

# ADELAIDE COMETS FOOTBALL CLUB

## FACILITY UPGRADES

Project	ACFC Club
Ref No.	23.008
Client	Adelaide Comets FC
Date	29.09.23
Issue	For Review

LANDSKÄP

## PROJECT OVERVIEW



**The Adelaide Comets** are seeking to **upgrade the soccer pitch facilities** to enable the club to **host South Australian National Premier League games.**

To meet Football South Australia's requirements to host National Premier League games, the club must upgrade or install the following infrastructure:

- Pitch perimeter fencing
- Ball stop barrier nets (behind goals)
- Scoreboard (removable)
- Shelters for players & officials
- Upgraded lighting (previously approved by the City of Adelaide)

To maximise community benefit, the Comets will also include the following upgrades:

- Viewing / seating mounds (western boundary only)
- New landscaping
- New trees
- New paths

# PROJECT FUNDING



**Government  
of South Australia**

Office for Recreation,  
Sport and Racing



The upgrades are being funded by the **Office of Recreation, Sport & Racing**, through grant funding totalling **\$1.75M** awarded to the ACFC.

The funding will be used for the following upgrades:

\$800K - New lighting

\$400K - Upgraded turf & irrigation

\$550K - Other facility improvements



# PLANNING BACKGROUND

Both the Adelaide Parklands Management Strategy and the 2020-2024 Strategic Plan support the creation of **quality recreational spaces** and **encourage new experiences**. The APLA Strategic Plan supports a **holistic vision** of the Parklands.



## STRATEGY 1.6

Strengthen the role of the Park Lands as a regional destination for competitive sport and a variety of active and passive forms of recreation

## STRATEGY 1.7

Optimise the use of sport and recreation areas outside game and training times.



## OUTCOME 1: THRIVING COMMUNITIES

Leverage the Adelaide Park Lands to promote health, wellbeing and lifestyle experiences.



## MANAGEMENT & PROTECTION

Treat the Park Lands holistically with long term vision.



# ADELAIDE COMETS FOOTBALL CLUB



**Over 40 teams**



**Over 190 senior players  
(Women & Men)  
Over 420 junior players  
(Girls & Boys)**



**Over 60 players with  
special needs**



**Over 950 games  
played per season**

## ADDITIONAL ACTIVITIES

The Comets frequently work with other organisations to facilitate non-soccer related events in the Parklands. The new upgrades **would spur further events**, encouraging **new activity in the Parklands**.



### **Listen In Festival (2023)**

Organisers utilise Comets club house for toilets and administration for concert



### **Adelaide Rugby Union**

University of Adelaide's rugby union team use the Comet's turf to host Rugby 7's competitions



### **One Culture**

Use of the Comet's facilities and to host events



# TECHNICAL REQUIREMENTS

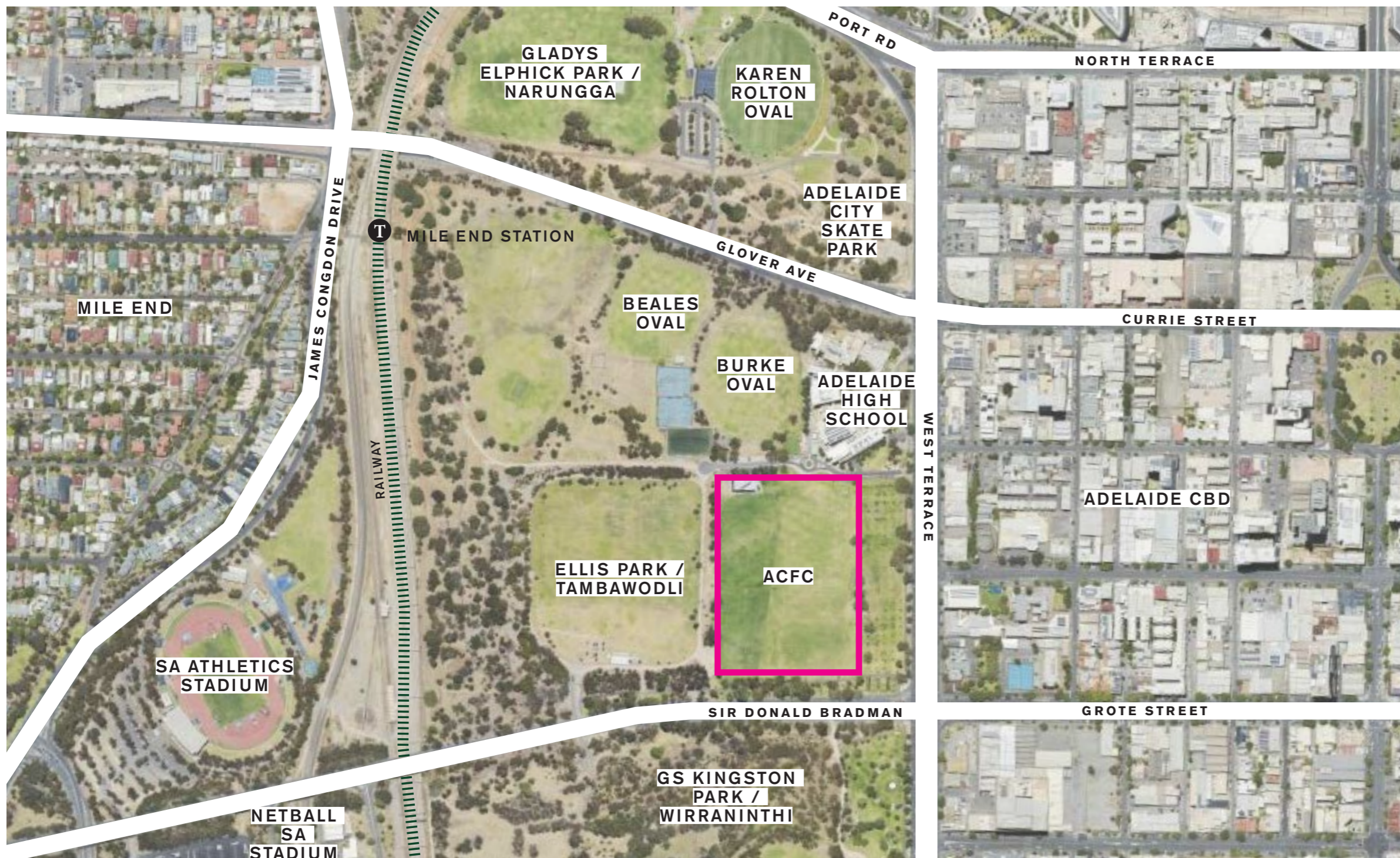
To meet Football South Australia's requirements to host Premier League games, the club must upgrade or install the following infrastructure:

Fencing	A permanent fence or fencing as approved by Football SA fully enclosing the field of play and that is a minimum of 2m in distance from the side lines and goal lines. The fence must be in a good condition and safe.	Requires approval
Player's race	An player's race that leads directly from the dressing room of the players and match officials to the field of play must be implemented.	Not fixed (temporary during game days)
Playing surface	The pitch shall be natural grass, or a FIFA approved synthetic surface with all internal field markings in accordance with the Laws of the Game.	In place
Scoreboard	A fully functional scoreboard (including the names of each participating team), which is clearly visible to spectators and the media/ press box. Preference is for the scoreboard to include a clock that displays the match time.	Requires approval
Technical area	Two permanent covered coaches/substitutes benches/dugouts or as approved by Football SA, with adequate seating for 13 people 6 substitutes and 7 team officials.participating team), which is clearly visible to spectators and the media/ press box. Preference is for the scoreboard to include a clock that displays the match time.	Requires approval
Sports lighting	Football SA stipulates that the Australian Standard AS2560.2.3-2007, Sports Lighting is to be implemented. To be eligible to play night games, field floodlighting must be a minimum of 100 lux with a uniformity of 0.5 (lighting also allows for night games to be televised).	In Construction





