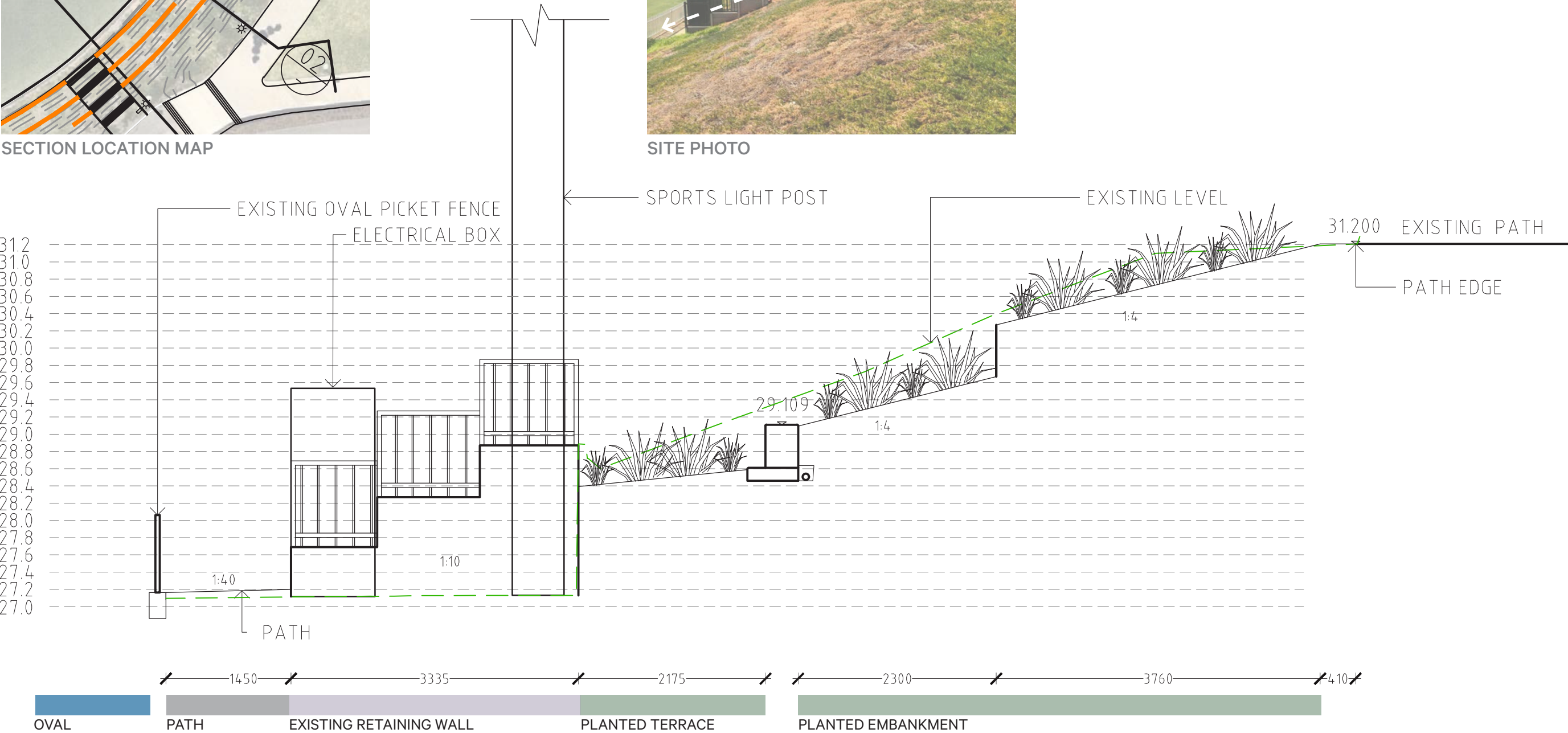
SECTION 01



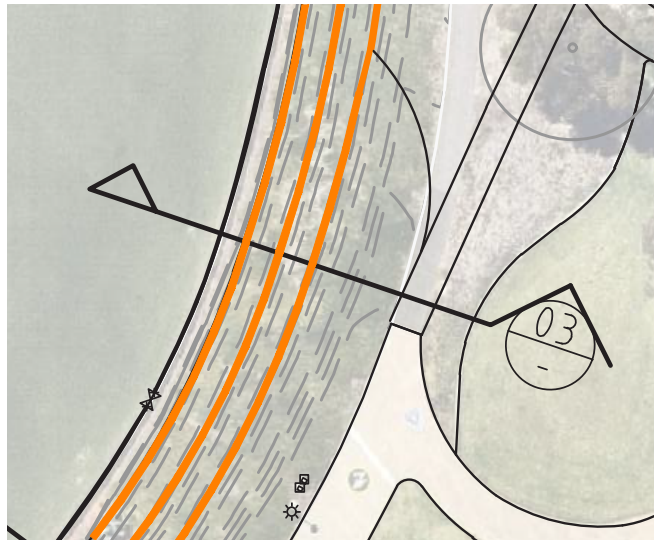
SECTION LOCATION MAP



SITE PHOTO



SECTION 02



SECTION LOCATION MAP

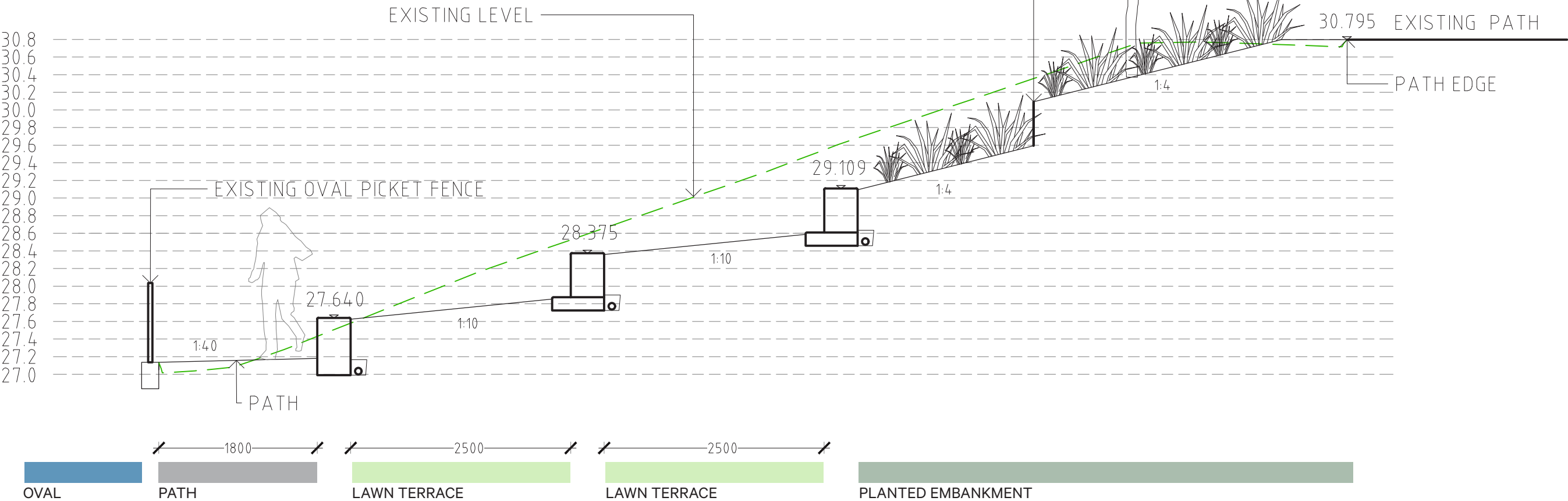


SITE PHOTO

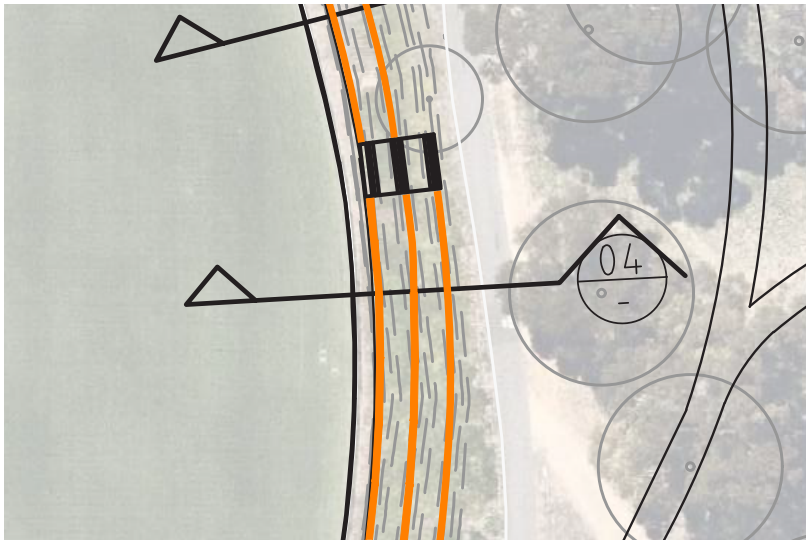
STEEL/ROCK EDGE TO EASE SLOPE OF EMBANKMENT



SHADE + BACKDROP TREES



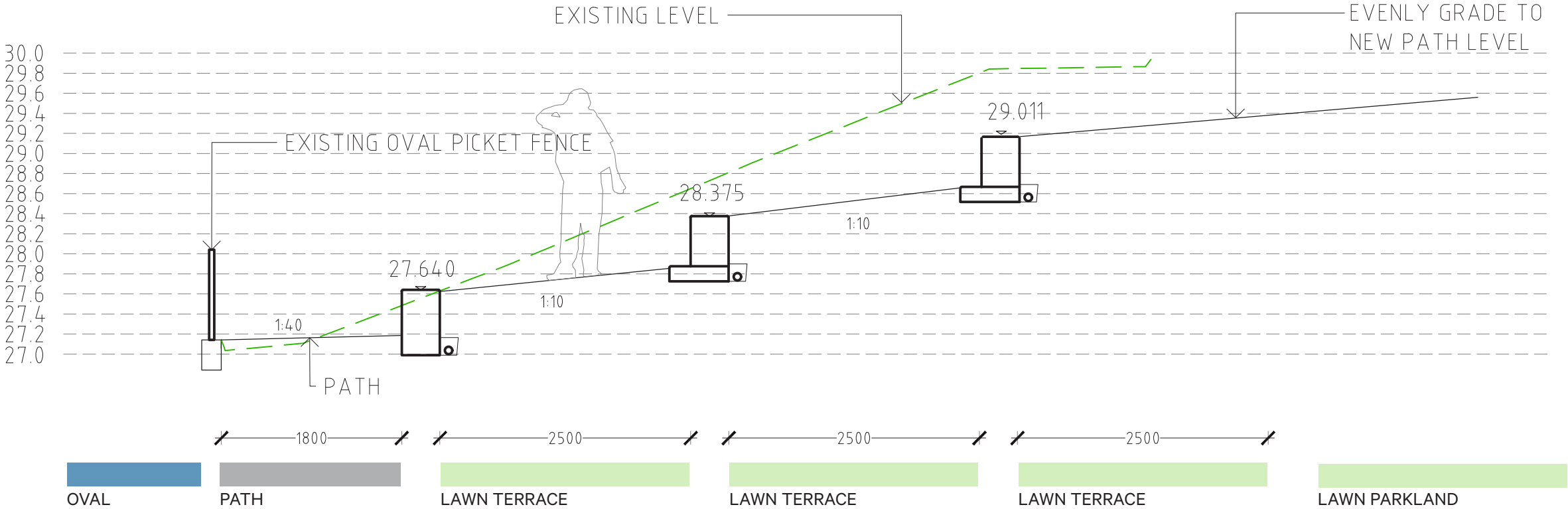
SECTION 03



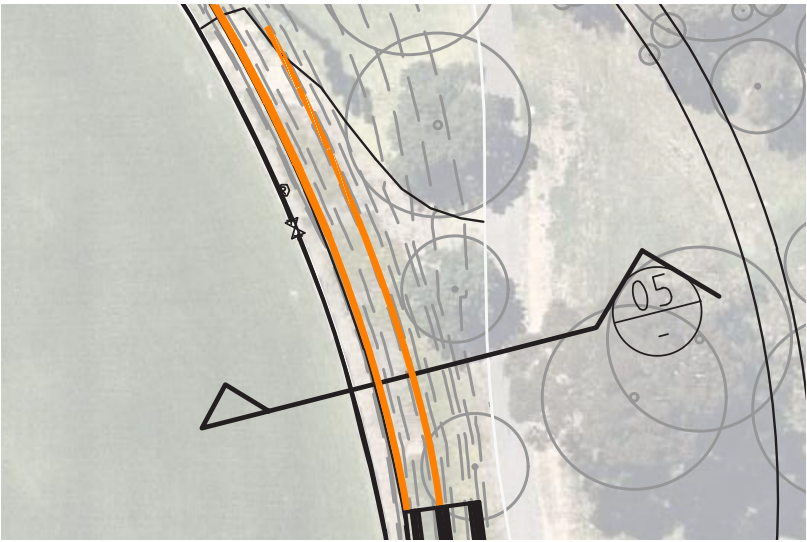
SECTION LOCATION MAP



SITE PHOTO



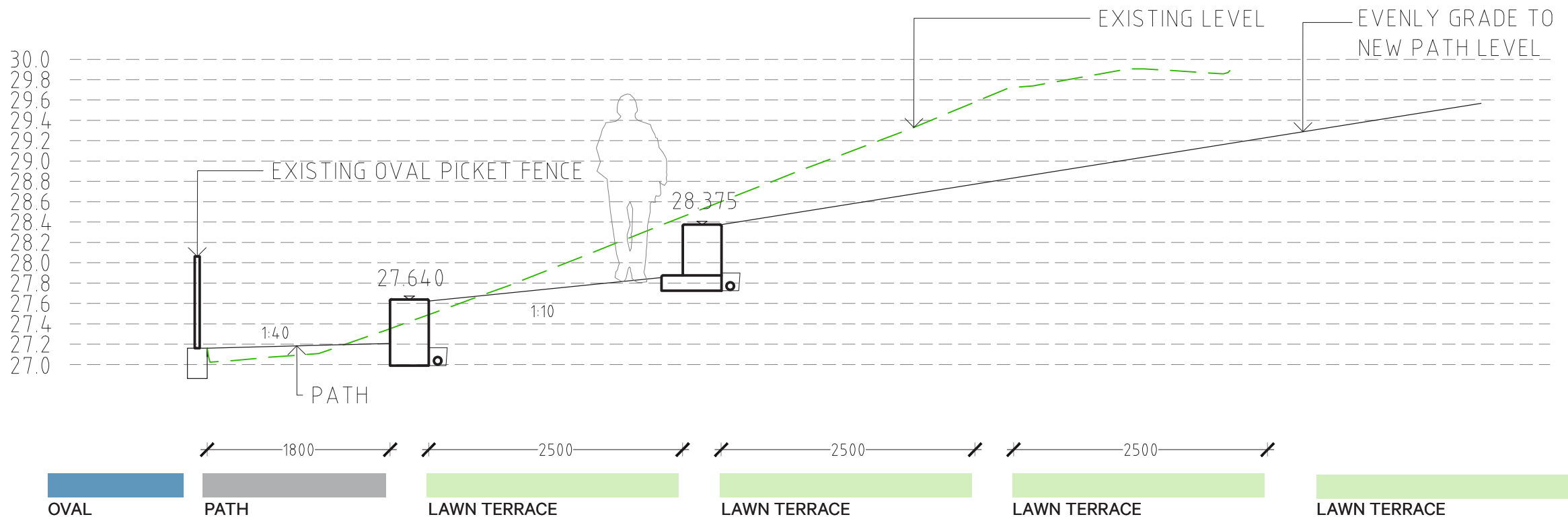
SECTION 04



SECTION LOCATION MAP



SITE PHOTO



SECTION 05

PRECEDENTS

TERRACES



EXISTING CONCRETE SEATING



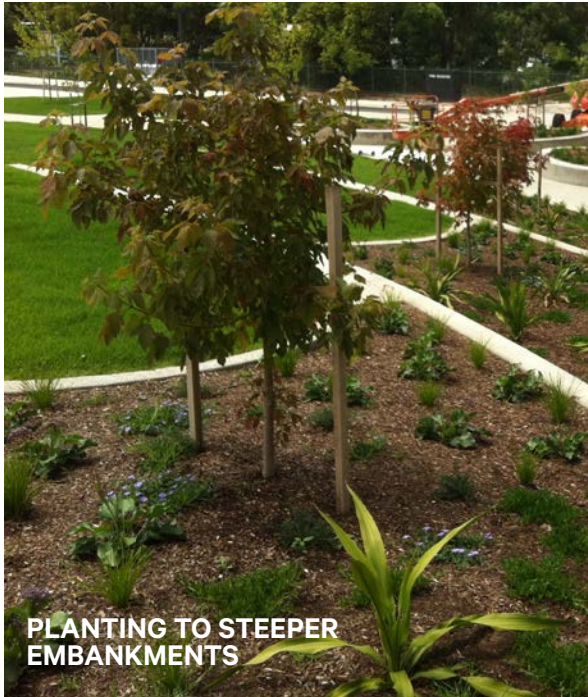
CONCRETE TERRACES + LAWN



INTERMEDIATE STEPS



WHIPPER SNIPPER EDGE
INTEGRATED BMX/SKATE STOPS



PLANTING TO STEEPER EMBANKMENTS



EXPOSED AGGREGATE SURFACE TREATMENT

EXISTING SITE VIEW



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PROPOSED VIEW



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PROPOSED VIEW



