

Clem Kentish Reserve Master Plan Consultation Summary Report

January 2023



TREDWELL



Acknowledgements

The Shire of Serpentine Jarrahdale and Tredwell would like to acknowledge the Traditional Custodians of this land and we pay our respects to Elders past and present. We also acknowledge our young leaders who are the Elders of today, tomorrow and our future.

The following are recognised for their contributions to the consultation findings:

- User Group Survey Respondents
- Community Online Survey Respondents
- Key Stakeholder Interview Participants

Version Control

Version No.	Date	Description	Editor
0	January 2023	Consultation Summary Report Draft	Tredwell

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Contents

Contents

Consultation Process	4
User Group Survey	4
Community Online Survey	4
Key Stakeholder Interviews	4
User Group Survey Findings	5
Byford Basketball Association.....	6
Serpentine Tractor Museum	7
Serpentine Badminton Club.....	8
Community Survey Findings	10
Locality	11
Demographics	11
Facility Use.....	11
Frequency of Use	12
Activities	12
Positives.....	12
Issues and Constraints	13
Upgrades and Improvements.....	14
Key Comments.....	15
Key Stakeholder Interview Findings	16
Key Findings.....	17

01 Consultation Process

Consultation Process

The consultation process was guided by an Engagement Plan, which was developed in collaboration with Council. The Engagement Plan clearly outlined the project and consultation approach, timeframes, tasks required to achieve the consultation objectives and the key project stakeholders

The following engagement mechanisms provided an opportunity for the community and key stakeholders to contribute to the project and will be used to inform the development of the Clem Kentish Reserve Master Plan.

User Group Survey

A user group survey was developed using the SurveyMonkey platform and distributed to the clubs and user groups at Clem Kentish Reserve. The user group survey was developed to gather information about the various clubs and user groups who utilise Clem Kentish Reserve and to gain an understanding of the existing facilities and infrastructure from a club and user group perspective.

Community Online Survey

A community online survey was developed using the Shire's Your Say SJ platform and promoted via the Shire's website and Facebook page. The community online survey was live between 10th November and 9th December 2022 and attracted 10 responses. The community online survey was developed to gather information on the key issues and opportunities at Clem Kentish Reserve and to gain an understanding of the existing facilities and infrastructure from a general community perspective.

Key Stakeholder Interviews

Interviews were undertaken with key project stakeholders including clubs, user groups, peak bodies and state government departments between 1st December and 14th December 2022.

The interviews were structured around the following discussion points:

- Club and user group details (e.g. membership numbers)
- Current and future site usage
- Existing facilities and infrastructure
- Current issues and constraints
- Future opportunities and improvements
- Accessibility and connectivity (e.g. parking, pathways)

The following key stakeholders were invited to contribute to the project via a key stakeholder interview:

- Serpentine Tractor Museum
- Byford Basketball Association (Serpentine Fusion Basketball Club)
- Byford Bushrangers
- Serpentine Badminton Club
- Taekwondo Club
- Serpentine Jarrahdale Cricket Club
- Karnup Kings Football Club
- Serpentine Jarrahdale Rugby League and Sporting Club
- Cuddleton British Shorthairs Club
- Serpentine Jarrahdale Landcare
- Serpentine Enviro Group
- Serpentine Emergency Services
- Serpentine Jarrahdale Library
- Serpentine Primary School
- Shire of Serpentine Jarrahdale Youth Development Team
- Shire of Serpentine Jarrahdale Events and Tourism Staff
- Department of Local Government, Sport and Cultural Industries (DLGSC)
- Badminton WA
- Basketball WA
- Tennis West
- Western Australian Football Commission
- Western Australian Cricket Association
- Australian Taekwondo WA

02 User Group Survey

User Group Survey Findings

The key findings from the user group survey are summarised over the following pages.

