

# **OPEN SPACE**

## STRATEGIC MANAGEMENT PLAN 2018–23

### Incorporating Hierarchy and Planning Principles





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# Vision

# COMMUNITY PLAN 2035 -

## Goals

**LIVEABLE CONNECTED CITY**

**VIBRANT RESILIENT COMMUNITIES**

## Strategies

**Integrated Transport and Movement**

**Placemaking**

**Land Use**

**Community Capacity and Culture**

**Healthy Active Lifestyles**

## Chapters

- Public Transport
- Walk/Cycle
- Roads, Freight, Tourism
- Community Transport

- Suburb Improvement
- Noarlunga RCe
- Seaford DCe
- Aldinga DCe
- Christie Downs
- Morphett Vale (Main South Road)
- Aberfoyle Hub
- Coast
- Southern Transit Corridor\*
- Aldinga\*
- Bowering Hill\*
- Sellicks\*
- Port Stanvac\*

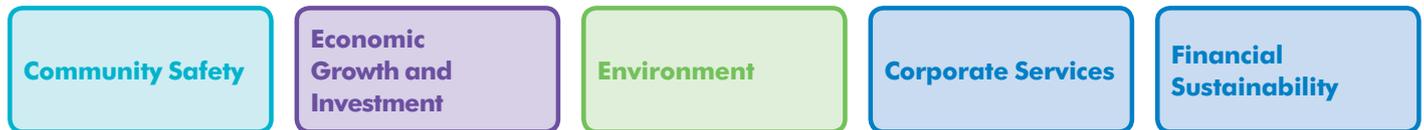
- Development Plan Amendments: Christie Downs NCe
- Aldinga DCe
- Seaford Dce
- Hackham SE (North)
- Local Heritage
- Bulky Goods
- General Residential
- Activity Centres
- Character Preservation, Townships, Rural, Tourism
- Climate Change
- Employment Lands
- Moana Sands
- Maslin Beach Tourism and Recreation

- Youth
- Positive Ageing
- Community Development, Leadership and Learning
- Arts and Cultural Development
- History and Heritage

- Recreation and Open Space**
- Recreational Trails
- Sports and Active Recreation



# STRONG VIBRANT COMMUNITIES



**Key**

- Chapters combined in a consolidated Strategy

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\* Structure Plan (state government responsibility)

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RCe Regional Centre

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DCe District Centre

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NCe Neighbourhood Centre

# 1. HOW TO USE

**The Open Space Strategic Management Plan provides direction to ensure a diversity of connected open spaces are provided equitably across the City to meet current and future community needs.**

**It provides clear direction for the development of Open Space District Plans.**

## THE ROLE OF THE OPEN SPACE STRATEGIC MANAGEMENT PLAN

The Open Space Strategic Management Plan is a major review of the Recreation and Open Space Network 2008–2013.

The Open Space Strategic Management Plan sets the principles, planning and direction for future provision, development and maintenance of the open space network. It includes the following key sections:

### Open Space Hierarchy

- Defines the open space hierarchy and identifies and categorises service levels to match the key function of each park across the network.

### Open Space Planning Principles

- Provides high level direction to ensure the provision and design of open space and supporting facilities and infrastructure matches the service levels and key function of our open spaces according to the hierarchy
- Provides direction in the development of District Plans
- Ensures an equitable distribution of quality recreation and leisure opportunities across the City and its districts.

### Setting Provision Levels

- Provides a range of open space types across the city that allows ease of access for the broad community.
- Sets the provision levels for open space across the city.

### THE PLAN WILL BE USED BY

- Policy Planners preparing, reviewing and amending planning instruments pursuant to the requirements of the Development Act 1993 and Planning, Development and Infrastructure Act 2016
- Development Assessment Planners and Engineers during negotiations with land division applicants
- Asset Planners as a framework to guide:
  - development of district open space plans
  - potential land acquisitions and disposals
  - strategies relating to parcels of recreation open space that contribute to the open space network.
- Landscape Architects

The Plan will also form the basis for initiating partnerships with:

- Government agencies such as Planning SA, Office for Recreation and Sport, SA Tourism Commission, Department of Health Services and other Councils
- the private sector (eg. businesses and developers)
- community and interest groups (e.g. 'Friends of' and peak user groups).

