More Than Green Space:

The Economic Value of the Adelaide Park Lands

CITY OF ADELAIDE

Kadaltilla
Adelaide Park Lands Authority

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Executive Summary

The Adelaide Park Lands are among Australia's most significant urban open spaces. It is a near-continuous green belt encircling the Adelaide city centre that has shaped the city's character and liveability since Colonel William Light's original plan of 1836. While the Adelaide Park Lands have long been celebrated for their environmental and heritage values, this report takes a different lens, focusing on their economic significance and the opportunities they present for South Australia's broader community.

The purpose of this report is to establish a basis for comprehensive economic valuation of the Adelaide Park Lands, quantifying the direct and indirect economic contributions they make to the city, the region, and the State. This includes their role in supporting tourism, events, recreation, and commercial activity, as well as the economic value they generate for surrounding land uses and the broader urban economy. While environmental values are acknowledged and included, this report emphasises the economic dimension, recognising that robust, evidence-based economic analysis is essential to inform decisions about how the Adelaide Park Lands are managed, activated, and developed into the future.

The analysis demonstrates that the Adelaide Park Lands generate broad and enduring economic benefits across environmental, social, health, and property systems. These benefits include urban cooling, biodiversity support, stormwater management, air quality improvement, carbon reduction, recreation and wellbeing outcomes, and uplift in surrounding land and property values associated with the scarcity and desirability of direct Adelaide Park Lands access.

Importantly, many of these functions reduce future public expenditure by strengthening Adelaide's resilience to climate change, heat stress, flooding, and environmental degradation. The Adelaide Park Lands operate as natural capital that complements engineered infrastructure while enhancing the city's liveability, competitiveness, and long-term economic sustainability.

The findings reinforce that investment in the Adelaide Park Lands is not solely an amenity or conservation outcome; it is a strategic economic investment that supports productivity, resilience, property value creation, and the enduring attractiveness of Adelaide as a globally recognised liveable city.

Whilst not cumulative, key highlights include the following:

- The Adelaide Park Lands are **visited 41.5 million times** annually, with an indicative annual recreational use value of approximately **$328.1 million**.
- Applied to the Australian population, the indicative preservation value of the Adelaide Park Lands and its heritage assets is approximately **$19.1 billion**.
- Spendmapp analysis estimates approximately **$331.5 million** in parks-attributable consumer spending per year in the broader Adelaide Park Lands catchment.
- There are approximately 1,400 people directly employed within the Adelaide Park Lands, contributing approximately **$138 million**.
- The total combined annual income in 2024/25 generated from commercial leases and licences in the Adelaide Park Lands was **$522,581.**
- Major institutions and State-managed assets within the Adelaide Park Lands generate approximately **$167 million** in economic activity per year.
- The estimated annual contribution of sports use of the Adelaide Park Lands is **$150 million**, highlighting the importance of preserving, enhancing, and investing in sporting infrastructure and community participation.
- The estimated direct annual economic value generated by cycling and walking within the Adelaide Park Lands is **$196 million** in direct health, transport and environmental benefits alone.
- The health benefits from the Adelaide Park Lands' cooling effect are estimated at **$56.8 million** per year.
- The Adelaide Park Lands provide stormwater management benefits of **$180,420** per year.

The combined biodiversity associated with the Adelaide Park Lands is estimated to generate approximately **$376.2 million** in national ecosystem service value.

The City of Adelaide's Park Lands Open Space and Building assets have a combined asset base of **$131.2 million.**

The City of Adelaide invests **$25.6 million** annually in the maintenance of open space and the Adelaide Park Lands.

Interpretation of values

Several indicators within this report use overlapping proxy-value methodologies to express different dimensions of Adelaide Park Lands use and contribution.

These indicators should not be interpreted as additive economic totals.

Some indicators represent:

- Direct economic activity
- Indicative recreational value
- Avoided cost/value transfer estimates
- Contextual or strategic indicators.

In some cases, multiple indicators draw upon the same underlying visitation and participation patterns to illustrate different aspects of Adelaide Park Lands contribution.

1

Visitation

2

Business, Employment and Institutional Activity

3

Sports, Health and Exercise

4

Culture and Events

5

Environment

6

Property and Infrastructure Asset Value

1

Visitation

Indicator

Visitation and Recreational Use Value

Metric

Number of visits, unique visitors, proxy-value of visit, visit duration and spatial distribution.

Why this matters

A significant portion of the economic and social value of the Adelaide Park Lands is generated through everyday use by individuals and groups. These uses include passive recreation, active exercise, and commuting through the Adelaide Park Lands as part of daily routines and are referred to as the recreational use value.

Visitation provides a primary quantitative indicator of how the Adelaide Park Lands are used across everyday recreation, movement, commuting, passive leisure, and destination-based activity. The scale, frequency and duration of visits help demonstrate the role of the Adelaide Park Lands as both a local daily-use asset and a metropolitan destination. The pattern of use also shows that value is generated not only through major events but also through continuous day-to-day activity throughout the year.

Economic value

The Adelaide Park Lands are visited 41.5 million times annually, with an indicative equivalent annual recreational use value of approximately $328.1 million.

Short visits of less than 1 hour are valued at $197.1 million per year. Longer visits of 1 hour or more are valued at $131.0 million.

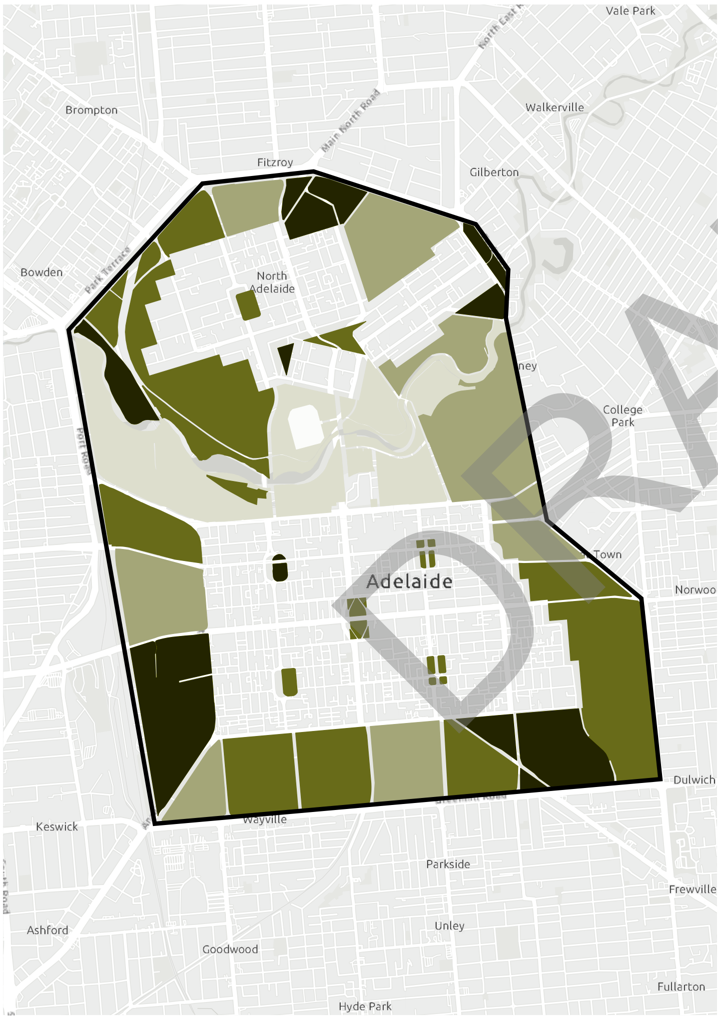
Insight

The Adelaide Park Lands are one of Adelaide's most intensively used metropolitan open space systems and are amongst South Australia's most visited destinations.

The Adelaide Park Lands support both high-frequency short visits, with nearly 80% of visits lasting an hour or less, and longer-duration recreational use. The high share of short visits reflects the Adelaide Park Lands' role in everyday city life, including walking, passing through, informal recreation and routine use.

Not all parks within the Adelaide Park Lands experience the same visitation, in terms of both length of visit and overall volume of visitors. This reflects the nature of the land uses within the parks.

Visitor Use Overview



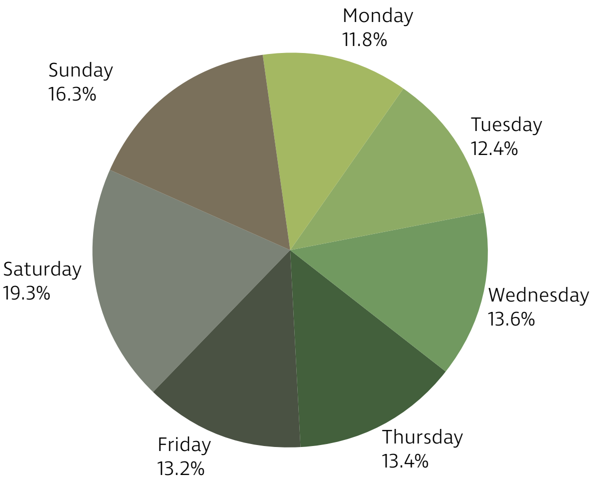
Visitors

Visitors
>822,550
499,819
<177,089

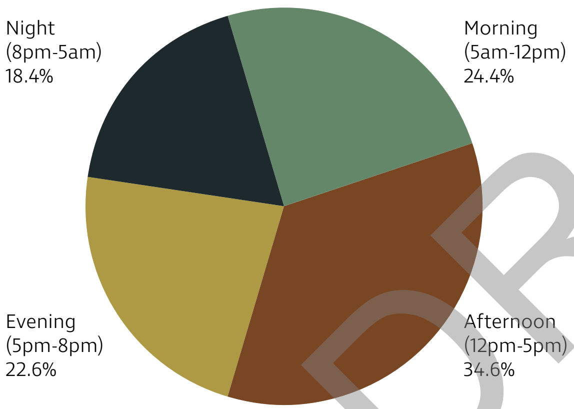
BOUNDARY CITY OF ADELAIDE, LOCAL GOVERNMENT AREA

Adelaide Park Lands visitors are relatively equally distributed across all age ranges, with the exception of those over 70 years, who visited at a lower rate (6.1% of visits) compared to other age groups.

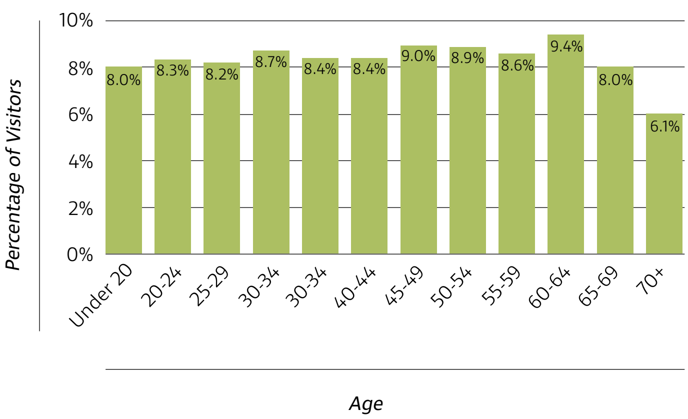
Visitor Distribution by Day of Week (%)



Visits by Time of Day (%)



Visitor Demographics



Data and method

For the period 1 July 2024 to 30 June 2025, visitation to the Adelaide Park Lands was measured using Pathzz mobile device analytics.

Visits	41, 586, 210 total visits*
Visitors	3,019,479 unique visitors** identified
% of visits under 1 hour	79%
% of visits 1 more than 1 hour	21%
Average duration of visits	47 minutes

** Visits include when a mobile phone device entered the Adelaide Park Lands, the same device can contribute a single or multiple visits over the period.*

*** Unique visitors refer to a distinct mobile phone device, where each device is counted once regardless of how many times it entered the Adelaide Park Lands.*

Access to the Adelaide Park Lands is generally unpriced, an indicative proxy-value approach has been applied, consistent with an identified methodology for valuing park use where no direct market price exists. Under this approach, visits are grouped by duration and assigned benchmark values based on comparable paid activities.

This analysis uses visit duration as a proxy for general use type. Visits under one hour are treated as shorter passive or incidental use, while visits of one hour or more are treated as longer recreational use.

For this assessment:

- Visits under 1 hour are valued at $6 per visit, as a proxy for a short, low-cost leisure activity. (proxy for passive recreation, comparable to low-cost leisure activity- eg purchasing a coffee).
- Visits of 1 hour or more are valued at $15 per visit, as a proxy for a longer, intentional active recreation activity (proxy for active recreation, comparable to paid exercise activity- eg visit to the gym).

Total visitation is estimated at 41,586,210 visits per annum (2024/25)

This is split as follows:

- Under 1 hour (79%)
  41,586,210 × 79% = 32,852,106 visits.
- 1 hour or more (21%)
  41,586,210 × 21% = 8,734,104 visits.

Valuation Calculation

Short visits (<1 hour)
32,852,106 × $6 = $197,112,636

Long visits (1 hour+)
8,734,104 × $15 = $131,011,560

Indicative annual recreational value:
$328.1 million: $328,124,196

** This value is used as the primary recreational use-value estimate and is referenced in later general use sections. It should not be added again to those sections.*

Average value per visit: $328,124,196 divided by 41,586,210 = $7.89.

The average indicative value per visit is approximately $7.90.

This recreational use value reflects the benefit users receive from free access to the Adelaide Park Lands. It is a proxy/modelled value based on visit duration and does not represent actual spending. Business spending associated with Adelaide Park Lands visits is measured separately.

Limitations

This valuation is an indicative proxy estimate of recreational use value based on overall visitation levels. It is not a measure of direct revenue generated by the Adelaide Park Lands. The dollar values applied are benchmark proxies only and are intended to provide an accessible and consistent way of expressing the scale of public use in monetary terms.

Mobility analytics are derived from anonymised mobile device location signals and provide an indicative measure of visitation patterns. These analytics capture repeat visitation and movement behaviour and are not directly comparable with survey-based visitation estimates. This is because mobility analytics capture repeat visitation and movement patterns across all visit types, whereas survey-based estimates identify specific activity types undertaken during visits. The valuation is also sensitive to the benchmark assumptions adopted for short and long visits. For this reason, the results should be interpreted as indicative rather than precise market values.