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ENLARGED VIEW 01



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ENLARGED VIEW 02



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OVAL IMAGE

Culture and Interpretation opportunities

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STEEL BLADES WITH WORDING + LASER CUT MOTIFS

OPPORTUNITY FOR WORDING TO BE INCORPORATED INTO WALLS AND BLADES



LETTERING IMPRINTS IN CONCRETE TERRACES



PARK SITE SIGNAGE



PRECEDENTS

Shelters

OVERVIEW

Shelters are to be unique to their setting within Gladys Elphick Park / Narnungga (Park 25) and are complimentary to the existing structures and buildings within the park. Shelters are to be ‘in-scale’ and set within the Park Lands to provide opportunity to enhance the comfort (shade) and quality of the oval viewing experience as well as everyday use of the Park Lands.

The shelters associated with Eastern Mound Redevelopment in the Park Lands will:

- Contribute to the overall Park Lands character.
- Be respectful and subservient to the Gladys Elphick Park / Narnungga (Park 25) context.
- Be sited to fit into the Park Lands landscape and have a minimal intrusion.
- Be of good design, of architectural quality in their siting and use of materials (including being contemporary, light weight, timeless and viewed from all sides).
- Be sustainable – environmentally, socially, culturally and economically.
- Be designed to complement forms and colours of the Park Lands. Colours and finishes are selected to ‘age gracefully’ and compliment the quality other built form structures in the Gladys Elphick Park such as the Oval Clubrooms.
- Be considerate of ‘whole-of-life’ cost in their construction and maintenance.
- Be built from materials chosen for their quality aesthetics, robust nature, vandal resistant qualities, long term cost effectiveness, local availability and constancy.
- Provide shade and shelter to a DDA access viewing area.

