

Henley Brook Community Infrastructure Plan

June 2026

Version control

Revision 0

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The City of Swan acknowledges the Traditional Custodians of this region, the Whadjuk people of the Noongar Nation and their continuing connection to the land, waters and community. We pay our respects to Elders past and present, and their descendants.

Table of Contents

Executive Summary	1
1. Introduction	3
1.1 Key Objectives of Community Infrastructure Planning.....	4
1.2 Infrastructure Planning Benchmarks	5
1.3 Community Infrastructure Plan Study Area	5
2. Demographic Profile	8
2.1 Population Analysis	8
2.2 Household Composition	9
2.3 Age Structure.....	10
2.4 Place of Birth	11
2.5 Income Distribution	12
3. Planning Context	13
4. Community Infrastructure Provision	14
4.1 City-owned Public Open Space and Community Buildings in Henley Brook and surrounds 14	
4.2 Community Infrastructure Provision	19
4.2.1 Open Space Provision.....	19
4.2.2 Community Building Provision	23
4.2.3 Recommendations	25
4.2.4 Thresholds and Delivery	26
5. Key Recommendations and Analysis	27
5.1 Summary Analysis	27
5.2 Detailed Recommendations	29
6. References	34

List of Figures

Figure 1: Facilities Planning Framework	3
Figure 2: Community Infrastructure Development Contribution Framework.....	4
Figure 3: CIP Study Area - Henley Brook.....	7
Figure 4: Ellenbrook Profile Statistical Boundary	9
Figure 5: Age Structure 2016	11

List of Tables

Table 1: Household Structures – Henley Brook.....	9
Table 2: Household Structures – Ellenbrook	10
Table 3: Country of Birth	11
Table 4: Community Infrastructure Within Study Area Boundary	16
Table 5 : Community Infrastructure Outside Study Area Boundary	16
Table 6: Open Space Framework	20
Table 7: Open Space Framework - Uses and Catchments.....	21
Table 8: Community Building Framework – Provision	23
Table 9: Community Buildings - Uses and Catchments.....	24
Table 10: Henley Brook Community Infrastructure – Community Building Provision Requirements	25
Table 11: Recommendations	29

Executive Summary

The Henley Brook Community Infrastructure Plan (CIP) has been developed to guide future planning, location, development and funding priorities for public open space and community facilities within the area.

The Community Infrastructure Plan (CIP) study area is limited to the portion of Henley Brook identified as 'Urban Expansion' in the Department of Planning, Lands and Heritage (DPLH) North-East Sub-regional Planning Framework.

The study excludes the eastern portion of Henley Brook contained within the Swan Valley Planning Act boundary. The existing urban portion of Henley Brook has a population of 1,570, with no further development planned.

This CIP primarily responds to the 'Henley Brook Urban Precinct' local structure plan approved by the Western Australian Planning Commission (WAPC) in February 2021. If the structure plan is implemented, the 232 hectare site area, which currently accommodates 103 lots and 255 residents, will accommodate a maximum of 3,396 dwellings and 9,800 residents by 2031.

The development of the CIP reflects increased urban density, influenced by the WAPC's *'Directions 2031 and Beyond'*. The CIP is strategically aligned with the City's Integrated Planning Framework. It has been informed by the City's strategic planning processes and policy documents, including the *Strategic Community Plan 2031 - 2031*, *Local Planning Strategy 2020*, and best practice community infrastructure planning guidelines. Planning principles, benchmarks and criteria are largely influenced by the City's *Standards of Provision: Open Space and Community Buildings 2017* (Standards).

The CIP brings together a range of information to provide a comprehensive strategic direction for public open space and community infrastructure for the residents of Henley Brook.

The CIP outcomes are based on a series of assessments to determine if existing facilities within the study area have the capacity to cater for and/or be adapted to meet current and future trends in sport, recreation and community needs. No existing open space or community buildings are located within the study area boundary.

The WAPC's *State Planning Policy 3.6 - Infrastructure Contributions* (April 2021) sets out the principles and considerations that apply to development contributions for the provision of infrastructure in new and established urban areas and the form, content and process to be followed.

The CIP and subsequent *Community Capital Expenditure Plan* (CCEP) allow for the determination of potential developer contributions and identification of required community facilities and public open space provision.

The City's intent is to, where possible, maximise usage of existing infrastructure and promote the multi-functional use of community facilities. However, with a projected 700%

increase in population, existing facilities are not sufficient to meet anticipated demand. Investigation and analysis reveal a need for new facility development to meet the forecast population.

The provision of open space and community buildings required as a direct result of urban growth will be funded by developer contributions.

The next phase of the project is the development of a *Capital Expenditure Plan* (CEP) for new development items. In line with the recommendations of the CIP, the CEP will refine and detail individual project costs, risks, timelines, priority ranking and analysis. This process will address effective delivery of appropriate current and future infrastructure, facilities and services, and will be put forward to Executive Managers along with the CIP for approval to be included on the Long-Term Financial Plan.

1. Introduction

Community Infrastructure Planning allows the City of Swan to strategically assess current open space and community building provision, to identify and address current and projected gaps in service.

The Henley Brook Community Infrastructure Plan (CIP) has been developed to provide guidance on future planning, location, development and funding priorities for open space and community facilities within the proposed urban development area.

The CIP reflects the planning principles, benchmarks and criteria within the City's *Standards of Provision: Open Space and Community Buildings* (Standards). The CIP is strategically aligned with the City's Integrated Planning Framework - and has been informed by a number of City strategic planning processes and policy documents.

In order to implement the recommendations of the CIP, each project has been given a short, medium or long-term priority level, with further designs or studies to influence construction costs and timelines.

The City has developed a facilities planning framework as shown in *Figure 1*. The *Standards* are the primary facility planning document that informs key outcomes.