Key limitations include:

- Activity type is inferred from visit duration rather than directly observed.
- Commuting, passive recreation and active recreation may overlap.
- The estimate does not measure actual spending or direct revenue.

[1] Pathzz mobile device analytics, 2024–25.

2

Business, Employment and Institutional Activity

Indicator

Economic and Businesses Activity

Metric

Consumer spending in businesses within the Adelaide Park Lands and Squares Catchments.

Why this matters

The Adelaide Park Lands contribute to the attractiveness and competitiveness of surrounding businesses and precincts through amenity, visitation, walkability, destination appeal and activation.

Visitors to the Adelaide Park Lands interact with nearby businesses, including cafés, restaurants, retail, accommodation and entertainment venues contributing to overall consumer spending.

Economic value

Spendmapp analysis estimates approximately $331.5 million in parks-attributable consumer spending per year in the Adelaide Park Lands catchment.

Insight

Consumer spending levels associated with businesses in the Adelaide Park Lands catchment area are significant.

The Adelaide Park Lands are not only an environmental and recreational asset but also a significant economic driver, supporting substantial consumer spending in surrounding areas. Their contribution to local economic activity strengthens the case for continued investment in park quality, accessibility, programming, and active transport connections.

Data and method

Spendmapp consumer transaction analysis prepared by Geografia in 2026 estimates consumer spending associated with the Adelaide Park Lands using defined catchments. The preferred $331.5 million estimate applies a 12% main-reason/generated attribution rate to observed annual spending in the broader 400m Adelaide Park Lands catchment. Sensitivity testing also applies an 8% substitution rate and 27% broad attribution rate, producing a range of $221.0 million to $745.9 million. A separate estimate of $52.8 million is reported for the 100m inner parks, squares and gardens buffer. These estimates are not additive because the geographies overlap.

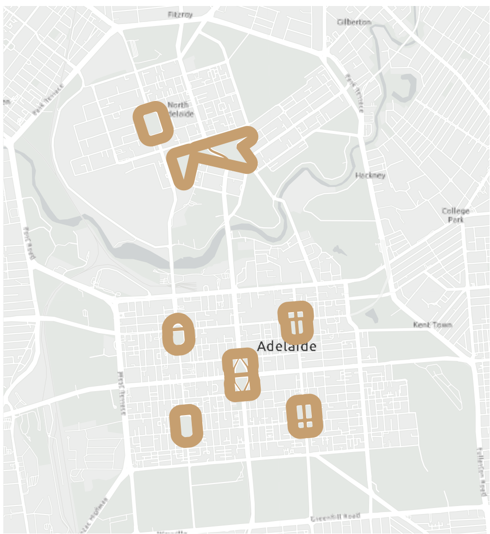
This measure is different from the recreational use value. The recreational use value estimates the benefit people receive from using the Adelaide Park Lands at no cost.

This data reflects gross transaction activity, not business profit, revenue or spending solely caused by the Adelaide Park Lands.

Study Area	Estimated Annual Spending Contribution
Inner parks, squares and gardens	Approximately $52.8million per annum
Adelaide Park Lands Catchment	Approximately $331.5million per annum

Adelaide Park Lands Catchment (400m Buffer)

Inner Parks, Squares and Gardens Catchment (100m Buffer)



Limitations

Key limitations include:

- This measure should be interpreted as an indication of how the Adelaide Park Lands support city business activity, rather than a direct economic output solely caused by the Adelaide Park Lands.
- The proportion of visits resulting in spending is assumed and may vary depending on visitor type, purpose of visit and time of day.
- The estimate captures associated and attributable economic activity based on consumer spending and does not isolate spending directly attributable to the Adelaide Park Lands.
- Unlike the recreational use valuation, which estimates the non-market value of no-cost public use of the Adelaide Park Lands, this measure examines observable consumer spending in the Adelaide Park Lands Catchment.
- This measure is separate from, and should not be combined with, the proxy-based recreational use value to avoid double counting.

[2] Spendmapp consumer transaction analysis, Geografia, 2026

Indicator

Workforce and Commuter Activity

Metric
Workforce size and commuter-based working population in the City of Adelaide.

Why this matters

Workers contribute to city activity, movement, demand for services and use of public spaces. This reinforces the role of the Adelaide Park Lands as part of the broader urban environment experienced by residents, workers and visitors.

The City of Adelaide local government area functions as a major employment centre in South Australia, supporting a substantial daily workforce.

- This daily movement reinforces the role of the Adelaide Park Lands as:
- A key interface between the city and the surrounding suburbs.
- A transition zone for commuters entering and exiting the city.
- Part of the broader urban environment experienced by a large working population.
- A potential recreation, walking, cycling and lunch-break asset for city workers.

While not all workers use the Adelaide Park Lands directly, their proximity and accessibility contribute to the daily experience and functionality of the city for a substantial number of people.

Economic value

Applying the average full-time salary benchmark of $98,500 to the city workforce provides an indicative workforce income base of approximately $12.8 billion per annum. This is not attributable to the Adelaide Park Lands but demonstrates the scale of the workforce operating within the city environment and passing through the Adelaide Park Lands.

Insight

According to data from the Australian Bureau of Statistics (2021 Census):

- 130,373 people work within the City of Adelaide.
- 6,922 workers also live in the City of Adelaide.
- Approximately 123,451 workers commute from outside the area.
- Around 94.7% of the city workforce lives outside the City of Adelaide.
- The working population is substantially larger than the resident population.

Data and method

Workforce data is based on the Australian Bureau of Statistics Census 2021 “Place of Work” dataset, which records the location of employment for individuals on Census night.

The average full-time salary benchmark of $98,500 is sourced from ABS Average Weekly Earnings, South Australia, May 2025. Note: ABS does not publish earnings data at Local Government Area level; the South Australia state figure has been applied as the closest available benchmark.

Limitations

Key limitations include:

- The data reflects employment patterns at the time of the 2021 Census and may not capture more recent changes in workforce distribution, including post-pandemic shifts in working arrangements.
- While the data identifies where people work and live, it does not capture actual daily movement patterns, routes taken, or frequency of travel.
- This analysis does not differentiate how workers travel to the city (e.g. car, public transport, walking or cycling), which may influence interaction with the Adelaide Park Lands.
- The data does not indicate whether workers actively use or access the Adelaide Park Lands. and should not be interpreted as a measure of Adelaide Park Lands visitation.
- Data is reported at the Local Government Area (LGA) level and does not distinguish between specific locations within the City of Adelaide.
- The 2026 Census is scheduled for 11 August 2026. Updated employment data is expected to become available from October 2027.

[3] Australian Bureau of Statistics, Census of Population and Housing 2021, Place of Work data

[4] ABS Average Weekly Earnings, South Australia, May 2025 (ABS Cat. 6302.0)

Indicator

Direct Employment in Adelaide Park Lands Assets and Businesses

Metric

Direct paid employment and volunteer contribution associated with major institutions, venues and businesses located within the Adelaide Park Lands.

Why this matters

The Adelaide Park Lands support employment across a range of major institutions, venues, cultural assets, recreation operators, hospitality businesses, education and government.

Economic value

There are approximately 1,400 people directly employed in the Adelaide Park Lands, contributing approximately $138 million per year in labour.

Volunteer workforces alone represent approximately $2.19 million per annum in attributed non-market labour contribution.

Insight

Employment in the Adelaide Park Lands reflects their role as a major cultural, recreational, event and visitor destination in the city.

This employment base:

- Supports ongoing operations of key institutions and assets.
- Contributes to the city's cultural and tourism economy.
- Generates additional indirect employment through events, hospitality and visitor activity.

Volunteers support many Adelaide Park Lands institutions through visitor services, education, guiding, collections, research, horticulture, events and community engagement.

Data and method

Direct Employment

The Adelaide Park Lands support employment across a range of major institutions, venues and cultural assets located within the Adelaide Park Lands. The direct employment estimate is based on publicly available workforce information for major institutions, venues and businesses located within the Adelaide Park Lands. The estimate includes employment reported by Adelaide Festival Centre, Adelaide Venue Management Corporation, Adelaide Oval Stadium Management Authority, Adelaide Zoo, Art Gallery of South Australia, South Australian Museum, Botanic Gardens and State Herbarium, and selected commercial operators within the Adelaide Park Lands.

- Estimated direct paid employment: approximately 1,300 to 1,400 core jobs.
- Indicative salary value: up to approximately $138 million per annum, based on 1,400 jobs and an average full-time salary of $98,500 (ABS Average Weekly Earnings, South Australia, May 2025).
- Reported volunteer contribution: approximately $2.19 million per annum from two reported volunteer workforces alone.

Major employers associated with the Adelaide Park Lands included in the assessment:

Major institutions (large employers)

- Adelaide Festival Centre
- Art Gallery of South Australia
- South Australian Museum
- Botanic Gardens and State Herbarium
- Adelaide Zoo
- City of Adelaide

Sport and recreation employers

- Adelaide Oval Stadium Management Authority
- Tennis SA
- Next Generation Clubs
- TreeClimb Adelaide

Events and venue operators

- Adelaide Venue Management Corporation
- Adelaide Festival

Hospitality and commercial operators

- Adelaide Pavilion
- Jolleys Boathouse
- Various:
    - Kiosks
    - Food vendors
    - Mobile operators

The direct employment estimate of approximately 1,300–1,400 jobs is derived primarily from the publicly reported workforce data of the organisations listed. Where employment data was not publicly available, organisations were identified as contributors to Adelaide Park Lands activity but were not included in the quantified employment estimate.

Publicly available data indicates that key organisations employ:

- Adelaide Festival Centre - approximately 279 FTE.
- Adelaide Venue Management Corporation - approximately 263 FTE.
- Adelaide Oval Stadium Management Authority - approximately 380–450 core employees (derived from reported employee benefits expense of $44.4 million, year ended October 2024, SA Audit Office), plus a substantial casual event workforce..
- Adelaide Zoo - approximately 200+ employees.
- Art Gallery of South Australia - approximately 110 FTE employees.
- South Australian Museum - approximately 130 FTE employees.
- Botanic Gardens and State Herbarium - approximately 150–200 employees.
- City of Adelaide – approximately 200 employees.

The Adelaide Aquatic Centre and the North Adelaide Golf Course are excluded from the assessment as FTE. is not separately reported in publicly available data.

[5] ABS Average Weekly Earnings, South Australia, May 2025 (ABS Cat. 6302.0)

[6] Derived from reported employee benefits expense of $44.4 million, year ended October 2024, Audit Office of South Australia

Volunteer Workforce

Volunteer labour is reported separately from paid employment, as it does not represent wages paid or direct jobs. It is valued as a non-market contribution using a replacement-cost approach.

Based on the current South Australian volunteer replacement rate of $50.50 per hour, publicly reported volunteer contributions include:

- Art Gallery of South Australia -180 volunteers contributing more than 13,500 hours, equivalent to approximately $682,000 per annum in volunteer labour value.
- Botanic Gardens and State Herbarium - 413 volunteers contributing 45,888 hours, equivalent to approximately $2.19 million per annum in volunteer labour value.
- The City of Adelaide has nearly 300 volunteers active in its program of which 37% is attributed to the Adelaide Park Lands.

Applying site-specific proportions where volunteer figures are organisation-wide, the combined attributed volunteer labour value across these three institutions is approximately $2.40 million per annum.

Limitations

This estimate is based on publicly available employment data for major institutions located in the Adelaide Park Lands.

Key limitations include:

- This indicator measures employment supported by institutions, venues and businesses located within the Adelaide Park Lands. Several of these organisations are also considered in the "Institutions and State Assets" indicator; however, that indicator measures organisational activity and economic contribution rather than employment. The indicators represent different dimensions of Adelaide Park Lands value and should not be interpreted as additive.
- Direct employment data is based on institutional annual reports and publicly available workforce data for 2024–25.
- Not all employers within the Adelaide Park Lands are captured due to data availability.
- Some figures are reported as FTE, while others are reported as employee numbers.
- Casual, seasonal and event-based employment is not fully quantified.
- Figures should be interpreted as indicative of core employment rather than total workforce impact.
- Volunteer contribution is reported separately from paid employment and direct jobs.
- Volunteer value is estimated using a replacement-cost method where annual volunteer hours are publicly available.
- Volunteer data is incomplete across institutions, and some reported figures are organisation-wide rather than specific to Adelaide Park Lands sites. In these cases, a proportion has been allocated on the following basis:
    I. Art Gallery of South Australia - 100% attributed, as all volunteer activity occurs on-site within the Adelaide Park Lands.
    II. Botanic Gardens and State Herbarium — 65% attributed to the Adelaide Park Lands, based on Adelaide Botanic Garden's share of total organisational visitation (approximately 1.3 million of 2+ million visits across all three sites, 2022/23). This proportion should be updated when 2024/25 site-level visitation data becomes available.
    III. City of Adelaide - 37.5% attributed to the Adelaide Park Lands, based on Park Lands-specific activities (bushland care, nursery operations and wetlands maintenance).
- Volunteer values are based on publicly reported volunteer hours and the South Australian volunteer replacement rate in 2025.
- Volunteer value should not be added directly to salary-based employment estimates to avoid double counting.


SUPPORT OTHERS

Indicator

Student and Education Activity

Metric
Value added by industry sector, tertiary student population, vocational student population and city-based education institutions.

Why this matters

The City of Adelaide is a major education hub in South Australia, with a strong concentration of universities, schools and tertiary institutions located in and around the central business district (CBD).

Tertiary student activity is concentrated in the CBD and North Terrace.

Students benefit from the recreation and amenity afforded by the Adelaide Park Lands and contribute to daily activity, movement, demand for services and city vibrancy. Their presence supports regular use of public spaces, including the Adelaide Park Lands, for study breaks, social interaction, informal recreation and movement between destinations.

The proximity of major education institutions to the Adelaide Park Lands means that students form a consistent and recurring user group.

This reinforces the role of the Adelaide Park Lands as:

- Accessible open space for study breaks, social interaction and informal recreation.
- A shared environment supporting both structured and unstructured student activity.
- Part of the broader urban experience for a large student population.