## IMPLEMENTATION OF THE OPEN SPACE STRATEGIC MANAGEMENT PLAN WILL BE UNDERTAKEN VIA TWO KEY MECHANISMS:

### **Open Space District Plans**

Open Space District Plans apply the open space hierarchy and planning principles to all parks to detail the future development and purpose of each park. A map of Districts showing their boundaries is shown on page 18.

### **Parks and Reserves Style Guide**

The Parks and Reserves Style Guide provides detailed design guidance to ensure that the chosen materials and park development styles meet local character and environmental needs.



# 2. OPEN SPACE HIERARCHY

**The Open Space Catchment Hierarchy is the key tool that guides how we plan for parks. It defines four levels to describe the size of a park's catchment, and three broad activity types: active, family and passive.**

**Both the catchment area and the activity type will direct the service levels that will be applied to the design, construction and maintenance of our parks.**

## HIERARCHY

The Open Space Hierarchy describes four catchment areas to guide how we plan parks.

- 1. Regional** – providing a large range of services that attract visitors from across the City and beyond.
- 2. District** – providing a moderate range of services that attract visitors from across a District.
- 3. Neighbourhood** – providing a small range of services that attract residents from across a suburb.
- 4. Local** – providing services that attract residents from within a short walking distance.

## ACTIVITY

**Regional Parks** will be designed in a way that ensures users who have travelled to and intend to stay for a long period of time are supported by appropriate facilities.

**District Parks** will be designed in a way that ensures users who have travelled to and intend to stay for a long period of time are supported by appropriate facilities.

**Neighbourhood Parks** will provide facilities that cater for local residents who have travelled a short distance and intend to have a short stay.

**Local Parks** will provide facilities for local residents who have walked a short distance and intend to stay for a short time.

Whilst the catchment size influences the total capacity of a park and the provision of travel and long-stay facilities, community need should be the primary driver for service levels.

As part of the process in the development of our parks we will use an approach focused on the primary activity of each park. This will be supplemented by catchment and the position of the park in the hierarchy and the key function of the site. We will be better able to provide facilities that meet the needs of the community with this approach and ensure the park is 'fit for purpose'. It will also allow for a more equitable provision of play equipment and irrigated areas across the city.

## THE CATCHMENT HIERARCHY BROADLY DESCRIBES THREE ACTIVITY TYPES: ACTIVE, FAMILY AND PASSIVE.

### Active open space

Active open spaces provide for regional and multi-use sporting facilities, recreation centres, surf lifesaving clubs, BMX, cricket, tennis and skate activities. Service levels for sporting facilities are provided by the Sport and Active Recreation Strategy and are referred to in this Open Space Plan Strategic Management Plan as 'Active' to clearly show the linkages between the two strategies.

### Family open space

Family open spaces provide for play, gatherings and events, tourism, memorials and dog parks. Service levels focus on providing facilities that accommodate these activities.