02 User Group Survey

Byford Basketball Association

Membership

Year	Adult Male	Adult Female	Junior Male	Junior Female	Total
2019	5	0	200	5	210
2022	35	5	270	20	330
2025	40	10	290	25	365

Regular Volunteers

- 15

Season

- Summer
- Autumn
- Winter
- Spring

Facilities Used

- Clem Kentish Recreation Centre
- Indoor Courts
- Toilets and Changerooms

Rating of Facilities Used

Facility	Rating
Clem Kentish Recreation Centre	Good
Indoor Courts	Good
Entrance/Access Point off Lefroy Street	Good
Entrance/Access Point off Wellard Street	Good
Safety and Security	Good
Current Tenure Arrangement	Good

Positives

1. Flooring
2. Convenience
3. Facilities

Negatives

1. Lack of Fans (Summer)
2. Underutilised by the Community

Other Comments

- Interested in increasing usage over the coming year

02 User Group Survey

Serpentine Tractor Museum

Membership

Year	Adult Male	Adult Female	Junior Male	Junior Female	Total
2019	-	-	-	-	-
2022	-	-	-	-	37
2025	-	-	-	-	-

Regular Volunteers

- 14 (approximate)

Season

- Summer
- Autumn
- Winter
- Spring

Facilities Used

- Hugh Manning Tractor Museum

Positives

1. Unique Country Experience
2. Outstanding Museum Collection
3. Hands on Volunteering

Negatives

1. Lack of Space to Parade Machinery
2. Uncapitalised Potential of Museum
3. No Financial Assistance

Other Comments

- Museum expansion project is currently underway
- Require a larger circuit to parade machinery
- Build future relations with local schools and historical groups

02 User Group Survey

Serpentine Badminton Club

Membership

Year	Adult Male	Adult Female	Junior Male	Junior Female	Total
2019	2	10	0	0	12
2022	2	11	0	0	13
2025	2	15	0	0	17

Regular Volunteers

- 5

Season

- Summer
- Autumn
- Winter
- Spring

Facilities Used

- Clem Kentish Recreation Centre
- Indoor Courts
- Toilets and Changerooms

Rating of Facilities Used

Facility	Rating
Indoor Courts	Very Good
Parking Provision	Very Good
Entrance/Access Point off Wellard Street	Very Good
Clem Kentish Recreation Centre	Good
Safety and Security	Good
Current Tenure Arrangement	Good
Public Toilet Facilities	Fair
Toilets and Changerooms	Poor
Kitchen	Poor
Entrance/Access Point off Lefroy Street	Very Poor

Positives

1. Indoor Courts
2. Lighting

02 User Group Survey

Negatives

1. Oven Unusable
2. Toilets Unclean
3. Kitchen Below Standard

Other Comments

- No freezer in the kitchen
- Update the kitchen and hall

03 Community Online Survey

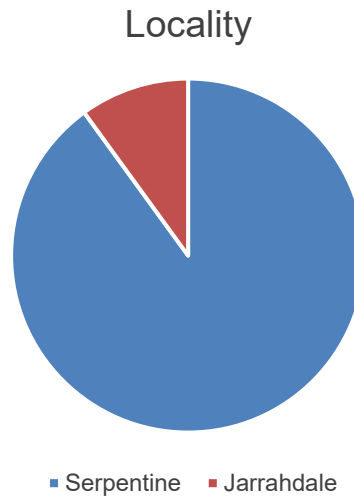
Community Survey Findings

The key findings from the community online survey are summarised over the following pages.

03 Community Online Survey

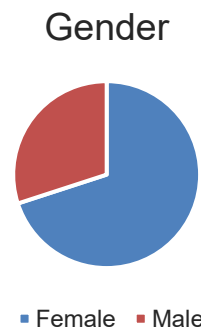
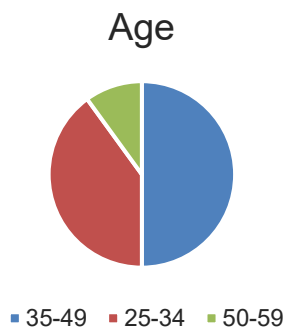
Locality

The community online survey findings indicate that the majority of survey respondents reside locally in Serpentine (90%), followed by Jarrahdale (10%).



Demographics

The community online survey findings indicate that most of survey respondents were within the age bracket of 35-49 years (50%), followed by 25-34 years (40%) and 50-59 years (10%). In addition, the majority of survey respondents were female (70%).