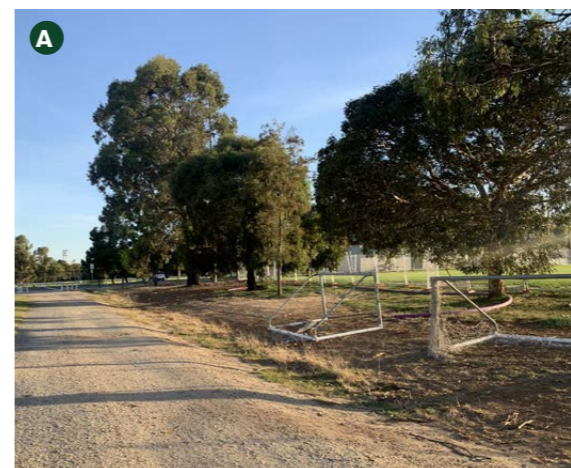
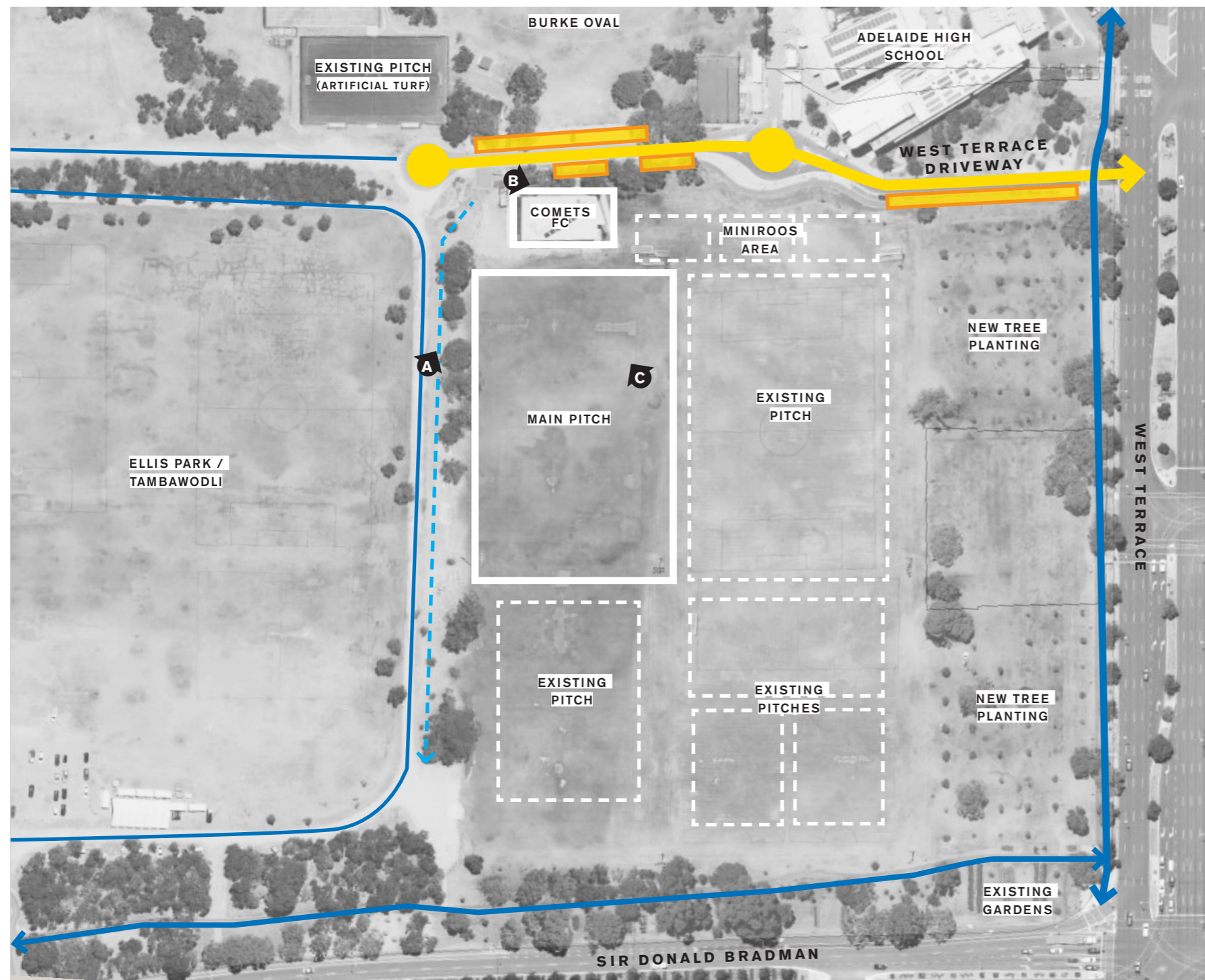
# LOCATION & CONTEXT



Project site



# EXISTING SITE



- Bike / pedestrian path
- Car / vehicle access
- Existing car parking
- Existing dry swale