Shelters are located at strategic locations facing the oval to serve people participating in and watching organised sports and using the Park Lands daily.

Placement of shelters will consider sun paths to ensure maximising shade during hotter periods of the day and year and the positioning amongst new tree planting to provide additional shade. These are to support and complement, rather than replace shade tree plantings. Lighter coloured roof materials are considered to reduce the effects of urban heat.



POTENTIAL RE-USE OF EXCAVATED SOIL



OUTLINES INDICATIVE ONLY.
POTENTIAL LOCATIONS FOR RE-USE OF EXCAVATED SOIL INCORPORATED BY LOCAL SHAPING / SPREADING / LOW MOUNDING

Kadaltilla

North Adelaide Golf Club Horticultural Hub Upgrade

**Thursday, 28 July 2022
Board Meeting**

Author:
Mike Goudge, Associate
Director Infrastructure

Public

Purpose

The purpose of this report is to provide an overview and inform the Authority's support for a proposal to undertake improvements to meet legislative requirements on the existing Golf Links Horticulture Hub within Possum Park / Pirltawardli (Park 1).

Recommendation

That Kadaltilla / Park Lands Authority:

1. Notes the upgrades to the North Adelaide Golf Club Horticulture Hub as identified in Attachment A to Item 7.1 on the Agenda for the meeting of the Board of Kadaltilla / Park Lands Authority held on 28 July 2022.

Implications

Adelaide Park Lands Management Strategy 2015-2025	Adelaide Park Lands Management Strategy 2015-2025 Pirltawardli / Park 1 is identified in the Adelaide Park Lands Management Strategy (APLMS) 2021-2025 as the 'Golf Links Precinct' with a predominantly sport and recreation landscape. The improvements to the existing building will ensure ongoing maintenance and operations activities within the Adelaide Park Lands are able to continue safely without environmental impacts.
APLA 2020-2025 Strategic Plan	Adelaide Park Lands Authority 2020-2025 Strategic Plan Strategic Plan Alignment – Environment Strategic Plan Alignment – Management and Protection Improving the existing use of the facility is consistent with the purpose of APLA's Strategic plan to "Define, protect and enhance landscape values and design qualities"
Policy	The Community Land Management Plan (CLMP) for Possum Park / Pirltawardli (Park 1) is supportive of golfing activity. In accordance with the Community Land Management Plan (Park 1) Chapter 8: 1.3.18 Support the progressive upgrade and increased usage of the North Adelaide Golf Links golf courses, clubhouse and supporting facilities to improve their viability and use, and broadening of opportunities for social activity and other sporting activities. (RP16)
Consultation	Public consultation to occur during PlanSA Development Application process
Resource	Not as a result of this report.
Risk / Legal / Legislative	Not as a result of this report.
Opportunities	This project will promote safety and environmental improvements to the operations of the Golf Links horticulture team.
City of Adelaide Budget Allocation	This project is included in the 2022/23 renewal budget
Life of Project, Service, Initiative or (Expectancy of) Asset	The design life for the structure is expected to be approximately 25 years.
Ongoing Costs (eg maintenance cost)	Not as a result of this report.
Other Funding Sources	Not as a result of this report

Discussion

1. The City of Adelaide's North Adelaide Golf Course (NAGC) carries arguably the greatest potential of any publicly owned golf facility in the country. Golf, typically being a singular sport, has experienced impressive participant growth over the past two years of more than 30%. Total growth experienced over participation levels recorded two years ago exceeds 285,000 people nationally.
2. To service the Golf Course, the Golf Link's horticulture team operate out of the Horticulture Hub located to the South-East of the Club Rooms. The hub consists of 2 sheds, a washdown bay, fuel storage and hardstand bay material storage.
3. During a site operational assessment it was identified that the site operations could present risks to the safety of staff and contractors, pollution of the environment and breaches environment and safety legislation and Australian Standards. The upgrade will provide improvements to existing facilities to bring these into line. Hazards and non-compliances were noted during the assessment and the golf operations have in place operational controls to manage any risks.
4. The resulting Horticultural Hub upgrade will ensure the operational team will continue to provide Horticulture services in Pirltawardli / Park 1 to support the Park Lands and Golf Links Business without compromising safety for Staff and Contractors or the local environment.
5. The Horticulture Hub Upgrade is detailed in **Attachment A** and includes:
 - 5.1. Relocating the fuel storage into a new bunded area for improved environmental safety.
 - 5.2. Creating a new covered bunded washdown area and concrete apron for safe handling maintenance of vehicles.
 - 5.3. Repurposing the existing maintenance facility as all-weather vehicle storage and relocating safety equipment.
6. The Adelaide Park Lands Building Design Guidelines were considered in developing the concept for the proposed upgrades in respect to its context within the Adelaide Park Lands.
7. The golf course operations team have investigated the viability of renewing vehicles and equipment to electric to eliminate the use of fuel required in this area, finding that the current available electric equipment in the market would not be adequate to maintain the existing service levels for the large-scale work as required on a golf course. The team has purchased two greens (Electric/Petrol) Hybrid mowers in a bid to make continuous improvement to sustainability.

Next Steps

8. Finalise detailed design and obtain Development Approval.
9. Deliver the project within the 2022/23 financial year.

Attachments

Attachment A – North Adelaide Golf – Horticultural Hub Upgrade – City Collective

- END OF REPORT -

CITY OF ADELAIDE NORTH ADELAIDE GOLF HORTICULTURAL HUB UPGRADE PLANNING APPLICATION

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Attachment A

Prepared by:



Issue	Description	Date	Client
1	Draft Planning Application Report	27/05/2022	City of Adelaide

Acknowledgement of Country

The City of Adelaide acknowledges that this work is situated on the traditional lands of the First Nations people and recognise the First Nations people as the traditional owners and custodians of the land. We respect the spiritual relationship with Country that has developed over thousands of years, and the cultural heritage and beliefs that remain important to the First Nations people today.