Facility Use

The community online survey findings indicate that most of the survey respondents utilise the toilets and changerooms (30%) and oval (30%), followed by the outdoor tennis/basketball courts (20%), eastern playground (10%) and carpark (10%).

Facility	Total
Toilets and Changerooms	3
Clem Kentish Oval	3
Outdoor Tennis/Basketball Courts	2
Playground (East)	1
Carpark	1

03 Community Online Survey

Frequency of Use

The community online survey findings indicate that the majority of survey respondents utilise Clem Kentish Reserve at least five days per week (70%), followed by at least monthly (20%) and at least yearly (10%).

Frequency	Total
Daily (at least 5 days per week)	7
At least monthly	2
At least yearly	1
At least weekly	0
At least fortnightly	0
Less than yearly	0

Activities

The community online survey findings indicate that the majority of survey respondents (70%) use Clem Kentish Reserve for passive recreation (i.e. dog walking, fitness and play), compared to 30% of survey respondents who use Clem Kentish Reserve for traditional sport (i.e. tennis and cricket).

Activity	Total
Dog Walking	3
Fitness	2
Play	2
Tennis	2
Cricket	1

Positives

The community online survey findings indicate that location/access (4) is the most valued feature at Clem Kentish Reserve, followed by the playgrounds (3) and oval (3), and the tennis courts (2) and toilets (2).

Feature	Total
Location/Access	4
Playgrounds	3
Oval	3
Tennis Courts	2
Toilets	2
Large Area	1
Community/Recreation Area	1
Parking	1
Tractor Museum	1

03 Community Online Survey

Issues and Constraints

The community online survey findings indicate that the lack of community/sporting use (4) is the most significant issue/constraint at Clem Kentish Reserve, followed by toilets (3), and lack of maintenance (2), tennis court condition (2) and lighting (2).

Issue/Constraint	Total
Lack of Community/Sporting Use	4
Toilets	3
Lack of Maintenance	2
Tennis Court Condition	2
Lighting	2
Oval	1
Oval Surface	1
Oval Lighting	1
Playground	1
Hall	1
Tennis Court Lighting	1
Lack of Variety	1
Limited Play Facilities	1
Unsociable Behaviour/Graffiti	1

03 Community Online Survey

Upgrades and Improvements

The community online survey findings indicate that the skatepark/bike track (4) is the highest priority for upgrade and improvement, followed by the installation of a nature playground/playpark (3) and resurfacing of the tennis courts (3).

Upgrade/Improvement	Total
Skatepark/Bike Track	4
Nature Playground/Playpark	3
Resurfacing of Tennis Courts	3
Tennis Court Lighting	2
Hall	2
Toilets	2
Gym	1
Oval	1
Oval Lighting	1
Oval Drainage	1
More Tennis Courts	1
Lighting	1
Resurfacing of Practice Cricket Pitch	1
Removal of Graffiti	1

03 Community Online Survey

Key Comments

The below table outlines the key comments received from the community online survey respondents, and the corresponding theme which relates to each comment.

Theme	Comment
Community Use	<ul style="list-style-type: none"> • <i>"Limited activation for all age groups".</i> • <i>"Limited community sports".</i> • <i>"Don't know what it's actually used for".</i>
Hall	<ul style="list-style-type: none"> • <i>"We did have gymnastics at the hall which was taken away. Maybe local fitness equipment inside".</i>
Oval	<ul style="list-style-type: none"> • <i>"Excellent oval to exercise dogs".</i> • <i>"The ground on the oval is so soggy in winter".</i> • <i>"Lack of lighting on the oval".</i>
Play	<ul style="list-style-type: none"> • <i>"Limited play facilities".</i> • <i>"Larger playground for kids".</i>
Skate and BMX	<ul style="list-style-type: none"> • <i>"Formal BMX and improved skatepark".</i> • <i>"Bike track is rundown".</i> • <i>"Skatepark is more like a fishbowl"</i>
Tennis Courts	<ul style="list-style-type: none"> • <i>"Only one in use, they are not maintained, and lights are not on at night".</i> • <i>"The tennis courts aren't in great condition".</i> • <i>"Make sure the tennis court stays, as we and others get a lot of use out of them".</i>
Young People	<ul style="list-style-type: none"> • <i>"Just more facilities for the children, everything is rundown and old".</i>

04 Key Stakeholder Interviews

Key Stakeholder Interview Findings

The key findings from the key stakeholder interviews are summarised over the following pages.

