MORNINGTON PENINSULA
Shire

Somerville Recreation Reserve Masterplan

Project Report

September 2025



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PROJECT CONSULTANT TEAM

The consultant team comprises:

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Sport and recreation planning
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Acknowledgement of Country

Mornington Peninsula Shire acknowledges the Bunurong people, who have been custodians of this land for many thousands of years; and pays respects to their elders past and present. We acknowledge that the land on which we meet is the place of age-old ceremonies, celebrations, initiation and renewal; and that the Bunurong peoples' living culture continues to have a unique role in the life of this region.

1. INTRODUCTION

Somerville Recreation Reserve is located at 307 Jones Road in Somerville, which forms part of the Western Port planning area of the Mornington Peninsula Shire. It is a key sports and recreation precinct for the Somerville and district community.

In December 2024, the Mornington Peninsula Shire commissioned the Somerville Recreation Reserve Masterplan project. The aim of the masterplan is to guide the future use, function, and development of the reserve for the next 10 years.

This report outlines the project process to date, the research undertaken, and describes the key directions of the draft masterplan. The report has collated all information collected during the first phases of the project, including:

- Planning context for Somerville Recreation Reserve.
- Somerville Recreation Reserve site context.
- Stakeholder engagement.
- Issues and opportunities assessment.
- Preparation of the draft masterplan.

1.1 Project Background

The masterplan will set the vision and direction for the ongoing development of the reserve to meet the needs of user groups and the broader Somerville community who utilise the reserve for a range of active and passive recreation pursuits. User groups are:

- Somerville Football Netball Club
- Somerville Junior Football Club
- Somerville Cricket Club
- Somerville Junior Netball Club
- Somerville Tennis Club
- Somerville Bowls Club
- 1st Somerville Scout Group

The project requires the following items to be investigated and assessed during the master planning process:

1. Options to provide for increased sporting use of facilities.
2. Condition of existing buildings and facilities to ensure they are fit for purpose and comply with standards and guidelines supported by peak organisations.
3. Options to consolidate infrastructure throughout the reserve and optimise opportunities for the shared-use of facilities.
4. Options for the development and use of open space outside of the areas of the sporting fields of play.
5. Options to provide a more efficient and effective road and car parking network throughout the reserve.
6. Opportunities to create a dedicated pedestrian path network within the reserve and connections with external paths trails.
7. Enhance and strengthen the landscape amenity of the reserve.
8. Opportunities to increase activation of the reserve, and ensure it is a welcoming place for people of all genders, ages and abilities.
9. Opportunities to enhance environmental values, where possible, and to promote biodiversity, canopy cover and urban cooling within the reserve.
10. Opportunities to incorporate environmentally sustainable design initiatives.

The development of the masterplan provides a timely opportunity to integrate all potential improvement projects for the reserve and to maximise the potential for shared-use and multipurpose facilities.

1.2 Project Methodology

Project Establishment
December 2024
- Project inception meeting
- Confirm project scope and collate project resources

Situational Analysis
January - February 2025
- Site review Somerville Recreation Reserve
- Review background reports
- Demographic analysis
- Geographical review of the project area

Stakeholder Engagement
February - April 2025
- Conduct user group and internal Council engagement
- Community engagement, including online survey and pop-up sessions
- Conduct other stakeholder meetings, as required
- Collate and assess all stakeholder engagement findings
- Prepare Discussion Paper (Issues & Opportunities)
- PWG Workshop to review Discussion Paper
- Confirm key directions for the future development of the reserve

Draft Masterplan
June - August 2025
- Prepare 1st draft masterplan
- Prepare draft study report
- PWG to review 1st draft masterplan

Final Masterplan
September - December 2025
- ELT and Councillor Briefings to review the draft masterplan
- Update the masterplan and study report based on feedback
- Public Exhibition of final draft masterplan
- Revise masterplan based on community feedback
- Council adoption of final masterplan and study report





2. PLANNING CONTEXT

1. Background reports.
2. Demographic characteristics.
3. Other sport and recreation provision.

2.1 Background Reports

The following background reports are important references to inform the future planning for Somerville Recreation Reserve.

State Plans

- Active Victoria 2022-2026, Sport and Recreation Victoria.
- Value of Community Sport & Active Recreation Infrastructure, Sport and Recreation Victoria (2020).

Council Plans and Strategies

- Council and Wellbeing Plan 2021-2025.
- Council Fair Access Action Plan 2024-2028
- Somerville Township Structure Plan 2019.
- 'Our Game Plan' 2019
  Sports Capacity Plan Volume 1 – Sports Fields.
- Draft Sports Capacity Plan Volume 3 – Other Sports 2024.
- Our Urban Forest 2024-2034.
- Playspace Strategy 2015-2020.

State Sporting Association Strategies

- Scouts Victoria Strategic Plan 2021-2024.
- State Sporting Association facility standards and guidelines.

Other

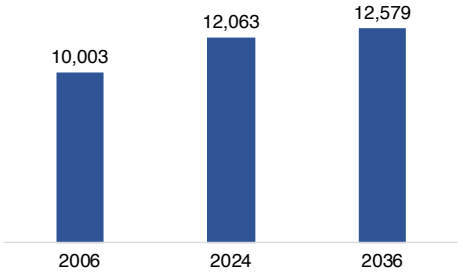
- Minutes of past meetings of Somerville Football Netball Club, Somerville Cricket Club and Somerville Junior Netball Club.

A full review of each report is provided in Appendix 1, including where directions might influence the reserve master planning.

2.2 Demographic Characteristics

A review of the demographics of the Somerville community identified the following relevant data.

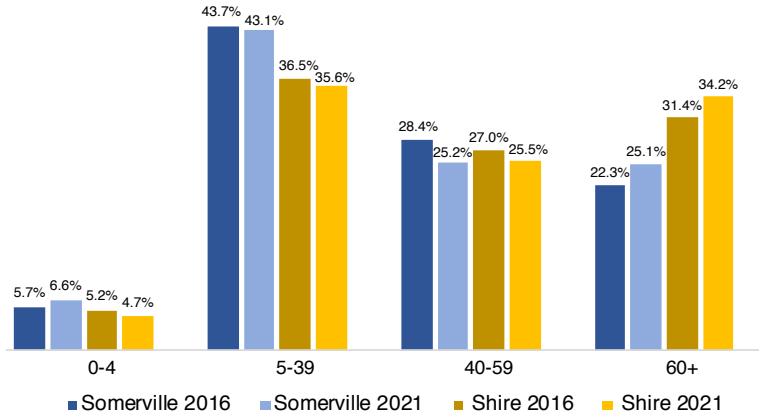
POPULATION GROWTH

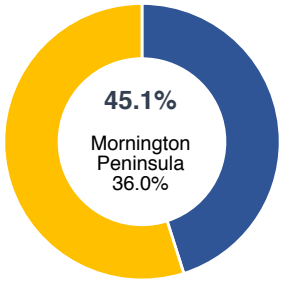
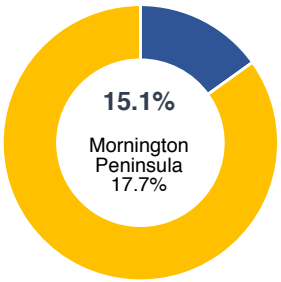


PROJECTED ACTIVE AGE COHORT 5-39 years

2021	2036	Change
5,078	4,738	-340 (-6.7%)

POPULATION COHORTS



HOUSEHOLDS WITH CHILDREN	RESIDENTS BORN OVERSEAS
	

IMPLICATIONS

There will continue to be **demand for sport and active recreation** infrastructure in Somerville given the continued population growth to 2036, and the 'young' profile of Somerville when compared to all of the Shire. It is significant that 45.1% of households have children in Somerville compared to only 36.0% for all of the Shire.

The age cohort of 5-39 years is important for sports facility planning, as the highest proportion of people who participate in organised (club) sport fall within this age cohort[1]. Whilst the proportion of 5-39 year olds in Somerville is significantly higher than for all of the Shire (7.5% more in 2021), there is projected to be an overall decrease of 340 people within this age cohort residing in Somerville by 2036. This represents only 7% of all 5-39 year olds in 2036 and is therefore unlikely to impact on the overall future participation in sport in Somerville.

The increasing proportion of the population aged 60+ will make it important that **sport and active recreation offerings suitable for older adults** (such as Tennis, Lawn Bowls and Walking) are considered during the masterplan development. Further development of the path network will be important, as well as the availability of park furniture such as seating, shade and drinking fountains, and convenient access to public toilets.

The low level of cultural diversity (15.1%) compared to all of the Shire (17.7%) suggests that there will be continued support for Australian Football, Cricket, Lawn Bowls, Netball and Tennis.

[1] AusPlay 2024 (AusPlay is a national sport and physical activity participation tracking tool funded and coordinated by the Sport Australia)

2.3 Other Sport and Recreation Provision

A scan of Somerville to identify other sporting and recreational facilities was undertaken to determine where gaps in provision may be evident and to avoid any unnecessary duplication of facilities at the Somerville Recreation Reserve. Figure 1 illustrates the outcome of this environmental scan which found the following provision.