Economic value

The Education and Training sector contributes $2.2 billion in value added annually within the City of Adelaide local government area.[9] Approximately $1.8 billion of this is from the tertiary education sector alone. These figures represent the sector's contribution to the City of Adelaide LGA economy as a whole and have not been attributed or proportioned specifically to the Adelaide Park Lands.

Adelaide University, whose main campus sits on North Terrace is projected to contribute approximately $4.7 billion per year to the Australian national economy at inception, with an additional $500 million per year flowing to South Australia's economy by 2034.[10] This figure represents the university's total national economic footprint and is included here as a contextual indicator of the scale of education sector activity in the immediate Adelaide Park Lands.

Insight

The Education and Training sector contributes approximately $2.2 billion in value added annually to the City of Adelaide LGA economy, around 8.3% of the city's total, making it one of the largest sectors alongside finance, professional services, government and health. This scale of activity reinforces the role of the Adelaide Park Lands as amenity infrastructure supporting one of the city's most economically significant precincts.

Adelaide University, whose main campus sits on North Terrace is projected to contribute approximately $4.7 billion per year to the Australian national economy in 2026.

Data and method

Value comes from five main channels:

- Direct employment and wages.
- Student spending in the city.
- International education exports.
- Research and innovation activity.
- Long-term talent attraction and business formation.

Education profile

According to publicly reported enrolment data for 2026, Adelaide's two major public universities enrol approximately 89,000 students:

- Adelaide University - approximately 64,000 current students.
- Flinders University - 25,000+ students.

Adelaide also supports a broader tertiary and vocational student population through providers including:

- Torrens University Australia.
- TAFE SA - over 49,000 students across South Australia.
- Specialist and pathway institutions.

This indicates that total tertiary and vocational student numbers associated with Adelaide exceed 100,000.

[8] City of Adelaide Economic Profile, Education and Training sector value added, City of Adelaide LGA.

[9] Adelaide University economic impact projection.

City schools

Preschool and School Education accounts for $317 million of value added to the City of Adelaide. These schools are located close to the Adelaide Park Lands and contribute to regular weekday activity, movement and potential use of open space.

The City of Adelaide contains a concentration of schools across government, independent and Catholic sectors.

The City of Adelaide is home to 13 primary and secondary schools comprising 5 government and 8 non-government (4 independent, 4 Catholic).

Government Schools

Adelaide CBD (5000)

School	Address	Type	Years
Adelaide Botanic High School	Frome Road	Secondary	Year 7–12
Adelaide High School	West Terrace	Secondary	Year 7–12
Gilles Street Primary School	91 Gilles Street	Primary	Reception–Year 6
Sturt Street Community High School	Sturt Street	Combined	Birth–Year 6

North Adelaide (5006)

School	Address	Type	Years
North Adelaide Primary School	62-80 Tynte Street	Primary	Reception–Year 6

Non-Government — Independent Schools

Adelaide CBD (5000)

School	Address	Type	Gender	Years	Character
Adelaide International School	Level 4, 127 Rundle Mall	Secondary	Co-education	Year 10–12	Non–denominational
Inventorium Academy	Level 1, 211 Pulteney Street	Secondary	Co-education	Year 7–12	Non–denominational
Muirden Senior College	368 King William Street	Secondary	Co-education	Year 11–12	Non–denominational
Premed Senior College	251 Morphett Street	Secondary	Co-education	Year 11–12	Non–denominational
Pulteney Grammar School	190 South Terrace	Combined	Co-education	Reception–Year 12	Anglican

Non-Government — Catholic Schools

Adelaide CBD (5000)

School	Address	Type	Gender	Years
Christian Brothers College	214 Wakefiled St (Senior) & 324 Wakefield St (Junior)	Combined	Boys (R-12) / Co-ed (ELC-6)	Reception–Year 12
St Aloysius College	53 Wakefield Street	Combined	Girls	Reception–Year 12
St Mary's College	253 Franklin Street	Combined	Girls	Reception–Year 12

North Adelaide (5006)

School	Address	Type	Gender	Years
St Dominic's Priory College	139 Molesworth Street	Combined	Girls	Reception–Year 12

Limitations

Key limitations include:

- This indicator demonstrates the scale of educational and social interaction with the Adelaide Park Lands. It is intended to quantify access and use rather than assign a direct economic value.
- Student figures are based on publicly reported enrolment data from major universities and indicative estimates for the broader education sector.
- Student numbers are reported at an institutional level and may include students studying outside the CBD, online, interstate or offshore.
- The data does not distinguish between students studying in the City of Adelaide and those located elsewhere in the metropolitan area.
- School counts have not been reconciled against a single authoritative dataset. The figures presented are based on publicly available school profiles and City of Adelaide education provider information current as at 2025 and should be treated as indicative.
- There is no direct measurement of how frequently students use or access the Adelaide Park Lands. As an indicative proxy, if 10% of the estimated 17,000 students within walking distance visited the Adelaide Park Lands once per week during the 40-week school year, this would represent approximately 68,000 visits per annum. Applying the short-visit proxy value of $6 per visit gives an indicative student access value of approximately $408,000 per annum. This is a conservative illustrative estimate only and should not be added to the broader visitation value without adjusting for potential overlap.
- The analysis does not capture differences in student behaviour, including study patterns, travel modes or spending activity.
- This section should not be interpreted as a direct measure of Adelaide Park Lands usage or economic contribution.

Indicator

Businesses in the Adelaide Park Lands

Metric
Commercial lease revenue generation, and permit revenue generation.

Why this matters

The Adelaide Park Lands support a range of businesses that operate in the Adelaide Park Lands through leases, licences and permits.

These include cafes, kiosks, recreational operators, venues and mobile vendors. These businesses contribute to the activation of the Adelaide Park Lands, enhance visitor experience, and generate direct revenue to the City of Adelaide.

Economic value

The total combined annual income in 2024/25 generated from commercial leases and licences in the Adelaide Park Lands was $522,581.

Insight

The City of Adelaide receives income directly from 18 leases and licences, with a total annual lease and licence income in 2024/25 of $522,581.34 plus GST.

The total reported City of Adelaide income in the 2024/25 financial year was $243 million. The $522,000 received from leases and licences in the Adelaide Park Lands represents 0.2% of total income.

The City of Adelaide's Operational Management of the Adelaide Park Lands in 2024/25 year included:

- 25,000+ rose bushes pruned annually.
- 60,000 annuals grown and planted annually.
- 32 garden beds with 4 different displays annually.
- 540 ha of turf mown and over 150km of turf edged annually.
- 75km of shared paths and bike tracks maintained.
- 10,500 irrigation sprinklers maintained.
- Over 15,600m of green organics recycled annually.

Data and method

The analysis reflects revenue to the City of Adelaide based on current lease and licence arrangements. Commercial lease and permit data has been sourced from the City of Adelaide (March 2026).

The businesses and sites included in this total represent a mix of active tenancies, vacant sites and nil-rent arrangements, indicating that while the Adelaide Park Lands support commercial activity, not all locations currently generate direct revenue.

Red Ochre (Torrens Weir Restaurant) – Wessell - VACANT Possum Park / Pirltawardli (1)
North Adelaide Railway Station – Renew Adelaide- NIL RENT Bonython Park / Tulya Wardli (27)
Jolleys Boathouse Red Gum Park / Karrawirra (12)
Lounders Café (Tenancy 1) Red Gum Park / Karrawirra (12)
Popeye (paddleboats/popeye) (Tenancy 2) Red Gum Park / Karrawirra (12)
Rymill Park Kiosk – Creative Place Hospitality Group Pty Ltd Rymill Park / Murlawirrapurka (14)

Vic Park Grandstand - VACANT Victoria Park / Pakapakanthi (16)
Part A Vic Pk Grandstand - EFM Victoria Park / Pakapakanthi (16)
Victoria Park Social Club (La Dolce Vita) (Horse Float belongs to Vic Pk Social Club) Victoria Park / Pakapakanthi (16)
Kiosk Lola - Victoria Park Victoria Park / Pakapakanthi (16)
TreeClimb Blue Gum Park / Kurangga (20)
Adelaide Pavilion Veale Park / Walyu Yarta (21)
Adelaide Oval (Main Oval) – NIL RENT Adelaide Oval
Adelaide Oval (Oval 2) – NIL RENT Adelaide Oval
Memorial Drive - Next Generation Tarntanya Wama (26)
Tennis SA Tarntanya Wama (26)
Bonython Park Kiosk Bonython Park / Tulya Wardli (27)
BBQ Buoys Tarntanya Wama (26)
Earth Adventure

Limitations

Key limitations include:

- This indicator measures direct revenue from leases and licences and should be interpreted as an indicative measure, rather than the full economic contribution of businesses operating within the Adelaide Park Lands.
- It does not capture total business turnover, profitability, employment outcomes or broader economic activity generated by businesses operating in the Adelaide Park Lands.
- Several lease/licence sites are currently vacant or operate under nil-rent arrangements.
- It excludes temporary vendors, event-based operators and informal commercial activity unless separately captured in lease/licence data.
- Revenue varies over time due to changes in tenancy, lease terms, vacancies or policy settings.

Indicator

Institutions and State Assets in the Adelaide Park Lands

Metric
Assets, ticket sales, and sale of goods and services.

Why this matters

The Adelaide Park Lands are home to major institutions and State-managed assets that generate significant economic activity. These include cultural institutions, sporting venues, educational facilities and tourism assets. Together, they attract large numbers of visitors, support employment, and generate substantial revenue through ticket sales, events, and services.

Economic value

Major institutions and State-managed assets within the Adelaide Park Lands generate approximately $167 million in economic activity per year.

Insight

The concentration of major institutions and State assets in the Adelaide Park Lands reinforces their role as a central cultural, economic and civic precinct.

This clustering:

- Attracts visitors at a metropolitan, state and national level.
- Supports tourism and event activity.
- Strengthens Adelaide's cultural and civic identity.

Data and method

The Adelaide Park Lands provide the setting and spatial context that supports these institutions, but their activity is also influenced by programming, tourism, events, government funding, institutional operations and broader economic conditions.

The currently listed reported financial activity totals approximately $166.8 millions.

- Reported revenue streams such as ticket sales, fees and charges, sales of goods and services and trading income.
- Reflects reported institutional activity, not revenue generated directly by the Adelaide Park Lands.

In the year ending 30 June 2025, the following economic contributions, totalling approximately $166.8 million were reported by the following major institutions and State-managed assets:

- Adelaide Festival Centre
  - Sales of Goods and Services $26.2M[19]
  - Works of art $24.8M
- Adelaide Festival
  - Box Office Sales $4.1M[20]
- Adelaide Oval (SMA)
  - Total income from trading activities $101.7M[21]
- Adelaide Art Gallery
  - Fees and charges + sale of goods $2M[22]
- Adelaide Botanic Gardens and State Herbarium
  - Fees and changes $5.37M[23]
- Adelaide Museum
  - Sales, and fees and charges $2.6M[24]

The following institutions located within the Adelaide Park Lands are not included in the $167 million[25] estimate due to a lack of publicly available data:

1. Adelaide Botanic High School
2. Adelaide Gaol
3. Adelaide High School
4. Adelaide Railway Station
5. Adelaide University (formerly University of Adelaide/University of South Australia)
6. Adelaide Venue Management Corporation
7. Adelaide Zoo
8. Festival Plaza
9. Lot Fourteen
10. National Wine Centre
11. New Women's and Children's Hospital
12. North Adelaide Golf Course
13. Torrens Parade Ground.

Limitations

Key limitations include:

- The listed values are not directly comparable measures. They represent different parts of institutional activity, including trading income, ticket sales, fees, charges, sales of goods and services and asset-related values.
- This figure should be interpreted as an indicator of scale, not as a precise aggregate economic contribution or a direct value generated by the Adelaide Park Lands.
- Figures represent total institutional activity, not activity solely attributable to Adelaide Park Lands location.
- Not all institutions are included due to data availability.
- Reported values are not directly comparable across institutions.
- Some values represent revenue streams, while others may represent asset-related values.
- Potential overlap exists with broader tourism, events, visitation and business activity indicators.
- Figures per the Audited Annual Statements – Audit Office of South Australia Institutional financial reports (2024–25): Audited Annual Statements from Audit Office of South Australia

[19] Adelaide Festival Centre Trust, Annual Report and Financial Statements, year ended 30 June 2025, Audit Office of South Australia.

[20] Adelaide Festival Corporation, Financial Statements, year ended 30 June 2025, Audit Office of South Australia.

[21] South Australian Cricket Association / Stadium Management Authority, Financial Statements, year ended 30 June 2025, Audit Office of South Australia.

[22] Art Gallery Board of South Australia, Annual Report and Financial Statements, year ended 30 June 2025, Audit Office of South Australia.

[23] Botanic Gardens and State Herbarium, Annual Report and Financial Statements, year ended 30 June 2025, Audit Office of South Australia.

[24] South Australian Museum Board, Annual Report and Financial Statements, year ended 30 June 2025, Audit Office of South Australia.

[25] Aggregated from institutional figures at footnotes 19–24 above, Audit Office of South Australia audited annual statements, 2024–25.

Source: Audit Office of South Australia.

3

Sports, Health and Exercise


NIKE

Indicator

Sports Use

Metric
Direct economic impact, health cost savings, social capital value, productivity benefits, visitor and event spending, and direct lease/licence revenue associated with sport and recreation facilities in the Adelaide Park Lands.

Why this matters

Community participation in sport in the Adelaide Park Lands generates substantial economic, social, and public health value for the City of Adelaide and the broader South Australian community. Beyond recreation, organised sport provides critical urban infrastructure that supports physical health, social cohesion, volunteerism, tourism, and economic activity.

The Adelaide Park Lands support a wide range of physical activity, including walking, running, jogging, cycling, informal exercise and organised sport.

These activities contribute to recreation, health and wellbeing, and reinforce the role of the Adelaide Park Lands as a high-frequency, low-barrier public health and recreation asset.

Economic value

The estimated annual contribution of sports use of the Adelaide Park Lands is $150 million, highlighting the importance of preserving, enhancing, and investing in sporting infrastructure and community participation opportunities throughout the Adelaide Park Lands.