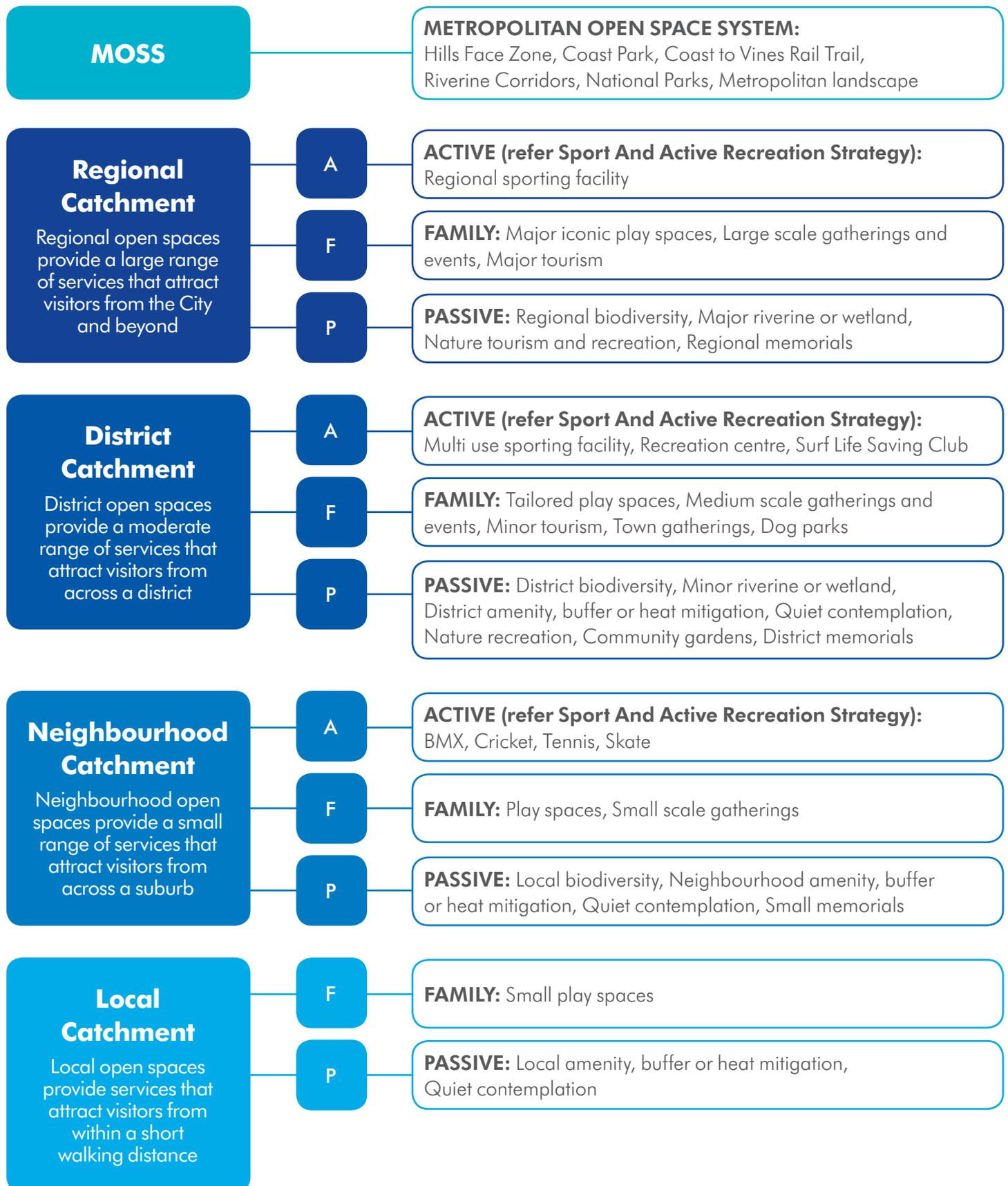
### Passive open space

Passive open spaces provide for biodiversity, riverine or wetland environments, nature tourism and recreation, amenity, buffer or heat refuge, and quiet contemplation. Service levels focus on providing a minimum range of supporting facilities, minor park furniture, that serve to reinforce the passive nature of these types of open space.

The diagram on the following page shows the linkage between the Catchment Hierarchy and the Activity Hierarchy.

