

Mid Murray Open Space, Recreation and Public Realm Plan

Planning for the Plains

April 2017



ACKNOWLEDGEMENTS

The Open Space, Recreation and Public Realm Plan has been developed through a coordinated partnership approach between Council and Suter Planners. In addition, WAX Design has developed a separate Mary Ann Reserve Master Plan Report.

The staff project management group has included:

- Joel Taggart, Manager Development Services (Project Manager)
- Peter Graves, Director Development and Environmental Services
- Amy Loechel, OPAL Program Manager
- Aimee Linke, Project Manager, Mid Murray Landcare SA
- Suzanne Suter, Principal Consultant, Suter Planners

Suter Planners undertook the demand and supply analysis and developed the draft reports with input from the staff project management group. Aimee Linke undertook all site visits and all members of the staff project management group participated in the consultations and the analysis, as well as providing feedback on draft reports.

Other staff who played a key role in the study include:

- Russell Peate, Chief Executive Officer Mid Murray Council
- Greg Hill, Director, Infrastructure Services
- Russell Pilbeam, Asset System Officer
- Deb Alexander, Tourism Manager
- Dawn Stewart, Grants Funding Coordinator/ Senior Administration Officer
- Melissa Marschall, Executive Assistant Development & Environmental Services
- Thomas Wagenknecht , University Planning Field Placement Student

In addition, Council's Open Space and Recreation Advisory Committee played a key role in providing input to the planning and gave feedback on Draft directions and opportunities. The members of the committee are listed below.

Open Space and Recreation Advisory Committee

- Cr Kevin Myers Chairperson
- Mayor Dave Burgess
- Cr Mardi Jennings
- Cr Adriaan Sakk
- Cr Brian Taylor
- Cr Brenton Schmitt
- Cr Steve Wilkinson
- Gavin Smith (Community Representative)
- Kay Schmid (Community Representative)
- Joel Taggart Manager, Development Services
- Peter Graves Director, Development & Environmental Services
- Amy Loechel OPAL Program Manager
- Greg Hill Director, Infrastructure Services



The Planning Context

Mid Murray Council has developed an Open Space, Recreation and Public Realm Plan to guide the future provision and development of open spaces and recreation facilities over the next 10 years and beyond.

As part of the Plan, specific directions and opportunities have been identified for five Districts to ensure a targeted and balanced approach to planning across the region. The Districts include:

- The Range
- The Plains
- Upper River
- Central River
- Mannum and Surrounds

The Open Space, Recreation and Public Realm Plan incorporates two reports as follows:

- A Strategy report that provides the strategic directions
- A Planning for Districts report that provides specific directions for Districts and Towns

Open Space, Recreation and Public Realm Plan Reports

THE STRATEGY

Key Themes and Strategic Directions

PLANNING FOR DISTRICTS

Directions and Opportunities for Districts and Towns

This document has been drawn from the Planning for Districts report and relates to **The Plains District**.

'Planning for The Plains District' includes directions and opportunities based on the findings of the Open Space, Recreation and Public Realm Plan. Opportunities that are project based (potential actions or projects) have been mapped for a number of the key towns.

The findings and directions give consideration to previous planning undertaken by Council, including Council's Community Plan 2016-2020. They also reflect the community consultations, site visits and other research and analysis undertaken as part of the Open Space, Recreation and Public Realm Plan study.

It is important to note that the directions and opportunities in the Open Space, Recreation and Public Realm Strategy and the Planning for Districts Report do not commit Council, the community or any other organisation to achieve or allocate funding towards a direction or opportunity. Implementation will depend on the availability of resources and grant funding, the commitment of individual communities and other Council and community priorities.

In addition, many of the directions and opportunities are not Council responsibilities. They will require a partnership approach and in many instances achieving opportunities will need to be led by communities. Whilst Council will generally support opportunities that are outlined in the ‘Planning for Districts’ report, it will not have the resources to lead all projects and a coordinated ‘partnership and community led’ approach will often be essential.

Implementing the Open Space, Recreation and Public Realm Plan will need to occur over time with consideration given to priorities. Suggested higher priorities for The Plains District (at the time of the study) are listed below.