Indicative lease and licence revenue provides a direct measure of the economic activity associated with this use, generating approximately $205,000 per annum (2025/26, excluding GST).

Insight

The Adelaide Park Lands represent one of Australia's most significant urban open-space networks and serve as a major hub for organised community sport and recreation. The Adelaide Park Lands accommodate a wide range of sporting activities including football, cricket, soccer, athletics, touch football, and social recreation.

Sports fields, playgrounds and recreation facilities are distributed throughout the Adelaide Park Lands, enabling both organised sport and informal activity.

Increasing urban density and population growth in metropolitan Adelaide are intensifying demand for accessible community sporting facilities and active recreation infrastructure.

Community sports accounts for 20% of visitation amongst the diverse uses of the Adelaide Park Lands. This usage is predicted to increase in alignment with population projections across the Greater Adelaide Region, community expectations for accessible and inclusive community sport infrastructure, and pressures on inner ring local government areas to provide accessible open space.

Sport participation should be viewed not only as recreation, but as a critical contributor to Adelaide's long-term social, economic, and public health outcomes.

Investment in sporting infrastructure and participation programs can be recognised as investment in:

- Public health infrastructure.
- Social infrastructure.
- Economic development.
- Urban liveability.
- Community wellbeing.

Continued support for accessible and inclusive sporting participation will assist the City of Adelaide in achieving broader strategic outcomes relating to health, sustainability, social inclusion, and economic resilience.

Data and method

The Adelaide Park Lands are a major recreation and sport asset:

- Approximately 41 million visits annually.
- Organised sport can account for up to 20% of visitation of large open space[26], however for modelling purposes we have adopted a more conservative 25,000 participants.
- 63 sport-related buildings exist within the Adelaide Park Lands.
- Participation demand is increasing due to population growth and urban infill.

For modelling purposes, the following assumptions are adopted:

Variable	Assumption
Annual active sport participants	25,000 participants
Sport-related annual visits	1.8–2 million
Volunteer base	3,000 invidivuals

These assumptions provide the basis for indicative economic valuation estimates.

The total economic value generated through community sport participation is represented as:

Total Economic Value = Direct Impact + Health Savings + Social Capital + Volunteer Contribution + Visitor Spending

The economic value of community sport is grouped into five primary categories.

Value Category	Description
Direct Economic Impact	Spending generated through participation in sport
Health Cost Savings	Reduced healthcare expenditure due to active lifestyles
Social Capital Value	Community cohesion, inclusion, volunteering and wellbeing
Volunteer Contribution	Value of volunteer labour including coaching, administration, officiating and event management
Visitor and Event Spending	Economic activity generated through competitions and events

Education profile

Community sport generates direct expenditure through:

- Membership fees.
- Uniforms and equipment.
- Hospitality spending.
- Facility hire and maintenance.
- Local transport and retail activity.

Assumptions

Variable	Assumption
Active participants	25,000 participants
Average annual sport expenditure	$1,200 (conservatice estimate; current AusPlay national average is $1,304, 2022/23)[27]
Local expenditure retained	50%

Calculation
25,000 × $1,200 × 50%

Estimated Annual Direct Economic Impact
Approximately $15 million per annum

Health System Savings

Participation in organised sport contributes to improved physical and mental health outcomes and reduces long-term healthcare costs associated with chronic disease and inactivity.

Assumptions

Variable	Assumption
Active participants	25,000 participants
Average avoided healthcare cost	$600 per participant

Calculation
25,000 × 600

Estimated Annual Health Savings
Approximately $15 million per annum

Social Capital Value

Community sport contributes significantly to social capital through:

- Community connection.
- Youth engagement.
- Multicultural inclusion.
- Women's participation.
- Mental wellbeing.
- Reduction in antisocial behaviour.

The social benefits of playing community club-based sport once per week are estimated to be worth $5,932 per participant, per year (Australian Sports Commission, Value and Benefits of Sport, Economic Clearinghouse)[28]. Using national social value benchmarks, Adelaide Park Lands community sport participation is estimated to contribute:

Estimated Social Capital Value
Approximately $148.3 million per annum

Volunteer Sport Contribution

Community sport relies heavily on volunteer labour including coaching, administration, officiating, event management, and facility operations.

Assumptions

Variable	Assumption
Volunteers	3,000 volunteers
Annual volunteer hours	120 volunteer hours
Replacement labour value	$50/hour

Calculation
3,000 × 120 × $50

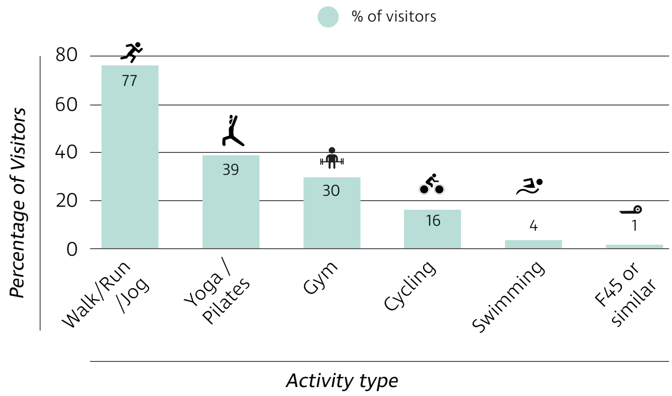
Estimated Volunteer Contribution
Approximately $18 million per annum

Visitor and Event Spending

Sporting competitions and events attract participants and spectators from metropolitan, regional, and interstate locations.

This generates additional expenditure on:

- Food and beverage.
- Accommodation.
- Transport.
- Retail activity.



Assumptions

Variable	Assumption
Annual visitor trips	120,000 visitor trips
Average expenditure	$75 per visitor trip

Calculation
120,000 × $75

Estimated Visitor Economy Contribution
Approximately $9 million per annum

Indicative Total Economic Value

Economic Component	Estimated Annual Value
Direct economic impact	$15 million
Health savings	$15 million
Social capital value	$148.3 million
Volunteer contribution	$18 million
Visitor economy	$9 million

Total Estimated Annual Economic Value
Approximately $150 million per annum

[26] Pathzz mobile device analytics, 2024–25.

[27] AusPlay National Participation Survey, Australian Sports Commission, 2022/23.

[28] Australian Sports Commission, Value and Benefits of Sport, Economic Clearinghouse for Sport.

Limitations

The $150 million estimate is an indicative modelled value based on a set of assumptions about participation numbers, expenditure rates, volunteer hours and visitor spending. It should not be interpreted as a directly measured economic output.

Key limitations include:

- The 25,000 participant figure is an indicative and deliberately conservative estimate adopted in the absence of comprehensive participation data across Adelaide Park Lands sporting facilities. A direct conversion of overall visitation data to sport participants is not considered appropriate due to repeat visitation, multiple activity types and the absence of participant-level data.
- The $1,200 average annual sport expenditure figure is based on AusPlay 2022/23 national data and may not reflect Adelaide Park Lands participants specifically. The most current AusPlay figure is $1,304 per participant.
- The social capital value of $5,932 per participant is a national benchmark from the Australian Sports Commission and has not been adjusted for local conditions.
- In the absence of project-specific economic modelling, it is assumed that approximately 50% of direct community sport expenditure is retained within the local economy through spending on locally supplied goods and services, wages and business-to-business transactions. The actual proportion will vary depending on the nature of expenditure and the structure of local supply chains.
- The volunteer base of 3,000 individuals at 120 hours per annum is a modelled assumption. No directly measured volunteer data for Adelaide Park Lands community sport is currently available.
- The visitor economy estimate of 120,000 trips is a modelled assumption without a directly cited source and should be treated as indicative.
- The five value categories are not directly additive as some overlap may exist between health savings, social capital and productivity benefits.
- Lease and licence revenue of $205,000 per annum is a direct revenue measure from the City of Adelaide and is separate from the modelled $150 million estimate. These figures should not be added together. The listed values are not directly comparable measures. They represent different parts of institutional activity, including trading income, ticket sales, fees, charges, sales of goods and services and asset-related values.
- School sports and play are excluded from this modelling and are considered separately under the School Sports and Play indicator, to avoid double counting between the two indicators.

Indicator

School Sports and Play

Metric
Use of the Adelaide Park Lands for school-based sport, recreation and play.

Why this matters

The Adelaide Park Lands provide accessible open space for schools and educational institutions to support school sport, recreation, outdoor learning, before and after school use, and informal play.

This contributes to physical activity among children and young people, supports learning and development, and provides access to open space for schools with limited on-site recreation areas.

More than 17,000 students attend schools in the City of Adelaide or within 1 kilometre of the Adelaide Park Lands.

- Schools located in the City of Adelaide have direct and immediate access to the Adelaide Park Lands.
- Additional schools located within 1 kilometre of the Adelaide Park Lands boundary are within walking distance.
- Across these areas, the Adelaide Park Lands are accessible to more than 17,000 students across primary and secondary school populations.

This represents a significant student population with regular and convenient access to open space within walking distance of their place of education.

Economic value

School-based use represents between $1.2 million and $5.1 million in recreational value per annum. This activity is not captured in mobility-based visitation estimates and represents an additional, currently underrepresented layer of use within the Adelaide Park Lands.

Lease and licence arrangements associated with sporting facilities generate approximately $205,000 per annum, excluding GST.

Insight

The Adelaide Park Lands effectively function as an extension of school grounds, particularly for schools with limited on-site open space. Access to high-quality open space for school use reinforces the Adelaide Park Lands as a shared community and educational asset.

This supports:

- Early development of active lifestyles.
- Long-term health and wellbeing outcomes.
- Equitable access to recreational space for young people.
- Structured and unstructured outdoor learning.

Data and method

Indicative recreational value (school-based use)

School-based use of the Adelaide Park Lands is not fully captured in mobile device datasets, as younger users are less likely to carry trackable devices during school hours.

To illustrate the potential scale of this activity, a conservative indicative scenario has been applied.

Assuming:

- Student access base: 17,000 students.
- Participation rate: 30% to 50%.
- Frequency: once per week.
- School year: 40 weeks.

Scenario	Calculation	Estimated visits
Low participation	$17,000 x 30% x 40 weeks	204,000 visits per year
High participation	$17,000 x 50% x 40 weeks	340,000 visits per year

Applying the active recreation proxy value:

Scenario	Value per visit	Estimated annual value
Low participation / short-use proxy	$6	$1.2 million
Low participation / active-use proxy	$15	$3.1 million
High participation / short-use proxy	$6	$2.0 million
High participation / active-use proxy	$15	$5.1 million

This indicative scenario suggests that school-based use may represent $1.2 million to $5.1 million per annum in recreational value. This activity is not captured in mobility-based visitation estimates and represents an additional, currently underrepresented layer of use within the Adelaide Park Lands.

School lease and licenses

In addition to proximity-based access, a number of schools and institutions use dedicated sporting facilities within the Adelaide Park Lands under lease and licence arrangements.

Lease data indicates that multiple Adelaide Park Lands sites include built sporting infrastructure used by schools and organisations, with lease tenure arrangements typically ranging from approximately 5 years to 42 years.

These long-term arrangements support ongoing and structured use of the Adelaide Park Lands for school sport, training and competition.

Facilities are used across multiple time periods, including:

- During school hours (particularly by inner-city schools).
- After school during weekdays.
- On weekends for organised sport and competition.

This demonstrates that school-based use of the Adelaide Park Lands is regular, scheduled and sustained over time, rather than incidental.

Indicative lease and licence revenue provides a direct measure of economic activity associated with this use. Lease advice indicates that these arrangements generate approximately $205,000 per annum (2025/26, excluding GST).

This revenue reflects direct lease and licence income only and does not capture the number of students or teams using the facilities, the frequency of use, or broader health, participation and social benefits.

City of Adelaide school proximity and enrolment data (2025)

Primary and Secondary schools in the City of Adelaide

School name	School Type	Address	Approx. walking distance from Park Lands	Total student enrolments (2025)	Total no. of teacher staff (2025)	Total no. of non-teaching staff (2025)
Adelaide Botanic High School	Government Secondary	2 Frome Rd, Adelaide SA 5000	0m	1,258	88	43
Adelaide High School	Government Secondary	West Terrace, Adelaide SA 5000	0m	1,821	135	67
North Adelaide Primary School	Government Secondary	62-80 Tynte St, North Adelaide SA 5006	220m	296	20	11
Giller Street Primary School	Government Secondary	91 Gilles St, Adelaide SA 5000	300m	275	25	22
Sturt Street Community School	Government Secondary	221/239 Sturt St, Adelaide SA 5000	350m	162	16	6
Adelaide International School	Non-government combined	Level 4/127 Rundle Mall, Adelaide SA 5000	700m	N/A	N/A	N/A
Muirden Senior College	Non-government combined	368 King William St, Adelaide SA 5000	450m	91	13	1
Specialised Assistance School for Youth (SASY)	Non-government combined	30 Chesser St, Adelaide SA 5000	850m	205	23	32
University Senior College	Non-government combined	Kintore Ave, Adelaide SA 5000	75m	523	50	15
Pulteney Grammar School	Non-government combined	190 South Tce, Adelaide SA 5000	20m	839	112	55
Christian Brothers College	Non-government combined	324 Wakefield St, Adelaide SA 5000	60m	990	86	81
St Mary's College	Non-government combined	253 Franklin St, Adelaide SA 5000	130m	659	70	42
St Aloysius College	Non-government combined	53 Wakefield St, Adelaide SA 5000	1km	1,091	112	49
St Dominic's Priory College	Non-government combined	139 Molesworth St, North Adelaide SA 5006	160m	658	65	30

Primary and secondary schools outside of the City of Adelaide within a 1km of the Adelaide Park Lands

School name	School Type	Address	Approx. walking distance from Park Lands	Total student enrolments (2025)	Total no. of teacher staff (2025)	Total no. of non-teaching staff (2025)
Rose Park Primary School	Government Primary	54 Alexandra Ave, Rose Park SA 5067	600m	525	33	16
Parkside Primary School	Government Primary	12 Robsart St, Parkside SA 5063	900m	331	22	14
Annesley College	Non-government Primary	28 Rose Terrace, Wayville SA 5034	290m	292	28	26
Immaculate Heart of Mary	Non-government Primary	95 East St, Brompton SA 5007	750m	153	14	14
Temple Christian College	Non-government Secondary	C/2 Henley Beach Rd, Mile End SA 5031	210m	1,151	108	103
St George College	Non-government combined	15 Dew St, Mile End SA 5031	850m	350	50	25
Blackfriars Priory School	Non-government combined	17 Prospect Rd, Prospect SA 5082	450m	786	61	56
Wilderness School	Non-government combined	30 Hawkers Rd, Medindie SA 5081	500m	856	93	59
St Peter's College	Non-government combined	55 Hackney Rd, St Peters SA 5069	550m	1,585	160	111
Prince Alfred College	Non-government combined	23 Dequetteville Terrace, Kent Town SA 5067	500m	1,127	145	129

Limitations

Key limitations include:

- School-based recreational value is based on school enrolment data, school proximity to the Adelaide Park Lands and scenario-based assumptions about use.
- The school-based recreational value is not directly measured. It is based on assumptions about participation, frequency and proxy value per visit.
- It may overlap with broader visitation estimates where students or employees are captured in mobility data. However, school-based use is likely to be underrepresented because younger students may not carry trackable devices during school hours.