Sports Reserves

Barber Reserve	1 oval (soccer and cricket)
Fruit Growers Reserve	1 oval (junior football and cricket)
Somerville Recreation Centre	4 courts (various indoor sports)
Somerville Secondary School	1 soccer pitch
Somerville Primary School	4 outdoor basketball-netball courts

Playspaces

1 **District** level playspace in Fruit Growers Reserve

2 **Local** level playspaces in Somerville Recreation Reserve

7 other **Local** playspaces in Somerville

Active Recreation

1 District level **skate park** is located in Fruit Growers Reserve

2 **off leash dog parks** (Grant Road Reserve, Clarendon Reserve)

Active Transport Links (cycling & walking)

There is a designated **pedestrian-cycle link along Jones Road**

Figure 1 – Other Sport and Recreation Facility Provision in Somerville



3. SITE CONTEXT

This section provides an overview of the site context for Somerville Recreation Reserve, including:

1. Ownership and planning.
2. Existing facilities.
3. Reserve user groups.

3.1 Ownership and Planning

Somerville Recreation Reserve is located at 307 Jones Road, Somerville, and is approximately 6.0 hectares in size. It is owned by the Mornington Peninsula Shire Council.

The reserve is zoned *Public Park and Recreation Zone (PPRZ),* which is consistent with the primary function and use of the reserve as a site for community sport and recreation.

The reserve is not subject to any planning overlays.

A road reserve runs through the southeast portion of the reserve which is an extension of New Street to the northeast (see right).



3.2 Existing Facilities

Figure 2 shows the existing sporting and recreation facilities at Somerville Recreation Reserve.

A description and overview of each asset is contained in the following pages, and has been informed by the Consultant Team's own observations and by condition and asset reports previously coordinated by Council, including a condition and compliance assessment of buildings carried out by JMA Architects in 2023.

Figure 2 – Existing Facilities in Somerville Recreation Reserve



SPORTS PAVILION



Type of Construction

The building is a mix of brick, steel and timber construction, the roof is clad with colorbond and the fascia and eaves are fibre cement boards.

Condition

- Social room and kitchen – reasonable to good condition
- Change rooms and amenities – excellent condition
- Grandstand – poor condition

Compliance and Functional Issues

- The building has varied levels of compliance with SSA requirements
- DDA amenities have been recently upgraded and are compliant
- There are no DDA compliant amenities in the social room

Usage

- Somerville Football Netball Club
- Somerville Junior Football Club
- Somerville Cricket Club

Tenancy Arrangements

Seasonal

Comments

Refurbishment or reconstruction of the grandstand and social room/ kitchen area is required.
The pavilion does not meet all needs for football, cricket and netball.

OVAL



Size

158m x 106m (field of play)

Surface

Average condition, goal squares synthetic surface (good condition)

Services

Drainage and irrigation systems are in poor condition and at end of life

Supporting Infrastructure

- Player shelters
- Floodlighting (4 poles metal halide globes, good condition)
- Synthetic cricket pitch (compliant width, wear marks at southern end)
- Post & rail oval fence with chain-mesh infill (good condition)
- Electronic scoreboard (recently installed)

Usage

- Somerville Football Netball Club
- Somerville Junior Football Club
- Somerville Cricket Club

Tenancy Arrangements

Seasonal

Comments

The oval dimensions are less than the preferred dimensions for senior football (165m x 135m) and cricket (120m oval diameter).

NETBALL CLUBROOM



Type of Construction

The building consists of two portables joined together. Typically these structures consist of colorbond wall cladding internally and externally with a foam (or similar) internal core.

A separate Amenities block with a single designated accessible unit stands adjacent; it is a portable building matching the construction of the clubroom.

Condition

- Good

Compliance and Functional Issues

Clubroom does not meet Netball Victoria guidelines, or DDA access compliance

Usage

- Somerville Junior Netball Club
- Somerville Football Netball Club

Tenancy Arrangements

Seasonal

Comments

Clubroom does not comply with industry guidelines, particularly the lack of change rooms and umpires rooms, and the single toilet is inadequate to meet user needs.

NETBALL COURTS



Size

Dimensions of all courts are compliant, however the southeast court has non-compliant (short) run-offs

Surface

Synpave (acrylic)

Condition

- Courts were resurfaced in 2024 and are in excellent condition, however, there is evidence of some cracking in the run-off area of the northern court
- Goal post sockets need replacing

Supporting Infrastructure

- 3 spectator/ player shelters (good condition)
- Floodlighting (older style box metal halide globes, average condition)

Usage

- Somerville Football Netball Club
- Somerville Junior Netball Club

Comments

Whilst the courts are generally in good overall condition, their functionality and overall condition are impacted significantly by shadowing from the stand of Cypress trees to the west, and by their roots impacting the sub-structure of the courts.

Courtside cabinets containing flexible netting that were used to divide the courts when they were used for tennis, are no longer required.

CRICKET NETS



Type of Construction

Concrete base with synthetic grass cover

Comprises a bank of 4 lanes enclosed, and 2 separated open public nets

Condition

- The enclosed nets and 1 public net were rebuilt in 2024, and are in excellent condition.
- An original single public net was retained and is in poor condition.

Compliance and Functional Issues

Trees overhanging the new nets need to be pruned to prevent branches and leaf litter from impacting their usability and safety

Usage

- Somerville Cricket Club

Comments

A shipping container adjacent to the nets detracts from the overall presentation of this area of the reserve.



SCOUT HALL



Type of Construction

The main building is of double brick construction with wood panel interior and a metal deck roof.

A later rear extension to provide a dedicated store and 2 toilets is of Besser block construction with a metal deck roof; there is no internal lining.

Condition

- Overall condition is average to poor
- The roof over the main building is in poor condition and results in regular water leaks

Compliance and Functional Issues

The building is not DDA compliant

The two single pan toilets are very basic

Usage

- 1st Somerville Scout Group

Tenancy Arrangements

- Building and land owned by Council
- Scout Group solely responsible for maintenance
- Current lease (18 July 2023 – 17 July 2032)

Comments

Whilst there are several DDA compliance issues with the Scout Hall building, the 1st Somerville Scout Group are satisfied that it generally meets their needs, with the replacement of the hall roof being the most urgent works required.

BOWLS CLUBROOM



Type of Construction

The building is of double brick construction with steel and timber additions, the roof is clad with profiled steel sheeting.

Condition

- Excellent

Compliance and Functional Issues

The building is DDA compliant

Usage

- Somerville Bowls Club

Tenancy Arrangements

- Building and land owned by Council
- Maintenance shared between Council and Club
- Current lease (1 Sept 2024 – 30 June 2029 with further 5 year option)

Comments

The toilets and kitchen areas were recently refurbished by Council.

The clubroom is in overall excellent condition, and fit for purpose.

BOWLING GREENS



Size

Both greens are approximately 39m x 39m.

Surface

- Synthetic

Condition

- Good condition

Supporting Infrastructure

- Green closest to the clubroom has floodlighting (4 poles metal halide globes, good condition)
- Both greens have seating and shelters, the 4 shelters between the greens are at end of life
- Equipment maintenance (good condition)

Usage

- Somerville Bowls Club

Tenancy Arrangements

Lease with Council

Comments

The greens and supporting infrastructure are in good overall condition, other than the shelters between the greens.

TENNIS CLUBROOM



Type of Construction

The building is a masonry brick construction with a timber framed roof, and colorbond roof sheeting. The original building appears to be constructed in the 1980's, and an addition to the north was constructed in 2008 which doubled the capacity of the facility.

Condition

- Good

Compliance and Functional Issues

- No DDA car park
- No compliant path between car park and building
- There is an accessible toilet/ shower provided, however access to it is not DDA compliant, no ambulant amenities are provided

Usage

- Somerville Tennis Club

Tenancy Arrangements

- Building and land owned by Council
- Maintenance shared between Council and Club
- Current lease in overholding

Comments

Kitchen requires an upgrade.
Building requires additional toilets.
Timber deck requires regular maintenance (replacement of timber surfaces).

TENNIS COURTS



Size

Court 2 has compliant dimensions and run-offs

Courts 1, 3, 5 & 6 have minor dimension non-compliances

Courts 1, 3 – 6 have run-off width non-compliances

Surface

Courts 1 – 4: en tout cas

Courts 5 & 6: sand filled synthetic grass

Condition

- Courts 1 - 3 are in average condition
- Courts 4 - 6 are in poor condition

Supporting Infrastructure

- Courts 1 - 3 have floodlighting (new installation in 2022)
- Courts 4 - 6 have floodlighting (new installation in 2025)
- Perimeter chain-mesh fencing is in good condition

Usage

- Somerville Tennis Club

Tenancy Arrangements

Lease with Council

Comments

Whilst all courts can currently be used, their overall condition is only good to average. However, upgrades are committed to Courts 4 – 6.