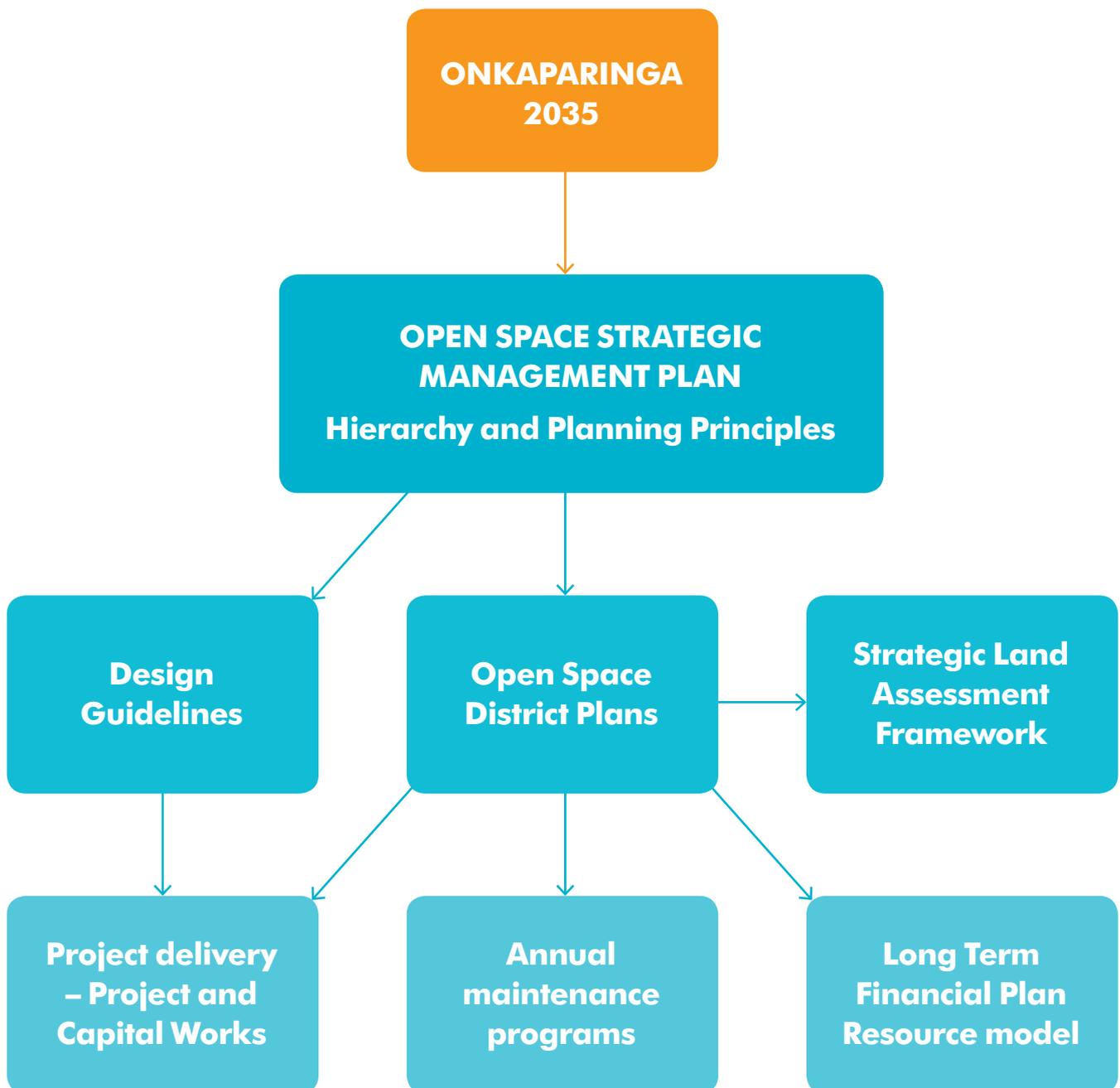


# 2. OPEN SPACE HIERARCHY



# 3. STRATEGIC RELATIONSHIPS

The following outlines the relationships of the Open Space Strategic Management Plan with other documents and processes for the delivery of the open space network throughout the city.



# 4. EMERGING ISSUES

**Open spaces provide a setting for play and physical activity, relaxation and social interaction. These spaces enhance physical and mental health of the community through activity that provides amusement, tranquillity or stimulation.**

## INTRODUCTION

The City of Onkaparinga has over 5,402 hectares of open space made of over 1,500 parcels of open space.

Onkaparinga 2035 provides the context for a potential population increase in our region of up to 45,000 people over the next 20 years. Our detailed forward planning relies on population projections that are updated from time to time to keep pace with changing growth factors and trends.

The provision of open space and the associated service levels will play an important role in ensuring community needs are met and that the vibrant character of the city is maintained and enhanced.

Significant pressures will continue to be placed on public open space from competing requirements such as storm water management and residential infill development.