The estimated school-based recreational value should be treated as an illustrative supplementary indicator and should not be added to the overall visitation value without adjusting for potential overlap.

- The analysis does not directly measure frequency or intensity of school use.
- Participation rates are assumed and should be treated as illustrative.
- Some school-based activity may already be partially captured in broader visitation datasets.
- Younger students may be underrepresented in mobile device-derived datasets due to lower device ownership or carriage during school hours.
- The valuation does not capture broader health, education or social benefits.
- Lease and licence revenue reflects direct City of Adelaide income only and does not capture participation volume or total sport-related economic activity.

Indicator

Cycling and Walking

Metric
Direct economic value of walking and cycling activity within the Adelaide Park Lands, including health, transport and environmental benefits.

Why this matters

The Adelaide Park Lands contain approximately 59 kilometres of continuous walking and cycling paths, including the Adelaide Park Lands Trail and River Torrens Linear Park, connecting major precincts across the city. Public amenities including drinking fountains, seating, picnic areas and bike racks are integrated throughout the network, supporting both incidental and destination-based active transport use.

Cycling in the Adelaide Park Lands supports both active recreation and active transport. It plays a key role in daily movement across the city, reduces reliance on vehicles, and contributes to improved physical health and wellbeing.

The Adelaide Park Lands provide a continuous, accessible network that supports cycling for commuting, exercise and leisure, reinforcing their role as key green infrastructure within the city. The Adelaide Park Lands include approximately 59 kilometres of cycling and walking paths.

A significant share of the 41 million annual visits to the Adelaide Park Lands are for cycling and walking.

Economic value

The estimated direct annual economic value generated by cycling and walking within the Adelaide Park Lands is $196 million in direct health, transport and environmental benefits alone.

Data and method

Based on 41 million annual visits and using standard South Australian active transport valuation methodologies, walking generates an estimated economic benefit of approximately A$2.12 per kilometre travelled, while cycling generates approximately A$1.43 per kilometre travelled.

These values include:

- Avoided healthcare costs.
- Reduced congestion.
- Lower emissions.
- Reduced road wear.
- Productivity gains.

Assuming that approximately 60% of total visits involve walking activity and 15% involve cycling activity, the Adelaide Park Lands may support more than:

- 24 million annual walking trips.
- 6 million annual cycling trips.

It is assumed that the average walking distance is 3 kilometers and the average cycling distance is 5 kilometers.

Under conservative trip distance assumptions, this equates to:

- Approximately 72 million kilometres walked annually.
- Approximately 30 million kilometres cycled annually.

Using standard valuation rates, the estimated direct annual economic value generated is:

Activity	Estimated Annual Economic Value
Walking	~A$153 million
Cycling	~A$43 million
Total Active Transport Value	~A$196 million per year

These estimates represent direct economic benefits only and exclude broader contributions associated with tourism, events, productivity, property value uplift, climate resilience and city attractiveness.

Limitations

Key limitations include:

- The proportion of visits involving walking (60%) and cycling (15%) are modelled assumptions based on general active transport mode share estimates and have not been directly measured within the Adelaide Park Lands. If actual mode shares differ significantly, the economic value estimate would change accordingly.
- The data does not capture all cycling routes, trip purposes or user characteristics.
- Cycling activity may already be captured within broader Pathzz visitation and recreational use value estimates.
- Cycling value should not be added separately to the overall recreational use value without adjusting for overlap.

[10] For modelling purposes, it is assumed that approximately 60% of Adelaide Park Lands visits involve walking and 15% involve cycling. This assumption is based on the Adelaide Park Lands' primary role as a major active recreation and shared-path network, together with the generally higher participation in walking than cycling observed in Australian travel and recreation data. No publicly available visitor survey reporting these exact proportions was identified.

4

Culture and Events

Indicator

Kaurna Culture and Heritage

Metric
Cultural significance, recognition of Kaurna Country and related economic opportunity. Cultural value is not monetised.

Why this matters

The Adelaide Park Lands hold ongoing cultural significance for Kaurna People as part of a living cultural landscape. Cultural value within the Adelaide Park Lands is place-specific and cannot be treated as uniform across the landscape.

Cultural and environmental values are closely linked and sensitive to change. Cultural value is ongoing and living, rather than static or historic.

Economic value

Cultural significance itself has not been monetised in this assessment. However, Kaurna-led activities and cultural initiatives generate economic and social value through:

- Cultural tourism
- Education and interpretation programs
- Aboriginal ranger programs
- Cultural events
- Knowledge sharing
- First Nations procurement and business participation.

As an economic opportunity indicator, Supply Nation estimates that every $1 spent with a First Nations business generates approximately $4.41 in social and economic impact.

This should be interpreted as a potential economic multiplier for future Kaurna-led or First Nations business activity, not as a monetary valuation of Kaurna cultural significance.

Insight

The Adelaide Park Lands are part of Kaurna Country. Kaurna People are recognised as the Traditional Owners of the Adelaide Plains, and the Adelaide Park Lands form part of a living cultural landscape with tangible and intangible cultural values. Many Adelaide Park Lands areas and key sites now carry Kaurna names, reflecting ongoing cultural identity and connection to place.

The Adelaide Park Lands are understood as a cultural landscape encompassing significant places and cultural sites, ecological systems and land management practices, cultural knowledge, narratives and songlines, and ongoing spiritual and community connection to Country.

Within the Adelaide Park Lands, 67 places are formally recognised under Local Heritage and State Heritage Registers. However, Kaurna cultural heritage extends beyond formally listed sites and is not fully captured through statutory planning frameworks. The South Australian Aboriginal Heritage Register records numerous Aboriginal sites and places across the Adelaide Plains, although many are not publicly disclosed due to cultural sensitivity.

The contrast between 67 formally listed Heritage Places and the broader, largely unregistered cultural landscape highlights the limitations of conventional heritage frameworks in capturing living cultural value. Connection to Country is fundamental to Aboriginal and Torres Strait Islander wellbeing and contributes to improved mental health, stronger cultural identity, community resilience and positive land and environmental outcomes. These benefits extend beyond First Nations communities and contribute to the broader cultural, social and environmental value of the Adelaide Park Lands.

The City of Adelaide supports ongoing connection to Country through Kaurna-informed land management practices, cultural programs and community engagement, yarning circles and cultural gathering spaces, and public art and commemorative spaces including the Place of Reflection.

Strengthening recognition, engagement and Kaurna-led initiatives represents an important opportunity to enhance cultural outcomes and broader community benefit.

Data and method

Cultural significance has not been monetised in this assessment. The Supply Nation multiplier of $4.41 per $1 spent with a First Nations business is the only quantitative indicator applied, and is used as a potential economic opportunity indicator rather than a valuation of cultural significance. All other content in this section is based on qualitative assessment drawing on the Adelaide Park Lands Management Strategy, the City of Adelaide Stretch Reconciliation Action Plan and the South Australian Aboriginal Heritage Register.

Limitations

Kaurna cultural values should not be expressed as a conventional dollar value. It is place-based, relational, living and not substitutable in market terms.

Any future economic assessment should focus on measurable Kaurna-led activities, employment, procurement, tourism or program delivery, rather than attempting to monetise cultural significance itself.

This assessment recognises that:

- Cultural value is place-based and relational.
- Cultural value cannot be substituted or traded in conventional markets.
- Cultural value is not directly comparable to economic or recreational values.
- Many Aboriginal and Torres Strait Islander cultural sites are not publicly disclosed due to cultural sensitivity.
- Formal heritage registers do not fully capture living cultural landscapes.

Adelaide Park Lands Management Strategy City of Adelaide Reconciliation Action Plan South Australian Aboriginal Heritage Register Supply Nation

Indicator

Events (Adelaide Park Lands Activation)

Metric
Number of permitted events, expected attendance, event size, event days and indicative event participation value.

Why this matters

The Adelaide Park Lands function as a highly programmed civic asset supporting:

- Community events.
- Cultural programming.
- Major festivals.
- Sport and recreation events.
- City-wide activation.
- Tourism and visitor attraction.

Permitted events provide a direct measure of how the Adelaide Park Lands are actively used and programmed. Unlike broader cultural indicators, this indicator reflects approved activity occurring in the Adelaide Park Lands.

Economic value

Events within the Adelaide Park Lands generate between $32.6 million and $81.5 million in event participation value each year. This reflects the role of the Adelaide Park Lands as a key platform for cultural programming, community activity and large-scale city events.

Insight

In 2024/25, 705 permitted events were held in the Adelaide Park Lands, recording 5.43 million expected attendances. The average attendance per event was approximately 7,705 people across a total of 12,364 event days, with an average event duration of approximately 17.5 days. The indicative event participation value is estimated at between $32.6 million and $81.5 million per annum.

The incidence of 305 small events alongside 179 major events shows that the Adelaide Park Lands support both local community use and large-scale city activation.

Data and method

Data is based on the City of Adelaide's permitted event records for 2024/25. The following tables summarise permitted event activity and the proxy valuation applied.

Measure	Result
Total permitted events	705
Total expected attendance	5,431,796
Average attendance per event	7,705
Total event days	12,364
Average event duration	17.5 days

Event size	No. of events
Small events	305
Medium events	163
Large events	58
Major events	179
Total	705

To estimate the indicative recreational value associated with event participation, proxy values consistent with the broader valuation framework have been applied.

Proxy value	Rationale
$6 per attendee	Short, low-cost participation
$15 per attendee	Longer, active or intentional participation

Applying these values to total expected attendance:

Scenario	Calculation	Indicative value
Lower bound	5,431,796 x $6	$32.6 million
Upper bound	5,431,796 x $15	$81.5 million

This results in an indicative event participation value of:

- $32.6 million per annum (lower bound).
- $81.5 million per annum (upper bound).

Limitations

Key limitations include:

- This indicator uses an indicative participation value and the proxy values do not represent direct event revenue, ticket sales or visitor spending.
- The event participation value should not be added to the overall visitation value without adjusting for double counting.
- The estimate should be interpreted as a supporting indicator of the scale and value of event activation in the Adelaide Park Lands.
- This analysis is based on permitted event records and expected attendance estimates.
- Expected attendance may differ from actual attendance.
- Event days may include setup, pack-down and multi-day occupation periods, not only public event days.
- Attendance estimates may include repeat attendance across multi-day events.
- The proxy values of $6 and $15 per attendee are indicative only and do not represent ticket prices, actual spending or direct revenue.
- Some event attendance may overlap with broader Adelaide Park Lands visitation data captured through mobility analytics.

Source - Data is based on City of Adelaide captured cultural activity, including live music activity, venue counts, precinct activity and Make Music Day visitation estimates

Indicator

Heritage Assets

Metric
Preservation value of formally recognised heritage places within the Adelaide Park Lands.

Why this matters

The built heritage of the Adelaide Park Lands contributes significantly to the city's identity, character and sense of place.

Heritage assets:

- Support cultural continuity and understanding of history.
- Contribute to community identity and belonging.
- Provide spaces for tourism, commercial activity and community use.

In addition to their cultural significance, heritage assets can generate measurable economic value through the community's willingness to preserve and maintain them.

This type of value is distinct from recreational use value, as it represents:

- The importance of heritage to identity and place.
- The value of preservation regardless of visitation.
- Broader social and cultural benefits.
- Non-use value associated with protecting heritage for current and future generations.

The Adelaide Park Lands contribute to this value as part of a recognised and valued heritage landscape.

Economic value

Applied to the Australian population, the indicative preservation value of the Adelaide Park Lands and its heritage assets is approximately $19.1 billion.

Insight

The Adelaide Park Lands contain 67 formally recognised Heritage Places, reflecting the depth and diversity of built and historical heritage embedded within the park system. Applying a willingness-to-pay estimate of approximately $702 per person, the indicative preservation value of these heritage assets scales significantly with population. For the immediate 45-minute catchment population of 63,973 people, this equates to approximately $44.9 million. Applied to the Australian population as a whole, the indicative preservation value is approximately $19.1 billion, reflecting the national significance of the Adelaide Park Lands as a recognised and valued heritage landscape.

Region	Population 2024	Value (population x $702.16)
City of Adelaide	29,118	$20.446M
Adelaide Park Lands 45 mins catchment	63,973	$44.9M
Greater Adelaide Region	1,469,163	$1,031,588M
South Australia	1,882,164	$1,321,580M
Australia	27,204,809	$19,102,128M

Sources: The Economic Value of Built Heritage, City of Adelaide, June 2025, SGS Economics and Planning; The Economic Value of Built Heritage in the City of Adelaide, 2018, SGS Economics and Planning; City of Adelaide Community Profile, Australian Bureau of Statistics.

Data and method

Heritage preservation values reflect community willingness to pay for the protection of heritage assets, rather than direct market or usage-based value. This assessment applies willingness-to-pay estimates derived from previous heritage valuation studies undertaken by SGS Economics and Planning. Key assumptions include:

- Individuals are willing to pay to protect heritage assets.
- The adopted willingness-to-pay value of approximately $702 per person is applied across 67 formally recognised heritage places within the Adelaide Park Lands.
- Population figures are drawn from ABS 2024 data.