PLAYSPACE - NORTH



Classification

Local level

Condition

- Good

PLAYSPACE - SOUTH



Classification

Local level

Condition

- Good

CAR PARKS



Type

There are five car parks, all unsealed:

1. Informal car park along the western edge of the netball courts to service the netball facilities and the northern playspace
2. Informal car park inside the northern reserve entrance off Jones Road to service the northern oval and the cricket nets environs
3. Small informal car park between the bowls clubroom and the main pavilion to service both of these buildings and the oval
4. Large informal car park between the bowls clubroom and the scout hall, principally to service football spectators
5. Small informal car park off Park Lane and east of the tennis courts to service the tennis club and the southern playspace

Condition

- All surfaces were in good condition when inspected, however, are known to become potholed and hold water during winter

Comments

The informal and ad hoc nature of the car parks prevents optimal numbers and efficient car parking for user groups and reserve visitors, and requires regular surface maintenance to be carried out by Council.

OPEN SPACE/ LANDSCAPE



The Cypress hedge along the Jones Road northern reserve boundary provides a strong element in the streetscape.

Conversely, the dominant landscape feature throughout the reserve is the number, quality and range of indigenous Eucalyptus species, including *E. radiata*, *E. viminalis* and *E. obliqua*, as well as some planted species such as *Corymbia maculata*; all collectively contribute to the park amenity and provide habitat and landscape value.

The southeast section of the reserve extending northwards to the Scout Hall is well treed and has good landscape character. However, residents only have restricted access into the space, as the whole reserve is gated when senior football matches are being played.



Council's Urban Forest Strategy ('Our Urban Forest, 2024-2034') identifies Somerville's tree canopy at 29.9%, which is the 7th lowest of the 29 localities assessed across the Peninsula, and as such is a priority town to increase canopy cover.

The stormwater overland flow swale creates a physical barrier throughout the southeast bushland area, and at its end point is an untidy and unattractive grass bog (see below).





The reserve does not have an integrated pedestrian path network which creates a safety risk for pedestrians, particularly when large volumes of cars are moving around the reserve during sports training and match days. In fact there are only a couple of short distance pedestrian paths throughout the reserve. A good network of paths throughout reserves such as this is one reason local residents will access reserves as a preferred place for personal exercise and recreation.

Somerville Recreation Reserve is ranked the 28th site (out of 60) in the Water Sensitive Asset (WSA) Master Plan for the future installation of a bioretention system and stormwater harvesting. The aim of the WSA Master Plan is to deliver the following benefits from Council investment:

1. Improved waterway health and stormwater quality
2. Increased alternative water sources to support resilient sports fields and provide potable water savings
3. Improved urban amenity achieved by identifying multifunctional assets that enhance the urban landscape

3.3 Reserve User Groups

Membership and Teams

Table 1 - Membership/ Participation Numbers for Reserve User Groups (2025)

Club	No. of Teams							No. of Members (players)				
	Senior Men	Senior Women	Senior Mixed	Junior Boys	Junior Girls	Junior Mixed	Total	Male	Female	Senior	Junior	Total
Somerville Football Netball Club (football)*	3	0	0	0	0	0	3	80	0	80	0	80
Somerville Football Netball Club (netball)*	0	4	0	0	1	0	5	0	45	36	9	45
Somerville Junior Football Club*	0	0	0	2	4	8	14	190	140	0	330	330
Somerville Junior Netball Club	0	0	0	0	18	0	18	0	160	0	160	160
Somerville Cricket Club*	5	1	0	9	1	0	16	175	25	80	120	200
Somerville Tennis Club	2	1	10	0	0	4	17	73	57	98	32	130
Somerville Bowls Club	0	0	7	0	0	0	7	38	17	54	1	55
1st Somerville Scout Group							0	39	20	0	59	59
TOTAL	**10**	**6**	**17**	**11**	**24**	**12**	**80**	**595**	**464**	**348**	**711**	**1059**

* Member numbers are estimates based on team numbers

Table 1 shows that:

- There is a high proportion of Somerville residents who are active members of the sporting groups and scouts based at Somerville Recreation Reserve (estimated 8.8% of all Somerville residents).
- The proportion of females participating in sport compared to males (44: 56) is higher than the State averages.
- The proportion of juniors participating in sport compared to adults (65: 35) is consistent with State averages.
- Football is the highest participated activity at the reserve (41%), followed by Netball (21.5%) and Cricket (20%).

The following table shows that Somerville residents have average to good participation rates in sports/ scouts compared to State averages.

Club/ Group	No. of Members			Participation Rate	
	Senior	Junior	Total	Club/ Group	Victorian Average*
Somerville Football Netball Club (football)	80	330	410	3.40	3.32
Somerville Junior Football Club					
Somerville Football Netball Club (netball)	36	169	205	1.70	1.81
Somerville Junior Netball Club					
Somerville Cricket Club	80	120	200	1.66	2.11
Somerville Tennis Club	98	32	130	1.08	6.69
Somerville Bowls Club	54	1	55	0.46	0.81
1st Somerville Scout Group	0	59	59	0.49	0.22

* Calculated by applying 2024 State registered members as a percentage of the 2024 Vic population (6,980,000)

Other Background about each User Group

Somerville Football Netball Club	Formed in 1892 Membership trend is stable Training Tuesday & Thursday Games Saturday
Somerville Junior Football Club	Formed in 1973 Membership trend is stable Training Monday - Friday Games Sunday
Somerville Cricket Club	Formed in 1892 Membership trend is stable Training Monday - Friday Games Midweek evenings & Saturday morning junior Saturday afternoon Men Sunday Women
Somerville Junior Netball Club	Formed in 1954 Membership trend is increasing Training Tuesday & Thursday

Somerville Tennis Club	Formed in 1903 Membership trend is increasing Tuesday 7 senior teams in WPNTA 1 midweek ladies in PTA Saturday 4 junior teams in PTA 5 senior teams in PTA Usage 7 days, incl. public via Book A Court
Somerville Bowls Club	Formed in 1916 Membership trend is stable Pennant Tuesday & Saturday Social Thursday Friday Barefoot Bowls (summer) Friday Business Network Darts Wednesday
1st Somerville Scout Group	Formed in 1916 Participation trend is increasing Rovers Monday 7-9.30pm Cubs Tuesday 7-8.30pm Scouts Wednesday 7-9pm

4. STAKEHOLDER ENGAGEMENT

4.1 User Groups

Below are the key issues identified by each user group during the first round of engagement in February 2025 and helped inform the draft masterplan.

SOMERVILLE FOOTBALL NETBALL CLUB
SOMERVILLE JUNIOR FOOTBALL CLUB

- The oval dimensions are below the preferred dimensions for senior football
- The condition of the oval is poor in winter
- Issue with the sports pavilion include social room is too small for many club functions, the number of toilets is inadequate, kitchen and bar are inadequate, no administration space, and lack of external storage
- New timekeepers box required
- Lack of spectator shelter
- Quantity and layout of car parks is inadequate, and the northern public toilet block creates car parking issues

SOMERVILLE JUNIOR NETBALL CLUB
SOMERVILLE FOOTBALL NETBALL CLUB

- Lack of a designated change rooms in the netball pavilion, and the location of the toilet creates child safety issues
- Lack of security lighting around the back of the netball pavilion
- Lack of shelter and storage
- The football-netball club's competition netball court is a long way from the sports pavilion
- Netball courts have recently been resurfaced however there are already signs of cracking due to adjacent trees
- Courts become slippery due to shadowing
- Prefer that all courts have permanent posts
- Lack of organised car parking

SOMERVILLE TENNIS CLUB

- Tennis court dimensions and floodlights on Courts 4-6 are non-compliant (*floodlights were recently replaced*)
- Courts 1-3 require rebuilding
- No stormwater drains on Crts 5 & 6
- Trees along northern fence line cause leaf litter and root damage to courts
- No sealed access path to the courts
- No access to the car park on football match days
- Clubroom is not big enough for all needs
- Lack of toilets, and the Accessible toilet has DDA access constraints
- The kitchen needs upgrading
- Land is subsiding behind the clubroom
- Timber decking requires ongoing maintenance and a shade structure

SOMERVILLE CRICKET CLUB

- Lack of storage adjacent to the cricket nets (requires a container)
- Sports pavilion old and not meeting all needs
- Club requires 6 cricket nets
- Trees near the cricket nets cause leaf litter, and falling branches damage the nets

SOMERVILLE BOWLS CLUB

- The water tank adjacent to the second green is no longer used, and club would like it replaced with a toilet
- Shelters between greens need replacing
- Parking on football game days is an issue
- Dust from the reserve's unsealed roads and car parks is blown onto the greens which leads to increased maintenance and shorter lifespan

1st SOMERVILLE SCOUT GROUP

- Hall roof needs replacing to prevent regular inundation to the internal areas of the hall and rear store
- Toilet facilities are non-compliant
- Hall and store are not DDA compliant

4.2 Other Stakeholder Engagement

Netball Victoria
Facilities & Infrastructure – Acting Manager
Input received March 2025

Netball participation is strong across all of the Mornington Peninsula Shire. According to Netball Victoria's forecasting, netball participation will continue to grow across the shire to 2036 with an additional 78 teams.