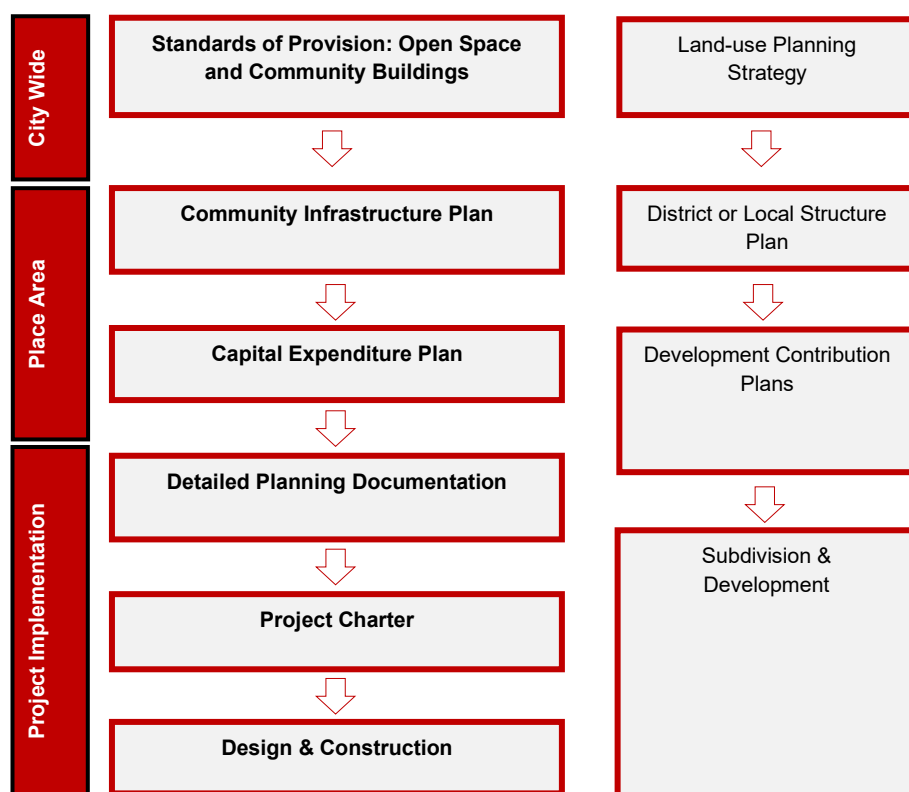


Figure 1: Facilities Planning Framework

The CIP has been prepared with consideration for principles of development contributions as outlined in the Western Australian Planning Commission (WAPC) *State Planning Policy 3.6*. The CIP (and subsequent CEP) allow for the determination of potential developer contributions and identification of required community facilities and open space provision.

Schedule 4 of State Planning Policy 3.6 requires that, where a local government is seeking contributions for community infrastructure items, the following supporting documentation must be provided to justify contributions:

- A CIP for the area, identifying the services and facilities required over the next 5-10 years (supported by demand analysis and identification of service catchments).
- A CEP (with at least five (5) years), identifying the capital costs of facilities and the revenue sources (including capital grants) and programs for provision.
- Projected growth figures, including the number of new dwellings to be created at the catchment level (suburb or district).
- An analysis of comparable provision ratio statistics from adjoining established residential communities, where applicable, to support the apportionment calculations.
- Methodology and supporting analysis for determining the proportion of costs of community infrastructure to be attributed to growth and the proportion to be attributed to existing areas.

The mechanism for achieving this is outlined in *Figure 2*. Capital Expenditure items will be captured in the City's Long-Term Financial Plan.

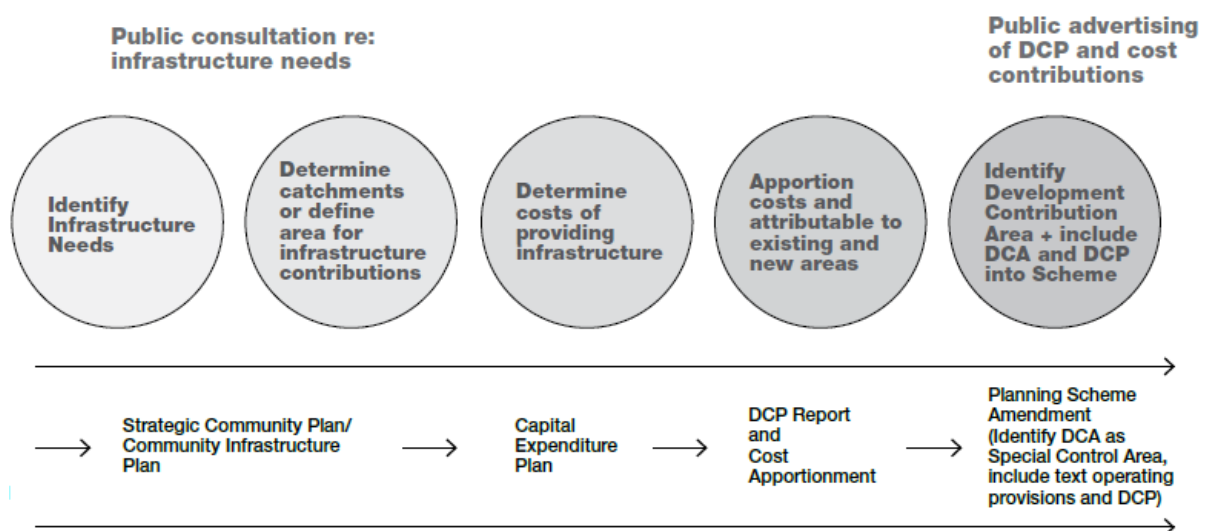


Figure 2: Community Infrastructure Development Contribution Framework

1.1 Key Objectives of Community Infrastructure Planning

Local government performs a fundamental role in the provision of open space and community facilities and is responsible for the planning, delivery, management and maintenance of the facilities in its ownership.

The key strategic objectives of the CIP require:

- An assessment of existing community infrastructure within Henley Brook, including facilities bordering the study area / within the study area catchment;
- Identifying and quantifying gaps in current provision and standards of community infrastructure;
- Identifying future community infrastructure needs and expected timelines of delivery (up to 2031);
- Informing the development of a CCEP, to guide further land use planning activities and the City's Long Term Financial Plan; and
- To provide a rationale for investment through a variety of grant and government funding opportunities.

1.2 Infrastructure Planning Benchmarks

Benchmarking community infrastructure provision is generally accepted amongst local governments throughout Australia to determine the appropriate level of infrastructure to respond to current and emerging demand.

Due to the rapid growth planned in the City of Swan, particularly in the Urban Growth Corridor, the City developed a planned approach to ensure that communities are provided with adequate, fit-for-purpose open space and community buildings. The mechanism for achieving this is the *Standards of Provision: Open Space and Community Buildings* (Standards).

A comparative analysis of benchmarks and guidelines was considered in the development of the *Standards*. Additional resources considered in the development of CIP recommendations include:

- Western Australian Planning Commission (WAPC) - Liveable Neighbourhoods,
- Parks and Leisure Australia WA Guidelines for Community Infrastructure 2020,
- Department of Sport and Recreation - Classification Framework for Public Open Space; and
- Implications of Bush Forever and Water Sensitive Urban Design.

Benchmarks and standards guide the assessment of community infrastructure; the provision of community buildings, sports facilities, social infrastructure (of a commercial and public nature), outdoor play space, public open space, nature space and parks.