Limitations

This is an indicative preservation value based on willingness-to-pay modelling. It should not be interpreted as direct revenue, market value, tourism expenditure, replacement cost, or a value that can be added to recreational use, business activity or property value indicators without adjustment.

Key limitations include:

- Values represent stated preferences, not actual market transactions.
- Results reflect perceived preservation value, not direct economic output.
- The estimate does not distinguish between individual heritage assets.
- Values should not be treated as additive with other indicators without checking for overlap.
- The willingness-to-pay estimate is drawn from SGS Economics and Planning work (June 2025).

5

Environment

Indicator

City Cooling

Metric
Health benefits from urban cooling and reduced household cooling costs attributable to the Adelaide Park Lands cooling effect.

Why this matters

The Adelaide Park Lands operate as a continuous green system surrounding the city, supporting ecological function, urban cooling and water movement at a scale that individual parks cannot achieve alone. Climate change means the City of Adelaide is facing an increasingly hot urban environment, compounded by the urban heat island effect. The Adelaide Park Lands reduces this urban heat island effect in the city.

The Adelaide Park Lands play a role in moderating urban temperatures and local microclimates through vegetation cover, irrigation, waterways and green space. Areas with higher vegetation cover within the Adelaide Park Lands help reduce surface and ambient temperatures compared to surrounding built-up areas. The cooling effect of the Adelaide Park Lands supports thermal comfort for people using adjacent streets, facilities and public spaces. Urban cooling benefits are generated by the scale and continuity of green space, reinforcing the Adelaide Park Lands' role in climate resilience.

Economic value

The health benefits from the Adelaide Park Lands' cooling effect are estimated at $56.8 million per year.

Reduced cooling costs from the Adelaide Park Lands' cooling effect are estimated at $2.2 million per year.

Insight

The Adelaide Park Lands function as critical urban cooling infrastructure, reducing heat intensity across the CBD and surrounding suburbs. The cooling effect has direct economic value, lowering energy demand, improving worker productivity, reducing heat-related health costs and increasing Adelaide's attractiveness and resilience as temperatures rise.

Data and method

There are two separate calculations used:

- Health benefits from cooling: based on number of people within impacted catchment multiplied by the number of days above 30 degrees per year multiplied by a reduction in temperature in degrees (°C) multiplied by the benchmark health benefit per 1°C reduction in temperature per person per year.
- Reduced cooling costs: number of households in catchment multiplied by a reduction in temperature in degrees (°C) multiplied by a benchmark energy benefit per 1°C reduction in temperature per household.

Health benefits from cooling

The following assumptions are made for this calculation:

- The number of people within the impacted catchment is taken as those within approximately 1000 meters of the Adelaide Park Lands. [1] This is estimated as 175,830 people a the outer edge of the Adelaide Park Lands, plus 30,173 residents in the City of Adelaide, giving a total catchment population of 206,003. This figure captures entire suburb populations using census population geography (SA2) level rather than only residents within exactly 1,000m of the Adelaide Park Lands boundary.

- The mean number of days above 30 degrees per year in the City of Adelaide over the period 1991 – 2020 was 46 days. [11]
- The reduction in temperature in degrees (°C) is estimated as 2°C. [12]
- The benchmark health benefit used is $3.00 for each °C reduction per person per year per day above 30 °C. [13]

Therefore, the calculation is:

> **206,003 people x 46 days x 2°C reduction in temperature in degrees (°C) x $3.00 per person per year = $56,856,828 health benefits from Adelaide Park Lands cooling effect.**

Reduced cooling costs

The following assumptions are made for this calculation:

- Captures entire suburb household counts at SA2 level rather than only households within approximately 1,000 meters of the Adelaide Park Lands boundary.
- The reduction in temperature in degrees (°C) is 2°C.
- The benchmark energy benefit used is $13.50 per year per household per °C of temperature reduction.[14]

Therefore, the calculation is:

> **79,961 number of households in catchment x 2°C reduction in temperature in degrees (°C) x $13.50 benchmark health benefit = $2,158,947 reduced cooling costs.**

Limitations

Key limitations include:

- While a catchment of approximately 1,000 meters is advised in the Framework for Valuing Green Infrastructure and Public Spaces, this may be too far for meaningful reduction in temperature in the Adelaide context.
- This catchment is also impacted by increased urban heat island effect compared to outer Adelaide suburbs and the counterbalancing effect of this would require additional studies to determine.
- The 2°C temperature reduction estimate is taken from Ali Soltani, Ehsan Sharifi (2017) Daily variation of urban heat island effect and its correlations to urban greenery: A case study of Adelaide, and represents the maximum temperature differential recorded between green and urban spaces. It is likely to be an overestimation for the purposes of this valuation but is a gap in currently available data and research.
- The benchmark dollar figures are in 2022 dollars and have not been adjusted for inflation. Applying current dollar values would increase both the health benefit and reduced cooling cost estimates.

[11] Bureau of Meteorology, Climate Statistics for Australian Locations, period 1990 – 2020, Climate statistics for Australian locations (accessed 27 April 2026).

[12] Ali Soltani, Ehsan Sharifi (2017) Daily variation of urban heat island effect and its correlations to urban greenery: A case study of Adelaide, Frontiers of Architectural Research, Volume 6, Issue 4, Pages 529-538.

[13] Framework for Valuing Green Infrastructure and Public Spaces, October 2023, Dept of Planning NSW p46.

[14] https://www.planning.nsw.gov.au/sites/default/files/2023-10/framework-valuing-green-infrastructure-public-spaces.pdf Framework for Valuing Green Infrastructure and Public Spaces, October 2023, Dept of Planning NSW p47.

Indicator

Greening

Metric
Greenhouse gas emissions reduction and carbon sequestration.

Why this matters

Climate change is impacting society, the economy, and our natural environments, caused by excessive greenhouse gas emissions in the atmosphere. The amount of greenhouse gas emissions in the atmosphere is determined by the balance of how much is emitted by carbon emission sources and removed by carbon emission sinks.

The 63,674 trees in the Adelaide Park Lands act as a carbon sink by drawing carbon dioxide out of the atmosphere via photosynthesis and storing it in their trunks, branches, leaves, roots and surrounding soil.

Economic value

The trees of the Adelaide Park Lands sequester carbon, providing a positive contribution to climate change mitigation.

The 485 hectares of canopy in the Adelaide Park Lands are sequestering approximately $699,782 through greenhouse gas emission reductions.

Insight

The Adelaide Park Lands' 485 hectares of canopy and 63,674 trees function as an active carbon sink within one of Australia's most significant urban green systems. At a sequestration rate of 0.3kg per square metre of canopy, the Adelaide Park Lands remove approximately 5,340 tonnes of carbon dioxide from the atmosphere annually. Valued at the 2024 NSW Treasury carbon price of $131 per tonne, this equates to approximately $699,782 in greenhouse gas reduction value per year.

Strategically, investment in urban canopy is climate infrastructure with compounding environmental and economic returns. Every additional tree planted in the Adelaide Park Lands contributes to the city's carbon reduction targets and long-term climate resilience.

Data and method

The calculation method is as follows:

Greenhouse gas (GHG) reduction benefits equals the area of tree planting m^2 multiplied by carbon sequestered per m^2 multiplied by CO2 sequestered per unit of carbon multiplied cost per tonne of CO_2.The following assumptions have been applied to this method:

- A figure of 485 hectares of canopy cover has been used, which includes all vegetation above 1 metre in height.
- A rate of carbon sequestration of 0.3kgs per m2 of tree canopy has been used, as a sequestration estimate for trees after the first 20 years.
- A rate of 3.67 is used to calculate the CO2 sequestered per unit of carbon, as the atomic weight of CO_2 is 44 and the atomic weight of C is 12.
- A carbon value of \$131/tCO_2 has been used based on 2024 NSW Treasury figures, which equates to \$0.131 per kg CO_2.

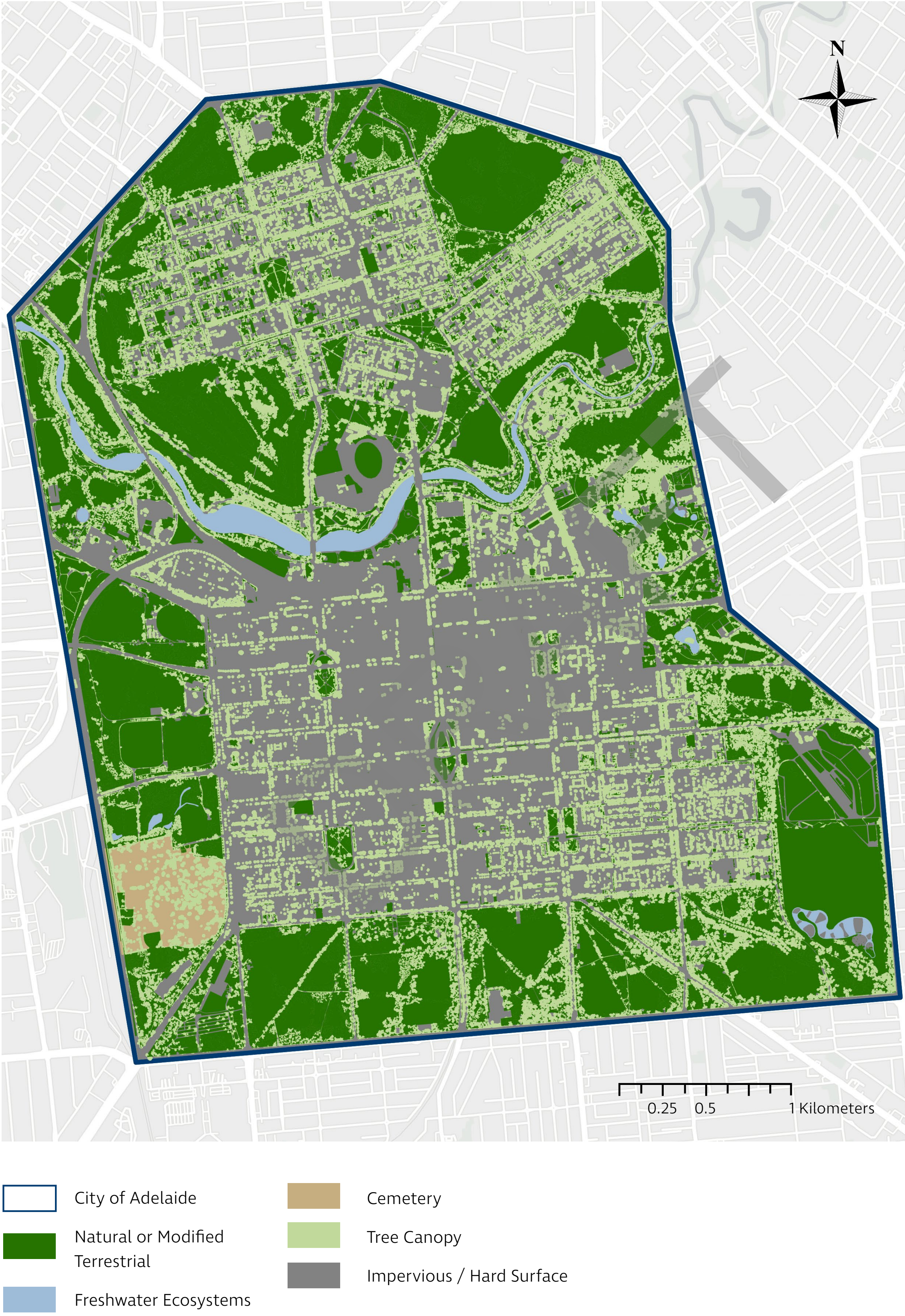
The resulting greenhouse gas (GHG) reduction benefits are calculated as follows:

- 4,850,000m^2 of vegetation x 0.3kgs carbon sequestered per m^2 x 3.67 to convert this carbon to CO_2 x \$0.131/kg CO_2 of economic value = \$699,782 economic value from the CO_2 sequestered by vegetation in the Adelaide Park Lands.

[15] Framework for Valuing Green Infrastructure and Public Spaces, October 2023, Dept of Planning NSW.

[16] NSW Treasury, December 2024, Carbon emissions in the Investment Framework, TPG24-34 Carbon emissions in the Investment Framework

Urban Greening Venue Types



Limitations

Key limitations include:

- The assessment of greenhouse gas reduction is conservative as it applies a sequestration rate appropriate for trees older than 20 years. Younger trees in the Adelaide Park Lands sequester carbon at a higher rate, meaning the true annual sequestration value is likely higher. As the urban forest matures and canopy cover expands through ongoing planting programs.
- The sequestration value of the Adelaide Park Lands is expected to increase. The sequestration rate of 0.3kg per m2 of canopy is applied uniformly across all vegetation regardless of species, age or condition. Different tree species sequester carbon at significantly different rates, and this variation is not captured in the current estimate.
- The 0.3kg per m2 rate is appropriate for trees older than 20 years. Younger trees typically sequester carbon at a higher rate, meaning the estimate may understate total sequestration where the canopy includes a significant proportion of younger trees. Based on the City of Adelaide tree asset data, a substantial proportion of the 63,674 trees are juvenile or young, suggesting the true sequestration value may be higher than the current estimate.
- The 485 hectares of canopy cover includes all vegetation above 1 metre in height and has not been adjusted for canopy condition, gaps or seasonal variation in leaf cover.
- The carbon value of $131 per tonne CO2 is based on 2024 NSW Treasury figures and may not reflect South Australian carbon market conditions or future carbon price movements.
- The estimate does not account for carbon stored in soil, roots or woody biomass, which can represent a significant proportion of total tree carbon storage.
- Sequestration values will change over time as the urban forest matures, trees are removed or replaced, and canopy cover changes.

Sources - Opportunity costs are based on the Assessing the Contributions of the Adelaide Park Lands – Report 2: Guide to Measurement report, April 2025, prepared by MCa, HP Hirst Projects and Brave and Curious. Framework for Valuing Green Infrastructure and Public Spaces, October 2023, Dept of Planning NSW. NSW Treasury, December 2024, Carbon emissions in the Investment Framework, TPG24-34 Carbon emissions in the Investment Framework.