North NTS





# BENCHMARKING WITHIN PARKLANDS

## Fenced Sporting Areas



1 Adelaide High School soccer & tennis courts



4 South Terrace basketball courts



2 Karen Rolton Oval



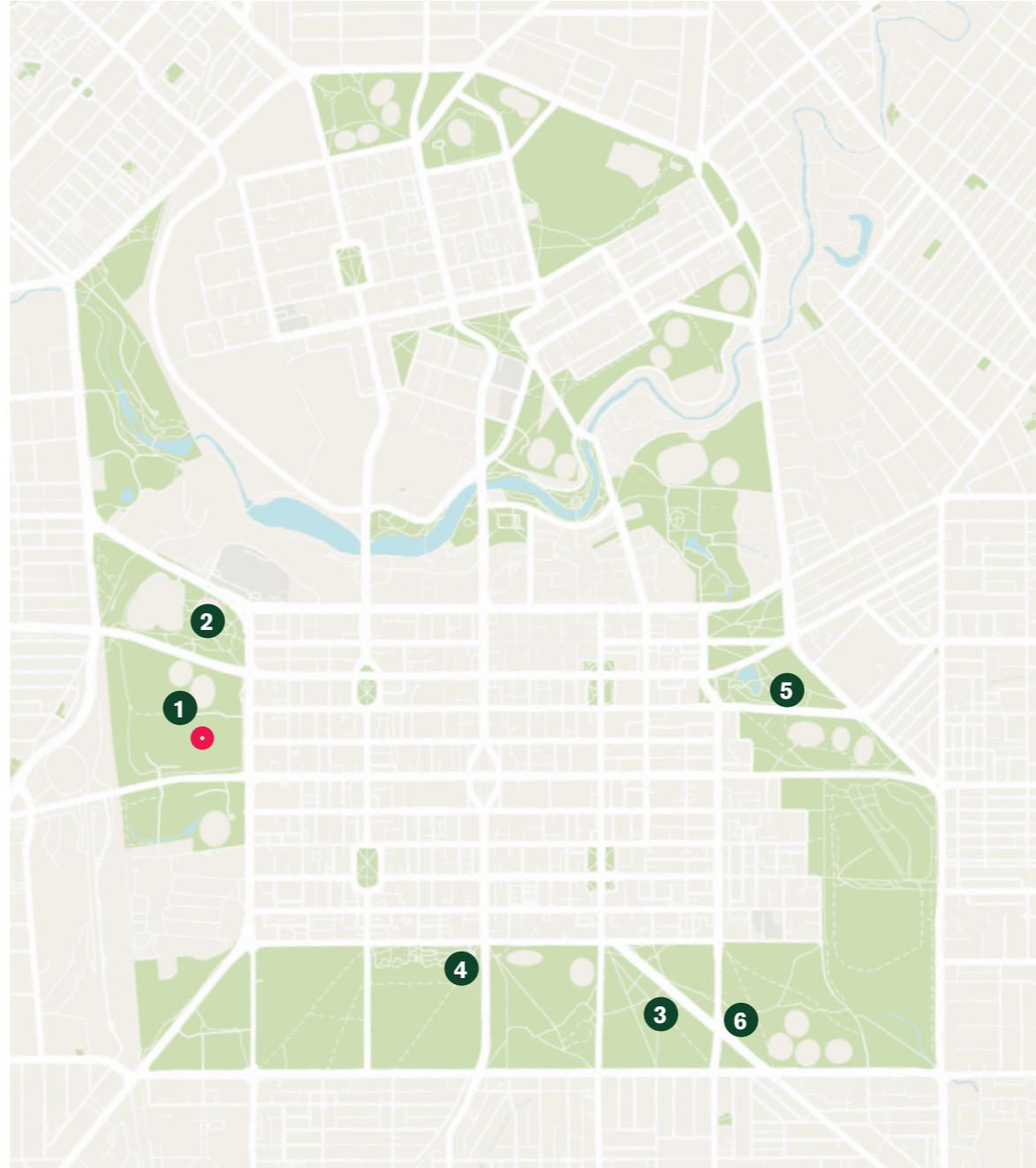
5 Adelaide Bowling Club



3 Pelzer Park Tennis Courts



6 South Australian Croquet Club





# BENCHMARKING WITHIN PARKLANDS

## Fenced Recreation Areas



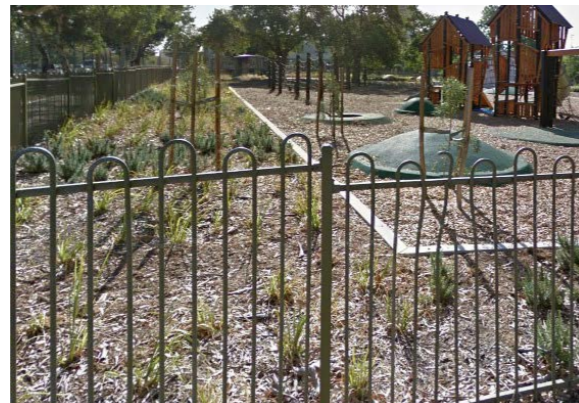
1 Adelaide University sports ovals



4 Marshmallow Park



2 North Adelaide dog park



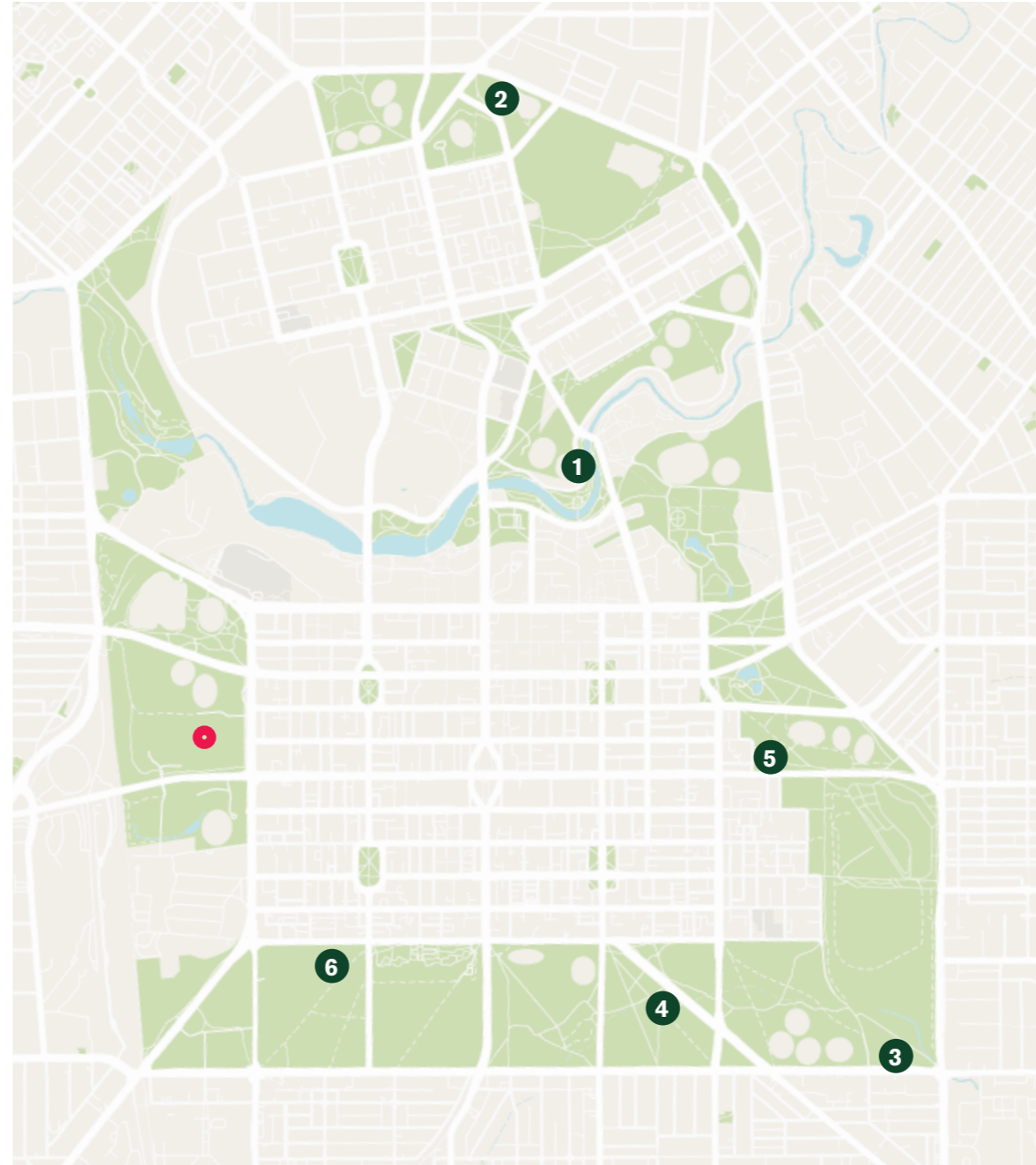
5 East Terrace Glover Playground



3 Revegetation (Greenhill Road)

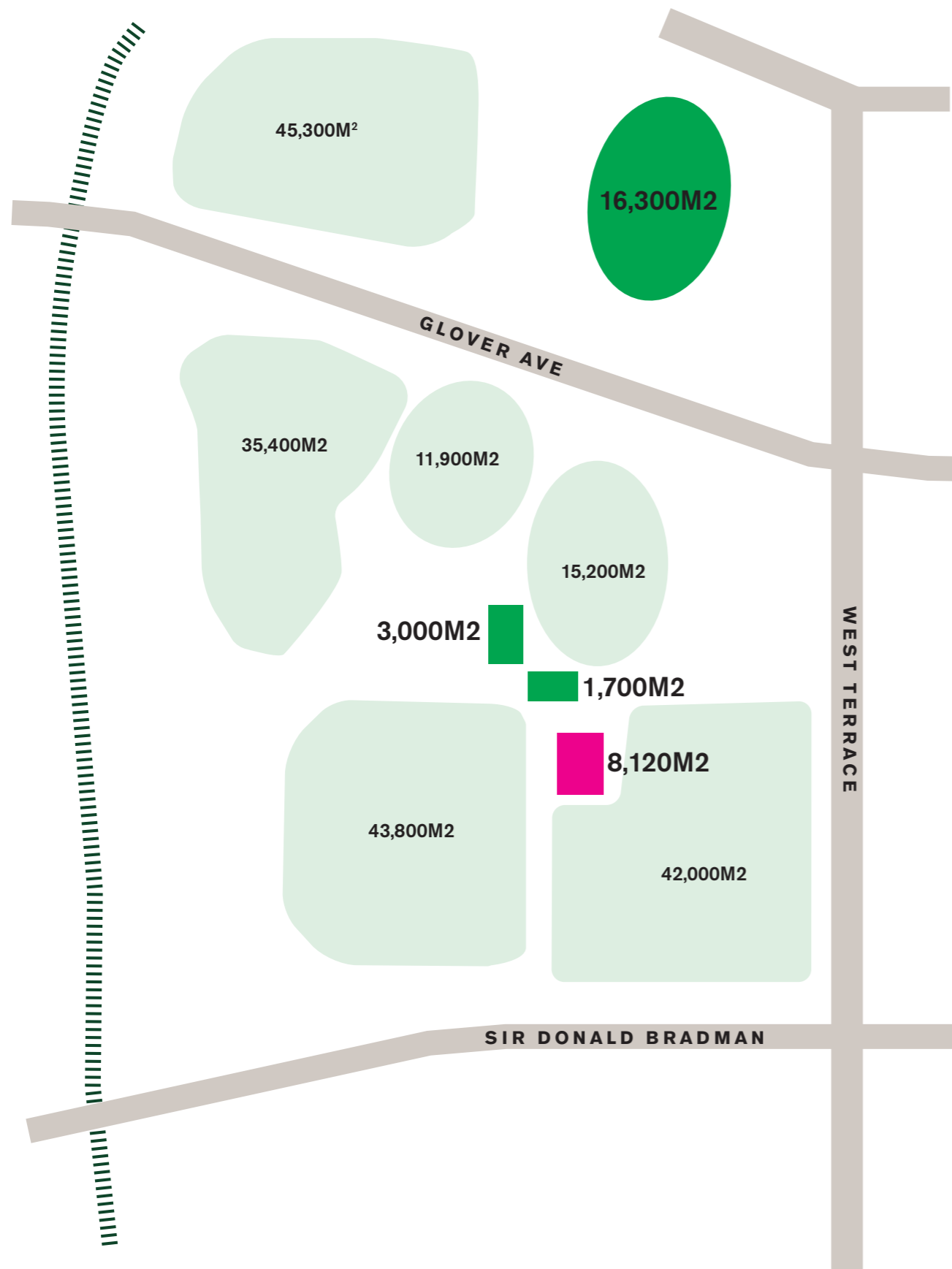


6 Princess Elizabeth Playground



# BENCHMARKING

## FENCING IN SURROUNDING AREAS

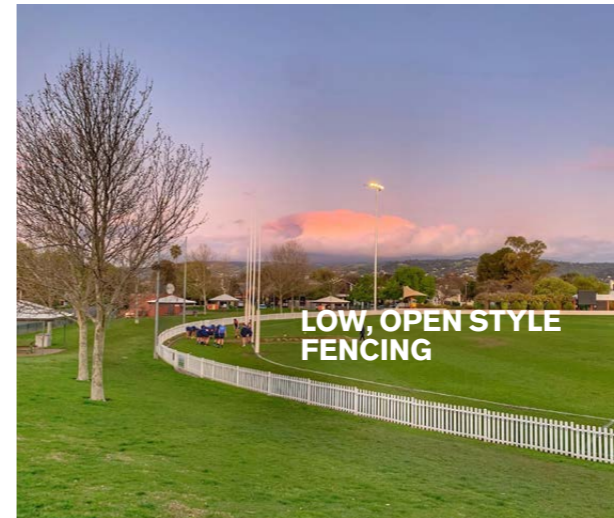


- Irrigated turf accessible to public
- Proposed fenced area (Comets FC pitch)
- Existing fenced recreational areas