Suggested District Priorities for Implementation

The Plains

- Cambrai Swimming Pool
- Sedan Streetscape
- Cambrai Sports Ground
- Sedan Recreation Park

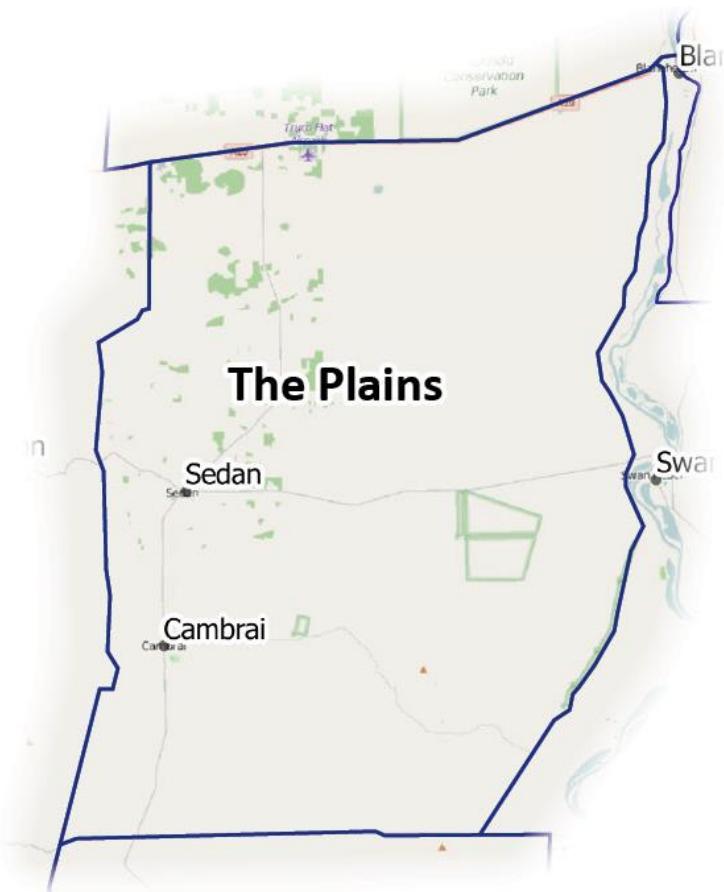
Source: Open Space, Recreation and Public Realm Plan DRAFT REPORT

About the District

The Plains District is located between the South Mount Lofty Ranges and the Murray River and covers 851 km². A significant part of the District is agricultural land and relatively flat. However, the District also includes large parcels of natural vegetation including the Meldanda property (owned by the Cambrai School Council), vegetation along significant road corridors and a significant riparian corridor along the Marne River.

The main towns in the District are Cambrai and Sedan, which support small but strongly connected communities. In 2011, Australian Bureau of Statistics data highlights that the area around Cambrai had a population of 481. The Sedan area population size (ABS data) is included with Keyneton with a collective population of 534. Black Hill is also an important town with a strong connection to the natural environment.

The towns in the District have strong heritage characteristics mainly through older buildings and structures linked to the main streets and open spaces, as well as heritage cemeteries.



District Findings and Directions

The main findings relating to The Plains District, as identified through the Open Space, Recreation and Public Realm Plan study, are summarised below.

Sports Grounds	The sports grounds in the main towns provide an important sport and recreation and health focus for the District and should continue to be improved in quality to cater for local communities and events.
Recreation and Sport Facilities	Cambrai provides a small outdoor pool which is likely to be justified while the school exists. However, the pool is in need of upgrade in the near future.
Town Parks	There is potential to further enhance the town parks in the main towns particularly to provide stop off areas for visitors.
Trails	There is potential to increase opportunities for walking, cycling and horse riding through trail connections (to increase activity opportunities and encourage healthy lifestyles). This could include trails between the main towns and linked to the Marne River and natural areas.
Main Streets	There is potential to further enhance the main streets and related streetscapes in Cambrai and Sedan.
Natural Areas	The District has a number of significant natural areas that should be protected and maintained including along the Marne River, the Marne River Conservation Park, John S Christian Reserve and Meldanda (school Council owned).
Heritage	The strong heritage character of the towns in the District should be preserved and strengthened. This includes supporting the protection and promotion of Shell Hill and maintaining cemeteries.
Entry Statements and Signage	There is potential to raise the profile of the main towns and unique places through improved town entry statements, signage and interpretation.
Tourism	There is potential to strengthen the tourism value of the District through events and promotion of the towns and unique natural and heritage features.