Indicator

Air Quality

Metric
Pollution removal and avoided energy emissions.

Why this matters

Natural spaces such as the Adelaide Park Lands provide valuable services for air quality in an urban environment. Vegetation filters particulate matter and absorbs pollutants, which have air quality benefits for human health.

Economic value

The estimated value of air quality benefits from the Adelaide Park Lands is $71,357 per annum and the estimated value of avoided emissions is $42,687 per annum.

Insight

The Adelaide Park Lands' 63,712 trees provide a measurable air quality benefit to residents, workers and visitors across the city centre and surrounding suburbs. As Adelaide's population grows and traffic increases, the air filtration and emissions reduction role of the Adelaide Park Lands becomes increasingly significant as both a public health asset and a residential and business amenity. These benefits are largely invisible in conventional economic accounts but represent real avoided costs to the health system and real value to the city's liveability and attractiveness.

Data and method

Pollution removal

The benchmark value used for pollution removal per tree is $1.12.

The total number of trees in the Adelaide Park Lands at the time of this report is 63,712.

The pollution removal benefits for air quality of the Adelaide Park Lands is:

> **63,712 total trees x $1.12 value of pollution removal per tree = $71,357**

Avoided energy emissions

The benchmark value used of avoided energy emissions per tree is $0.67.

The total number of trees in the Adelaide Park Lands at the time of this report is 63,712.

The avoided energy emissions for air quality of the Adelaide Park Lands is: 63,712 total trees x $0.67 avoided energy emissions per tree = $42,687.

Limitations

Key limitations include:

- The benchmark values of $1.12 per tree for pollution removal and $0.67 per tree for avoided energy emissions are applied uniformly across all trees regardless of species, size, age or condition. Larger and more mature trees provide significantly greater air quality benefits than young or small trees, meaning the estimate may understate benefits where the canopy is mature and overstate them where it is not.

- The Adelaide Park Lands tree dataset shows that of the 63,712 trees, the majority are juvenile or mature, with a significant proportion recorded as semi-mature or senescent. This age and condition variation is not reflected in the per-tree benchmark values.
- The benchmark values are drawn from the MCa Guide to Measurement and are not SA-specific. Local conditions including Adelaide's climate, tree species mix and urban form may affect actual air quality outcomes.
- Pollution removal and avoided energy emissions are reported as separate indicators but are not additive in environmental terms, as both derive from tree canopy function.
- These estimates do not capture seasonal variation in air quality benefits, which are influenced by leaf cover, temperature and wind patterns.
- The 63,712 tree count includes trees outside the formal Adelaide Park Lands boundary. While this is methodologically appropriate for air quality assessment, it means the estimate is not directly comparable to other indicators that use the 63,674 Adelaide Park Lands-specific tree count.

[17] Opportunity costs are based on the Assessing the Contributions of the Adelaide Park Lands – Report 2: Guide to Measurement report, April 2025, prepared by MCa, HP Hirst Projects and Brace and curious.

[18] Opportunity costs are based on the Assessing the Contributions of the Adelaide Park Lands – Report 2: Guide to Measurement report, April 2025, prepared by MCa, HP Hirst Projects and Brace and curious.

Indicator

Biodiversity

Metric
National ecosystem service and aquatic biodiversity values.

Why this matters

Biodiversity is vital for healthy, vibrant and aesthetic ecosystems, including the Adelaide Park Lands. The Adelaide Park Lands have biodiversity value as a park system, with the highest biodiversity values concentrated in specific areas rather than evenly distributed across the entire park system.

These areas form a network of ecological assets that support habitat, movement and ecological function in a highly urbanised environment. The Adelaide Park Lands play an important role in the preservation of genetic diversity and native plant and animal species.

Economic value

The combined biodiversity associated with the Adelaide Park Lands is estimated to generate approximately $376.2 million in national ecosystem service value.

Within South Australia, aquatic biodiversity values are estimated at approximately $27 million.

Insight

The Adelaide Park Lands contain seven Key Biodiversity Areas, representing the highest concentrations of native species abundance and diversity within the park system. These areas support four distinct pre-European ecological communities, including Grey Box and SA Blue Gum Woodland, Mallee Box Woodland, and Derived Native Grasslands. The Grey Box Grassy Woodland found in Victoria Park / Pakapakanthi (Park 16) is listed as a threatened ecological community under Commonwealth legislation, reflecting the national significance of what the Adelaide Park Lands have preserved within a highly urbanised environment.

The aquatic biodiversity of the Adelaide Park Lands is equally significant. Field surveys in 2023 and 2024 recorded 4,258 individual fish from 14 species in Torrens Lake and downstream of Torrens Weir, including two species not previously recorded since 2003, among them the rare Short-finned Eel. Constructed wetlands within the Adelaide Park Lands have also confirmed frog populations, demonstrating that active habitat creation is expanding biodiversity outcomes.

Five threatened or near-threatened flora species were recorded in 2024, including Swollen Spear Grass and Rock Logania. Native fauna including Brushtail and Ringtail Possums, microbats, native bees, butterflies including the rare Chequered Copper, and a wide range of bird species are supported across the Key Biodiversity Areas and Adelaide Park Lands.

This biodiversity represents natural capital that underpins urban economic performance. The ecological functions delivered by these areas, including pollination, pest control, soil health and water filtration, reduce reliance on costly engineered substitutes and support the long-term liveability and resilience of the city.

Data and method

This assessment uses a benefit transfer approach to valuing terrestrial and aquatic biodiversity in the Adelaide Park Lands. The following assumptions are used:

- Benefit transfer is based on 2022 dollars (this figure has not been adjusted to account for inflation as it is used with 2021 Census data and is therefore a conservative figure).
- Aquatic biodiversity values represent the dominant component of total estimated biodiversity value and should be interpreted as indicative ecosystem service values derived through benefit transfer assumptions.
- Benefit transfer for terrestrial biodiversity is \$0.0007 per household per hectare of Key Biodiversity Area and woodland-grassland areas in the Adelaide Park Lands.
- Using this benefit transfer figure, the benefit transfer figure for the Adelaide Park Lands is \$0.2289 (calculated as \$0.0007 multiplied by 327 hectares of Key Biodiversity Areas and woodlands-grasslands) multiplied by households.
- Benefit transfer for wetlands and water bodies is \$0.0009 per household per hectare of area in the Adelaide Park Lands.
- Using this benefit transfer figure, the benefit transfer figure for the Adelaide Park Lands is \$0.0405 (calculated as \$0.0009 multiplied by 45 hectares) multiplied by households.
- Benefit transfer for aquatic biodiversity is based on a proxy value of \$0.83 per household applied over 45 units for 30 years, consistent with the consultant-identified methodology.
- Using this benefit transfer figure, the benefit transfer figure for the Adelaide Park Lands is \$37.35 (calculated as \$0.83 multiplied by 45 hectares) multiplied by households.
- As biodiversity serves state and national ecosystem level services, total household numbers for the City of Adelaide, Greater Adelaide, South Australia, and Australia have been considered using ABS data.
- Benefit transfer values and methodology are drawn from the Assessing the Contributions of the Adelaide Park Lands, Report 2: Guide to Measurement, April 2025, prepared by MCa, HP Hirst Projects and Brace Curious. Household data is sourced from the City of Adelaide Community Profile, Australian Bureau of Statistics.

Key Biodiversity Areas and woodlands-grassland areas

Region	Households	Value (households x $0.2289)
City of Adelaide	12,087	$2,767
Greater Adelaide Region	553,824	$126,770
South Australia	723,000	$165,495
Australia	10,000,000	$2,289,000

Wetlands and waterbodies

Region	Households	Value (households x $0.0405)
City of Adelaide	12,087	$490
Greater Adelaide Region	553,824	$22,430
South Australia	723,000	$29,282
Australia	10,000,000	$405,000

Aquatic biodiversity

Region	Households	Value (households x $37.35)
City of Adelaide	12,087	$451,450
Greater Adelaide Region	553,824	$20,685,326
South Australia	723,000	$27,004,050
Australia	10,000,000	$373,500,000

Limitations

- Valuation is based on a benefit transfer methodology and should be considered an indicative estimate of biodiversity value rather than a direct market value.
- Assessment is limited to Key Biodiversity Areas, woodland and grassland areas, wetlands, water bodies and aquatic biodiversity identified within the Adelaide Park Lands.
- Biodiversity value is based on the extent (hectares) of biodiversity assets, not ecological condition, habitat quality, species richness or conservation status.
- Other ecosystem services provided by the Adelaide Park Lands, including urban cooling, carbon sequestration, air quality improvement, pollination and habitat connectivity, are not included in this valuation.
- Values represent community willingness to pay for biodiversity outcomes and are derived from published valuation benchmarks adopted in the Adelaide Park Lands Guide to Measurement.
- The assessment does not account for future biodiversity improvements, restoration programs or ecological enhancement projects that may increase biodiversity value over time.
- Biodiversity benefits extend beyond Adelaide Park Lands users; therefore, values are estimated using household populations at local, regional, state and national scales.

Source - Benefit transfer values and methodology are drawn from the Assessing the Contributions of the Adelaide Park Lands, Report 2: Guide to Measurement, April 2025, prepared by MCa, HP Hirst Projects and Brace Curious. Household data is sourced from the City of Adelaide Community Profile, Australian Bureau of Statistics.

Indicator

Adelaide Park Lands Products

Metric
Revenue from Adelaide Park Lands-related nursery, mulch and green waste products/services.

Why this matters

The Adelaide Park Lands generate a small but measurable product-based revenue stream through the reuse and sale of organic materials and related nursery activity. These activities support resource recovery, circular economy outcomes and sustainable management of green waste generated through Adelaide Park Lands and city greening operations.

Economic value

In 2024/25, Adelaide Park Lands products managed by the City of Adelaide generated revenue of $982,330.

Insight

Adelaide Park Lands-related products and green waste activity undertaken by the City of Adelaide generate just under $1.0 million per annum.

Data and method

This is a direct revenue measure, not a proxy value. The revenue reflects product and service income associated with nursery, mulch and green waste activity. It does not represent profit, net economic benefit or total environmental value.

- 2025/26 year-to-date revenue to April: $808,996
- Revenue includes mulch sales to residents and charges for residents to dispose of green waste.
- The Nursery sells mulch to residents and charges residents to dispose of green waste.

Period	Revenue
2024/25 financial year	$982, 330
2025/26 year-to-date to April	$808,996

It should not be combined with broader environmental indicators, such as carbon, greening, biodiversity or water management benefits, without checking for overlap.

Limitations

Key limitations include:

- This analysis is based on reported City of Adelaide revenue from nursery, mulch and green waste-related activity in 2024/25 only.
- The revenue figure does not separate mulch sales, green waste disposal charges, plant sales or other nursery-related income.
- The figure represents gross revenue, not profit or net economic contribution.
- Environmental benefits associated with reuse, avoided landfill or circular economy outcomes are not monetised in this indicator.

Indicator

Water Management

Metric
Management value

Why this matters

The Adelaide Park Lands form part of Adelaide's broader stormwater and flood management system by providing space for water movement, storage and absorption. Open and vegetated areas within the Adelaide Park Lands support stormwater flow paths and open vegetated drainage systems that are difficult to accommodate within the built city. The Adelaide Park Lands help manage runoff during heavy rainfall, reducing pressure on downstream stormwater infrastructure. Stormwater functions are delivered at a system level, supporting upstream and downstream catchments.

The Adelaide Park Lands contribute to the city's broader water management and climate resilience system by supporting:

- Flood mitigation.
- Runoff reduction.
- Infiltration and storage.
- Water-sensitive urban design.
- Reduced pressure on downstream infrastructure.

Whilst future urban growth will have a limited impact on the extent of impervious surfaces within the City of Adelaide, climate change impacts are expected to result in more intense rainfall events, placing increased stress on stormwater infrastructure. Maintenance and enhancement of the stormwater management elements of the Adelaide Park Lands will improve the city's ability to adapt to climate change while minimising expensive capital projects to increase the storage capacity within the street and pipe network.

Economic value

The Adelaide Park Lands provide stormwater management benefits of $180,420 per year.

Insight

The Adelaide Park Lands provide significant economic value through their role as urban stormwater infrastructure. By absorbing, slowing, and filtering runoff, the Adelaide Park Lands reduce flood risk, ease pressure on engineered drainage systems, improve water quality, and lower long-term infrastructure and maintenance costs. They function as a natural resilience asset that helps the city adapt to more intense rainfall events while supporting urban amenity, liveability, and water security.

Data and method

Urban parks absorb rainfall, reduce stormwater runoff, and avoid the need for grey infrastructure. The Trust for Public Land New York City study found that the avoided cost of additional wastewater infrastructure across the 30,868 ha NYC park system was AU$8.98 million (equivalent), equating to approximately AU$291 per hectare.

This reflects avoided stormwater runoff, nutrient reduction and sediment management benefits associated with tree canopy and vegetation.

A broader benefit-transfer estimate has also been applied using an adjusted benchmark from the Trust for Public Land New York City parks study.

Applying the NYC benefit-transfer rate:

Parameter	Indicative Value
Applicable permeable area (excl. impervious surfaces)	~620 ha (estimate)
Benefit transfer rate (TPL NYC, adjusted)	AU$291/ha/year
Indicative annual stormwater avoided infrastructure value	AU$180,420
Avoided cost of new green stormwater infrastructure (total asset)	Subject ot full engineering assessment

The indicative avoided stormwater infrastructure value is calculated as 620 ha × AU$291 per hectare per year, giving an indicative annual value of approximately AU$180,420. The following assumptions underpin this calculation:

- An avoided stormwater runoff value of $0.38 per tree for stormwater, nutrient and sediment reduction benefits.
- An applicable permeable area of approximately 620 hectares, excluding impervious surfaces.
- An adjusted benefit transfer rate of approximately AU$291 per hectare per year derived from the Trust for Public Land New York City parks study.

These estimates are indicative only and should not be interpreted as a substitute for detailed hydrological or engineering analysis.