Some of the current functions of public open space are:

- Active recreation
- Leisure and play
- Sport
- Visual enhancement and amenity
- Cooling effects
- Storm water management catchment and storage
- Biodiversity
- Heritage and cultural protection
- Recognising local Aboriginal culture
- Land Buffers
- Community food growing
- Off leash dog exercise areas.

Water catchment areas and storage facilities are often located within public open space. Whilst these facilities provide a primary role in water security, there is significant potential to provide for other open space activities that do not compromise their primary role. Wetlands and storage facilities in particular can provide for a range of family and passive open space activities such as walking, quiet contemplation, nature play and recreation, biodiversity and nature tourism.

## HEALTH

Obesity and overweight rates are increasing. At current rates two thirds of Australians will be overweight by 2025.<sup>1</sup>

Greater levels of physical activity can counter the obesity rate. People living in walkable neighbourhoods get 35–45 more minutes of moderate intensity physical activity over a week and are less likely to be overweight or obese than people of similar socio-economic status living in non-walkable neighbourhoods.<sup>2</sup>

Research shows that the built environment can have a significant impact on a person's level of physical activity. Good design and people friendly spaces and places can promote active lifestyles.<sup>3</sup>

There is growing evidence that attractive well designed public open space is restorative, reducing mental fatigue and stress.<sup>4</sup>

## HIGHER DENSITY LIVING

Increased density of our urban areas will raise the profile and importance of open space due to the reduction in private open space. It is critical that public space is useable and of high quality in these areas.

Higher density can contribute to creating vibrant neighbourhoods by ensuring there are enough people to support local shops, services, public transport and community facilities and quality open space is critical.

## PLACEMAKING

While the Open Space Plan is not focused on Placemaking, the overlap of the underlying principles of placemaking is evident throughout this Plan.

It is important that our open spaces are designed in a manner that allows people to slow down, have spontaneous exchanges and participate in the opportunities that the space may offer.

## NATURE AND BIODIVERSITY

Having access to natural areas and features is becoming increasingly critical to maintaining our physical and mental health as it can provide opportunities for passive recreation such as nature play, hiking and cycling.<sup>5</sup>

Current research also suggests that regularly experiencing nature is vital for maintaining mental health in a rapidly urbanising world.

Open space plays an important role in retaining the natural biodiversity of the region. Passive open space is also provided as an amenity buffer between incompatible land uses. Open space can also play a significant role in defining or providing a backdrop to urban areas and townships such as via greenbelts or the hills face.

Scattered trees are often a prominent feature of many modified landscapes, and such trees growing between and around the landscapes can also contribute to the stepping stone effect, through provision of important 'islands' of food and habitat resource for wildlife.

A connected open space network provides a corridor for wildlife movement as well as improved open space accessibility for users.

The presence of native vegetation and associated ecosystems within the landscape provides benefits including the purification of air and water, contribution to climate stability, reduction of land degradation resulting from erosion and salinity, plant pollination services and refuge for flora and fauna.

The open space network has a major role in protecting these systems.

## COOL SPACES

### Extreme heat and open spaces

Climate change is likely to result in more frequent and intense heat waves. Open spaces can be a source of urban heat generation in their own right, particularly with the use of large areas of 'hard' surfaces such as paving, structures and play grounds, and un-shaded, dry open areas. A lack of understory vegetation in public open spaces also reduces the contribution of trees to the shade and cooling effect on an area.

### Why plan for cool open spaces?

'Hot' open spaces are a significant barrier to physical activity during summer periods and climate change is likely to make it more difficult to be active unless open spaces can provide refuge from the heat via increased shade and more vegetation.

Open spaces can be designed to:

- Create micro-climates that can cool nearby houses and public areas in times of high heat
- Make open spaces more comfortable on hot days, increasing levels of use and reducing barriers to healthy active lifestyles

1. (NHMRC (2012) Horowitz M. Centre of Research Excellence on Policy Research on Obesity and Food Systems. Australian Government
2. Active Living Research, May 2010. The Economic Benefits of Open Space, Recreation Facilities and Walkable Community Design. San Diego State University
3. Healthy Spaces and Places , 2009 A National Guide to designing Places for Healthy Living Planning Institute of Australia
4. Maller, C, Townshend, M, Brown, P. 2002, Healthy Parks Healthy People: The Health Benefits of Contact with nature in a Park Context, Deakin University and Parks Victoria
5. Beyond Blue or Green: The benefits of contact with nature (2010), Deakin University.