TABLE OF CONTENTS

3	SITE LOCATION PLAN
4	DESCRIPTION OF WORKS - KEY MOVES
5	PROPOSED BUILDING WORKS

SITE LOCATION PLAN

CALVARY NORTH
ADELAIDE HOSPITAL

WARD STREET

JEFFCOTT STREET

STRANGWAYS TERRACE

STRANGWAYS TERRACE

STRANGWAYS TERRACE

NORTH ADELAIDE
GOLF CLUB

HORTICULTURAL HUB
UPGRADE

KEY
PROJECT LOCATION — — —

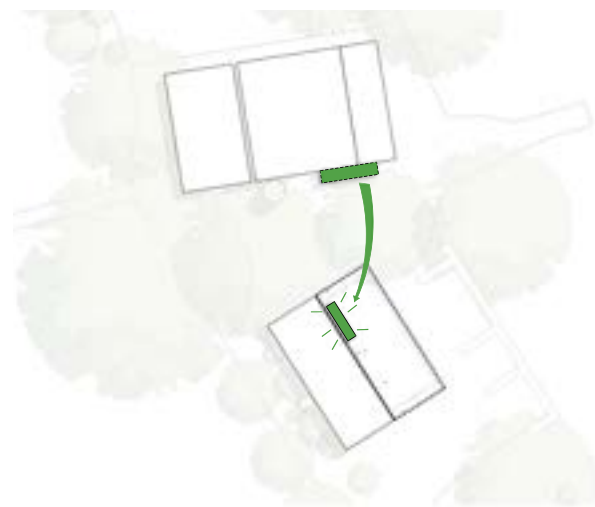
Site Plan
NTS

DESCRIPTION OF WORK

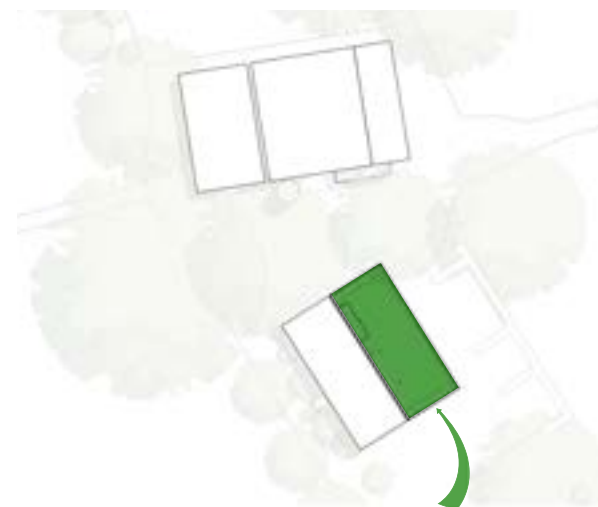
KEY MOVES

The North Adelaide Golf Club & Course is located on Strangways Terrace. 54 well maintained golf holes over three courses are set against a spectacular city backdrop. The existing horticultural hub is located to the South-East of the existing Club rooms. During a site operational assessment it was identified the site operations presents risk to the safety of staff and contractors, pollution of the environment and breaches environment and safety legislation and Australian Standards. The resulting Horticultural Hub Upgrade will provide improvements to existing facilities to bring these into line with current standards. These upgrades can be summarised in the following 3 key moves:

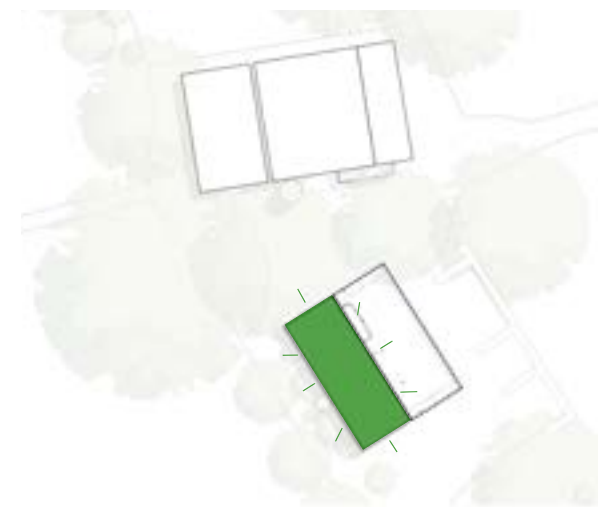
1. Relocate fuel storage into new bunded area for improved environmental safety
2. Create new covered bunded washdown area and concrete apron for safe handling maintenance of vehicles
3. Repurpose existing maintenance facility as all weather vehicle storage and relocate safety equipment



1. Relocate fuel storage



2. New canopy with bunded washdown



3. Existing shed for maintenance

SECTION 1:

PROPOSED BUILDING WORKS

SITE PLAN

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BITUMEN PATH

EXISTING SHED

TANK

EXISTING FUEL STORAGE

STORAGE BAY

NEW CONCRETE APRON

NEW CANOPY

EXISTING SHED

TANK

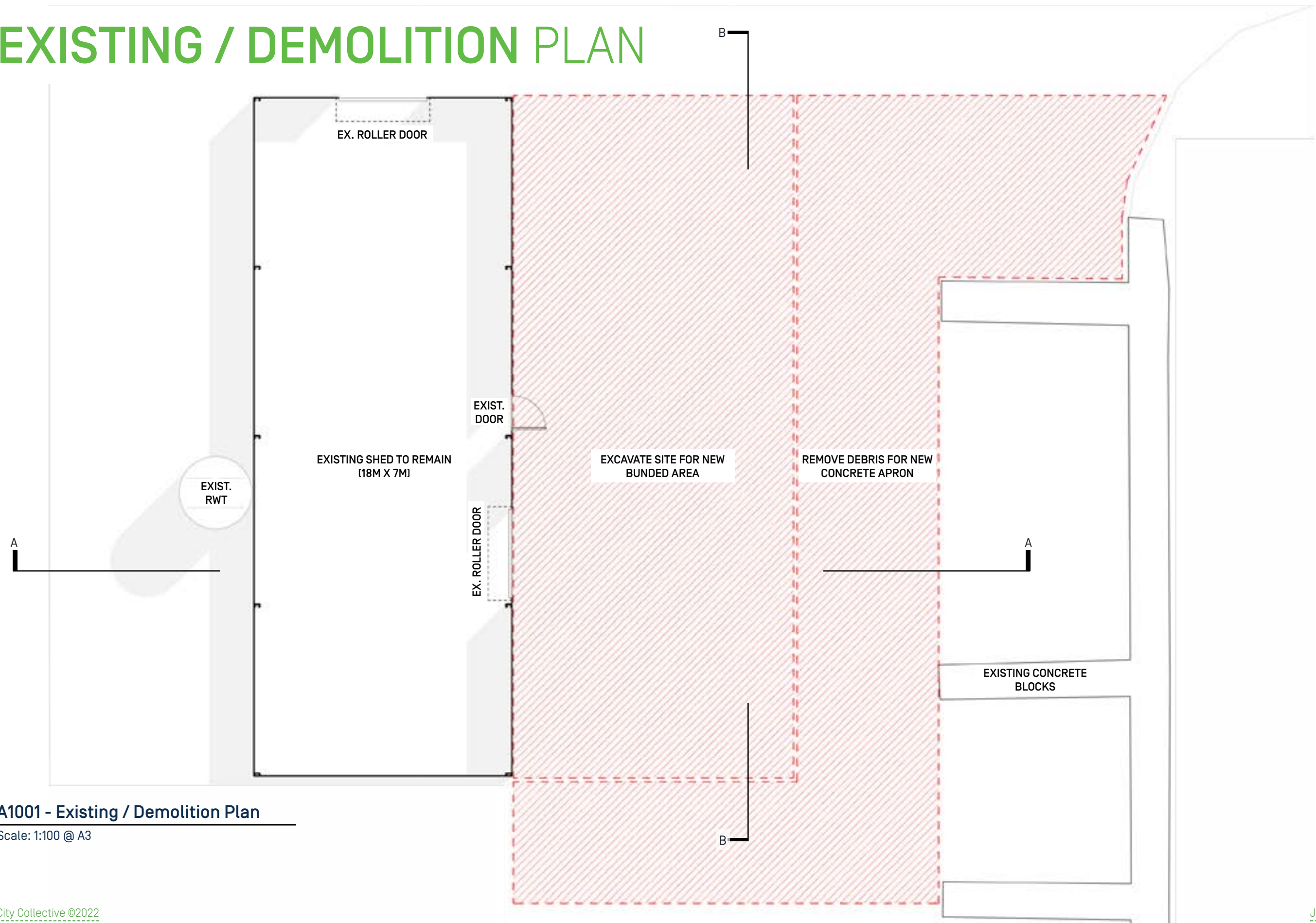
PROPOSED NEW FLOOR BUNDING,
FUEL STORAGE AND NEW CANOPY



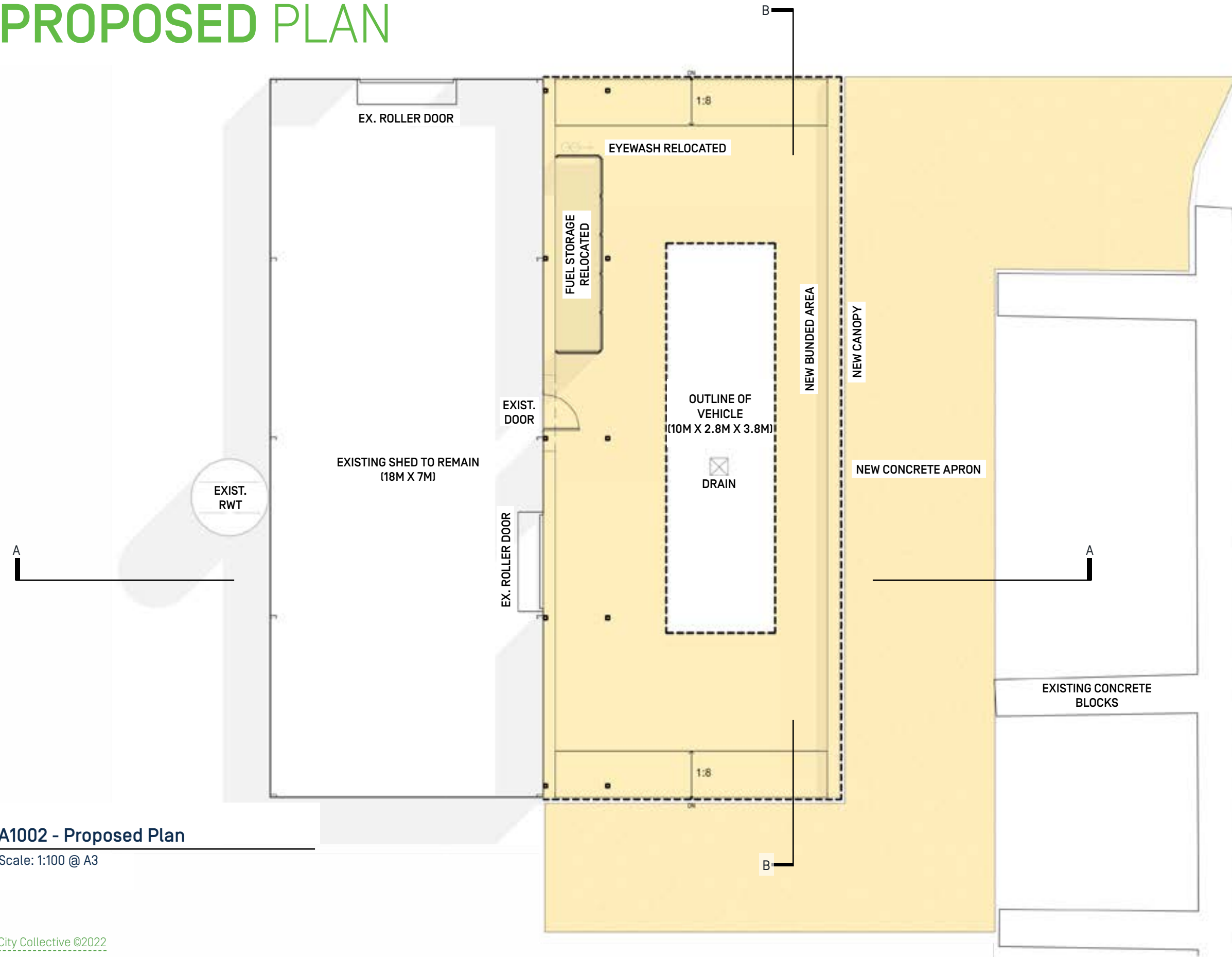
A0011 - Site Plan

Scale: 1:250 @ A3

EXISTING / DEMOLITION PLAN

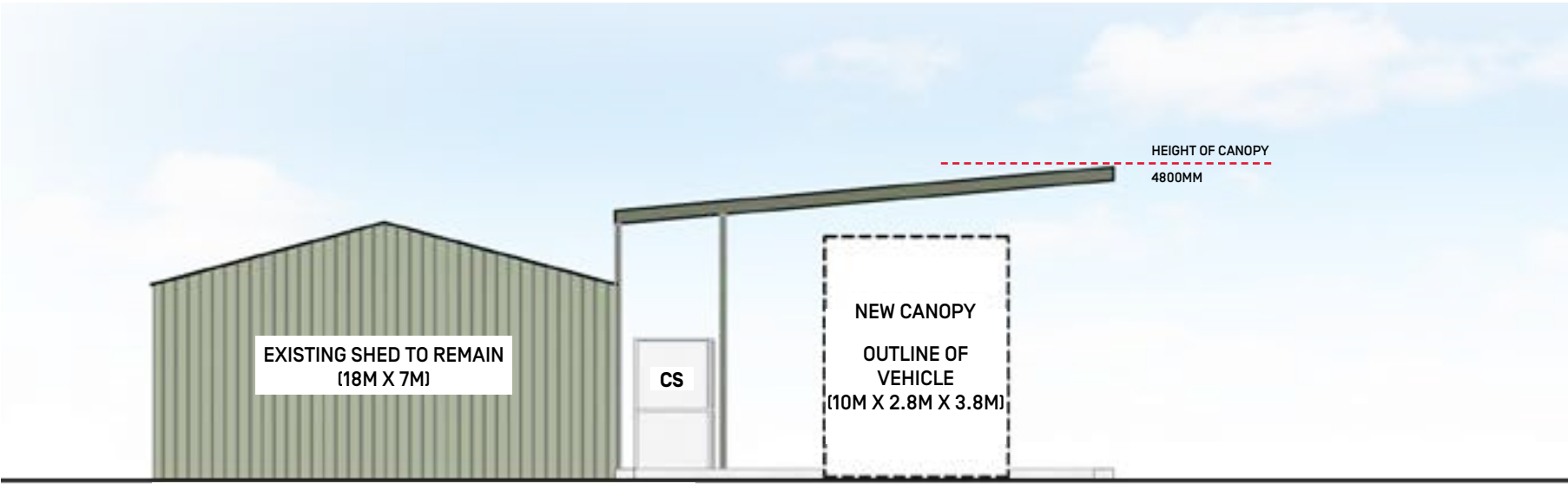


PROPOSED PLAN



EXTERNAL BUILDING ELEVATION

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South Elevation

Scale: 1:100 @ A3

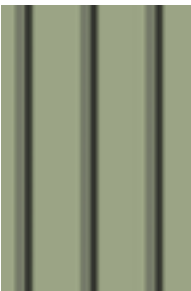
MATERIAL:

N-CLD New Colorbond Pale Eucalypt Wall cladding to match existing

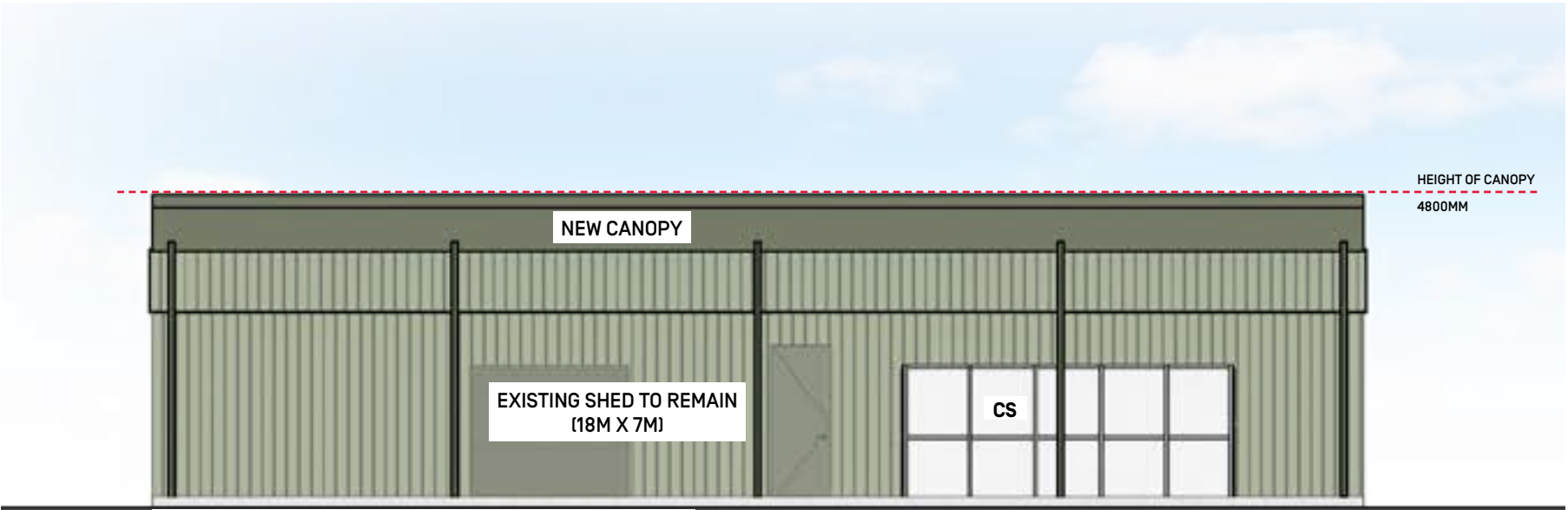
CS New chain wire mesh storage



CS



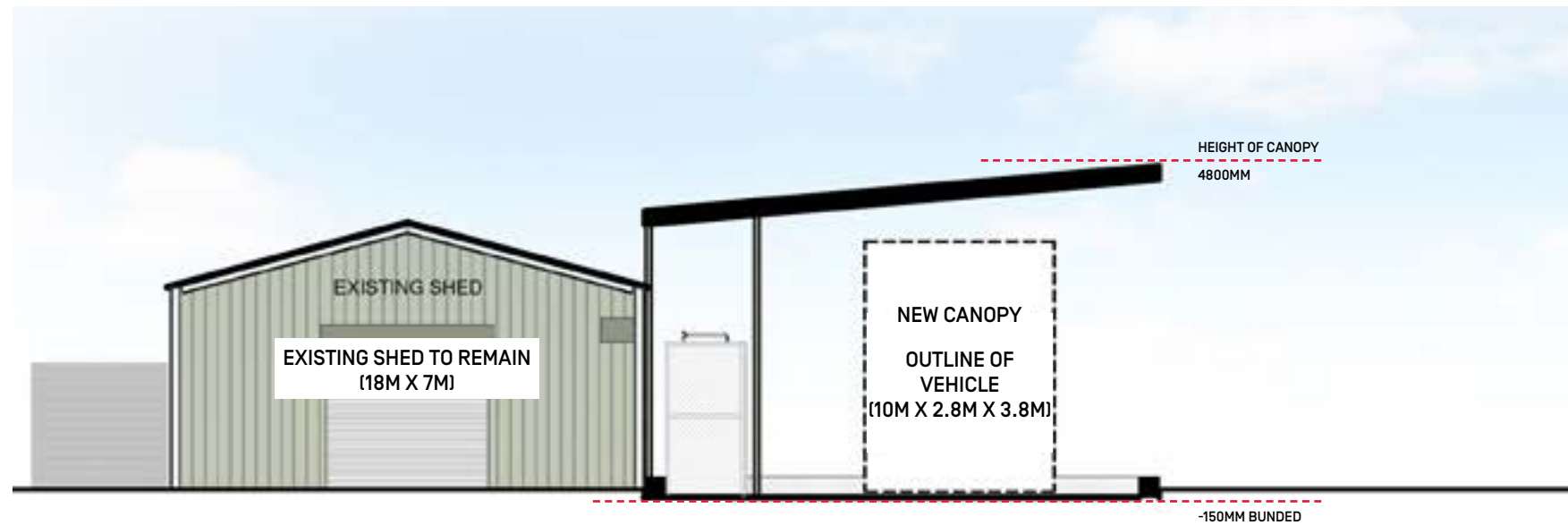
N-CLD



East Elevation

Scale: 1:100 @ A3

EXTERNAL BUILDING SECTION



Section A - A

Scale: 1:100 @ A3



Section B - B

Scale: 1:100 @ A3

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Kadaltilla

Thursday, 28 July 2022
Board Meeting

Exclusion of the Public for Items requested to be considered in confidence

Requested by:
Clare Mockler, Chief Executive
Officer

Public

Purpose

Exclusion of the public from this meeting is sought for the consideration of the following Agenda Item:

10.1 North Adelaide Railway Station – Expression of Interest Results [section 90(3) (b) & (d) of the Act]

Meetings of Kadaltilla must be conducted in a place open to the public except in special circumstances. Special circumstances and associated considerations to exclude the public from a meeting are outlined in section 90 the *Local Government Act 1999 (SA)* (the Act)

Clause 4.8.21 of the Charter enables Kadaltilla, to order the exclusion of the public from attendance to consider in confidence any information or matter listed in section 90(3) of the Act. The exercise of this power does not exclude Board Members and/or any other person permitted by Kadaltilla to remain in the room.

The Order to Exclude for Item 10.1

1. Identifies the information and matters (**grounds**) from section 90(3) of the Act utilised to request consideration in confidence.
2. Identifies the **basis** – how the information falls within the grounds identified and why it is necessary and appropriate to act in a meeting closed to the public; and
3. In addition, identifies for the following grounds – section 90(3) (b), (d) or (j) - how information open to the public would be contrary to the **public interest**.

All Board members must keep confidential all documents and any information presented to them for consideration on a confidential basis prior to the meeting.

Order to Exclude for Item 10.1

THAT KADALTILLA / PARK LANDS AUTHORITY

1. Having taken into account the relevant considerations contained in Clause 4.8.21 of the *Adelaide Park Lands Authority Charter* and s 90(3) (b) & (d) and 90(4) & (7) of the *Local Government Act 1999 (SA)*, this meeting of the Board of Kadaltilla / Park Lands Authority dated 28 July 2022 resolves that it is necessary and appropriate to act in a meeting closed to the public as the consideration of Item 10.1 [North Adelaide Railway Station – Expression of Interest Results] listed on the Agenda in a meeting open to the public would on balance be contrary to the public interest.

Grounds and Basis

This Item contains commercial information (not being a trade secret) of a confidential nature which the proponent has requested be considered in confidence on the grounds that the proposal details their intellectual property, and the release of this information prematurely may be contrary to public interest. The disclosure of information in this report could reasonably be expected to prejudice the commercial position and negotiations of the Council and proponent with external parties.

Public Interest