Limitations

Key limitations include:

- The benefit transfer rate is derived from the Trust for Public Land New York City parks study and has not been calibrated to Adelaide's specific rainfall patterns, catchment conditions or stormwater infrastructure costs.
- The applicable permeable area of 620 hectares is an estimate based on existing mapping.
- The calculation does not account for variation in permeability across different surface types within the Adelaide Park Lands, including turf, native vegetation, mulched areas and compacted paths.
- A full assessment would require local rainfall and runoff modelling, catchment modelling, SA Water infrastructure cost benchmarks and an engineering assessment of avoided infrastructure requirements.
- The $180,420 figure should not be interpreted as a precise engineering valuation. It is an indicative benefit transfer estimate based on an international benchmark adjusted for the Adelaide context.
- The avoided stormwater runoff value of $0.38 per tree cited in the assumptions has not been used in the final calculation, which is based on the per hectare benefit transfer rate.

Source - Assessing the Contributions of the Adelaide Park Lands Report 2: Guide to Measurement, April 2025, prepared by MCa, HP Hirst Projects and Brace Curious.

Cost Benefit Analysis of Specific WSUD Features – Framework for Valuing Green Infrastructure and Public Spaces, NSW Department of Planning, October 2023.

Trust for Public Land New York City parks study.

6

Property and Infrastructure Asset Value


RAILWAY STATION
sky
CASINO
RAILWAY STATION

Indicator

Property Value

Metric
Property valuation uplift for development adjacent the Adelaide Park Lands.

Why this matters

Locations adjacent to high-quality green space are generally considered desirable places to live and operate businesses. The Adelaide Park Lands provide open space and environmental amenity views, recreational access, and landscape character.

These attributes contribute to residential and commercial desirability and can influence surrounding land and property values through amenity-related price premiums.

There is strong international and Australian evidence demonstrating that proximity to major urban parks can generate measurable increases in surrounding property values.

Economic value

Properties fronting the Adelaide Park Lands receive an observed valuation uplift of approximately 5%, with Adelaide Park Lands views contributing additional premiums of up to 50%.

Insight

The Adelaide Park Lands function as a value-enhancing component of Adelaide's urban structure. Their presence supports residential desirability, commercial attractiveness and long-term land value in surrounding areas.

This reinforces the Adelaide Park Lands' role not only as a recreational and environmental asset, but also as a contributor to urban amenity and property market value. The additional value from parkland frontage may serve as a development driver for sites with a low site-to-capital value ratio.

Current valuation impacts observed within the City of Adelaide include:

- Approximately 5% uplift for properties directly fronting the Adelaide Park Lands.
- Between 5% and 50% uplift for properties with Adelaide Park Lands views, depending on view quality, obstruction, building level and location characteristics.

For example, a 5% frontage uplift would equate to:

Property value	Indicative 5% uplift
$750,000	$37,500
$1,000,000	$50,000
$1,500,000	$75,000

Stronger premiums are observed in locations with direct access and uninterrupted views, particularly along South Terrace, North Terrace and East Terrace. Higher view premiums may apply where properties have elevated, direct or uninterrupted Adelaide Park Lands views.

This uplift is distinct from rental premiums and reflects the capital value effect of Adelaide Park Lands proximity, frontage and views.

Data and method

Property value uplift estimates are based on City of Adelaide valuation practice, drawing on paired market analysis comparing similar properties with and without Adelaide Park Lands frontage or views. This approach identifies the price differential attributable to Adelaide Park Lands proximity by controlling for other property characteristics such as size, age, condition and location. The 5% frontage uplift is drawn from Westlink's property valuation report, May 2026, prepared for the City of Adelaide.

The 5% uplift figures reported in Westlink's property valuation report, May 2026, commissioned by the City of Adelaide, are consistent with Australian urban park studies, which commonly identify residential property premiums of approximately 3–8% for properties located within 400 metres of major urban parks.

The Trust for Public Land New York City parks study estimated that proximity to parks contributed more than USD $15.2 billion in increased residential property value across the New York City park system. Australian urban park studies commonly identify residential property premiums of approximately 3–8% for properties located within 400 metres of major urban parks, consistent with the observed Adelaide Park Lands uplift range.

Limitations

Key limitations include:

- This indicator identifies property value uplift rates and illustrative capital value impacts. It does not calculate the total cumulative property value premium generated by the Adelaide Park Lands across all adjacent properties.
- A full aggregate property value estimate would require detailed property transaction data, spatial modelling and controls for property attributes.
- The assessment does not quantify the total cumulative property premium associated with the Adelaide Park Lands across metropolitan Adelaide.
- To robustly isolate and quantify the contribution of Adelaide Park Lands proximity to surrounding property values, a full hedonic pricing assessment would require SA Government property transaction data, GIS proximity modelling, property attribute controls and spatial econometric analysis.

Indicator

Rental Uplift for Properties with Adelaide Park Lands Frontage and Views

Metric

Indicative annual rental uplift for residential properties with Adelaide Park Lands frontage or views.

Why this matters

The areas surrounding the Adelaide Park Lands contain a significant concentration of residential, commercial and mixed-use properties. These properties form the immediate urban context within which the Adelaide Park Lands operate. Proximity to the Adelaide Park Lands provides access to open space, amenity and recreational opportunities, contributing to liveability and supporting economic activity in surrounding areas.

Economic value

Proximity to Adelaide Park Lands frontage generates an annual rental uplift of approximately $183,000 to $854,000 per annum, with a midpoint estimate of approximately $518,500 per annum.

Properties achieve rental premiums of between approximately $1,500 to $7,000 per year per property.

Insight

Proximity to the Adelaide Park Lands is being capitalised more strongly into long-term property values than into short-term rental returns. This reflects the scarcity of direct Adelaide Park Lands frontage and the enduring market premium for access to high-quality green open space.

Annual rental uplift in the City of Adelaide is generally moderate, reflecting competing urban factors such as traffic, noise and built form. Uplift within North Adelaide is typically stronger and more consistent, reflecting the premium nature of park-facing residential properties.

Investment in the Adelaide Park Lands contributes not only to amenity and liveability outcomes, but also to sustained land value uplift, strengthening the municipal rate base and reinforcing Adelaide's competitive positioning as a highly liveable city.

Observed rental uplifts range from approximately $1,500 to $4,500 per year per property within the City of Adelaide and $2,000 to $7,000 per year per property within North Adelaide. In percentage terms observed uplifts typically fall within 2% to 15%, with variation influenced by property type, building level, quality of views and surrounding urban conditions.

Scenario	Calculation	Estimated annual uplift
Low estimate	122 x $1500	$183,000
Midpoint estimate	122 x $4250	$518,500
High estimate	122 x $7000	$854,000

Data and method

Rental uplift estimates are based on observed paired comparisons of similar residential properties with and without Adelaide Park Lands frontage or views, drawing on City of Adelaide valuation practice. The observed sample comprises 122 residential properties within the Other land use category identified in rateable property records.

Rateable property data for areas adjacent to the Adelaide Park Lands indicates the following land use distribution:

Land Use Category	Number
Commercial office	1991
Commercial other	2350
Commercial Shop	1546
Industry Light	76
Other	122

There are a total of 6,085 rateable properties identified in the City of Adelaide with direct frontage to the Adelaide Park Lands, with the largest categories being Commercial other and Commercial office. Adjacent areas include a substantial concentration of offices, shops and mixed-use business activity, indicating strong potential for visitor-related spending and economic interaction between the Adelaide Park Lands and surrounding areas.

Applying the observed uplift range of $1,500 to $7,000 per property per year to the 122 observed properties gives an illustrative annual rental uplift of $183,000 to $854,000 per annum, with a midpoint estimate of approximately $518,500 per annum. This estimate reflects the observed sample only and should not be extrapolated to all adjacent properties without further analysis.

This estimate should be interpreted as an indicative rental uplift for the observed sample only, not as the total economic value of all properties adjacent to the Adelaide Park Lands.

Limitations

Key limitations include:

- This section should be interpreted as contextual analysis supporting future valuation work, rather than a direct economic measure.
- The land use data identifies property distribution but does not directly measure business turnover, resident behaviour or spending activity.
- Rental uplift estimates are based on observed comparisons and may vary by property type, quality, location, frontage, views and surrounding conditions.
- The uplift estimate applies only to the observed property sample and should not be extrapolated to all adjacent properties without further analysis.
- The estimate reflects rental uplift only and does not capture potential capital value uplift.
- Further work is required to quantify spending behaviour in adjacent areas, assess broader property value uplift and understand business reliance on Adelaide Park Lands visitation.

Source - City of Adelaide rateable property records, March 2026.

Indicator

Infrastructure Asset Value

Metric
Infrastructure replacement value and infrastructure condition.

Why this matters

Adelaide Park Lands and Open Space assets are comprised of green assets (trees, turf, biodiversity and landscaped areas) and infrastructure assets (irrigation systems, playgrounds, sports fields and water features). Only infrastructure assets are classified as capital assets and carry a recognised replacement value; green assets are not classified as capital assets and do not carry a replacement value.

The Adelaide Park Lands also support a range of buildings, structures and facilities for sport, recreation and community use, and that support the operations of the Adelaide Park lands.

Economic value

The City of Adelaide's Park Lands and Open Space assets have a current replacement value of $46.3 million for infrastructure assets, plus $83.9 million across buildings, structures and facilities located within the Adelaide Park Lands, bringing the combined asset base to $131.2 million.

The City of Adelaide invests $25.6 million annually in the maintenance of open space and the Adelaide Park Lands.

Insight

Asset condition assessments indicate that the Adelaide Park Lands and Open Space infrastructure portfolio is performing well overall.

Current assessments show:

- 91% of infrastructure assets are rated in very good to fair condition.
- Only 9% are rated in poor or very poor condition.

The overall condition index ranges from 1.86 (Playgrounds) to 2.31 (Sports fields), all within the Good to Fair band.

Asset condition assessments for buildings show:

- 90% of building assets are rated in very good to fair condition
- Only 10% are rated in poor condition.

Data and method

This assessment uses the infrastructure replacement cost as reported in the City of Adelaide Park Lands and Open Space Asset Mangement Plan and Building Asset Mangement Plan as a measure of the total current cost of replacing Adelaide Park Lands infrastructure assets. Condition assessments are conducted approximately every four years across four asset categories: playgrounds, sportsfields and active areas, green infrastructure and water features. Assets are graded on a five-point condition scale from Very Good (Condition 1) to Very Poor (Condition 5). The overall condition index for each asset category is calculated as a weighted average of condition grades across all assessed assets within that category.

Asset Sub-Category	Quantity	Replacement Value ($ million)
Park 10 Nursery	11	$0.8
Garden Sheds & Horticulture Hubs	22	$1.4
Park Lands Sports Clubs & Grandstands	63	$37.5
Adelaide Aquatic Centre	1	$39.6
Park Lands Businesses	2	$0.4
North Adelaide Golf Links	4	$4.2
Total	103	$83.9

Playgrounds	Sports Fields	Green Infrastructure	Water Feature	Total
$0.89M Renewal Cost	**$0.87M** Renewal Cost	**$1.00M** Renewal Cost	**$0.09M** Renewal Cost	**$2.85M** Renewal Cost
$0.34M Maintenance Cost	**$0.04M** Maintenance Cost	**$9.20M** Maintenance Cost	**$0.25M** Maintenance Cost	**$9.83M** Maintenance Cost
$0.10M Operation Cost	**$0.007M** Operation Cost	**$1.72M** Operation Cost	**$0.17M** Operation Cost	**$2.01M** Operation Cost
$1.32M Lifestyle Cost	**$0.91M** Lifestyle Cost	**$11.94M** Lifestyle Cost	**$0.51M** Lifestyle Cost	**$14.69M** Lifestyle Cost

Infrastructure Assets covered by the Park Lands and Open Space Asset Management Plan

Asset Category	Asset Type	Quantity/Dimension	Replacement Value
Playgrounds	Playground Rubberised Softfall	7,845 m^2	$798,656
	Playground Equipment	202 assets	$3,171,538
Sportsfields and Active Areas	Basketball Court	5 assets	$719,809
	BMX Track	4 assets	$1,791,228
	Chess Set	1 asset	$14,755
	Cricket Pitch	6 assets	$112,658
	Golf Greens	57 assets	$2,669,130
	Multipurpose Court	2 assets	$1,278,178
	Netball Court	1 asset	$5,756,152
	Petanque	4 assets	$249,373
	Skatepark	2 assets	$1,836,313
	Sports Equipment	66 assets	$714, 364
	Tennis Court	6 assets	$780,089
Green Infrastructure	Street and Park Trees	56,997 assets	n/a *
	Streetscape	94,469 m^2	n/a *
	Park Lands Garden Bed	100,332 m^2	n/a *
	Biodiversity Area	1,012,664 m^2	n/a *
	Turf	2,606,656 m^2	n/a *
	Irrigation System	371 assets	$12,372,154
	Strata cell	39 assets	$3,329,205
Water Features	Water Features	13 assets	$10,752,961
Total			**$46,346,562**

Limitations

Key limitations include:

- Infrastructure condition audits are updated approximately every four years, meaning condition data may not reflect the current state of all assets at the time of publication.
- The replacement value of $46.3 million covers only infrastructure assets including playgrounds, sportsfields, irrigation systems and water features.
- The replacement value of $83.9 million covers building, structures and facilities. This includes the value of Adelaide Aquatic centre and North Adelaide Golf Links prior to their transfer to the State Government in 2025/26.
- Green assets including trees, streetscapes, garden beds, biodiversity areas and turf are not classified as capital assets and therefore do not have a recognised replacement value. Their ongoing costs are reported through the operational and maintenance budget rather than as asset values.
- The $25.6 million annual maintenance figure represents the total City of Adelaide investment in open space and Adelaide Park Lands maintenance and includes both labour and non-labour costs. It has not been disaggregated by asset type or activity.
- Condition indices are calculated as weighted averages across asset categories and do not reflect the condition of individual assets within each category.
- The condition assessments for buildings, structures and facilities reflects overall condition of all City of Adelaide buildings not only those in the Adelaide Park lands.
- Community satisfaction data cited in this section is based on survey responses and may not reflect the views of all user groups.

Source - City of Adelaide, Park Lands and Open Space Asset Management 2025. 2021 City User Profile survey. City of Adelaide 2025/26 Business Plan and Budget.

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