Netball Victoria recently conducted an audit of the Somerville Recreation Reserve netball facility, however it was prior to the resurfacing of the courts in June 2024. The following issues were noted:

- Leaf litter and sap marking evident on the courts from adjacent trees. The courts are not regularly cleaned which contributes to poor grip for the players and also reduces the lifespan of the court surface.
- There are some minor construction issues in terms of rust spots emerging from the base mix, and water ponding in some areas of the courts. *(Since the resurfacing there are some rust spots already emerging around the goal post footings).*
- Car parking is inadequate and does not meet the needs of the users.
- The supporting amenities are very poor and there are no change rooms, first aid room, umpires room or accessible toilets.

St John's Retirement Village
Meeting with resident sub-committee in February 2025

St John's Retirement Village is located at 45 Park Lane Somerville, directly opposite the southern boundary of Somerville Recreation Reserve. There are 165 residential units and approximately 190 residents.

The current use of the reserve by residents is limited, it is mainly used for dog walking by an estimated 20 residents. Reasons cited by residents for not using the reserve include:

- Not feeling safe.
- There is no formal path network suitable for older adults.
- The perception of the reserve not being 'welcoming' due to the high perimeter fence.

Residents suggested the following to make the reserve more usable and attractive for older adults:

- Sealed paths suitable for scooters and wheelers.
- Bench seating.
- A fenced dog park for small dogs to exercise off leash.
- Improved connection between St John's Retirement Village and the reserve across Park Lane.
- Removal of the high perimeter fence.

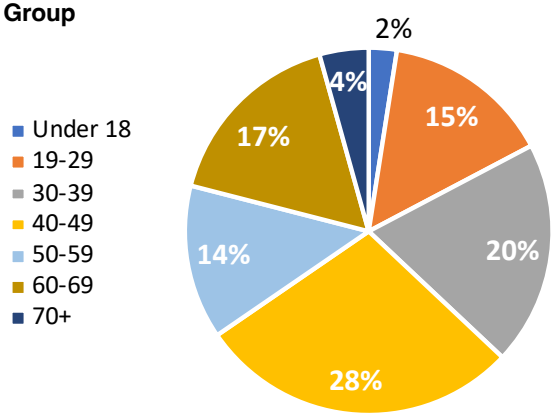
4.3 Community Engagement - Survey

A community survey was available on Council's 'Have Your Say' page between 31 March and 20 April 2025.

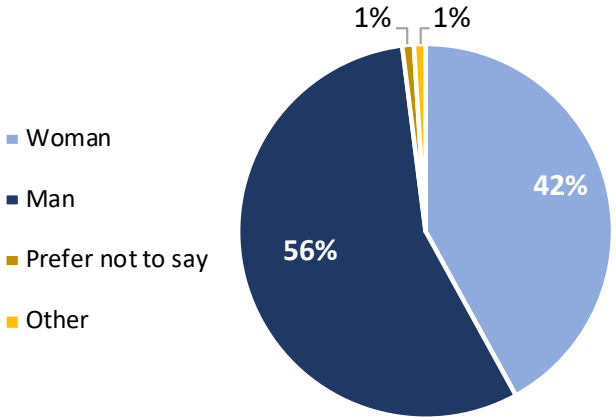
There were 162 respondents to the survey; below are the key results.

WHO WE HEARD FROM

Q: Age Group



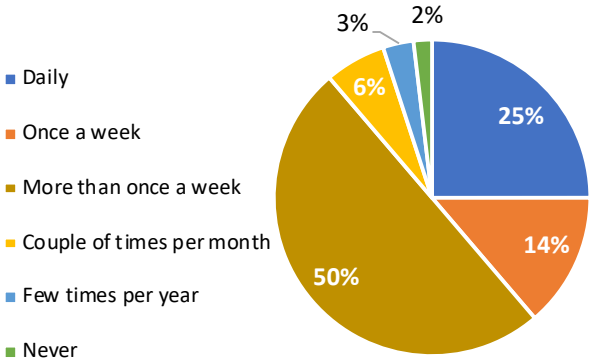
Q: Gender



USE OF THE RESERVE

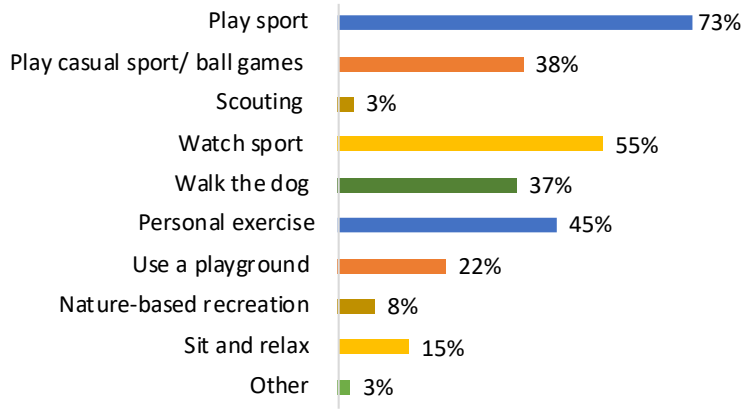
Q: How often do you or your family use Somerville Recreation Reserve?

50% of respondents use the reserve 'more than once per week', and 25% use the reserve 'daily'.



Q: What do you mainly use Somerville Recreation Reserve for?

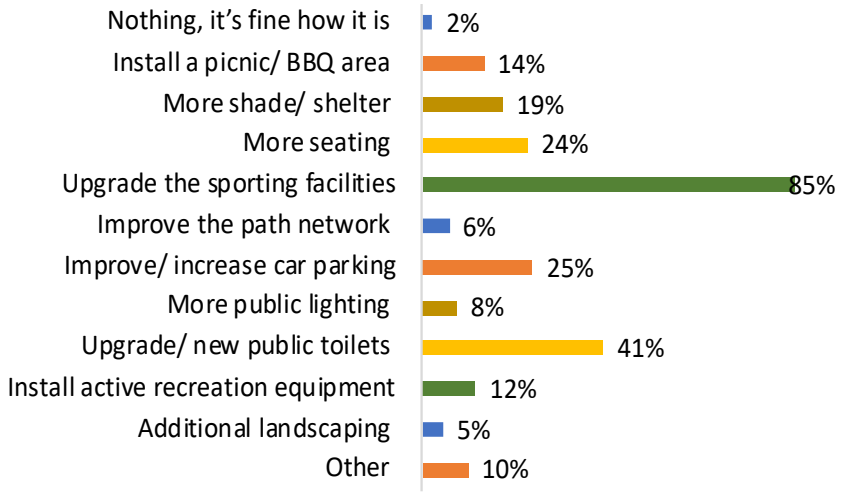
Nearly three quarters of all respondents (73%) use the reserve to 'play sport' as a member of a club, 55% 'watch sport', and 45% for 'personal exercise'.



IMPROVEMENTS TO THE RESERVE

Q: What are your suggested key improvements for Somerville Recreation Reserve?

85% of respondents want 'upgrades to the sporting facilities', with 41% nominating 'upgraded public toilets'.



Q: Do you have any concerns about the reserve and surrounds?

69 respondents indicated that they have concerns about the reserve and surrounds, and were asked what these concerns were?

Concern	No. of Responses
All sports facilities require upgrading	43
Upgrade the car parking and road surface	6
Public toilets need upgrading and regular cleaning	5
Upgrade and provide more walking paths	4
There are many dangerous trees that require maintenance	4
Northern playground needs an upgrade with picnic area, and upgrade the southern playground	3
A footpath is required at the tennis club along Park Lane	2
More overflow car parking is required	2
The fences are in disrepair	2
Cypress trees should be removed as they make the netball courts slippery and dangerous	2
More seating required, particularly around tennis and netball facilities	2
Landscaping maintenance required in the southern section	2
Sports clubs need some support with maintenance from the community	1
Replace the lighting on the tennis courts	1
Combine the tennis club and the bowls club into one new building where the toilet block is	1
Remove the red shipping container	1
No large buildings	1
Oval is in poor condition	1
There are no public water fountains	1
The oval run-off is not wide enough	1
There is poor drainage for the houses in Clarinda Street	1
There is lack of maintenance of the spoon drain in the southern section	1
Fix drainage issues around the Scout Hall	1
Install rubbish bins	1

Concern	No. of Responses
Dust from the car park damages the bowling greens	1
Clarinda Street requires restrictions on game days	1

Q: What type of non-sport related activities or ideas do you have for the reserve?

There were 82 responses to this question.

Suggestion	No. of Responses
Larger, improved playgrounds	17
BBQ/ picnic areas	12
New pavilion can be used by community groups during the day	8
Outdoor fitness equipment	7
More seating around the tennis and netball areas	6
Pump track	6
Defined/ improved walking paths	5
Dog poo bag dispensers	4
Toilet upgrades	4
Water fountains	3
Internal road upgrades	3
Off leash dog area near Park Lane	3
More nature based children's play	2
More seating near the playgrounds	2
Upgrade the Scout Hall	2
Improve the natural area	2
Community event space/ Market in summertime	2
Indigenous flora gardens	1
Plantings to increase biodiversity	1
Pokies to provide money to build a dome on bowls green	1
Community Garden	1
Develop behind the tennis courts	1
Athletics Track	1
Rock climbing wall	1
Improve lighting	1

Q: Do you have any other suggestions or comments about Somerville Recreation Reserve?