Kadaltilla is satisfied that the principle that the meeting be conducted in a place open to the public has been outweighed in the circumstances because the disclosure of this information may result in release of information prior to the finalisation of 'commercial in confidence' negotiations between the proponent and their suppliers and may materially and adversely affect the financial viability of the proponent in relation to contract negotiations which on balance would be contrary to the public interest.

2. Pursuant to Clause 4.8.21 of the *Adelaide Park Lands Authority Charter* this meeting of the Board of Kadaltilla / Park Lands Authority dated 28 July 2022 orders that the public (with the exception of members of City of Adelaide staff who are hereby permitted to remain) be excluded from this meeting to enable Kadaltilla to consider in confidence Item 10.1 [North Adelaide Railway Station – Expression of Interest Results] listed in the Agenda, as the matter is of a kind referred to in s 90(3) (b) & (d) of the *Local Government Act 1999* (SA).
-

Discussion

1. The *Adelaide Park Lands Act 2005 (SA)* requires Kadaltilla to operate utilising Chapter 6 Part 3 of the *Local Government Act 1999 (SA)* (the Act). Chapter 6 Part 3 relates to public access to meetings and outlines the conduct to be observed by Kadaltilla.
2. It is a requirement of the *Adelaide Park Lands Act 2005 (SA)* [13 (c)] reflected in clause 4.8.19 of the *Adelaide Park Lands Charter* (Charter), that meetings be conducted in a place open to the public except in special circumstances. These circumstances and associated considerations to exclude the public from a meeting are outlined in Chapter 6, Part 3 of the Act.
3. In considering whether an order should be made to exclude the public the order must specify
 - 3.1 the grounds on which the order was made; and
 - 3.2 the basis on which the information or matter to which the order relates falls within the ambit of each ground on which the order was made; and
 - 3.3 if relevant, the reasons that receipt, consideration or discussion of the information or matter in a meeting open to the public would be contrary to the public interest.
4. In considering whether an order should be made to exclude the public, it is irrelevant that discussion of a matter in public may:
 - 4.1 cause embarrassment to the council or council committee concerned, or to members or employees of the council; or
 - 4.2 cause a loss of confidence in the council or council committee.
 - 4.3 involve discussion of a matter that is controversial within the council area; or
 - 4.4 make the council susceptible to adverse criticism
5. When determining whether to exclude the public from the meeting Kadaltilla is required to consider & resolve whether it is necessary and appropriate to act in a meeting closed to the public to consider the following information in confidence.
 - 5.1 Information contained in Item 10.1 - North Adelaide Railway Station – Expression of Interest Results:
 - 5.1.1 Is subject to an existing Kadaltilla / Park Lands Authority Confidentiality Order
 - 5.1.2 Is subject to an existing Council Confidentiality Order
 - 5.1.3 The grounds utilised to request consideration in confidence is s 90(3) (b) & (d) of the *Local Government Act 1999 (SA)*
 - (b) commercial advantage/prejudice commercial position of council
 - (d) commercial information of a confidential nature.

Attachments

Nil

- END OF REPORT -

Document is Restricted