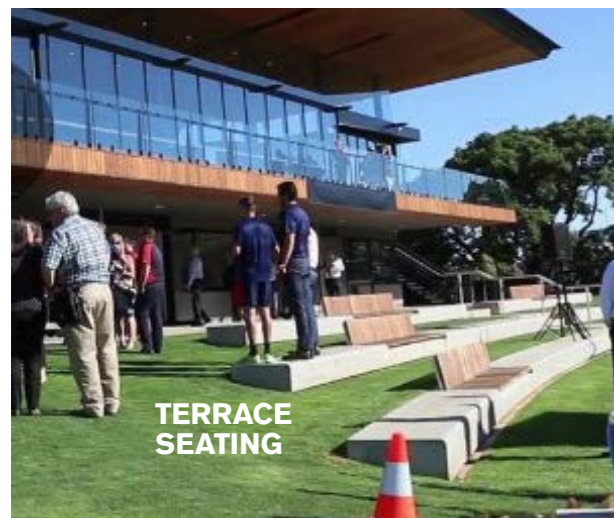




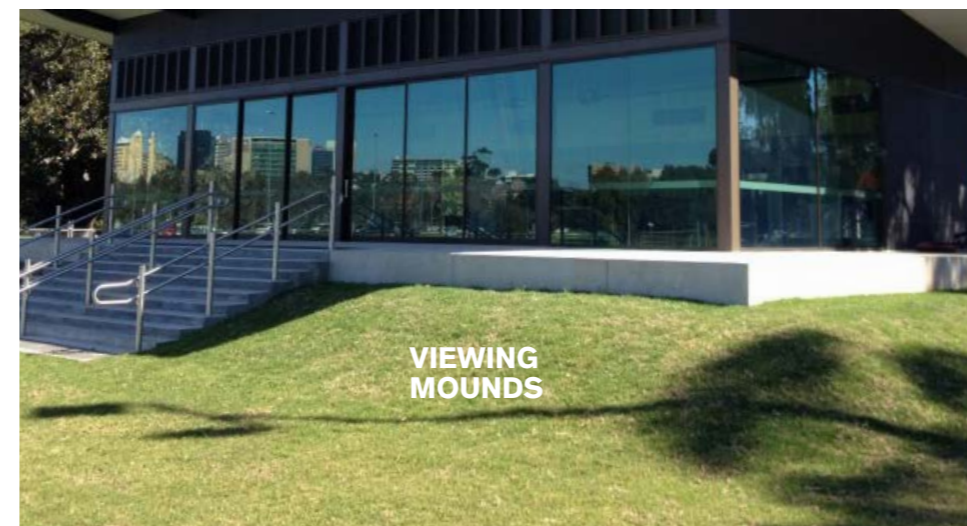
# BENCHMARKING RECREATIONAL AREAS



Unley Oval



Karen Rolton Oval



Adelaide Uni  
Sporting Grounds



# DESIGN PRINCIPLES

## ADAPTED FROM THE ADELAIDE PARK LANDS MANAGEMENT STRATEGY



### ACCESSIBLE

Accessible to the metropolitan Population via a network of linked parks that connect people to the City, suburbs, hills and coast.

Design move: new paths to promote DDA access around pitch



### ENRICHING

Enriching as a place of respite from a rapidly densifying urban environment, providing stimulating sensory, playful and enlightening experiences through a closer connection with nature and beautiful landscapes.

Design move: new tree planting & landscaping



### DIVERSE

Diverse and accommodate a range of activities, experiences and landscapes that are valued by people of different ages, cultures, abilities and interests.

Design move: Provide new experiences for residents by allowing spectators to experience high grade sports matches.



### RESILIENT

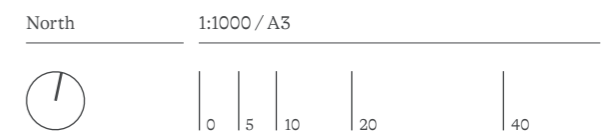
Resilient in adapting to a changing climate, enhancing biodiversity and sustaining the quality of user experiences.

Design move: new tree planting & landscaping

# MASTERPLAN



- 1** Upgraded main pitch
- 2** Existing pitches
- 3** Existing clubhouse
- 4** New DDA parking
- 5** New driveway / emergency access road
- 6** New & existing storage area
- 7** Existing gravel track
- Irrigated turf
- Irrigated planting bed
- Existing dryland grass
- Paving - refer to options for perimeter path
- Compacted sand
- Compacted rubble entrance driveway
- Existing tree to remain
- New tree





# PROPOSED FENCING & ACCESS

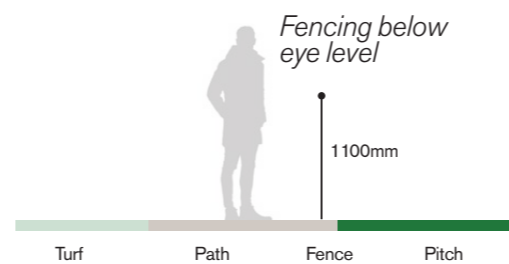
- New fencing to meet the Football South Australia venue requirements
- Visually unobstrusive (black)
- Open mesh, retractable sports netting for safety - highly visually permeable.
- No fixed signage or sponsorship outside of match times
- All signage to face inwards during matches.



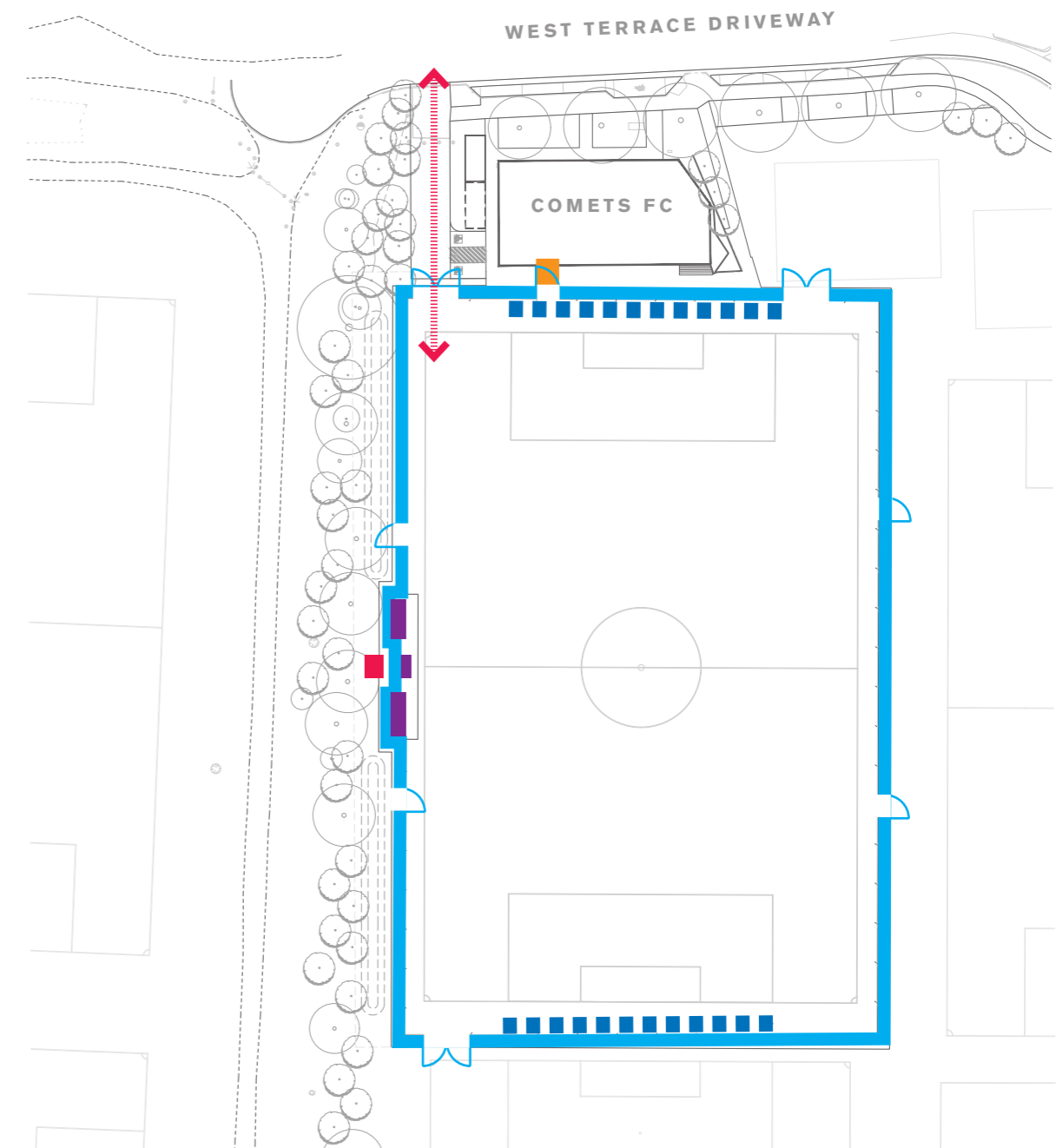
↑ RETRACTABLE MESH SPORT NETTING BEHIND GOALS



↑ BLACK CYCLONE MESH FENCE



	Retractable mesh sport netting - 5m high		Community access gates (single)
	Cyclone mesh fence - 1.1m high		Ambulance access
	Retractable player's race		Radio tower / press box location
	Maintenance access gates (double)		Player & official shelters