# 5. PLANNING PRINCIPLES

## PROVISION

### Open Space Provision Levels

Our total open space provision is to be between 4–5 hectares per 1000 head of population.

### Quantity and accessibility

Our spaces will be developed to a standard that meets the core function of each space and we will ensure that where appropriate access to these spaces is inclusive.

### The role of non-council owned open space

The City is well provided for in relation to beaches, national parks, school ovals and other non-council owned spaces. The access to these spaces will be accounted for as part of council's open space network.

### Type of open space

The mix of passive, family and active types of open space will reflect community primary need as well as environmental characteristics and may vary from suburb to suburb.

### Regional and District open spaces

We will increase the number of regional and district spaces including a wider range of facilities.

### Passive Open Space

Open Space that has a primary function of bio-diversity, storm water management, wetlands, the protection of native vegetation and buffers provide opportunity for quiet contemplation and rest and will be incorporated a part of the open space network.

Passive spaces can also be important cultural assets. Their preservation and maintenance also provides many benefits to Aboriginal and non-Aboriginal communities alike.

### Centres and Medium density areas

Open space provision within centres and medium density areas will be developed to a higher standard and the materials and activities provided will reflect the intense use of these spaces.

### Areas of under supply

In areas where open space is limited in supply we will investigate opportunities to access alternative land or acquire land to value add to the open space network.

### Areas of oversupply

Although the City of Onkaparinga is well provided for with open space, the distribution of open space is not always equal across the city and some areas have an oversupply, often at the expense of quality.

Where parcels of open space are identified as being in excess after meeting our provision levels the land will be identified as being surplus to the open space network and will be assessed through the Strategic Land Review process.

### New Developments and Land Divisions

Council staff will work with developers to ensure that the best possible outcomes in the provision and development of open space is negotiated as part of any new land division.

Land divisions should provide quality land for community open space purposes (i.e. flat/undulating, large trees, views, well drained, natural beauty).

Where possible open space should be located centrally within a development or catchment and not on extremities or peripheral areas.

That open space as provided within new developments will be in accord with the policies outlined in the Onkaparinga Development Plan, Planning and Design Code or other relevant planning instruments.



## PLAY SPACES

Play spaces can consist of both built playgrounds and nature play or a combination of both.

Where possible Play spaces will be provided on the following basis:

PLAY SPACE PROVISION				
City wide provision	Regional	District	Neighbourhood	Local
One for every 1200 people	One per 50,000 people (to supplement the Jubilee Park Adventure Playground)	One per 10,000 people	One per 4000 people	One per 1200 people
	3-4 located equitably across the city	Around 18 across city, with one in each township	Around 42 located across the city	Around 140 located across the city

A park with a play space will be provided within 500 metres walking distance of most households.

### Regional play spaces

Regional play spaces are to be high profile and located in urban areas or tourist locations, with good access from roads, public transport and the trails network.

Each of the regional play spaces will be iconic and unique in their design and will offer a large variety of play experiences that cater for intense levels of use from people in and beyond the city's boundaries.

### District play spaces

District play spaces are to be located in urban areas, townships or tourist locations, with good access from roads, public transport and the trails network.

Each district play space will be tailored to the needs of the local community and visitors. District play spaces will offer a moderate variety of experiences that cater for high levels of use from people across the City of Onkaparinga. In tourist locations, some district play spaces will also cater for visitors from outside the city.

### Neighbourhood play spaces

Neighbourhood play spaces are to be located in urban areas, townships or tourist locations, with good access from the road network and walking paths/footpaths.

Neighbourhood play spaces will incorporate a number of play experiences selected to meet the needs of the local community and will generally incorporate a pre-school playground as well as a playground for older children.

# 5. PLANNING PRINCIPLES

## Local play spaces

Local play spaces are to be located in urban areas, townships or tourist locations, with good access from the road network and walking paths/footpaths.