04 Key Stakeholder Interviews

Key Findings

The stakeholders who contributed to the project via a key stakeholder interview, or provided a written submission include:

- Byford Bushrangers
- Taekwondo Club
- Serpentine Tractor Museum
- Cuddleton British Shorthairs Club
- Byford Basketball Association
- Shire of Serpentine Jarrahdale Youth Development Team
- DLGSC (Sport & Recreation)
- DLGSC (Culture & Arts)
- Basketball WA
- Tennis West

Stakeholder	Finding
Byford Bushrangers	<p>Facility Use:</p> <ul style="list-style-type: none"> • Byford Bushrangers games are played internally, therefore the club requires weekly access to a facility. • Byford Bushrangers use the facilities at Clem Kentish Recreation Centre for social events (e.g. end of year event etc.). • The oval at Clem Kentish Reserve has previously been used by the Byford Bushrangers for training purposes. <p>Geographic Location:</p> <ul style="list-style-type: none"> • Clem Kentish Reserve is poorly located for members due to distance and travel time from Byford. • Byford Bushrangers would support a dedicated facility but acknowledge that the location of Clem Kentish Reserve is not ideal. <p>Issues and Improvements:</p> <ul style="list-style-type: none"> • The oval at Clem Kentish Reserve is generally too small for sports such as tee-ball and softball. • Byford Bushrangers have difficulties finding available ovals/reserves due to the scheduling of other sports such as cricket. • There is generally a lack of indoor facilities throughout the Shire. • Lack of storage at Clem Kentish Reserve is an issue for the club. • The bathroom facilities in the Clem Kentish Recreation Centre are satisfactory but would benefit from refurbishment in the future. • The carparking area is unattractive and would benefit from redevelopment. • There is potential for additional shade and seating on the embankment overlooking the oval.

04 Key Stakeholder Interviews

Stakeholder	Finding
Taekwondo Club	<p>Issues and Improvements:</p> <ul style="list-style-type: none"> • Air conditioner required in Clem Kentish Recreation Centre. • Repair the back exit door sign protector at Clem Kentish Recreation Centre as it's currently hanging off. • Install a cross bar lever action handle on the front door to Clem Kentish Recreation Centre to meet fire evacuation regulations.
Serpentine Tractor Museum	<p>Issues and Improvements:</p> <ul style="list-style-type: none"> • Serpentine Tractor Museum's development is limited by both available area and financial constraints. • The road to/from the Serpentine Tractor Museum is mostly unsealed with potholes. • Universal access does not meet current Australian Standards (e.g. no access ramps, lack of suitable pathways etc.). • The condition and appearance of the current parking area is problematic. • The public toilets (near the playground) are in poor condition and require refurbishment. • Suggestion to increase the width of the entrance driveway to the Serpentine Tractor Museum. • Clem Kentish Reserve has the potential to provide a space for museum parades and events (e.g. around the tennis courts). This would require some form of track to drive tractors etc. • Potential for consistent/branded signage to be developed and placed around Clem Kentish Reserve (e.g. wayfinding and interpretive) and the wider region (e.g. promotional and directional). This could be developed as part of a Shire wide Signage Strategy. • Serpentine Tractor Museum are interested in attracting further tourism from across the region. • A plan is currently in place to develop/extend the Serpentine Tractor Museum to better display their assets and to provide more opportunities for interaction with their assets.