1.3 Community Infrastructure Plan Study Area

The CIP study area is limited to the portion of Henley Brook identified as 'Urban Expansion' in the Department of Planning, Lands and Heritage (DPLH) North-East Sub-regional Planning Framework.

The study area is aligned to the 'Henley Brook Urban Precinct' local structure plan (approved by WAPC in February 2021), a 232-hectare area planned to accommodate a maximum of 3,500 new residential lots.

Henley Brook is bordered by Gnangara Road to the north (Ellenbrook), and Starflower Road to the west (Whiteman Park), as shown in *Figure 3*. Multiple properties are traversed by the Parmelia and Dampier to Bunbury Gas Pipeline (DBGP) corridors.

The Swan Valley Planning Act boundary dissects the locality of Henley Brook, capturing properties east of Henley Brook Avenue. This area is excluded from this Community Infrastructure Plan and is captured in the *Swan Valley Community Infrastructure Plan 2020*.

To the south, Park Street borders the 'Albion' district as defined in the Swan Urban Growth Corridor structure plan, including the rapidly emerging areas of Brabham and Whiteman Edge. The Urban Growth Corridor is anticipated to accommodate 33,000 residents when fully developed. This area is excluded from the study, instead captured in the *Urban Growth Corridor Community Infrastructure Plan 2014*.

The north eastern portion of Henley Brook features existing urban development (to R10/20). The existing population relies on services and infrastructure located in Ellenbrook. The location and density of this community is likely to impact the required provision of infrastructure in the Henley Brook Urban Expansion area.



Figure 3: CIP Study Area - Henley Brook

The existing Henley Brook community have been provided an opportunity to work with the City to enhance and advocate for their suburb/local area through the 'Local Area Planning' process.

The *Ellenbrook Local Area Plan* (including Henley Brook) was developed in 2017 with community input and enables the City to tailor programs, services and activities to suit particular areas based on characteristics, normative and perceptive needs. The results of the consultation, known as 'Priorities', are incorporated into the CIP and were previously incorporated into the Place Plans, formally adopted by Council.

Consultation with the existing community of Henley Brook has not occurred in the preparation of this CIP, as the study area is specific to the new urban development zone shown in *Figure 3*.

2. Demographic Profile

2.1 Population Analysis

Population data, including forecasting is based upon data compiled from the Australian Bureau of Statistics Census 2016, and *Informed Decisions (Profile id)*. Data was retrieved from Profile id in October and November 2020 for Henley Brook, Ellenbrook, Urban Growth Corridor, City of Swan, Greater Perth and Australia.

In the 2016 Census, the population of the overall Henley Brook locality was 2,517. The population of the specific Henley Brook study area (refer to *Figure 3*), which excludes the portion contained within the Swan Valley Planning Act boundary, was 255.

In February 2021, the 'Henley Brook Urban Precinct' local structure plan was approved by the Western Australian Planning Commission (WAPC). The structure plan covers 233 hectares of land featuring 103 existing lots in Henley Brook. The structure plan is expected to result in a maximum estimated lot yield of 3,396 dwellings, which is consistent with the minimum residential density targets outlined by both the WAPC's *Liveable Neighbourhoods* policy and the *Perth and Peel @ 3.5 Million - North-East Sub-Regional Planning Framework*. At the average occupancy of 2.80 per dwelling (Profile id); increased density will accommodate 9800 residents. The population of Henley Brook (excluding the Swan Valley) will therefore increase to 11,370 by 2031.

In comparison, from 2016 to 2031, the population of the City is forecast to grow to 215,138 residents, an increase of 78,459 people. This represents an average annual growth rate of 5,230 people, whereas the annual growth rate within the study area will be 469 persons on average (over 20 years), or 9%.

The Australian Bureau of Statistics' Census data, and demographic reporting tool *Profile id* divide statistics for Henley Brook between Ellenbrook and the Swan Valley. Historically, Henley Brook extended further south and has since been developed as part of the Urban Growth Corridor – Albion District (Brabham).

For this reason, the typical analysis of statistical data, which compares household composition, age structure, place of birth, income distribution, housing tenure and dwelling type, is limited to current (2016) data only.

For the purposes of assessing similar trends, demographic information will be compared to the Ellenbrook profile area data, as Henley Brook is captured in the profile boundary as shown in *Figure 4*, below.

When determining the provision of open space and community buildings, the City must take into account the current population as well as the planned population growth approved to occur within Henley Brook

Profile areas

Ellenbrook

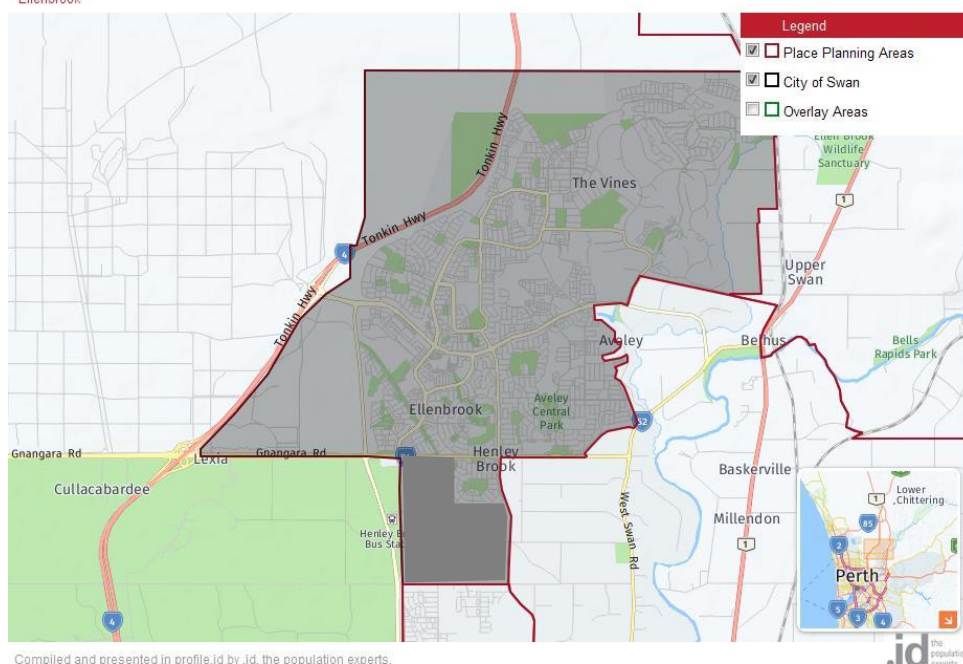


Figure 4: Ellenbrook Profile Statistical Boundary

2.2 Household Composition

Census data for the locality of Henley Brook in 2016 reveals that the most prominent family type is 'couple families with dependents'. In comparison, in 2016, the dominant household type in Ellenbrook was 'couple families with dependents', which is also anticipated to increase steadily to 2026.