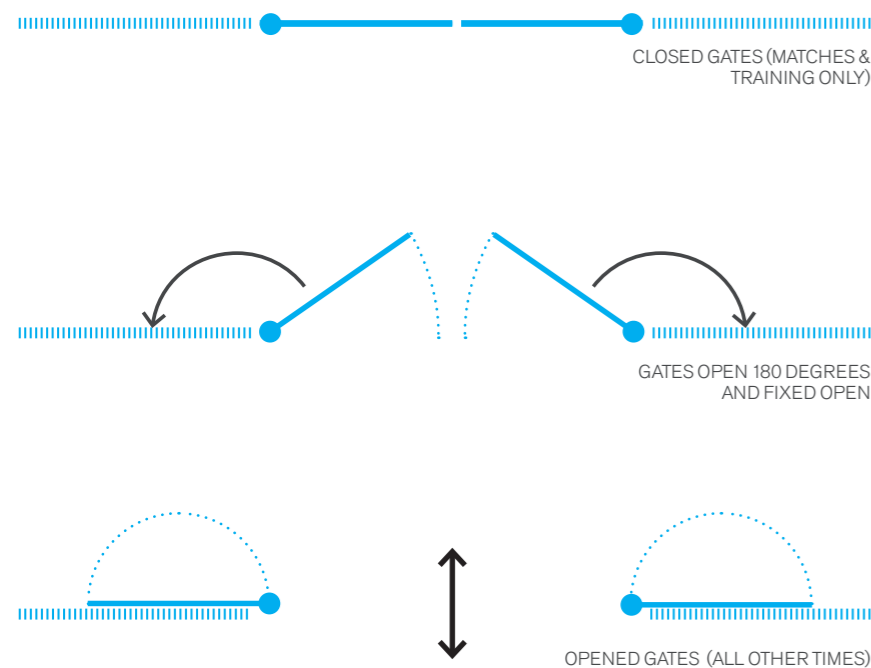




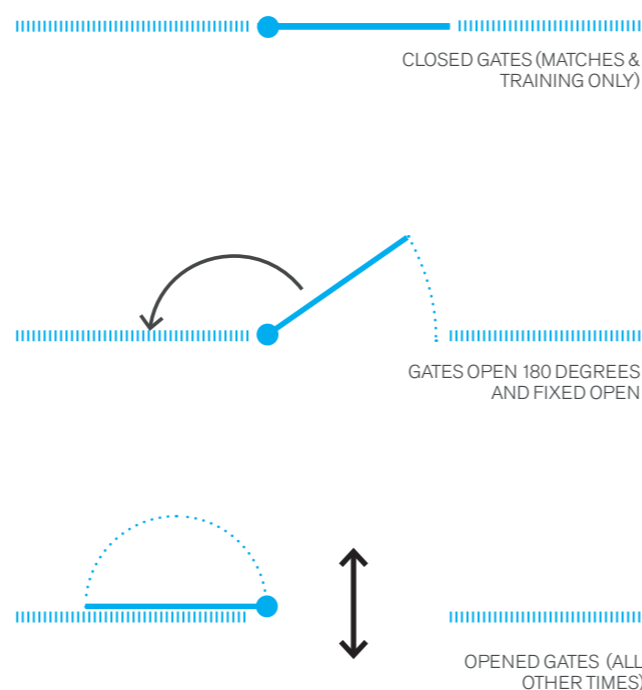
# PROPOSED GATES & ACCESS

- All new gates to be operable a full 180 degrees - refer diagram below.
- All gates to be fixed open outside of operational hours for community access.
- A mix of double wide and single wide gates.
- 6 entry points for community access.

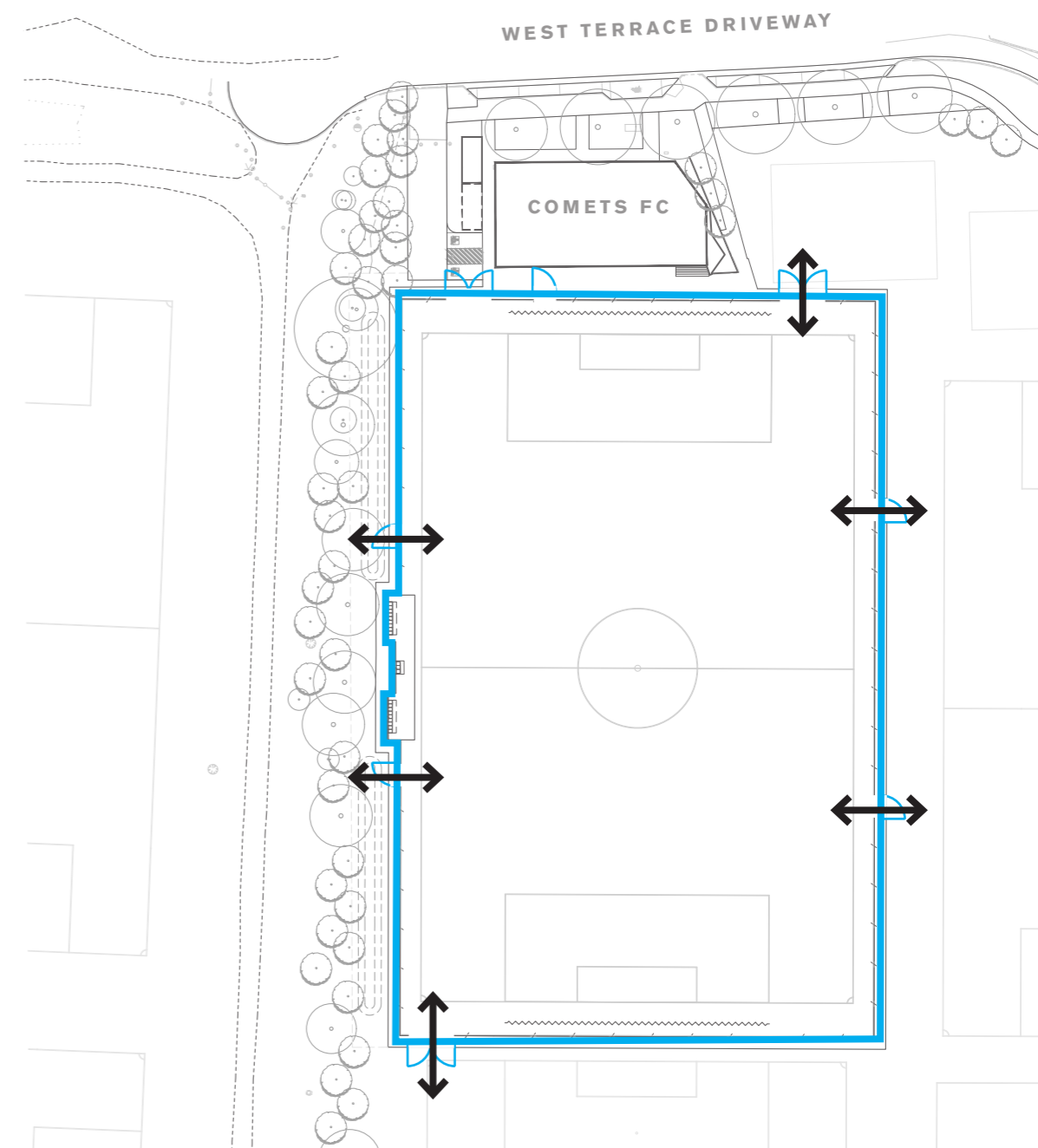
## DOUBLE GATE



## SINGLE GATE



- Maintenance access gates (double)
- Community access gates (single)
- Community access (outside of match days)



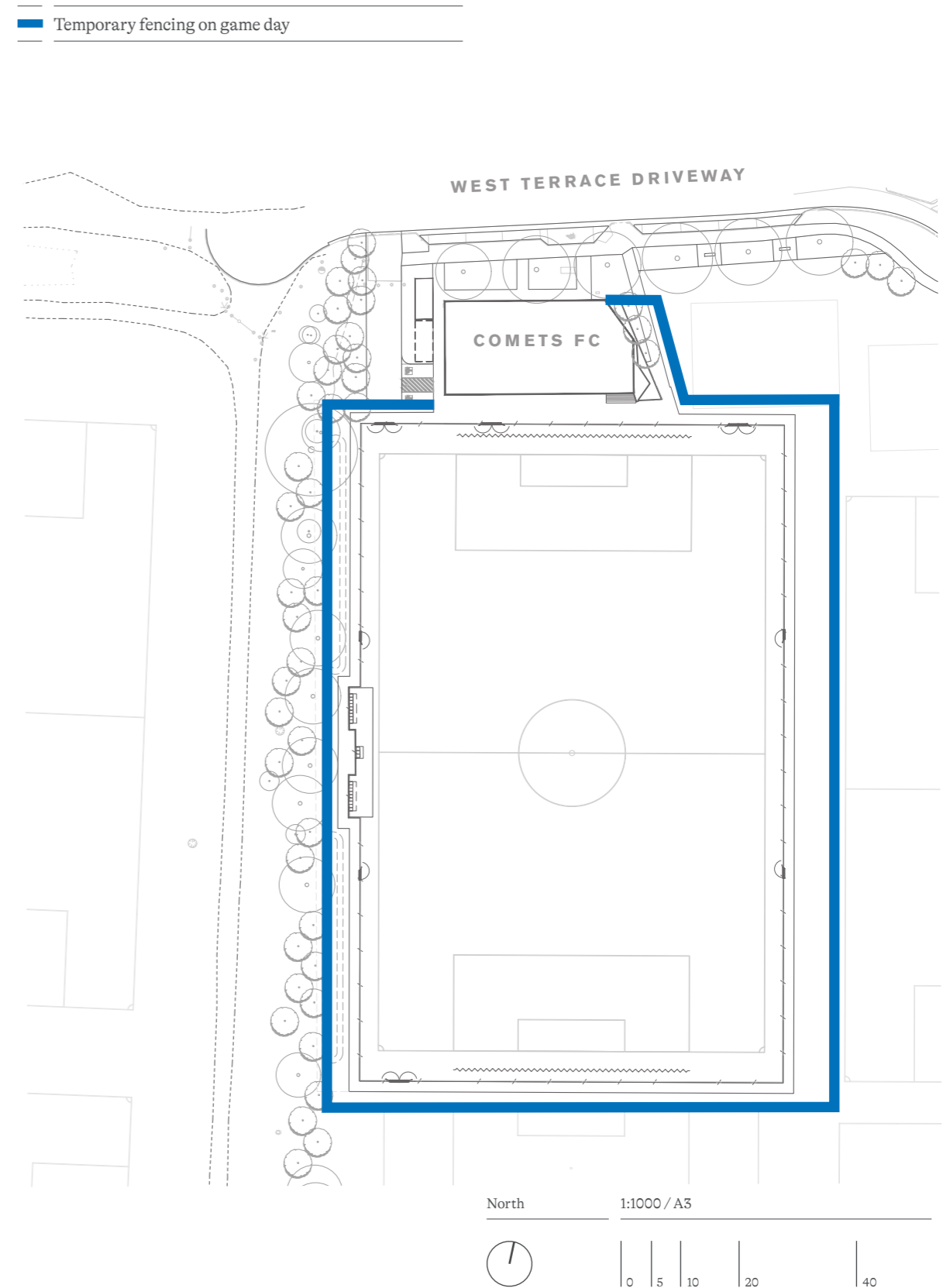


# TEMPORARY SPECTATOR FENCING

- Temporary fencing to be 2.1m high, galvanised fencing.
- Fencing to be installed approximately 2m outside of perimeter path, and encompass the grassy mounds for informal seating.
- Temporary fencing to be stored off site by subcontractor.