There were 85 responses to this question.

Suggestion	No. of Responses
Everything needs upgrading	53
The netball facility needs upgrading	6
More car parking/ seal the roads	4
More seating and picnic areas	3
Improved maintenance of trees and paths	2

Suggestion	No. of Responses
Improved general lighting	2
Better playgrounds	2
Increase walking paths	1
Improved access/ seats/ paths in southeast corner	1
Replace the tennis court lights	1
Improve the tennis courts	1
Improved oval sports lighting to play night games	1
Leave timber grandstand, as well loved	1
Pump track	1
Remove shipping container	1
Allow access to playgrounds on football game days	1
More planting	1
Running/ walking track around the oval	1
Oval surface upgrade	1
Shelter over northern playground to protect from trees	1
Indoor pickleball courts	1
Remove cypress trees because of netball courts	1
Off leash dog areas	1
Concrete drive to Scout Hall	1
Scout Hall flooding issue needs addressing	1
Ensure an equal say from all clubs	1

4.4 Community Engagement – Drop-In Sessions

Two community drop-in sessions were held.

Tuesday 1 April 2025	3.00pm to 7.00pm, Somerville Recreation Centre
Thursday 3 April 2025	12.00pm to 4.00pm, Somerville Recreation Reserve (northern playground)

In all, an estimated 50 people were engaged and were directed to a QR code to complete an online survey.



5. MASTERPLAN DESIGN DIRECTIONS

5.1 Plan Development

This section describes the key directions of the draft Somerville Recreation Reserve Masterplan, which have been grouped into four themes.

1. Access and Movement
2. Sporting Facilities
3. Community Facilities
4. Open Space/ Landscape Character

Each numbered item below corresponds with the number on the masterplan and should be read in conjunction with the masterplan attached in Appendix 2. A description and rationale have been prepared for each masterplan direction listed below.

5.2 Access and Movement

1. New car park (nom 56 spaces) with new entrance off Jones Road

The current car parking arrangements at the northern end of the reserve are ad hoc and the available space is not being efficiently utilised to increase off-street car parking. The proposed removal of the existing Cypress hedge (Item 23) and the western netball court (Item 10) creates additional space to formalise the car parking and to increase the number of spaces (see right). Providing new and upgraded car parking was strongly supported in the community survey.



The location and scale of the proposed new pavilion (Item 13) will require the current reserve entry off Jones Road servicing this car park to be relocated approx. 30 metres north.

2. New sealed oval perimeter walking path with occasional bench seats

The reconfiguration of the oval (Item 15) creates the opportunity to install a sealed path around its perimeter (see precedent image below); this will not only help to increase the 'walkability' of the reserve, but will significantly improve spectator safety on football and cricket match days by providing a safe walking option around the oval compared to the current practice of sharing the reserve road with cars.



A secondary benefit of the path is that it will provide a safe walking-for-exercise venue for local residents during winter evenings when footballers are training under floodlights. Sections of the path also form part of the proposed new overall reserve path network that will enable people to walk the full north-south length on dedicated walking paths; an experience not currently possible.

3. New sealed oval perimeter road with a controlled exit road to Clarinda Street that functions also as a 'hammerhead' turnaround

Sealing the road will help formalise traffic management throughout the reserve and reduce maintenance costs for Council. Sealing the surface of the internal road was strongly supported in the community survey. The proposed exit road onto Clarinda Street will enable match day traffic to leave the reserve more efficiently via both the Jones Road and Clarinda Street exits, and will reduce the

impact of removing the Jones Road north exit (Item 14). Constructing this exit road will require the removal of the old single cricket practice net.

It is proposed that the Clarinda Street entrance would be closed at all times other than when opened by club officials on match days to allow vehicles to exit. When closed, the roadway forms one part of a 'hammerhead' turnaround at the northern end of the reserve road that will provide an efficient U turn manoeuvre for those spectators who are unsuccessful in finding a car park along the oval perimeter road.

4. Nose-to-fence car parking retained outside the new oval perimeter path (nom 95 spaces), and informal overflow car parking accommodated on the embankment

A feature of the reserve on match days is the opportunity for spectators to park their cars nose-to-fence to watch the action. The masterplan supports the retention of this parking arrangement, and by formalising the car spaces on both sides of the reserve road will increase the number of car parks possible to a nominal 95 spaces. New and upgraded car parking was strongly supported in the community survey.

Two through-ways within the car parking on the embankment will ensure the upper sections of the embankment are available for overflow car parking, therefore, the actual number of available in-reserve car parks in this area will be well over 100. Approximately 16 car parks are available adjacent to the cricket practice nets, which provides convenient car parking access for cricketers on training nights.

5. Seal the road and formalise car parking to eliminate the impact of dust on the synthetic bowling greens; new two-way entrance off Jones Road (nom 27 spaces)

An ongoing issue for the Somerville Bowling Club is the negative impact on the bowling greens from the accumulation of dust and grit carried from the gravel road and car park north of the bowls clubroom (see right). The masterplan supports sealing a reconfigured car park and reserve road in this area to eliminate this issue. The reconfigured car parking and road will enhance efficiencies by increasing the number of car spaces to a nominal 27 spaces and by providing a two-way reserve entrance at Jones Road south. Upgrading the car parking and road surface was strongly supported in the community survey.



6. Remove the public toilet block and construct a new bowls club car park (nom 23 spaces)

The southern public toilet block adjacent to the bowling and tennis facilities is at end of asset life. The masterplan supports its removal and non-replacement on the basis that new public toilets will be provided in the proposed new main pavilion (Item 13). Whilst the proposed enhancements to the bushland area are designed not to support long-stay visitors, in the longer-term new public toilets will be provided in the proposed new tennis clubroom (Item 18).

Currently, bowling club members and visitors utilise the limited on-street car parking available and the car parking inside the reserve. For bowls competition days that clash with football home matches, the availability of car parking next to the bowls facility is severely limited. As a strategy to provide a more sustainable bowls car park option, the masterplan is supporting the construction of a dedicated bowls car park (nominal 23 spaces) on the site of the public toilet block and extending along the eastern fence of the bowls facility (see below).



In the medium term, access to the car park will be via the reserve's Jones Road south entrance, however, in the longer term it is proposed that a new and dedicated car park entry might be possible off Park Lane (Item 7).

7. When the tennis clubroom is removed (Item 18), construct a new road to service the bowls car park and a new path to enable pedestrians to access the tennis clubroom and bushland area, and reconstruct the western tennis courts

The proposed bowls club car park entrance road is a longer term project dependent upon the tennis clubroom reaching end of asset life and being rebuilt in a new location. The road will enable uninterrupted access into the car park and will also create the opportunity for a new pedestrian access into the reserve at this location. The removal of the clubroom will allow courts 1- 3 to be rebuilt.

8. Remove the playground and extend the tennis club car park (nom 30 spaces)

   There are currently 2 Local level playgrounds in Somerville Recreation Reserve (north and south). The masterplan is supporting the retention of a northern playground (Item 20) and the removal of the southern playground, which is considered surplus to need. The proposed enhancements to the bushland area are primarily targeting dog exercise, walking and relaxation. The Jones Road Reserve Local level playground is an estimated 315m away and the Somerville Recreation Reserve's Local level northern playground is 350m away.

   The removal of the playground allows the existing car park to be expanded to the north (nominal 30 spaces) and sealed. The extension and sealing of the car park is warranted as there is likely to be additional demand for car parking in this area of the reserve with the proposed new dog park (Item 22) and new walking paths, and the increasing popularity of the Somerville Tennis Club.

9. Construct a sealed path along Park Lane to connect the western and eastern sections

   This path installation will complete the missing link of path, which will be important for the residents from the St John's Retirement Village across Park Lane to be able to safely access the reserve entrance from the pedestrian refuge road crossing just east of the reserve (several residents rely on electric mobility scooters for their transport).

5.3 Sporting Facilities

10. Remove the western netball court to achieve compliance with Council's standard of 2 netball courts in reserves hosting football-netball clubs

    Council's Sports Capacity Plan Volume 3 – Other Sports (draft 2025) supports the provision 2 netball courts at sports reserves ….

    > *"That 2 floodlit courts be provided at reserves that accommodate football netball clubs (where space permits), and that these courts are licensed to the football netball clubs for their training and competition needs, and at all other times are available to other netball clubs for training and to the general public for recreational use."*

    Whilst it is acknowledged that the Somerville Junior Netball Club (which shares the netball courts with the netball section of the Somerville Football Netball Club) is a large club and accommodates approx. 18 teams, the use of 2 courts Monday – Thursday afternoon and evenings will accommodate all training needs for the club.