This family type is anticipated to remain prominent, considering the planned urban growth will result in similar household structures as Ellenbrook.

Table 1: Household Structures – Henley Brook

2016	Henley Brook		Ellenbrook		Average	City of Swan Average
Type	Number	%	Number	%	%	%
Couple families with dependents	257	45.6	5,943	43.3	40	36.4
Couples without dependents	164	29.3	3,432	25.0	38	23.7
One parent family	44	7.06	305	2.2	7	12.3
Other families	26	3.72	2,082	15.2	8	1.2

Table 2: Household Structures – Ellenbrook

2016	Henley Brook		Ellenbrook		Average	City of Swan Average
Type	Number	%	Number	%	%	%
Couple families with dependents	5,943	43.3	7,863	40.8	9,223	36.2
Couples without dependents	3,432	25.0	5,262	27.3	7,657	30.1
Group households	305	2.2	437	2.3	518	2.0
Lone person households	2,082	15.2	3,178	16.5	4,812	18.9
One parent family	1,607	11.7	2,033	10.5	2,604	10.2
Other families	370	2.7	503	2.6	653	2.6

The implications for the future provision of open space and community buildings given Henley Brook's anticipated changes in household composition include:

- The growth of couple families with dependents will require facilities and open space which cater for children and young people;*
- The proportion of households without children must also be represented therefore adult recreation opportunities and accessible spaces should be considered; and*
- The location of future building and open space developments must be in central, convenient locations permitting equitable access and connectivity.*

2.3 Age Structure

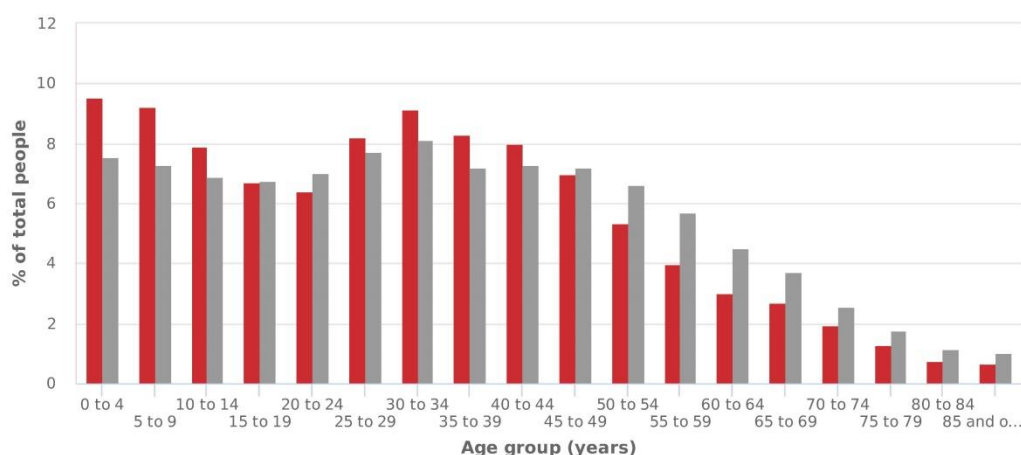
The median age in Henley Brook is 39 years old, based on 2016 Census data. The following *Figure 5* shows that a significant proportion of Ellenbrook's population in 2016 was aged between 30 and 34 years, with those aged 35 to 39 of secondary significance.

In comparison, the median age in the Urban Growth Corridor in 2016 was 29 years old. It is anticipated that the urban development in Henley Brook will reduce the median age as first-home buyers and young families are attracted to the area.

Age structure - five year age groups, 2016

Total persons

■ Ellenbrook ■ City of Swan



Source: Australian Bureau of Statistics, Census of Population and Housing, 2016 (Usual residence data). Compiled and presented in profile.id by .id, the population experts.

.id the population experts

Figure 5: Age Structure 2016

The implications for the future provision of open space and community buildings, given the above age structure analysis, include:

- *With a young population, the demand for both formal sport and informal leisure facilities will exist;*
- *Where possible, flexible infrastructure and adaptable open space must be developed to cater for emerging and changing demographics;*
- *Sport Australia lists going to the gym, walking, running / athletics, cycling, swimming and yoga as the most popular sports for the 25-34 year age group.¹ Provisions should be determined in consideration of these trends.*

2.4 Place of Birth

The following Table 3 provides information regarding the place of birth for the Henley Brook population, compared to the City and greater Perth.

Table 3: Country of Birth

2016	Henley Brook		Ellenbrook		City of Swan		Greater Perth
Birthplace	Number	%	Number	%	%	%	
Total Overseas born	455	24.28	13,117	33.2	32.7	36.1	
Australia	1408	75.72%	24,010	60.7	60.3	57.3	

¹ Sport Australia AusPlay Survey 2019:
<https://www.clearinghouseforsport.gov.au/research/smi/ausplay/results/national>

Not Stated	Unknown	Unknown	2,405	6.1	7.0	6.6
Total Population	1863	100.0	39,533	100.0	100.0	100.0

In 2016, the percentage of Henley Brook residents born overseas (24.28%) was lower than the City average (32.7%). The Ellenbrook average of 33.2% is consistent with the City of Swan average. For comparison, in 2016, 44.5% of people in the Urban Growth Corridor were born overseas, compared with 36.1% in Greater Perth.

The most typical overseas birthplaces of the Ellenbrook community include (in descending order) the UK, India, South Africa, the Philippines, Zimbabwe and Sudan.

It is anticipated that urban development in Henley Brook will result in an increase in residents who were born overseas.

In 2020, the Covid-19 pandemic significantly impacted overseas migration rates to Western Australia. The Australian Bureau of Statistics and the State Government have not yet issued formal statistics or impact statements related to this issue.

The City must account for the impacts on future provision of open space and community buildings based on cultural diversity in Henley Brook as follows:

- *Open space and community buildings must provide accessible places for communities to meet;*
- *Increased density and the decreasing size of residential lots will increase demand for community buildings for social and meeting purposes;*
- *Should future community demographics change, service delivery expectations may also be impacted; and*
- *New migrant groups can benefit from access to open space and community buildings to foster social connection and development.*

2.5 Income Distribution

Analysis of household income levels in Henley Brook from 2016 shows that only 10.5% of households are low income, and 21.24% are high income households.

The median household income is \$2,018 per week, which is consistent with Ellenbrook, the Urban Growth Corridor and the City of Swan's median household income of \$2,000 - \$2,499.