Vision for The Plains District

The overriding vision for The Plains District is as follows:

Maintained and strengthened town character, heritage and natural features

District Directions

The suggested directions for the District as a whole are as follows:

1. Support communities to improve and increase the use of the sports grounds in Cambrai and Sedan.
2. Continue to provide a small swimming pool for community and school use, providing future upgrade is feasible and can be achieved in partnership with the school (Department of Education and Child Development).
3. Undertake further landscape and infrastructure improvements to the key town parks.
4. Consider and assess the feasibility of trail options between Cambrai and Sedan, linked to the Marne River and along road reserves.
5. Undertake improvements to the main streets in Cambrai and Sedan, with a particular focus on tree planting and art features.
6. Continue to protect, maintain and support enhancements to natural areas including along the Marne River, John S Christian Reserve and Meldanda (supporting the school Council).
7. Encourage the retention of heritage buildings, particularly in main streets.
8. Strengthen the profile of the main towns through entry statements and landscapes.
9. Support initiatives and events that strengthen tourism within the District.

District Character Considerations

The main characteristics that should be reflected in open space design, entry statements and signage across the District are as follows:

- The heritage of the main towns, including heritage buildings.
- The unique natural environments (particularly Marne River, John S Christian Reserve and Meldanda).
- The farming and working character of the District.
- The existing and potential event focus in the District.