04 Key Stakeholder Interviews

Stakeholder	Finding
Cuddleton British Shorthairs Club	<p>Facility Use:</p> <ul style="list-style-type: none"> The club currently holds a minimum of one show per year at Clem Kentish Reserve and are looking to hold more shows in the future, with interest from other similar clubs. The club believes Clem Kentish Recreation Centre is an underutilised asset and would like to see more groups use the facility. <p>Issues and Improvements:</p> <ul style="list-style-type: none"> The club would like to see some more equipment available onsite (i.e. to avoid transporting equipment). The lighting within Clem Kentish Recreation Centre requires upgrading (i.e. the current lighting is dark and yellow which is not ideal for cat shows). Air conditioning is desired within Clem Kentish Recreation Centre for the warmer months. Clem Kentish Recreation Centre requires an overall tidy up of old equipment etc. Some of the window fittings within Clem Kentish Recreation Centre are outdated and not functional. <p>Positive Feedback:</p> <ul style="list-style-type: none"> The feedback on the recent Clem Kentish Recreation Centre upgrades has generally been positive. The club is satisfied with the current storage space for their tables. The kitchen facilities are in good condition, and the layout works well for events. The toilets within Clem Kentish Recreation Centre are generally clean, spacious, and well maintained (noting that they are outdated). The current outdoor area with the playground suits the demographic of the club and its associated events. <p>Future Opportunities:</p> <ul style="list-style-type: none"> The club see Clem Kentish Reserve as a key tourism drawcard for events etc. The club could be interested in hiring the office space within Clem Kentish Recreation Centre in the future. Suggestion that the office space should be made available for wider community hire/use.

04 Key Stakeholder Interviews

Stakeholder	Finding
Byford Basketball Association (Serpy Fusion Basketball Club)	<p>Serpy Fusion Basketball Club:</p> <ul style="list-style-type: none"> • There are 14 teams which operate under the Byford Basketball Association, including the Serpy Fusion Basketball Club, who train at Clem Kentish Recreation Centre. • Serpy Fusion Basketball Club use Clem Kentish Recreation Centre to train on Tuesday, Thursday, and Friday afternoons, during both summer and winter. • Currently run the Aussie Hoops program for 5-10 year old's. <p>Issues and Challenges:</p> <ul style="list-style-type: none"> • Clem Kentish Recreation Centre has poor security as a multi-use facility. • The changerooms and toilets require upgrades (e.g. the tap often runs in the male toilet). • The court within Clem Kentish Recreation Centre is not a full-sized basketball court. • Clem Kentish Recreation Centre is currently underutilised. • Parking space is insufficient for large functions and events. • General maintenance and upgrades (e.g. replacement of backboards). <p>Positives:</p> <ul style="list-style-type: none"> • Clem Kentish Recreation Centre is a suitable facility for basketball training with good quality wooden floors. • Storage space is currently sufficient. <p>Future Opportunities:</p> <ul style="list-style-type: none"> • Serpy Fusion Basketball Club are interested in using Clem Kentish Recreation Centre more in the future as their membership base increases. • Potential to reinstate the gymnasium in Clem Kentish Recreation Centre.

04 Key Stakeholder Interviews

Stakeholder	Finding
Shire of Serpentine Jarrahdale Youth Development Team	<p>Youth Development Team:</p> <ul style="list-style-type: none"> The Shire's Youth Development Team works with a focus group of 12 to 18 years old's to enhance their connections to the community. <p>Facility Use:</p> <ul style="list-style-type: none"> Youth programs and events are rarely held at Clem Kentish Reserve and generally have low attendance rates. Byford Basketball Association use Clem Kentish Recreation Centre for overflow games. The tennis club no longer operates; however the tennis pavilion still exists and could present opportunities in the future. Karnup Kings Football Club use the oval and Clem Kentish Recreation Centre including the kitchen facilities. The club plans to continue using Clem Kentish Reserve and is looking to expand in the future (e.g. women's teams), however suitable facilities are required. The PCYC formerly used Clem Kentish Recreation Centre for gymnastics. <p>Issues and Improvements:</p> <ul style="list-style-type: none"> The location of Clem Kentish Reserve is a key issue for young people (e.g. limited public transport). Parking space is limited. The oval experiences drainage and surface issues during winter. Australian Rules Football standards require the centre cricket pitch to be removed or covered for games. Clem Kentish Recreation Centre has limited facilities for umpires/officials and changerooms for females. Clem Kentish Reserve requires a general improvement and refresh (e.g. outdated skatepark). A designated pump track and parkour equipment would attract more young people. Potential for bicycle and scooter servicing stations. Free Wi-Fi would be advantageous. The tennis courts are satisfactory; however the nets require replacement.
DLGSC (Sport & Recreation)	<p>Key Considerations:</p> <ul style="list-style-type: none"> Important to consider the development of Keirnan Park and to manage the expectations of the community and key stakeholders in relation to the development of Clem Kentish Reserve (e.g. level of investment). Clem Kentish Reserve should provide a point of difference to Keirnan Park (e.g. training focus rather than competitions). Ensure that the Clem Kentish Reserve Master Plan aligns with the standards and guidelines of the relevant peak bodies. <p>Other Considerations:</p> <ul style="list-style-type: none"> The current election commitments for Keirnan Park may impact on the ability to gain funding for Clem Kentish Reserve. If a requirement is identified by a club/user group, DLGSC can provide guidance on the relevant grants and funding opportunities available.