In Ellenbrook, 23.5% of the male population earned an income of \$1,750 or more per week, compared to only 5.7% of the female population. Females typically earned on average \$800 - \$999 per week; nearly half the average wage of the respective male population.

This is not anticipated to change significantly as a result of planned residential development.

The implications for the future provision of open space and community buildings given the above income considerations include:

- *Ensure any proposed facilities are connected, accessible, affordable, culturally inclusive and offer female friendly facilities for a diverse range of ages.*

3. Planning Context

A number of key documents are referenced in the formation of this Community Infrastructure Plan. State and local policies, guidelines and industry publications will impact planned development in Henley Brook.

Internal City of Swan planning documents considered in relation to this strategy include:

- Standards of Provision – Strategy: Open Space and Community Buildings (Standards),
- Outdoor Active Recreation Space Guidelines,
- POL-LP-1-12 Public Open Space and Community Buildings,
- POL-C-148 Joint Use Agreements with Education Providers,
- Ellenbrook Local Area Plan 2017,
- Local Planning Scheme 17, and
- Urban Housing Strategy.

The following Department of Planning, Lands and Heritage planning policies and guidelines were considered:

- Metropolitan Region Scheme;
- Directions 2031 and Beyond;
- Liveable Neighbourhoods,
- Perth and Peel Green Growth Plan for 3.5 million;
- North-East Sub-Regional Planning Framework;
- State Planning Policy 3.6- Infrastructure Contributions;
- Guide to Shared Use Facilities in the Sport And Recreation Community - Department of Sport and Recreation;
- State Planning Policy 3.7 - Planning in Bushfire Prone Areas; and
- Gngangara Groundwater Area Allocation Plan (Department of Water).

4. Community Infrastructure Provision

This section of the CIP presents key analysis integral to establishing a sustainable community infrastructure plan for Henley Brook. The analysis is based on the benchmarks and criteria as set out within the *Standards*. The benchmarks and criteria include:

Hierarchy: A hierarchy of provision ensures that appropriate open space and buildings are provided for distinct catchments, with larger infrastructure serving a larger population, and smaller catering for local needs. Ratios are used to evaluate the number or size of buildings and open spaces required across different locations. Benchmarks can either be on a population or distance catchment basis.

Function: In conjunction with hierarchy, the potential function of open space and community buildings must be considered during the planning phase, to ensure that buildings and spaces are designed to be fit for purpose.

Use: The uses of each open space and community building must be understood in order to ensure the design and embellishment can cater for the various community groups. By considering the potential uses within a particular open space or community building, the City can ensure equitable access for all community members.

Length of stay (open space only): The City considers open space to have either a short or long length of stay determined by the hierarchy, level of provision and embellishments. Typically, all community buildings have a long length of stay, with the exception of public toilets.

These benchmarks represent a theoretical approach to assessment, coupled with Place specific considerations, sought through community consultation.

Place measures typically ensure open space and community buildings are fit-for-purpose and in line with the *Standards*. Place measures include:

- Local knowledge;
- Community needs and wants;
- Location and geography, including functionality of land; and
- Local context.

The findings from the above have been used to formulate a number of recommendations for future community infrastructure provision. These recommendations will inform the detailed outcomes of the CIP. Further consultation may be required prior to delivery.

4.1 City-owned Public Open Space and Community Buildings in Henley Brook and surrounds

The following *Tables 4* and *5* identify City-owned infrastructure within Henley Brook and surrounds, and the function of each within the community.

This assessment of existing public open space and community buildings demonstrates compliance with *Part 6, Policy Measures of State Planning Policy 3.6 - Infrastructure Contributions*. Contributions for all infrastructure must be levied in accordance with the Need and the nexus:

'The need for the infrastructure must be clearly demonstrated (need) and the connection between the development and the demand created should be clearly established (nexus).'

The study area is limited to the portion of Henley Brook identified as 'Urban Expansion' in the Department of Planning, Lands and Heritage (DPLH) North-East Sub-regional Planning Framework. This area is currently void of any public open space or community buildings, however does contain an existing waterway and bridle trail.

In order to determine provision requirements, existing infrastructure located in the west and north-east portion of Henley Brook, and the southern portion of Ellenbrook will be considered in relation to the planned development area.

The provision offered at existing sites will be considered in relation to the study area; primarily through an assessment of the following catchment areas and community provision:

- District Open Space service several neighbourhoods; located within 2km or 5 minute drive;
- Neighbourhood Open Space Services the surrounding community; located within 800m or 10 minutes of safe walking distance; and
- Local Open Spaces service the immediate residential population; located within 400m or 5 minutes of safe walking distance.

Exclusions:

- Linear Open Space which encourage pedestrian movement, and / or provides ecological benefits cannot be credited as open space contribution if restricted.
- Small Open Space, typically less than 0.4ha cannot be credited as open space contribution as it does not meet the minimum size required under the Standards.

Table 4: Community Infrastructure Within Study Area Boundary

Asset	Location	Classification	Key Features / Planned Works	Community Usage	Henley Brook CIP Considerations
WATERWAYS					
St Leonards Creek	Various (Map listing Lot 12412 West Swan Road HENLEY BROOK WA 6055)	Waterway POS	St Leonards Creek is a largely natural waterway which runs through bushland, lifestyle blocks and urban areas before discharging to the Swan River in West Swan. The creek is ephemeral, only flowing for a few months each year. Damming, urban development and water retention features have reduced the amount of water discharging from this catchment into the Swan River. A Water Quality Management Plan addressing St Leonards Creek should be prepared as part of future urban development plans.	Community initiatives for water quality improvement and revegetation - Henley Brook West Swan Catchment Group Inc, North East Catchment Committee, supported by the City of Swan and Perth NRM	Development of appropriate treatments in accordance with Department of Water and Department of Biodiversity, Conservation and Attractions.
PASSIVE RECREATION SITES					
Henley Brook Bridle Trails	Lot 12420 Brooklands Drive HENLEY BROOK WA 6055 and Lot 14332 Pine Street HENLEY BROOK WA 6055	Linear POS	Informal horse riding trail	TBA	Retain functionality and connectivity. Shown in structure aligned to St Leonards Creek.