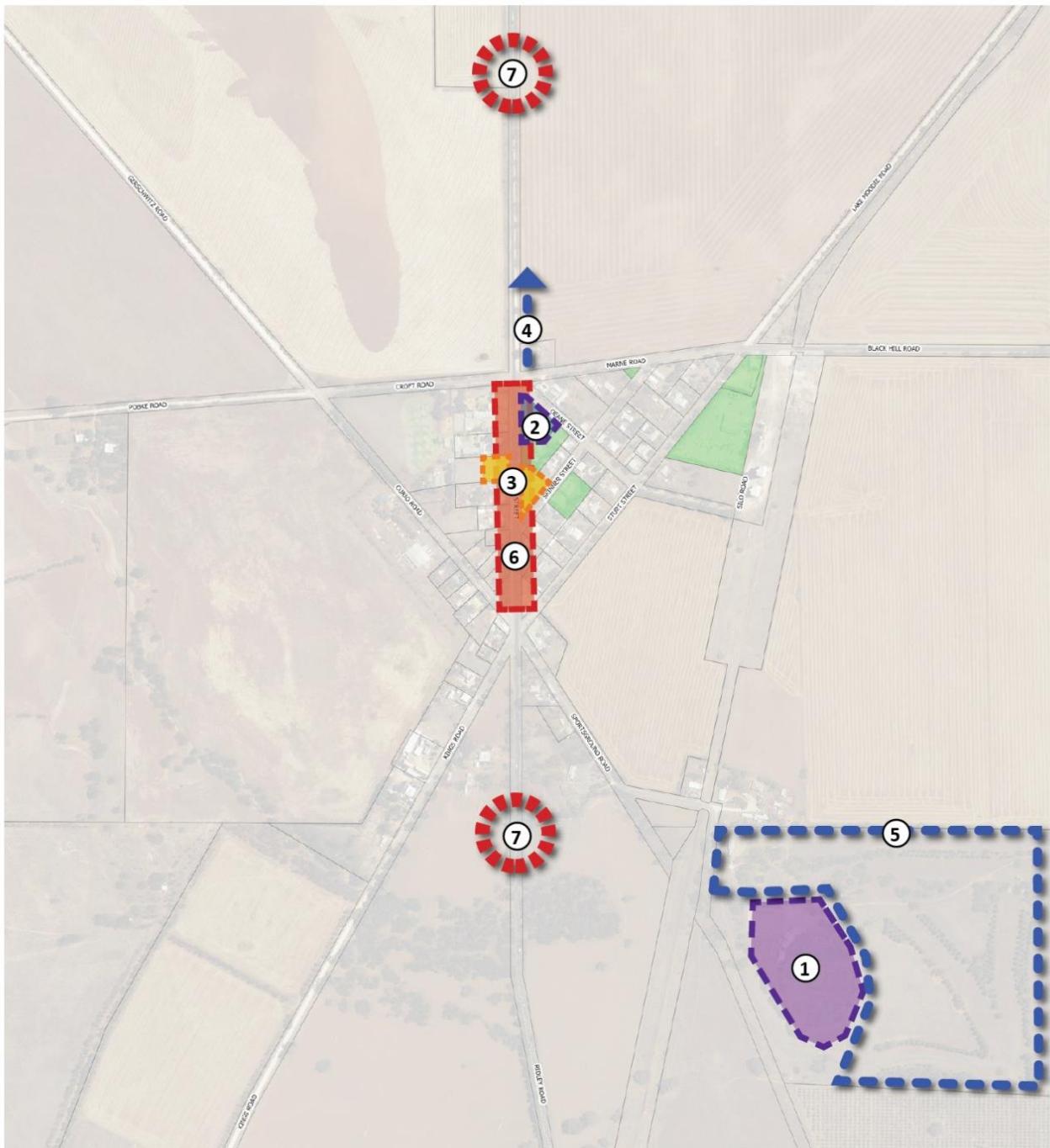
Town Opportunities Guide

Cambrai

Topic	Opportunity	Priority	Potential Projects*
Sports Grounds	<ul style="list-style-type: none"> ▪ Support improvements to the Cambrai Sports ground including: <ul style="list-style-type: none"> - Playing surface upgrade (and management of bore water use) - Kitchen upgrade - Sports gym upgrade (equipment replacement, health and safety issues) - Consider consolidation of toilets (remove old toilets) 	High to Medium	1
Recreation and Sport Facilities	<ul style="list-style-type: none"> ▪ Upgrade the Cambrai swimming pool in partnership with the Department of Education and Child Development (DECD) and subject to cost and feasibility. 	High	2
Town Parks	<ul style="list-style-type: none"> ▪ Maintain and further enhance the recreation parks and spaces connected to community buildings and the main road. 	Medium	3
	<ul style="list-style-type: none"> ▪ Liaise with the Cambrai Area School to seek support for community use of the school grounds and support the enhancement of shared-use spaces. 	Medium	
Trails	<ul style="list-style-type: none"> ▪ Plan for trail connections and walking, bike and horse riding opportunities that have a health focus. Opportunities could include: <ul style="list-style-type: none"> - Between Sedan and Cambrai (off highway but linked, road reserves, Pine Hutt Road potential) - Around Cambrai golf course 	Lower	4 & 5
Main Streets	<ul style="list-style-type: none"> ▪ Enhance the main street and streetscapes through additional tree planting, landscaping and improved pathways and signage (with an emphasis on 'greening' the town and increasing its 'walkability'). 	Medium	6
Natural Areas	<ul style="list-style-type: none"> ▪ Support the community to undertake natural area management, biodiversity and conservation projects within surrounding natural areas. This includes: <ul style="list-style-type: none"> - Contributing to the management of the riparian corridor along the Marne River - Supporting the ongoing management of Meldanda in partnership with the Cambrai Area School Council and other agencies - Advocate for and support enhancements to the Marne River Conservation Park 	High	
Heritage	<ul style="list-style-type: none"> ▪ Continue to maintain buildings with heritage value. 	Medium	
Entry Statements and Signage	<ul style="list-style-type: none"> ▪ Establish a unique entry statement to the town through art work and/or unique landscape. 	Medium	7
Tourism	<ul style="list-style-type: none"> ▪ Undertake improvements to the Marne River Bridge Reserve including a sensitively designed toilet to support camping use, and additional seating and shelters. 	High	

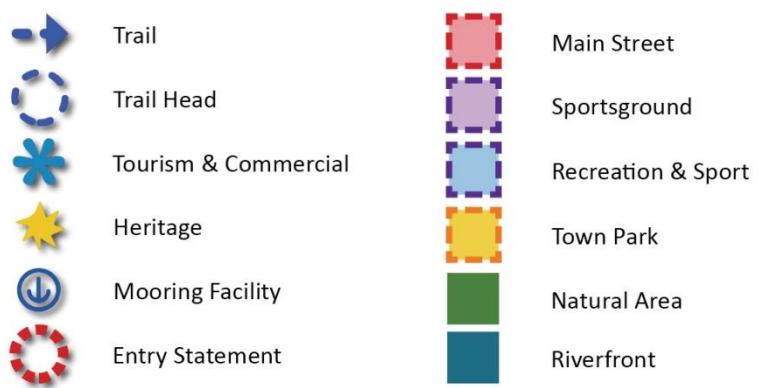
* Potential town projects based on the opportunities are mapped on the following page.