04 Key Stakeholder Interviews

Stakeholder	Finding
DLGSC (Culture & Arts)	<p>Funding:</p> <ul style="list-style-type: none"> • There may be funding opportunities available for art and culture activities/projects at Clem Kentish Reserve, such as the Community Participation and Inclusion Program. • The Shire would be required to contact DLGSC to discuss the funding opportunities available. <p>Opportunities and Improvements:</p> <ul style="list-style-type: none"> • Opportunity to involve professional artists to develop public art at Clem Kentish Reserve (e.g. at the skatepark). • Opportunity to provide infrastructure which would support future programs and events such as workshops, touring shows (e.g. plays, music, performing arts) and festivals. • Solid functional planning and establishing the future user groups is required in order to determine the infrastructure requirements at Clem Kentish Reserve. • Important for the Shire to communicate with DLGSC where appropriate regarding future upgrades and improvements to Clem Kentish Reserve.
Basketball WA	<p>Facility Use:</p> <ul style="list-style-type: none"> • The outdoor courts at Clem Kentish Reserve are currently used for training and junior programs such as Aussie Hoops. <p>Issues and Improvements:</p> <ul style="list-style-type: none"> • Byford Basketball Association does not have sufficient access to the Clem Kentish Recreation Centre facilities due to unavailability/shared use with other user groups (e.g. only available two nights a week for basketball). • The growth of Byford Basketball Association is limited due to the lack of available facilities as well as the size of current facilities. • Outdoor courts used for junior basketball generally have a roof structure, which is not the case at Clem Kentish Reserve. • Upgrades required to the existing basketball courts at Clem Kentish Reserve to meet standards.

04 Key Stakeholder Interviews

Stakeholder	Finding
Tennis West	<p>Issues and Constraints:</p> <ul style="list-style-type: none"> • Only one tennis club currently operates in the Shire (i.e. a small club in Byford). • A recent audit has been conducted on the tennis courts at Clem Kentish Reserve and identified several issues (e.g. overhanging tree branches, leaf litter, surface issues, netting damage and inadequate runoff). <p>Opportunities and Improvements:</p> <ul style="list-style-type: none"> • Upgrades to the tennis courts at Clem Kentish Reserve would be very beneficial to tennis in the Shire. • Improve efficiencies by integrating new court hire and data collection technologies. For example, the book a court (higher cost) and igloo lock (cheaper) systems would allow the courts to be fully automated for under \$3k. • Upgrade the court surface and netting. • Convert the existing court lighting to LED floodlighting. • Implement appropriate drainage measures to mitigate the build-up of silt. • Provision of shade and seating on the tennis courts. • Improve carparking and accessibility. • Improve diversity and inclusion (e.g. ACROD parking, unisex toilets). • Potential for a local coach to be based at the tennis courts. • Opportunity to promote the facilities at Clem Kentish Reserve as a hub/precinct. <p>Other Considerations:</p> <ul style="list-style-type: none"> • Tennis West are supportive of retaining the existing four courts. • Multi-purpose courts (e.g. tennis, netball, basketball) are preferred.

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