Table 5 : Community Infrastructure Outside Study Area Boundary

Asset	Location	Classification	Key Features / Planned Works	Henley Brook CIP Considerations
PASSIVE RECREATION SITES				
Brumby Park	Lot 14743 Brumby Avenue HENLEY BROOK WA 6055	Neighbourhood POS	Passive park featuring turf, paths and established trees.	- The existing urban area of Henley Brook is approximately 74ha in area; therefore the minimum area of 7.4ha is required to meet Liveable Neighbourhoods standard 10% POS. - Currently, 8.8ha of POS is provided however of this amount, approx. 1.8ha is attributed to waterway functions. - Based on this assessment; no excess public open space is available to service growth areas.
Exmoor Park	Lot 14729 Garran Loop HENLEY BROOK WA 6055	Small POS	Passive park with a formal layout featuring turf, paths and established trees.	
Sandown Park	Lot 3430 Sandown Circle HENLEY BROOK WA 6055	District POS	District level passive open space featuring turf areas and water features, paths, half basketball court, skate grind rails, playgrounds, BBQ's, benches, gazebos, car parking.	
Tokara Park A & B	Lot 3013 Tokara Avenue HENLEY BROOK WA 6055	Small POS	Small formal linear park featuring turf, low level vegetation, a central footpath and gazebo. Limited functionality.	
Welara Circle Park	Lot 14323 Baluchi Way HENLEY BROOK WA 6055	Local POS	Local level formal style park featuring turf, amphitheatre, low level vegetation, a central footpaths and gazebo. Limited functionality.	
BUILDINGS				
Woodlake Community Centre	2 Highpoint Boulevard ELLENBROOK WA 6069	Neighbourhood Community Centre	Modern facility with a main hall, two meeting rooms and an activity room. The centre is typically used for functions, meetings, conferences and training sessions.	- No credit towards public open space or community building provision in Henley Brook study area, due to the following: - The majority of the neighbourhood open space catchment area is outside of the study area, with only a small corner at Gngangara Rd / Pine Street included. - Facility Booking records reveals hired spaces are often unavailable at peak times. Inadequate spaces to service the current community.
SPORTING SITES				
West Swan Oval	West Swan Oval, Fire Station & Tennis Co Lot 90 West Swan Road HENLEY BROOK WA 6055	District Sport POS	This site features the West Swan Hall, oval, fire station and tennis courts.	- No credit towards public open space or community building provision in Henley Brook study area, due to the following: - The majority of the district open space catchment area is outside of the study area, with only a small portion of along the eastern boundary captured. - The site is not formally activated for sport / recreation and would offer limited functional benefit to residents in the study area. - The accompanying building is a heritage facility of neighbourhood level size; catchment excludes the Henley Brook study area.
Woodlake Sports Ground	Lot 14465 Bronzewing Avenue ELLENBROOK WA 6069	Neighbourhood Sport POS	Shared use neighbourhood level active sporting space co-located with Department of Education - Ellenbrook Primary School and St Helena's Catholic Primary School.	- No credit towards public open space or community building provision in Henley Brook study area, due to the following: - The site is subject to a shared use agreement with two schools. - While existing sporting teams operate from this site; functionality is limited as the site does not feature a sporting pavilion.

Ellenbrook District Open Space (EDOS) – North and South	27 Maffina Parade ELLENBROOK WA 6069, and 107 Verbana Drive AVELEY WA 6069	District Sport POS	District level sporting and community facilities. EDOS North includes two senior size AFL ovals, five junior AFL ovals, three cricket fields and a substantial community building, car parking and playspace. Ellenbrook South Sports Hub features a synthetic grass sports complex with four full sized outdoor soccer fields and sporting pavilion. The site also features carparking and a playspace.	- No credit towards public open space or community building provision in Henley Brook study area, due to the following: - The study area is outside of the district open space catchment area.
PLANNED FACILITIES				
Whiteman Regional Open Space	Whiteman Park TBA	Regional Sport POS	The City is currently planning to develop a Regional Open Space (ROS) sporting facility in Whiteman Park. The vision for the Whiteman ROS is to provide a high quality multi-sports facility that offers a range of opportunities for the local community. To date the project is in the feasibility and concept stage, a site is not yet identified.	The regional open space is planned to service the Henley Brook CIP study area, however, will not be delivered for approx. 15 years.

4.2 Community Infrastructure Provision

State Planning Policy 3.6 – Infrastructure Contributions states community infrastructure is required for neighbourhoods to function effectively.

The Henley Brook Urban Expansion area will feature a maximum of 3,500 new dwellings accommodating 9,800 residents by 2031. Based on *Table 4* and *5*, existing open space provision is inadequate to service the projected growth. Provision of new community infrastructure is required to meet increased demand.

4.2.1 Open Space Provision

The City's *Standards* require the provision of facilities and services to reflect community need, and provide for a range of recreation activities. This includes a balance of local, neighbourhood, district and regional facilities which when combined, meet spatial requirements for public open space as defined in WAPC's *Liveable Neighbourhoods* and the *Classification Framework for Public Open Space* (Department of Sport and Recreation, 2012).

A summary of the City's open space hierarchy is provided in *Table 6*, below. The provision of embellishments must correspond to the hierarchy and length of stay; refer to the *Standards* for detail.

Open Space Framework			
Hierarchy	Function	Indicative Catchment	Size
Local	Small parklands that service the recreational needs of the immediate surrounding area. Provide basic embellishments suitable for short stay function.	>400m	0.4 –1 ha Kick About space, ensure space to kick a ball, play a small game of cricket etc.
Neighbourhood	Serves as the recreational and social focus of a community where residents are attracted by the variety of features, and opportunities to socialise.	800m	1-5 ha
Neighbourhood (Sporting Function ONLY)	Although sport spaces are permitted at a neighbourhood level, it is preferred that these sites are located within district sized areas, as two sports ovals can be incorporated into a district site maximising the ability to use the spaces.	800m	1-5 ha The sport space must be senior sized and there must be minimum provision of 2.9ha of flat turfed area.
District	Principally provides for organised formal sport and recreation for multiple surrounding neighbourhoods. These are high amenity open spaces suitable for regular sporting events or festivals.	2kms	5-20 ha Sport >15ha A minimum provision of 4.8ha of flat turfed area to meet the needs of the sporting community, and maximise the financial viability and use of the sporting space. There must be the provision for at least 2 senior AFL- size oval spaces within district open spaces.

Regional	The largest provision of open space in the community, they are the focal points for organised sport, recreation, conservation and environmental features. Serve not only residents of the City but the wider region. Provides both the highest quality of facilities and quantity in one space to cater for the most intensive usage of all spaces.	Majority of users will drive Serves the region	Size dependant on function. Sport >20 ha
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Table 6: Open Space Framework

The following *Table 7* captured in the City's *Standards* identifies uses and required population catchments as set out by *Parks and Leisure Australia – Western Australian Branch Community Infrastructure Guidelines*. Population catchments should be used in conjunction with the *Standards* in order to establish appropriate embellishment.

(Note - In 2020, Parks and Leisure Australia released an updated guideline, however all catchments remain consistent with the *Standards*.)