11. Southern netball court to become the main court; upgrade to achieve compliant run-offs; install new sports lighting to 200 lux; install a new players' and scorers' shelter with a secure store

    The main (match day) netball court for the Somerville Football Netball Club is currently the northern court, as it has compliant run-offs and is adjacent to the existing off-court facilities and amenities. However, the southern netball court's location in closer proximity to the oval makes it a better option as the main court to allow interested Somerville Football Netball Club supporters to view netball and football action concurrently.

    The southern netball court has some non-compliances that need to be rectified during the process to remove the western court and reconfigure the southern court, namely short run-offs along the eastern side of the court (see right), the need for a players' and scorers' shelter with a built-in secure store, and the need to install match standard sports lighting to 200 lux.



12. Community cricket net to be rebuilt in line with the adjacent 4 net enclosure; include gate opening to the southeast

    The open-ended community cricket practice net to the east of the bank of 4 enclosed nets is required to be closed at the bowlers end to prevent balls being hit towards the proposed new road and car parking to the south (see right). This provides an opportunity to relocate it to line up with the 4 enclosed nets, which will create additional open space to the south. A gateway into the net should be provided in the southeast corner.

    Whilst the Somerville Cricket Club expressed a need for 6 cricket practice nets, it is not possible to either retain the old single cricket practice net or provide a new 6th lane to the east of the existing bank of 5 nets due to insufficient space.



13. New two-storey pavilion to incorporate football, cricket and netball change rooms, canteen, public toilets, equipment stores, and an upstairs community/ social facility with views to the oval and the netball courts

This is one of the main transformational projects recommended in the reserve masterplan. The project will not only deliver fit for purpose facilities for the football, cricket and netball players, but creates important flow-on benefits to other areas of the reserve.

The current pavilion was formally assessed to be in 'Fair Condition' during a condition and compliance assessment of all buildings at the reserve in 2023. The original building was constructed in the 1980s and has undergone several expansions and upgrades. Whilst the assessment noted that several recent upgrades to the player change rooms and amenities have significantly improved these spaces to achieve compliance, other spaces do not meet Council's and peak body guidelines, and functional constraints are present. These include a lack of equipment storage, no first aid room or timekeepers room, grandstand in poor condition, and an insufficient number of toilets to service the social room. Further, the football and cricket clubs noted that the social room is insufficient in size to accommodate many club uses, the kitchen and bar are inadequate, and there is no administration office.

Other considerations assessed by the consultant team when recommending a new pavilion be constructed include:

- The opportunity to combine netball change rooms and storage into the one building.
- The opportunity to provide a pavilion that is fit for purpose for the football, cricket and netball clubs and will assist with their future sustainability.
- The opportunity to widen the oval, which is currently well below preferred oval widths for senior football and cricket.
- The opportunity to complement the proposed 'sports hub and community gathering space' (Item 14) with new public toilets and canteen facilities.

Whilst the proposed new location for the pavilion shifts it just north of the ideal spectator viewing position on the centre/ wing of the oval, the location enables new netball facilities to be included in the building which will reduce the number of buildings in the reserve. It also provides a more traditional building footprint to be available to achieve design and operational efficiencies that will not possible in the narrow area of land on which the current pavilion is situated. The elevated social room will also help offset the off-centre location by providing panoramic views of the oval, and will also enable the netball courts to be viewed from the pavilion and beyond to Western Port Bay. A new social room that can be used by the community was the 3rd ranked non-sporting improvement to the reserve in the community survey.

(See precedent image above right, Monbulk Recreation Reserve)



14. New sports hub and community gathering space that is vehicle-free and landscaped to provide bench seating and a shelter (with picnic tables and BBQ) for match day spectators, and safe pedestrian access between the pavilion and the oval, the netball courts and the cricket practice nets (public toilet block removed)

This is a second transformational project recommended for the reserve. The Somerville Football Netball Club, the Somerville Cricket Club and the Somerville Junior Netball Club are some of the largest clubs on the Mornington Peninsula for their sports. As a result, the numbers of players, coaches, support staff/ volunteers, and parents/ supporters using the reserve for most days of the week is significant. For this reason, the masterplan is supporting a vehicle-free zone between the pavilion and the various sporting facilities to improve safety, to enhance the experience of all club players, staff and supporters, and to create a place for social connection.

Whilst the sports hub and community gathering space will remove car parking and through traffic in this location, the masterplan proposes several traffic management initiatives to actually increase the number of in-reserve car parks (Items 1, 4 & 5) and ensure traffic flow into, around and exiting the reserve are not compromised (Items 3 & 5).



The sports hub and community gathering space will provide a mix of excellent spectator vantage points for cricket, football and netball matches, and be flexible to then accommodate the broader community on non-sporting days with BBQs, informal seating and landscape embellishments (see precedent image right). Importantly, the masterplan is proposing the retention of most of the existing mature trees in this location to retain landscape character, and the removal of the public toilet block.

15. Oval widened by approximately 15 metres, and rebuilt with new irrigation and drainage systems, new playing surface, behind goal netting, and LED sports lighting to 150 lux

The playing dimensions of the oval (boundary to boundary) are 158m long x 106m wide. The preferred dimensions for senior football are 165m x 135m[2] and for cricket is an oval with a 60m radius, with a minimum accepted radius of 50m[3]. It is not possible to lengthen the oval, however, the width of the oval can be increased by approximately 15m with the removal of the pavilion on the western side, and the removal of nose-to-fence car parking immediately adjacent to the Scout Hall on the eastern side. The increased width will improve the playing conditions for both football and cricket.

Related is the poor condition of the oval playing surface; an issue noted by the football and cricket clubs, and by Council's sports turf maintenance staff – the oval is at end of asset life and needs replacing. The project to widen the oval provides an ideal opportunity to rebuild the oval with new sub-surface irrigation and drainage systems, and new drought tolerant turf surface. The project to widen the oval will require the 2 eastern sports lighting towers to be relocated, therefore it is recommended that all sports lights are upgraded at this time to a new LED sports lighting system to 150 lux (night football match standard).

16. New sheltered and terraced spectator area, and mounded grass seating to open up views into the reserve from Jones Road

The sheltered grandstand is a well-used and highly valued feature of the oval at the reserve. The masterplan is supporting the installation of a covered and tiered seating spectator area as a replacement of the current grandstand which will be removed when the pavilion is demolished.

To the south, the masterplan is supporting the establishment of spectator mounds that will have the benefit of opening up views into the reserve along Jones Road which are currently not available due to the elongated pavilion.



17. Remove the water tank and install a single Unisex and Accessible WC

Bowlers using the second green are currently required to use the toilets in the clubroom which is a distance of between 70 – 115m depending on which end of the second green a bowler is standing.



The water tank on the eastern side of the second green became surplus to needs when the greens were converted to synthetic 20 years ago. It is recommended that the water tank be removed and an all-gender accessible toilet installed as an extension to the maintenance shed.

18. When the tennis clubroom reaches end of life, replace it with a new modular tennis clubroom building in a new location with enhanced connections to all courts and the tennis club car park, and include public toilets to service users of the bushland area

The existing tennis clubroom was rated in 'Good Condition' during the condition and compliance assessment carried out in 2023. However, the clubroom's accessible toilet is non-compliant and the club has advised that the clubroom size is insufficient to accommodate many club uses. There is also insufficient toilets to service all needs and the timber deck requires regular maintenance.

The club also noted that its location to the west of all courts permits only limited viewing and surveillance of courts 2 – 6, and as a result, parents and spectators sit along the grass verge of Park Lane which presents as a safety issue.

The masterplan supports as a long-term project, and when the clubroom reaches the end of its asset life, the replacement of the clubroom with a new modular tennis clubroom on the northern side of courts 1 – 3. This will provide enhanced court viewing across all courts and a better connection with the tennis club car park, located at the eastern end of the facility approx. 100m away from the current clubroom. Removing the clubroom also enables courts 1 – 3 to be rebuilt, a dedicated entrance to be provided for the proposed new bowls club car park (item 6), and a new pedestrian entry into the reserve off Park Lane.

19. Reconstruct the eastern tennis courts into 3 compliant courts

The 3 eastern tennis courts are divided into 2 separate enclosures, do not have compliant run-offs, and their surface condition is poor. Council has recently completed a project to install new sports lighting and the location of the light poles allows for the future re-construction of these courts in one enclosure and with compliant run-offs.

[2] Source: AFL Preferred Community Facility Guidelines, AFL (2024)

[3] Source: Community Cricket Facility Guidelines, Cricket Australia (2023)

Community Facilities

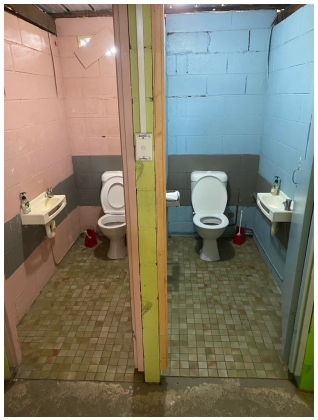
20. New location for the playground, and outside the line of the reserve high perimeter fence

    Relocating the northern playground a few metres north enables additional in-reserve car parking to be possible (Item 1). The removal of the Cypress hedge (Item 23) will open-up the northern corner of the reserve into which the playground can be relocated; it retains its Local level classification. As part of this project, the high reserve fence should be the south of the playground to enable unrestricted access to it.