Cambrai Town Map



Potential Town Projects

1. Support improvements to Cambrai Sports ground.
2. Upgrade Cambrai swimming pool (subject to feasibility).
3. Further enhance main street parks.
4. Potential trail connection to Sedan.
5. Potential walking trail around Cambrai golf course.
6. Main street improvements (landscape, pathways, signage).
7. Establish town entry statements (landscape / art).

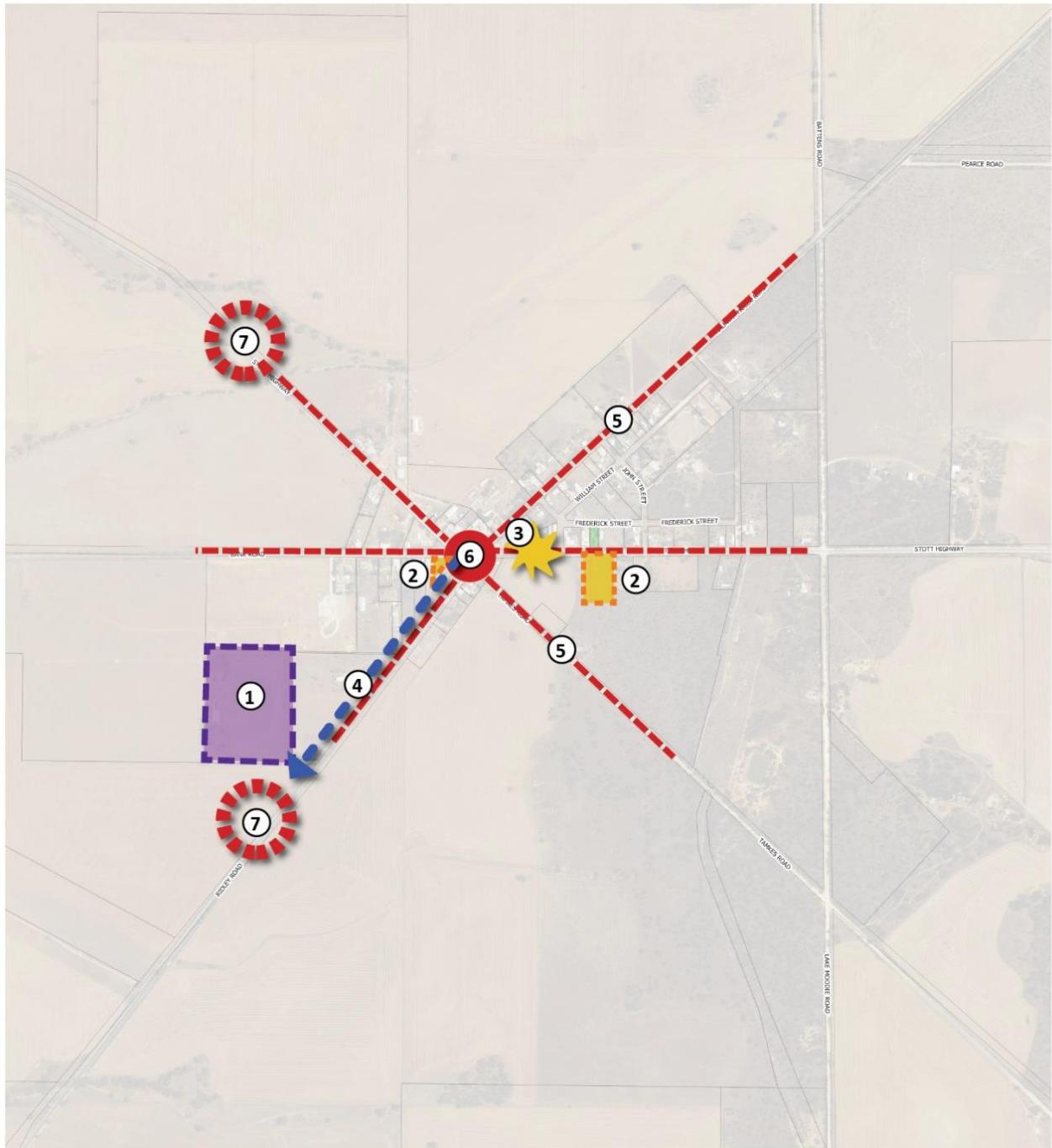


Sedan

Topic	Opportunity	Priority	Potential Projects*
Sports Grounds	<ul style="list-style-type: none"> ▪ Support improvements to the Sedan Recreation Park including: <ul style="list-style-type: none"> - Tennis court lighting upgrade - Oval surface quality upgrade - Improved amenity and shelter to support court use and community events - Upgrade of toilets and umpire showers to support camping at the site - Gazebo upgrade (to address safety issues) 	High	1
Town Parks	<ul style="list-style-type: none"> ▪ Enhance the open spaces around the community hall and public toilets (through landscape, seating and lighting). 	Medium	2
Trails	<ul style="list-style-type: none"> ▪ Consider establishing a trail connection between Sedan and Cambrai (off road but linked to highway, road reserves, focus on health) and further enhance and promote the heritage trail through Sedan. 	Lower	3 & 4
Main Streets	<ul style="list-style-type: none"> ▪ Enhance the streetscape of Sedan through increased trees, landscaping, pathways and drainage improvements (in main streets). 	High	5
	<ul style="list-style-type: none"> ▪ Redesign the main intersection to increase safety and enhance the appeal of the main street. This could involve landscaping and art work features connected to the intersection. 	High	6