↑ TEMPORARY FENCING





# VIEW 01 EXISTING CONDITION

View from the clubhouse





# VIEW 01 PROPOSED FENCE

View from the clubhouse





# VIEW 02 EXISTING CONDITION

View from West Terrace Driveway





# VIEW 02 PROPOSED FENCE

View from West Terrace Driveway





# VIEW 03 EXISTING CONDITION

View from Sir Donald Bradman Drive





# VIEW 03 PROPOSED FENCING

View from Sir Donald Bradman Drive





# PROPOSED SPORTS INFRASTRUCTURE



## ↑ NEW STORAGE ZONE

- New optional custom storage area near existing services building
- To store player shelters & media box outside of game time

## ↑ PLAYER SHELTERS

- Forza Alu60 Team Shelters
- Seating for 13 team players, 6 substitutes & 7 officials
- Stored away outside of game times; wheels for manoeuvrability
- To sit on top of artificial turf (Tiger Turf)
- [www.networldsports.com.au](http://www.networldsports.com.au)

## ↑ MEDIA/ PRESS BOX

- Possible custom media/press box (requirements TBC by Comets)
- Stored away outside of game times; wheels for manoeuvrability
- Facilitates live streaming of events for SANPL (men and women's games)

## ↑ SCOREBOARD

- Displays names of teams, goals, clock
- Wireless laptop controller
- Space for club logos and sponsorship banners
- Portable to fit on inside of the proposed perimeter fencing
- [www.aussport.com.au](http://www.aussport.com.au)

## ↑ RETRACTABLE PLAYERS RACE

- Temporary expanding barrier for player's race (only used during games)
- Stored away outside of game time
- [stretchtents.com.au](http://stretchtents.com.au)

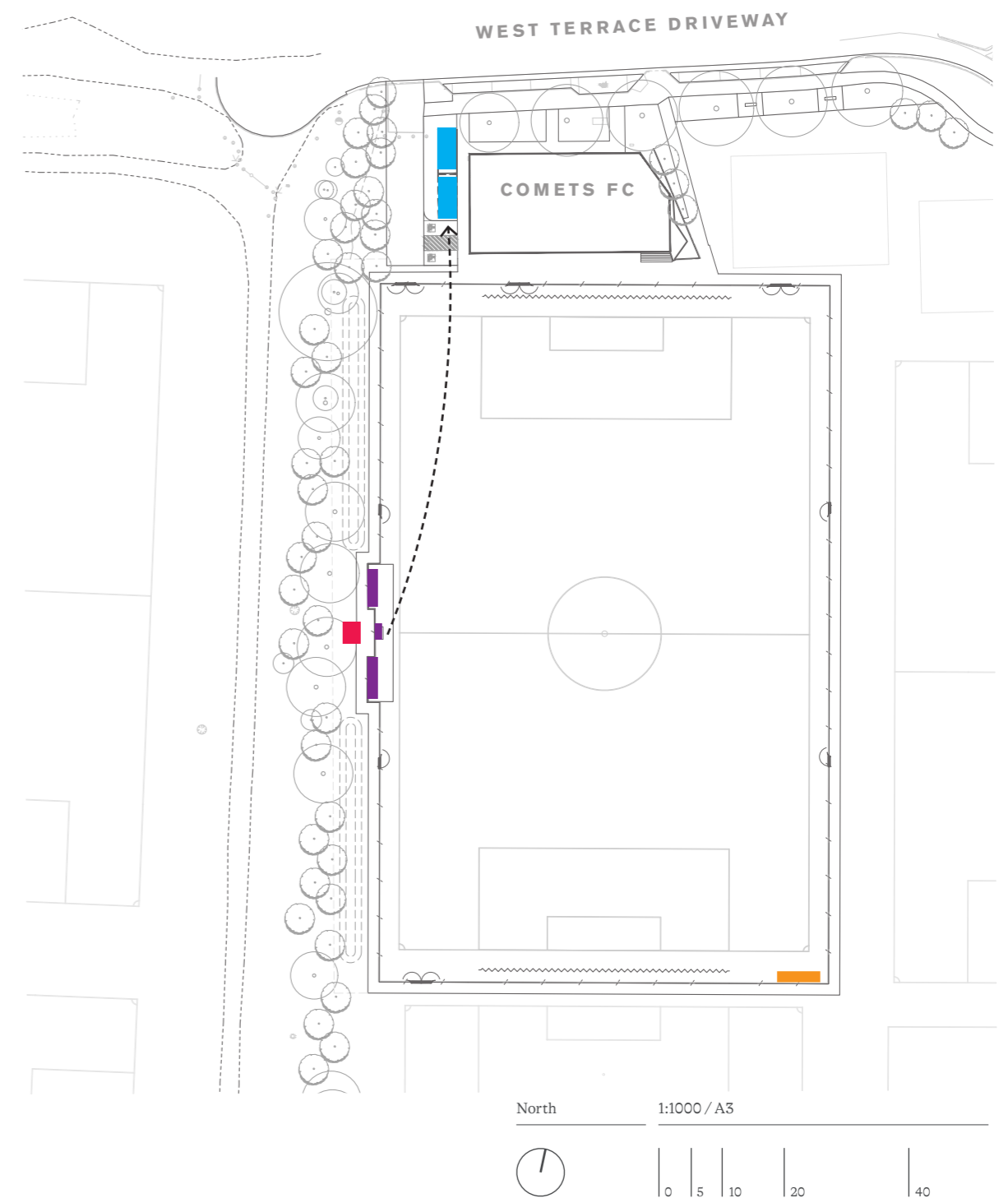
Note: all temporary structures to be placed on permeable surface - refer to options later in report.



# PROPOSED SPORTS INFRASTRUCTURE

- Optional storage area for moveable players & officials shelters
- Scoreboard fixed to inside of fencing during games only
- Pad provided for radio tower and/or press box
- Pad to be a permeable surface (subject to final perimeter path material)
- Moveable player and official match shelters (to be stored away after matches)

- Scoreboard
- Radio tower / press box location (on permeable surface)
- Player & official shelters
- New screened storage area (on permeable surface)





# CIRCULATION & ACCESS

- New 1.8m path around entire pitch for DDA access and improved viewing opportunities.
- Concrete path preferred - refer to options on following page