Local play spaces will incorporate a small number of play experiences selected to meet the needs of the local community and will generally incorporate either a pre-school playground, a playground for older children, or a mix of the two depending on the surrounding population and housing density.

## Cooling play spaces

Open spaces specifically designed for use by children should incorporate features to reduce the impact of heat and make play spaces more comfortable.

Opportunities to integrate areas of intense vegetation and create cooler micro-climates should be investigated in the design of playgrounds.

## IRRIGATED SPACES

### Turfed Sport surfaces

Turfed playing surfaces for organised sport, such as sports fields, ovals and pitches will be irrigated to a high standard to provide a high quality playing surface.

Turfed playing surfaces will be irrigated according to relevant sport facility standards and should be vigorous and healthy all year round, capable of withstanding intensive sporting use.

### Parks

An area of irrigated turf will be provided next to all regional and district level playgrounds, some neighbourhood and local playgrounds, memorials and gathering spaces where picnics, gatherings and events are desirable activities.

The amount of irrigated turf provided should be directed by the intended use of the space, the likely intensity of use and the sustainable use of water. In most cases, only a portion of a park will be irrigated.

Depending on water restrictions, irrigated turf should be vigorous and healthy in appearance and capable of withstanding heavy foot traffic.

## Sustainable use of water

The extent of irrigation should match the intended use of the space and options to minimise irrigation should be considered.

To assist in the sustainable management of water alternative options should always be investigated where it does not compromise its intended use, such as the use of high-canopied trees and mulched garden beds.

Drought tolerant species should be used wherever possible to minimise the need for long-term irrigation. Non-drought tolerant species may be considered for variety in limited situations where the on-going costs of irrigation are fully considered, and alternative options such as local rainwater harvesting and recycled water are first investigated.

New landscaping will be irrigated where required for the purpose of establishment, for up to three years.

### Irrigation of parks in new developments

Developers of new housing areas should be encouraged to use alternative options to irrigation in landscaping plans to allow for the management of community expectations and water security objectives. The use of Water Sensitive Urban Design Principles (WSUDP) is desirable.

Alternative options include a greater focus on self-sustaining and drought tolerant landscaping, such as high-canopied trees and mulched garden beds, in preference to large areas of irrigated turf.

## SHADE

The use of high canopy trees for shade is generally preferable to the use of artificial shade structures as they provide additional benefits such as biodiversity, cooling via evaporative transpiration, amenity and less maintenance.

We will ensure our district and regional family parks provide a combination of both built and natural shade. Built structures may include shade sails, gazebos and picnic shelters and should be supplemented by the provision of shade trees.

Artificial shade may however be more appropriate in areas where environmental conditions are not conducive to the survival of high canopy trees, such as in exposed areas on the coast.

## FENCING

We will provide fencing to playgrounds that demonstrate high risk when the risk matrix is applied.

The risk matrix may take into consideration location of the playground to a road, traffic volume, line of site popularity of the playground and road speed limit.

## OTHER ACTIVITIES

### Dog parks

Council will provide three off leash fenced dogs parks located centrally in Huntfield Heights, south in Aldinga and north at Minkarra Park, Flagstaff Hill.