Natural Areas	<ul style="list-style-type: none"> ▪ Protect and strengthen natural vegetation linked to road reserves and land parcels around the town. 	Medium	
Heritage	<ul style="list-style-type: none"> ▪ Maintain the heritage value of the town including by proposing key buildings to be included on the local heritage listing of the South Australian Heritage Register. 	High	
Entry Statements and Signage	<ul style="list-style-type: none"> ▪ Establish a unique 'entry statement' and landscape at the main road intersection and enhance signage within the town. 	Medium	7
Tourism	<ul style="list-style-type: none"> ▪ Support events and activities at Sedan Recreation Park that attract visitors following enhancements to the Park. 	Medium	

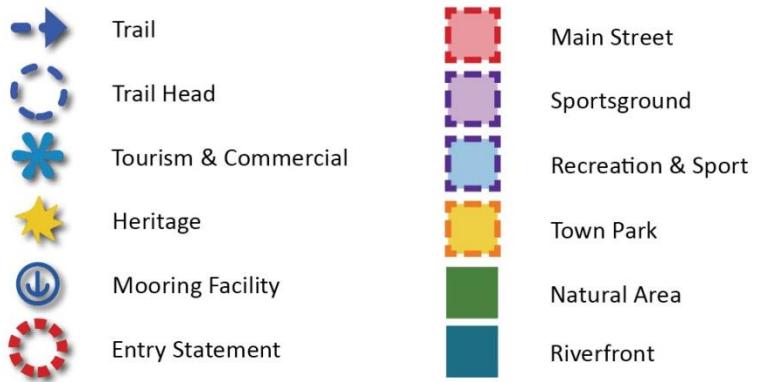
* Potential town projects based on the opportunities are mapped on the following page.

Sedan Town Map



Potential Town Projects

1. Support improvements to Sedan Recreation Park.
2. Enhance open spaces around the community hall and public toilets.
3. Further enhance and promote the Sedan heritage trail.
4. Consider a trail connection between Sedan and Cambrai.
5. Enhance streetscapes.
6. Redesign intersection.
7. Establish entry statement.



Other Opportunities

Other potential opportunities are listed below for future consideration.

Township or Area	Potential Projects and Actions
Black Hill	<ul style="list-style-type: none">▪ Contribute to the protection and preservation of Shell Hill and promote as a tourism destination.▪ Continue to support and maintain the local hall for community, health and recreation use.▪ Enhance and maintain nature reserves around Black Hill including management of John S Christian Reserve and along the Marne River.▪ Undertake revegetation around the Old Black Hill Cemetery and address erosion.