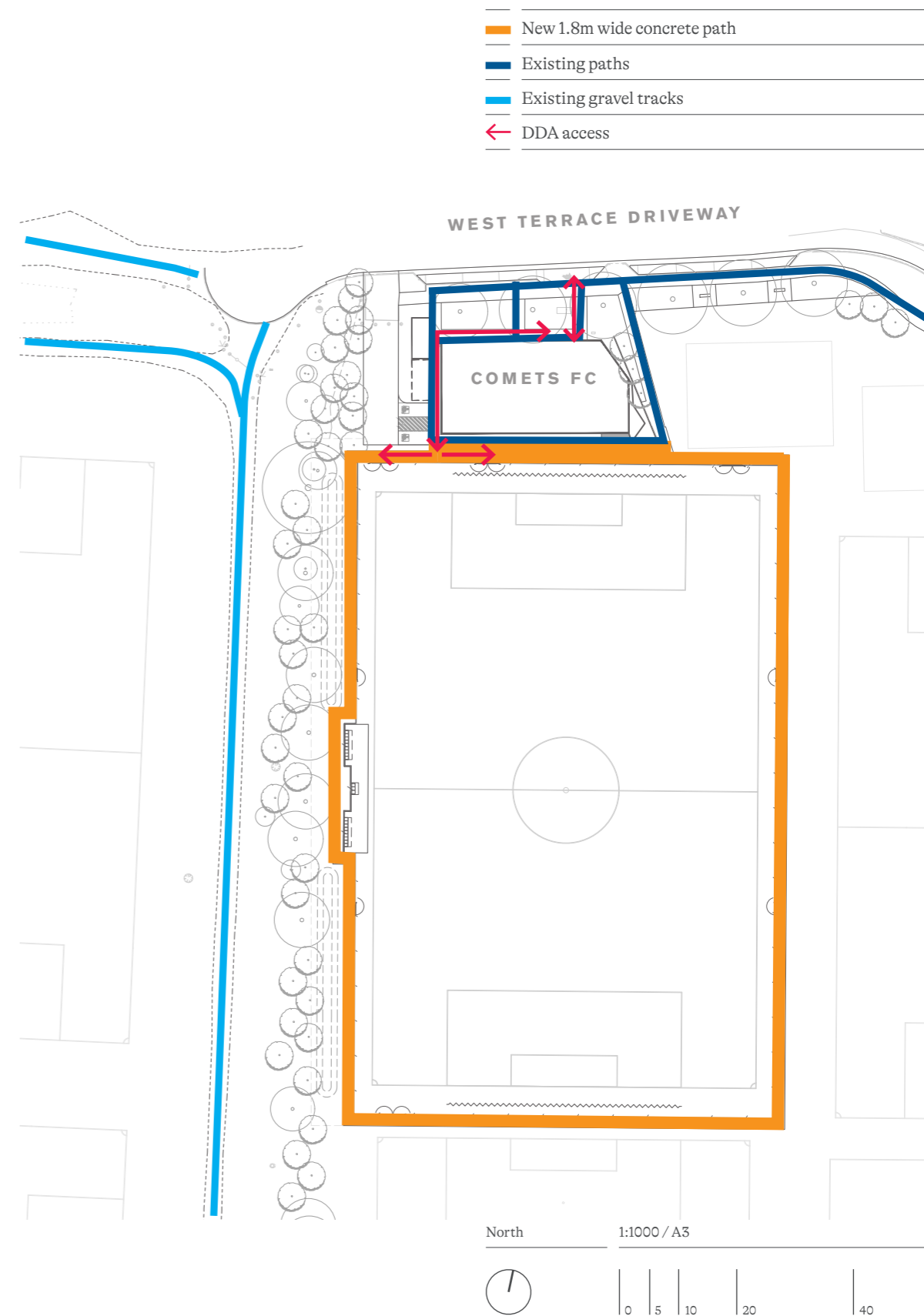
↑ NEW CONCRETE PATH



↑ EXISTING GRAVEL PATH



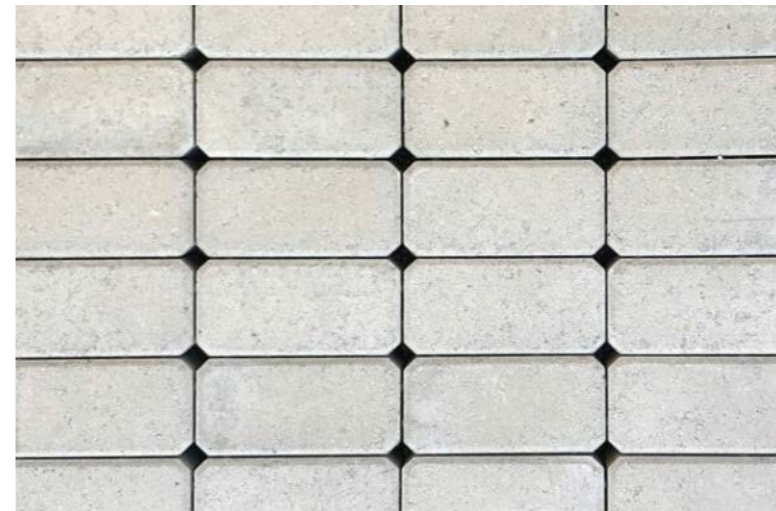
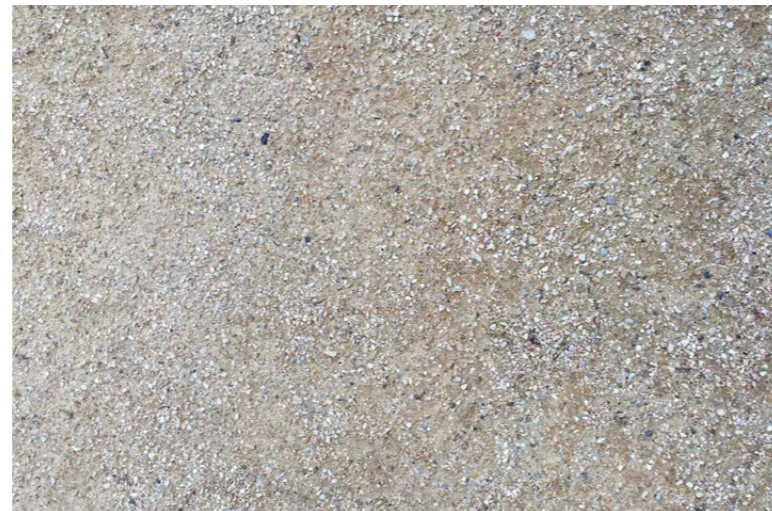
↑ EXISTING PATHS ALONG WEST TERRACE DRIVEWAY





# PAVING OPTIONS & CONSIDERATIONS

## Preferred perimeter path option



### ↑ INSITU CONCRETE (EXPOSED)

- Best material for all seasons - least likely to pond or become waterlogged
- No edging required
- Very little maintenance required
- Matches existing concrete paths around building and similar parklands projects
- Minimal surface runoff

### ↑ COMPACTED SAND

- Requires ongoing maintenance
- Low areas can cause tripping hazards
- Becomes waterlogged in winter months and not great for winter sports viewing
- Requires timber edging (additional cost)
- Similar visual outcome to concrete

### ↑ PERMEABLE CONCRETE PAVERS

- Introduces new material on site
- Requires concrete edging and additional expenses
- Small areas don't justify need for permeable paving
- Likely to move over time



# TREES & LANDSCAPING

- New infill tree planting along western boundary for increased shade.
- New streetscape plantings & landscaping for improved streetscape interface.
- New irrigated turf zones or native plantings (subject to CoA approval) to west side of building.
- Focus on primarily local indigenous plantings to support biodiversity and wildlife habitat.

PLANTING OPTIONS



↑ INFILL PLANTING



↑ NEW IRRIGATED PLANTING BEDS



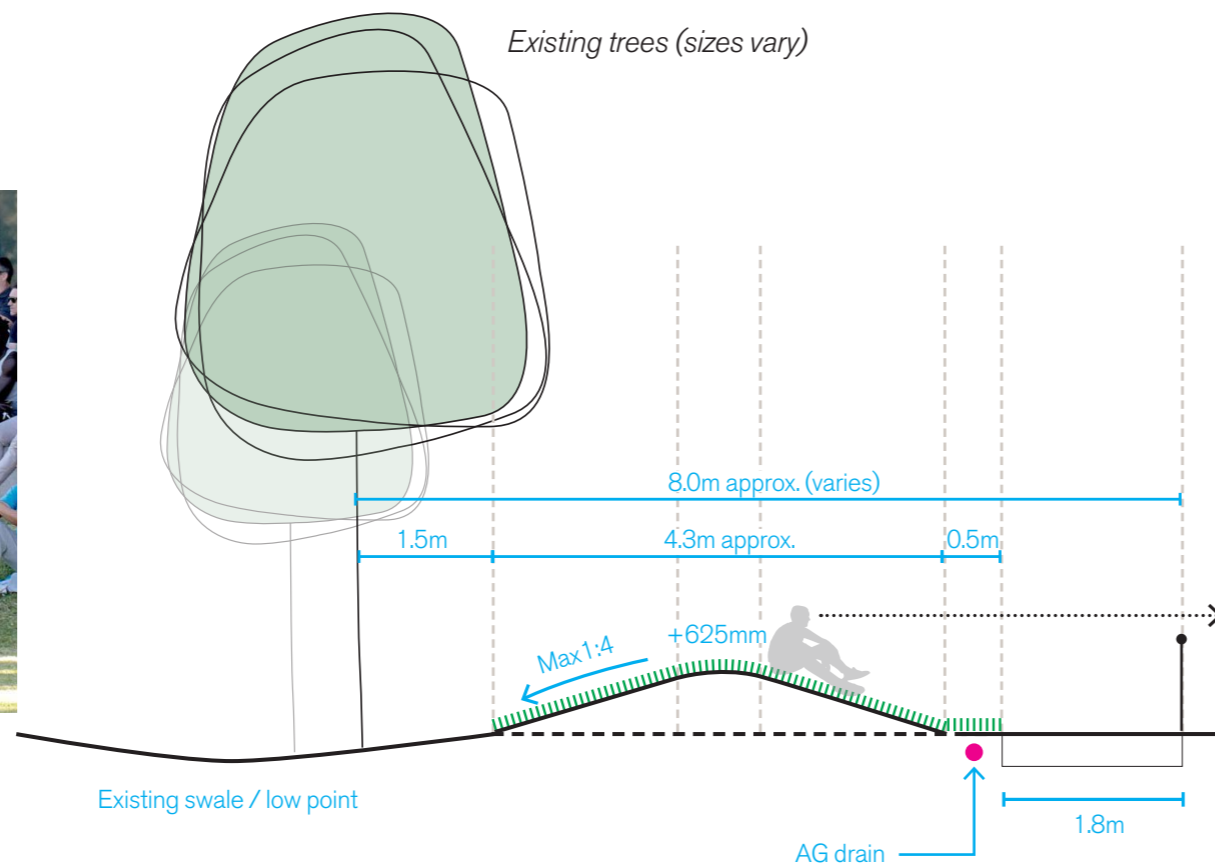


# VIEWING MOUNDS

- Irrigated turf mounds
- New seating opportunities for community and spectators to watch games
- Max. 1:4 grades for ease of maintenance
- Ag drain provided between mound and concrete path as required, and subject to detailed civil design