As stated in *Liveable Neighbourhoods* (Element 5) public open space in the development area is bound to comply with the minimum 10 per cent of the gross subdivisible area under the provisions of *Section 152 of the Planning and Development Act 2005*.

Public open space definitions captured in *Liveable Neighbourhoods* and the City's *Standards* are based on the *Classification Framework for Public Open Space* (Department of Sport and Recreation, 2012) to facilitate consistent terminology and enable comparative assessments of open space provision and function.

A balance between native vegetation retention and provision of urban water management is advocated through the provision of functional open space for sport, nature and recreation.

It is recommended for two existing recreation and nature spaces including a bridle trail and St Leonards Creek to be retained and enhanced, as well protection of any remnant native vegetation throughout the development area.

The City acknowledges the presence of the gas pipeline corridor which traverses the development area. Embellishment of this zone is limited therefore key infrastructure such as active sporting space and play spaces will not be permitted within this zone.

Based on *Table 5* and *6*, according to population data only, the following standard infrastructure is required to service the community, at minimum:

Henley Brook Community Infrastructure – Open Space Provision Requirements

Use	Population Catchment		Henley Brook Study Area – Required Provision
Public Open Space	-	-	10 % of the gross subdivisible area
Sports Space	Neighbourhood	1: 4,000-5,000	2 neighbourhood level sport spaces
Play Space	Neighbourhood	1: 2,000	4 -5 neighbourhood level play spaces
	District	1: 8,000-10,000	1 district level play space
Youth Recreation - Skate Park	Neighbourhood	1: 5,000-10,000	1 neighbourhood level youth recreation area

Table 7: Open Space Framework - Uses and Catchments

Two (2) neighbourhood level sport spaces are required to be provided to cater for the anticipated population. SportAus² reveals the most popular organised sports for both adults and children in the City of Swan include AFL and soccer. Provision of at minimum, one (1) senior sized AFL and cricket oval will provide flexibility to also cater for rectangular sports.

As identified in *Liveable Neighbourhoods* (Element 1) Community Design - Education Facilities:

'8.4 - Primary schools are generally located with other community facilities and/or public open space.'

'8.8 - The co-location of educational sites with community facilities and public open space is encouraged and should be considered at the earliest opportunity at structure planning stage in consultation with relevant stakeholders.'

According to the above, it is preferable for the two (2) neighbourhood level sporting sites to be co-located with education facilities. This is currently reflected in the current WAPC approved Henley Brook local structure plan.

A third active sporting space is proposed to be shared with an additional education facility reflected in *Henley Brook Local Structure Plan Amendment - Proposed Amendment to Local Structure Plan - Henley Brook, October 2021* and considered by Council at its May 4, 2022 Ordinary Meeting.

Sporting spaces must be minimum 2.9ha in area, or cater for at least one (1) senior size AFL and cricket playing field, as stated in the City's policy *POL-LP-1-2 Public Open Space and*

² SportAus – AusPlay results July 2019 – June 2020
<https://www.clearinghouseforsport.gov.au/research/ausplay/results>

Community Buildings. Sites should be planned for multi-functional use, accommodating rectangular fields.

The provision of four to five (4-5) neighbourhood level play spaces is required according to the *Standards*, as well as one (1) district level play space and one (1) neighbourhood level youth recreation area.

Play spaces within local open space should only be considered where there is an identified gap in provision, otherwise play spaces should only be installed in neighbourhood, district and regional spaces. A neighbourhood level play space will create greater access for the wider community to use, allow for greater rationalisation of play spaces and save on maintenance and life cycle costs of play space equipment.

For a complete list of open space functions, length of stay, embellishment considerations, location and design criteria; refer to the *Standards*.

Play spaces and youth spaces must offer recreation options for a diverse range of ages and be designed in accordance with the City's *Landscape Guidelines* and the City's *Outdoor Active Recreation Space Guidelines*.

The growth of couple families with dependents will require facilities and open space to cater for children and young people. The location of play spaces must offer equitable access for the majority of residents and should be provided in locations with adequate pedestrian connectivity and car parking provision.

Therefore, the district level playspace is recommended to be co-located with the primary Sporting and Community Pavilion at the neighbourhood active open space site (refer section 4.2.2 *Community Building Provision*).

Data from the Australian Bureau of Statistics³ reveals the most popular unorganised leisure activities for children include small wheeled sports for males, and arts and crafts activities for females.

It is recommended to locate the neighbourhood level youth recreation area at a neighbourhood level active open space site if possible.

The proportion of households without children must also be represented therefore adult recreation opportunities and accessible spaces should be considered; therefore play spaces should provide inclusive options such as outdoor exercise equipment.

As walking is identified⁴ as the most popular unorganised recreation activity for adults, the provision of footpaths (preferably with natural shade) is recommended.

All playspaces should be provided at neighbourhood level passive recreation sites, of one (1) hectare minimum area.

³ Australian Bureau of Statistics -Children's Participation in Cultural and Leisure Activities, Australia 2012

⁴ SportAus – AusPlay results July 2019 – June 2020

<https://www.clearinghouseforsport.gov.au/research/ausplay/results>

4.2.2 Community Building Provision

The City's *Standards* consider the provision of the following open space infrastructure as critical to service community needs, at minimum:

Community Building Framework –Provision				
Function	Description	Hierarchy	Population Catchment	Area
Community Centre	Multi-functional building to support the social, cultural, educational, and sporting activities of a neighbourhood or district.	Neighbourhood	1:5,000	300m2 approx.
		District	1:15,000 – 25,000	900m2 approx.
Sports Pavilion	Sports pavilions are designed to facilitate organised sport and the core requirements of community sporting clubs. The focus on these buildings is the core sport being played by community members and should be aligned to the open space hierarchy.	Sporting Open Space	-	Depending on type of sport, number of fields, hierarchy of sporting open space, number of sports clubs using space.
Arts and Culture Building	A hub supporting community arts and cultural experiences that accommodates cultural development.	Regional	1:150,000 – 250,000	Refer <i>Standards</i> .
Youth Facilities and Spaces	A building to provide a diverse range of services to young people (12 – 25 year olds).	District	1: 20,000 – 50,000	Refer <i>Standards</i> .
		Regional	1: >50,000	Refer <i>Standards</i> .
Libraries	Offers community and information services such as text and multi-media resources.	District	1:15,000 – 30,000	Refer <i>Standards</i> .
		Regional	1: 30,000-150,000	Refer <i>Standards</i> .
Recreation Centre	Comprises only the 'dry' elements of a leisure centre.		1:250,000	Refer <i>Standards</i> .
Leisure Centre	Includes a swimming pool, and sports and recreation facilities.	District	1: 50,000 with 25m pool	Refer <i>Standards</i> .
		Regional	1: 150,000 with 50m pool	

Table 8: Community Building Framework – Provision

The following *Table 9* captured in the City's *Standards* identifies uses and required population catchments as set out by *Parks and Leisure Australia – Western Australian Branch Community Infrastructure Guidelines*.