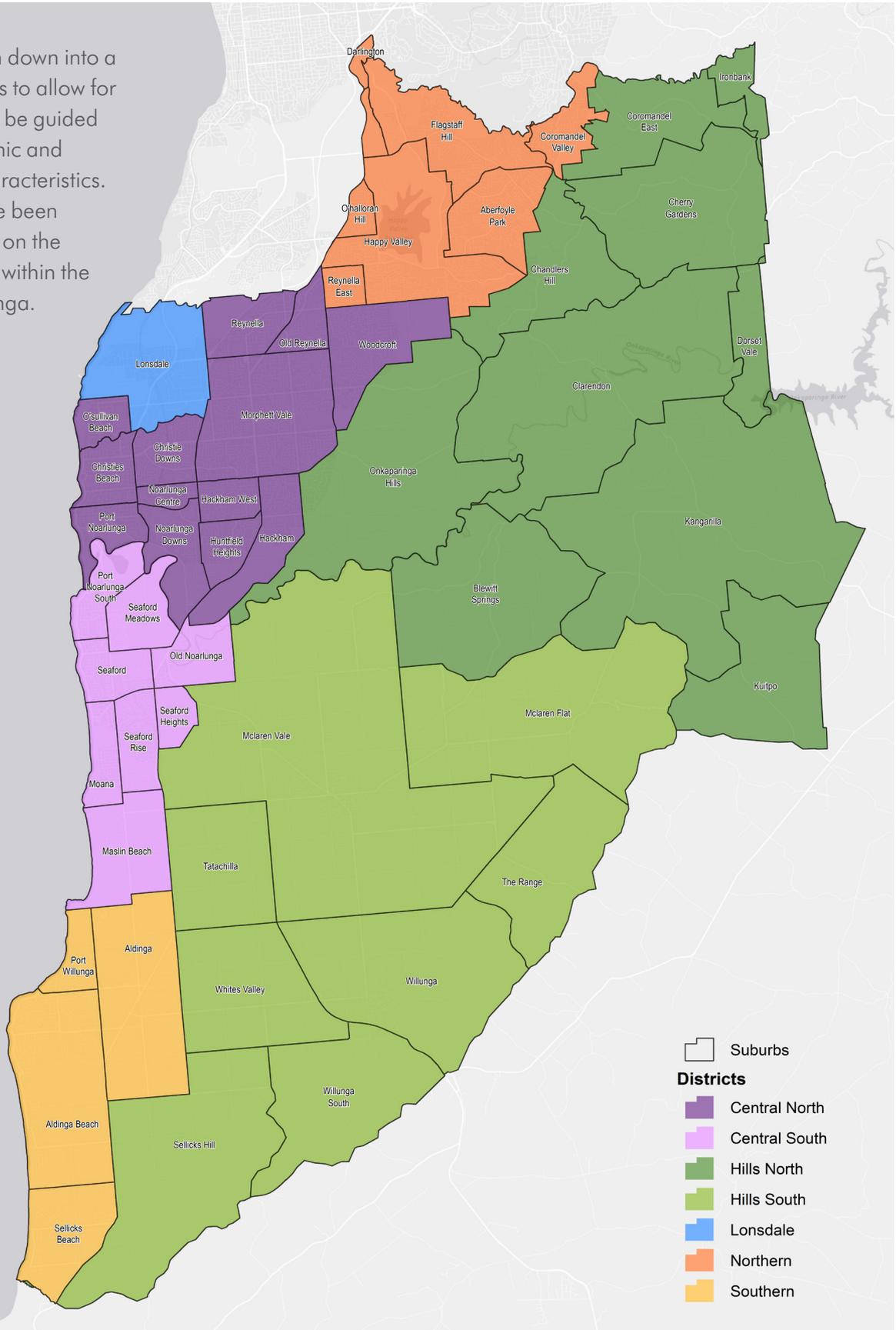
### Community food growing

Community food growing is best located near community centres, neighbourhood centres and other community services and facilities to allow for the sharing of resources and on-going support.



# 6. DISTRICT PLANNING

The City is broken down into a number of districts to allow for planning that can be guided by local geographic and demographic characteristics. District Plans have been developed based on the following districts within the City of Onkaparinga.



# 7. GUIDELINES AND TOOLS

**The following documents will continue to inform the Open Space Plan and the Open Space District Plans:**

- Green City Strategic Management Plan 2017–2022
- Sport and Active Recreation Strategic Management Plan 2014–2020
- City of Onkaparinga Development Plan
- Water Sensitive Urban Design Toolkit
- Crime Prevention through Environmental Design (CPTED)
- Placemaking Strategy 2014–2019.
- Trails and Cycling Strategic Management Plan 2016–2021.



## CITY OF ONKAPARINGA

PO Box 1  
Noarlunga Centre  
South Australia 5168

Telephone (08) 8384 0666  
Facsimile (08) 8382 8744  
Email [mail@onkaparinga.sa.gov.au](mailto:mail@onkaparinga.sa.gov.au)

[www.onkaparingacity.com](http://www.onkaparingacity.com)



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