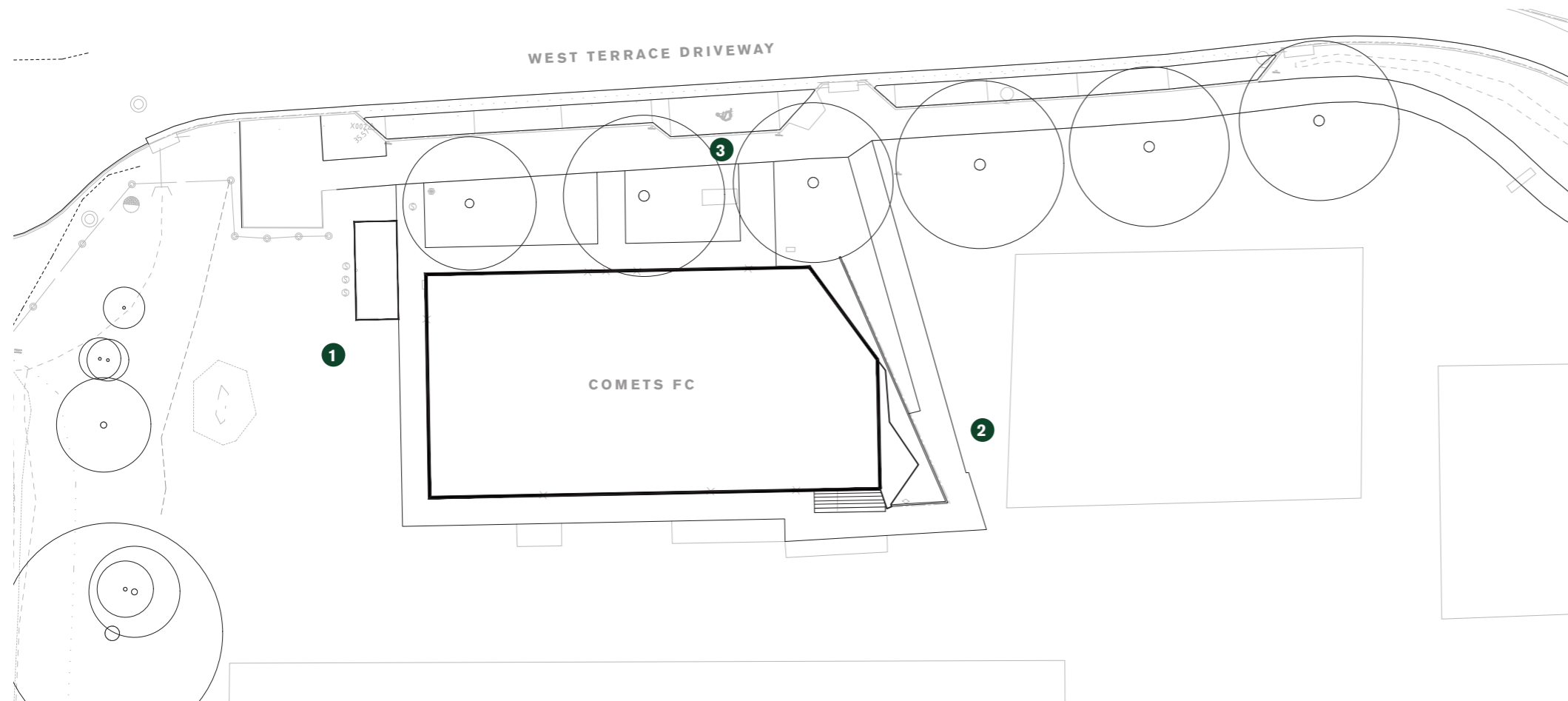


↑ IRRIGATED TURF MOUNDS





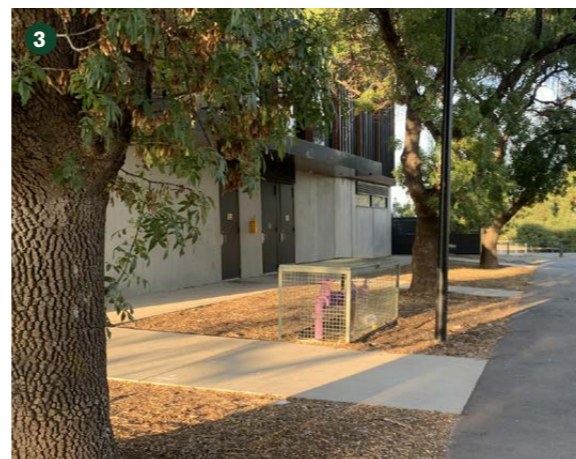
# EXISTING CLUBHOUSE LANDSCAPE



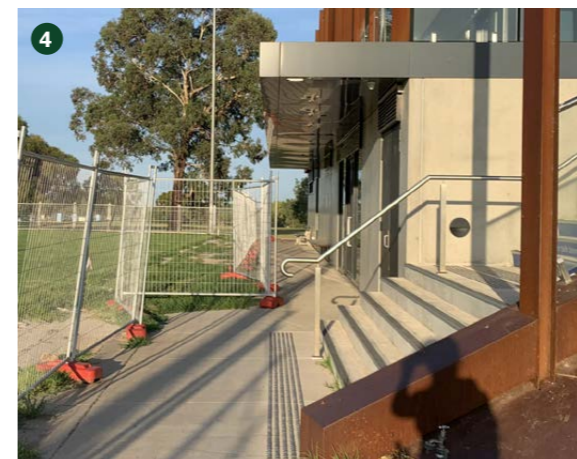
View of existing area to west of Comets building



View of garden bed east of Comets building



View of streetscape along northern edge of Comets building

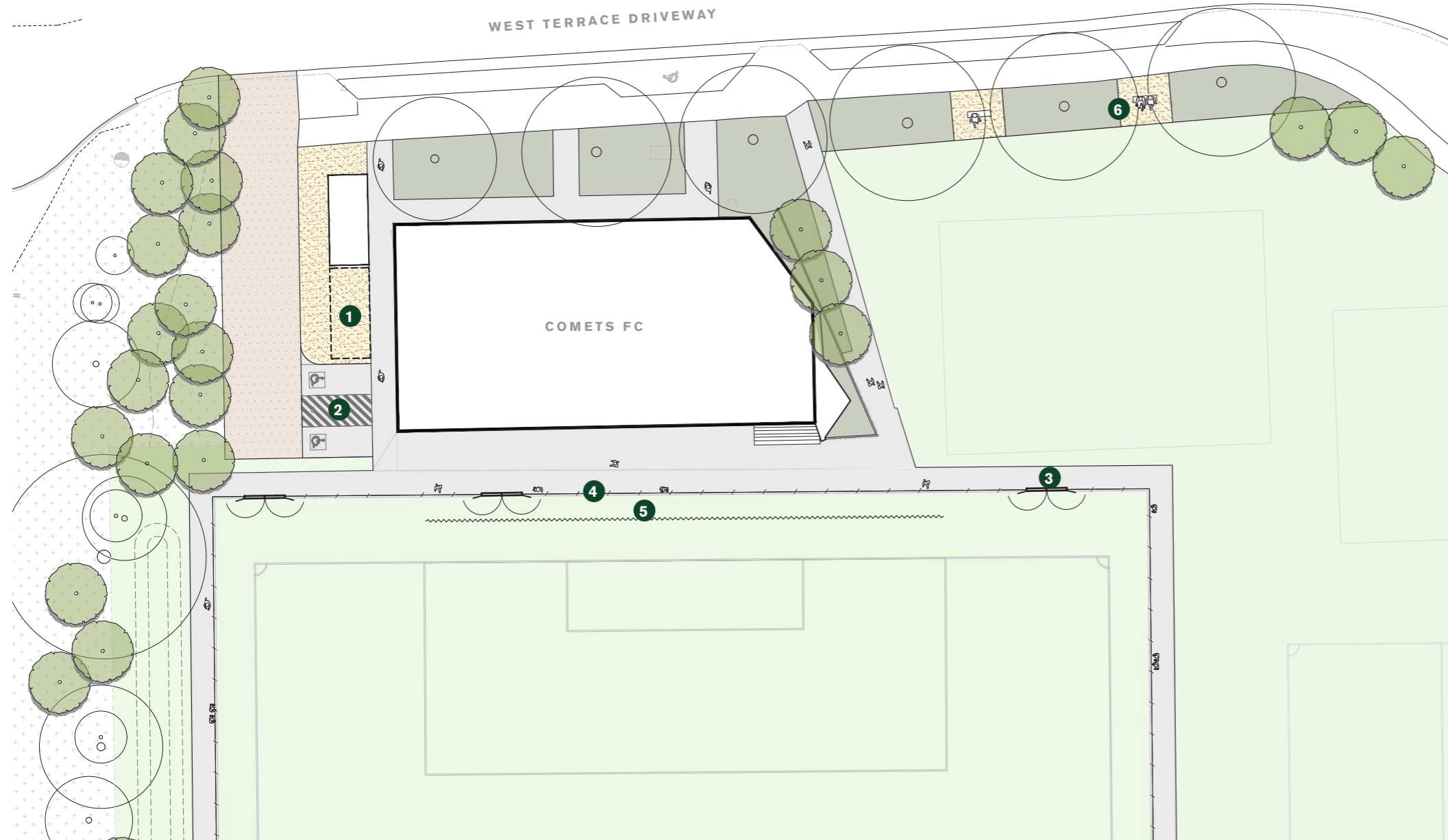


View along southern edge of Comets building





# PROPOSED CLUBHOUSE LANDSCAPE



- 1** New storage zone
- 2** Parking (2x DDA compliant car parks)
- 3** Perimeter path
- 4** Low perimeter fence
- 5** Retractable mesh sport netting
- 6** New seating
- Irrigated turf
- Irrigated planting bed
- Existing dryland grass
- Concrete paving - refer to options for perimeter path
- Compacted rubble entrance driveway
- Compacted sand
- Existing tree to remain
- New tree





# MATERIALS & ELEMENTS



↑ INSITU CONCRETE  
(REFER OPTIONS FOR PERIMETER PATH)



↑ COMPACTED SAND



↑ COMPACTED RUBBLE / X6



↑ TURF



↑ DRYLAND GRASS



↑ TIMBER EDGE



↑ BLACK CYCLONE MESH FENCE



↑ RETRACTABLE SPORTS NETTING



URBAN DESIGN, LANDSCAPE  
ARCHITECTURE & GARDENS

HELLO@LANDSKAP.COM.AU  
LANDSKAP.COM.AU

LANDSKAP