21. Upgrade the 1st Somerville Scout Hall (replace the roof; replace the rear retaining wall; install compliant toilets)

    The rear retaining wall has failed (see below left) and soil is now pushing up against the rear wall of the Scout Hall. The roof is not waterproof and needs replacing, and the internal toilets are not compliant (see below right); it is recommended that all-gender toilets be installed.





22. Install a fenced small/ quiet dog off-leash area

    Somerville Recreation Reserve is currently a dog on-leash park (Ref: Council's 'Dogs on the Peninsula' webpage), however, the community survey identified support for dog off-leash exercise area in the reserve (during site inspections by the consultant team, people were observed letting their dogs run free). Strong support for a small fenced dog park was also received from residents interviewed from the St John's Retirement Village, as several residents have dogs and are only able to provide them with limited exercise due to their own mobility constraints.

    The realignment of the reserve perimeter fence to the top of the embankment (Item 26) and the proposed upgrade and embellishment of the southeast parkland area (Item 28) provide the opportunity to consider new community activation of this section of the reserve; the recommendation to install a fenced dog off-leash area for small/ quiet dogs is one strategy to increase the community's use of this area and responds to an identified community need.

    Whilst the design development of the fenced off-leash area will more comprehensively investigate its size and features, the masterplan is supporting a fenced area suitable for only small or quiet dogs with two double-gate entrances, and a large central gravel area to reduce the level of surface maintenance from wear and tear that would otherwise be required if the area was to remain all grass (see precedent image below).



5.4 Open Space/ Landscape Character

23. Remove the cypress hedge and replace with new boundary planting

    The Cypress hedge along Jones Road is adding considerable cost to the maintenance of the netball courts, it is negatively impacting netball activities, and it is constraining the ongoing development of the reserve.

    Over the past 10-20 years, the surface of the netball courts has had to be resurfaced due to surface cracks emerging most likely from root invasion into the court substrate. The location of the hedge to the west of the courts and its height means that the courts are in shadow for considerable periods each day, compounded in winter with the lower sun and prevailing damp conditions; this leads to the courts being impacted by moss, lichen and grime during the period of main use of the courts – winter. The size of the Cypress trunks means that the car parking capacity in the northern section of the reserve is significantly reduced.

The removal of the hedge will remove the main cause of the periodic deterioration of the court surface, it will open-up the area to increased sunlight and an environment more conducive to 'drier' court conditions, and creates the opportunity to significantly increase the car parking capacity in the northern section of the reserve (Item 1).

The masterplan supports new boundary planting along Jones Road with a less invasive tree species but with a large canopy, in accordance with the directions of Council's Urban Forest Strategy.



24. Retain existing significant trees within the new sports hub/ community area

Retaining most of the existing mature trees in this location will help to preserve the landscape character of the sports hub/ community area, and their size will ensure plenty of natural shade will be available.

25. Resolve the stormwater flow from the oval to the Scout Hall surrounds

The 1st Somerville Scout group advised the consultant team that the Scout Hall surrounds are impacted by stormwater overland flows that emanate from the oval, and cause inundation of the rear store during heavy rain events. The construction of the reserve road should provide an opportunity to install appropriate and effective drainage solutions between the oval and Scout Hall to eliminate or mitigate this issue, eg. roadway with kerb and channel.



26. Realign the reserve perimeter fence to the top of the embankment to enable unrestricted public access into the southeast parkland space between Clarinda Street and Park Lane; area to become a potential dog off-leash area

The Somerville Football Netball Club require the oval and netball precincts of the reserve to be fenced to enable the club to charge an admittance fee. At present, the enclosed area includes the parkland in the southeast section of the reserve despite this area not being required to directly support football match day uses (see right).



The masterplan is supporting the erection of new fence along the top of the embankment between Clarinda Street and the bowls facility that will enable gated football matches to continue whilst at the same time permitting the public to access and utilise the southeast parkland. This supports the masterplan directions to increase the activation of the parkland by 'opening-up' the southeast section of the reserve, with one potential activity being dog off-leash exercise (a 'dog run') in the section of parkland between Clarinda Street and the proposed wetland.

27. Replace the existing 3.0m fence with a 1.0m chain-mesh fence

As well as the new fence along the embankment (Item 26), the section of fence between the Scout Hall and the first residence in Clarinda Street is recommended to be reduced in height to 1 metre, or similar. This lowering of the fence height to also occur in the section of fence along Park Lane between the eastern tennis court and the closest residence to the east; except where the height of the fenced dog off-leash area might need to be higher (Item 22).

Lowering the fence height in both of these locations will help reinforce to the public that the parkland space is a welcoming and publicly accessible area and supports CPTED principles.

28. Embellish the bushland area with sealed paths, bench seats and landscaping

Introducing sealed paths, bench seats and landscape embellishments to the southeast parkland area will help facilitate increased activation of this space. All three enhancements were supported in the community survey.

29. Investigate the feasibility of an ephemeral wetland to capture flows from the existing open drain and swale

The existing open drain and swale that originates just north of the west bank of tennis courts and continues east to the back fences of the residences along Clarinda Street lacks a defined end point and currently concludes as an untidy and unattractive 'grass bog' (see below). As part of the strategy to open-up the parkland area and increase its activation, it will be important to improve this area of the reserve.





The masterplan recommends that an ephemeral wetland be formed at the end of this open swale to not only capture and detain the stormwater but to also provide a landscape embellishment that provides interest and variety in the landscape setting (see example below). It is recommended that further investigation be undertaken of this recommendation to ensure it can work practically and efficiently to supplement other drainage infrastructure in this area of the reserve.



5.5 Other Recommendations

Reserve-wide recommendations for open space and built assets include the following.

1. Maximise opportunities to incorporate water sensitive urban design (WSUD) into the construction of sealed roads and car parks to mitigate stormwater issues and to provide passive irrigation to trees, garden beds and grass areas.
2. Where practical, plant new trees to increase canopy cover, shade and amenity within or adjacent to proposed new car parking areas and footpaths.
3. Maximise the integration of ESD principles and practices during the design and construction of all built assets, including the use of low carbon/ recycled materials, circular economy, energy efficiency, renewables, and the installation of rainwater harvesting tanks for the reuse of the water either in buildings as grey water or to assist with irrigation.

APPENDIX 1

Review of Background Reports

State Plans

Active Victoria 2022-2026, Sport and Recreation Victoria



Active Victoria, is the State Government's strategic framework for sport and recreation in Victoria. Its vision is -

> *To build a thriving, inclusive and connected sport and active recreation sector that benefits all Victorians*

Active Victoria is underpinned by three objectives and six outcomes to guide activities and investment in sport and active recreation. The first two objectives and their outcomes are relevant to this project.

Objective 1: Connecting Communities
All Victorians have access to high-quality environments and appropriate participation opportunities.

Outcomes

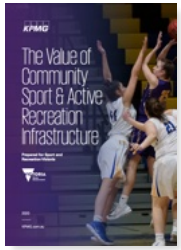
1. More Victorians Participate equitably in sport and active recreation.
2. Victoria has inclusive, accessible, and respectful places and spaces for sport and active recreation.

Objective 2: Building Value
The sport and active recreation workforce create positive experiences for people.

Outcomes

3. The sport and active recreation workforce is highly skilled and leads a strong, sustainable workforce.
4. Sport and active recreation is a safe, inclusive, and resilient sector.

Value of Community Sport & Active Recreation Infrastructure (2020)



This report considers the economic, health and social benefits that community sport and active recreation infrastructure can add to individuals, communities and society. These benefits are generated from the construction and operation of these facilities and spaces, and the activities that take place within them.

The annual value supported by community sport and active recreation infrastructure in Victoria is at least $7.04 billion.

Economic Benefits
The construction and operation of community sport and active recreation infrastructure makes a direct impact on Victoria's economy through a number of different channels. These facilities create employment and generate economic activity both through spend on the facilities and at the facilities. The economic benefits supported by community sport and active recreation infrastructure have been estimated at $2.1 billion on an average annual basis.

Health Benefits
The health benefits from community sport and active recreation infrastructure are driven by the physical activity this infrastructure supports. The health benefits of being physically active are well documented, and those supported by community sport and active recreation infrastructure has been estimated at $2.3 billion annually.

Social Benefits
The social benefits of community sport and active recreation infrastructure can be driven by two factors: firstly, the social connections created through events, programs and activities; and secondly, the role that infrastructure plays in communities in which it

is located. The social benefits supported by community sport and active recreation infrastructure have been estimated at $2.6 billion on an average annual basis.

These findings make the case at a micro-level for Mornington Peninsula Shire that community sport and active recreation infrastructure deliver outcomes that make people happier, healthier and more productive to improve social cohesion, and contribute directly and indirectly to a stronger local economy.

Council Planning Reports and Strategies

Council and Wellbeing Plan 2021-2025



The plan has three themes:

1. A healthy natural environment and well-planned townships
2. A robust, innovative and diverse community
3. A flourishing, healthy and connected community

Each theme contains a set of strategic directions and detail on how the objectives will be achieved. Those most relevant to inform the Somerville Recreation Reserve Masterplan project are:

Strategic Objective 1.1: An accessible and unique natural environment that helps our community to be healthy and well

1.1.3 Look after our public spaces through our Open Space Strategy and site-specific plans.

Strategic Objective 1.4: An accessible built environment that supports diverse, current and future community needs

1.4.1 Apply universal design principles in the construction, refurbishment and use of Shire-owned facilities, public spaces and open spaces.

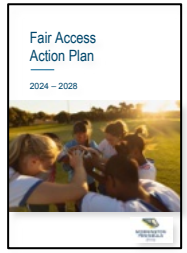
1.4.2 Build and maintain Shire infrastructure and facilities based on community needs and facility condition

1.4.7. Improve our unique townships and villages by developing and maintaining accessible public spaces.

Strategic Objective 3.4: A community with vibrant arts, culture, sport and recreational opportunities that foster connections and participation across generations, backgrounds and abilities.

3.4.1 In partnership with our community, using Universal Design Principles, improve access to and promote cultural, sport and recreational opportunities.

Fair Access Action Plan 2024-2028



The plan is a four-year initiative that aims to identify and dismantle systemic barriers that hinder access to community sport facilities for women (including trans and gender-diverse individuals), girls and underrepresented groups. The plan complements and builds on Council's *Sports Club Management Policy and Gender Equality Strategy 2020-2030*.

Relevant principles for the development of the masterplan are:

Principle 1

Community sports infrastructure and environments are genuinely welcome, safe, and inclusive

Principle 3

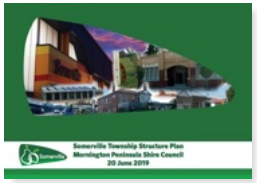
Women and girls will have equitable access to and use of community sport infrastructure

The plan identifies the following important action to guide the planning for new sporting and recreation infrastructure at Somerville Recreation Reserve.

1.1 Follow best practice to plan and design new and upgraded community sport infrastructure to support gender equitable access utilising:

- Universal Design Guidelines
- Female Friendly Sport Infrastructure Guidelines
- Crime Prevention Through Environmental Design Guidelines

Somerville Township Structure Plan 2019



The plan guides the physical environment, amenity and activities within the township of Somerville.

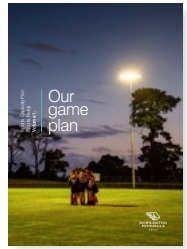
The following general statement regarding public open spaces is provided:

Many parks demonstrate sub-optimal structure, access, edge conditions, facilities, landscape and maintenance. Some parks provide potential connections between neighbourhoods however pathways are not always connected or continuous. Somerville has the lowest level of tree cover in the Shire and in many of the public open space areas there are few mature trees providing shade and micro-climate.

The Plan outlines objectives under seven themes to guide development of the Somerville township. Relevant objectives are:

Open Space	
To provide a range of attractive and functional open spaces in the township that support the community's recreation needs.	
A15	Council will plant additional trees and other locally appropriate vegetation within parks and open spaces to improve amenity and micro-climate.
A16	Council will investigate opportunities to integrate parks within their surrounding neighbourhood to enhance public safety and comfort for users.
A17	Council will increase the provision of shade trees in Somerville with the aim of achieving 40% canopy cover of all public spaces and private parking areas by 2033.
Movement	
To ensure residents are provided with a variety of movement options that are safe, accessible, integrated and do not depend on vehicle ownership within the township.	
A23	Council will enhance pedestrian and cycling links between precincts of the township and permeability within residential, commercial and industrial areas. (a new/improved pedestrian-cycle link is proposed along Jones Road)

Sports Capacity Plan Volume 1 – Sports Fields 2019



The plan provides Council with a framework to optimise the shared use of sports fields across the Shire, guide their maintenance and upgrade, and where appropriate inform the renewal of existing sports facilities and the development of new ones.

The Plan provides a set of sports facility development standards for football and cricket facilities.

The Plan provides the following project directions for Somerville Recreation Reserve:

- Replace the player benches
- Renew the irrigation system
- Remove the former cricket practice nets

Draft Sports Capacity Plan Volume 3 – Other Sports (not field-based) 2024



The plan provides Council with a strategic direction to inform decisions for the renewal of non-field based sporting facilities and for the development of new ones

The Plan provides a set of sports facility development standards for bowls, tennis and outdoor netball facilities.

The Plan provides the following project directions for Somerville Recreation Reserve:

Netball Facility

- Resurface 2 courts and investigate the removal and/or pruning of the adjacent cypress trees to mitigate their impact on the courts
- Re-purpose the third court to an active recreation facility that could still be used as a warm-up court

- Replace or redevelop the existing netball pavilion to meet a District/ Township level netball facility

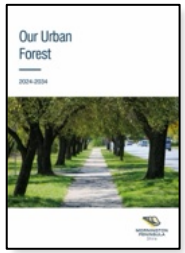
Tennis Facility

- Install the book a court system
- Upgrade the kitchen and increase storage

Bowls Facility

- Seal the gravel car park north of the bowls facility (to cease the dust damage to the synthetic greens)
- Upgrade the toilets

Our Urban Forest 2024-2034



The strategy aims to substantially increase resilient canopy cover across the Peninsula to mitigate the impacts of urban heat, enhance amenity, and support the unique natural environment and biodiversity of the region.

An analysis conducted in 2020 revealed that the average overall canopy cover of urban areas in the Mornington Peninsula Shire was 37.2%, one of the highest in metropolitan Melbourne. However, there is significant variation between townships, ranging from 14% in Safety Beach to 68% in Arthurs Seat, highlighting the need for more equitable canopy distribution. The strategy sets an ambitious and evidence-based target that by 2034, vegetation will be in place to achieve an average of 45% canopy cover in urban public spaces.

The strategy will guide the delivery of on ground greening outcomes to unleash the potential of nature to maximise the many benefits provided by the urban forest, which include:

- Climate resilience
- Mitigation of urban heat island (UHI) effect
- Enhanced biodiversity in an urban context
- Community health and wellbeing benefits
- Shading and cooling
- Reduced flooding and erosion
- Amenity/ economic benefits
- Integrated Water Management
- Carbon sequestration

Somerville's canopy is 29.9%, which is the 7th lowest of the 29 localities assessed across the Peninsula, and as such is a priority town to increase canopy cover.

The strategy is supported by four themes:

1. Growing and protecting
2. Thriving
3. Resilient
4. Equitable

The following 2034 Targets are relevant to the masterplan:

- No net canopy loss in any township by 2034
- Tree and vegetation planting is included in all Shire capital works to meet canopy targets, with WSUD included where significant impervious surface is added.
- Our urban forest has improved diversity in species, age and health appropriate to future conditions.
- All townships have improved heat vulnerability scores.

Playspace Strategy 2015-2020



The strategy revises and updates the 2008 Playspace Strategy to further guide playspace improvements through to 2020. It provides a framework for the ongoing planning, design and management of the shire's public playgrounds.

The Strategy notes that the two existing playspaces at Somerville Recreation Reserve are Local level playspaces. The North playspace was upgraded in 2011 and south playspace was upgraded in 2002. The Strategy states that the

design of Local Playgrounds "*needs to offer some flexibility to cater for a good range of local play opportunities which can be adaptable for children's needs as they grow. The level of facilities offered at a Local park will vary but should at a minimum include: double swings; natural shade and natural landscape features; open ended play elements for social and imaginative play; playground structure for 3 – 12 year olds; seating; and accessible paths.*"

The Strategy recommends that the north playspace should be upgraded.

State Sporting Association Strategies

Scouts Victoria's Strategic Plan 2021-2024



The Scouts Victoria Strategic Plan outlines five strategic pillars. Those relevant to the facilities at Somerville Recreation Reserve are:

Strategic Pillar 4: Unlock Scouting infrastructure for growth

Priorities:	Explore models of outsourced and shared facilities management to give flexible options that reduce volunteer workload
	Promote our facilities for external use to maintain the affordability of Scouting use

State Sporting Association facility standards and guidelines

Where the development of the Masterplan recommends new/ upgraded sporting facilities at Somerville Recreation Reserve, the following reports have been referred to, to ensure compliance with relevant standards endorsed by respective state sporting associations.

- Community Cricket Facility Guidelines, Cricket Australia (2023)
- AFL Preferred Community Facility Guidelines, AFL (2024)
- Netball Victoria Facilities Manual, Netball Victoria (2017)
- Bowls Club Construction and Refurbishment Guidelines, Bowls Australia (2015)
- Tennis Infrastructure Planning, Tennis Australia, (2019)

APPENDIX 2

Draft Somerville Recreation Reserve Masterplan