In 2020, Parks and Leisure Australia released an updated guideline, however all catchments remain consistent with the *Standards 2017*. The addition of updated hierarchy, distance and spatial components are shown in the right column.

For a complete list of community building functions, location and design criteria; refer to the *Standards*.

Community Buildings – Uses and Catchments				
Use	Community Building	Population Catchment	Items to Consider	Hierarchy, distance and Spatial Components (2020 Update)
Playgroup	Community Centre	1: 4,000-6,000	- Storage with external access to play space - Fenced play space adjoining centre	Incorporated within Neighbourhood / District Community Centres
Seniors Space	Community Centre	1:20,000-30,000	Accessible – building design and networks	-
*Sports Clubs	Sports Pavilion	1: District Sporting Space	- Large storage areas - Kiosk - Change rooms	-
**Outside School Hours Care	Community Centre	1:4,000-6,000	- Regular users - Large storage - Should adjoin school site	Incorporated within Neighbourhood / District Community Centres
**Maternal & Child Health Service	Community Centre	1:30,000-50,000	-	Incorporated within Neighbourhood / District Community Centres

Table 9: Community Buildings - Uses and Catchments

* Typically sporting clubs operate from neighbourhood level facilities and above, making seasonal bookings in spaces otherwise available for community use.

** Local governments were historically the providers of specifically designed community buildings or community building inclusions for these services, but this is no longer considered a role of the City.

4.2.3 Recommendations

The Henley Brook Urban Expansion area will accommodate 9,800 new residents by 2031. Combined with the existing population in the Henley Brook urban area, the total population is anticipated to grow to 11,370 by 2031.

Based on *Tables 8 and 9*, according to population data only, the following standard infrastructure is required to service the community:

Henley Brook Community Infrastructure – Community Building Provision Requirements			
Building Type	Population Catchment		Henley Brook Study Area – Required Provision
Community Centre	Neighbourhood	1 : 5,000	Provision of 2 x 300m2 community centres (combined with sports pavilion)
	District	1 : 15,000 – 25,000	1 x 900m2
Sports Pavilion	-	1: Each Sporting Space	Provision of 2 x sports pavilions co-located with active open space sites (combined with community provision)
Playgroup	-	1: 4,000-6,000	Incorporated within Neighbourhood / District Community Centres
Seniors Space	-	1:20,000-30,000	-
Sports Clubs	-	1: District Sporting Space	-
*Outside School Hours Care	-	1:4,000-6,000	-
*Maternal & Child Health Service	-	1:30,000-50,000	-

Table 10: Henley Brook Community Infrastructure – Community Building Provision Requirements

Based on the *Standards*, in order to meet the anticipated population growth, two (2) sporting pavilions are required, co-located with active recreation space.

The anticipated population growth will trigger the provision of up to two (2) neighbourhood level community centres in addition to typical sporting pavilions. Community functions can be combined with the required sporting pavilions to deliver centrally located, accessible facilities.

The provision of AFL / cricket sporting facilities is typically required by the Department of Education⁵. The increasing popularity of rectangular field sports has resulted in rugby and soccer clubs forming in the City of Swan.

Two rectangular fields can typically be accommodated within the footprint of one AFL / cricket oval. The impact on sporting pavilion planning is the requirement to double externally accessible change room and ablution facilities. At least one (1) sporting pavilion should cater for rectangular sporting provision and should feature four (4) change rooms.

Both new buildings should be classified as neighbourhood level Sporting and Community Pavilions. In order to provide flexible options to the community it is recommended that in

⁵ *Guide to Shared Use Facilities in the Sport And Recreation Community* - Department of Sport and Recreation

addition to the sporting club room, and associated amenities, both buildings should offer meeting spaces for community use i.e.. playgroup in response to the anticipated surge in couple families with dependents. At least one building should feature a large function space for community use.

Existing or planned arts facilities, youth facilities, libraries, recreation and leisure centres in the Ellenbrook area are sufficient to cater for projected population growth.

4.2.4 Thresholds and Delivery

Population thresholds indicate when construction should commence and where it is required during the planning stages of any urban development.

Triggers referenced in City's policy *POL-LP-1-12 Public Open Space and Community Buildings* include:

- a) *when 30 per cent of the forecast lots have been created in the catchment, local and neighbourhood level facilities will, at a minimum, be in the design phase; and*
- b) *when 50 per cent of the forecast lots have been created in the catchment, district facilities will, at a minimum, be in the design phase.*

It is anticipated that the City will manage the design and construction phases of any community infrastructure projects resulting from the planned urban development; funded by developer contributions.

5. Key Recommendations and Analysis

An analysis of current and future infrastructure provision was conducted within the study area to determine if existing community facilities have the capacity to cater for the current and changing needs of the growing community. The study has highlighted a number of deficiencies resulting in key recommendations.

Recommendations of this Plan considered the following anticipated changes for Henley Brook over the next 10 - 20 years:

- The Henley Brook study area is projected to significantly increase from 1,874 to 11,370 residents in 2031. The City is forecast to be 215,138 by 2031, an increase of 78,459 people from 2016.
- Statistics and trends show participation rates for winter sports AFL and Soccer have remained steady across Australia since 2001. Demand for non-organised activities such as walking, fitness / gym running, swimming and cycling have increased.
- The most popular sports for children in the City of Swan include Australian Rules Football, swimming, football / soccer and netball.

Refer to *Table 11* for detailed recommendations.

5.1 Summary Analysis

The key recommendations made are based on the outlined process of analysis and identification of issues and strategies as presented. Summary recommendations include:

Public Open Space

- Existing open space provision is inadequate to service the projected growth. Provision of new community infrastructure is required to meet increased demand.
- The City must liaise with the Department of Education to develop a joint development agreement in line with POL-C-148 Joint Use Agreements with Education Providers, with regard to funding the construction of each Neighbourhood sports field; and
- The provision of play spaces must cater for a variety of ages and sited to allow equitable access.
- The City must design and construct all infrastructure in line with the timings as outlined in the long term financial capital plan.

Community Facilities

- Existing community building provision is inadequate to service the projected growth. Provision of new community infrastructure is required to meet increased demand.
- The City should plan facilities to cater for sporting and community functions.

Operational and Functional

- Identify informal recreation facilities and infrastructure through facility audits and the development of park landscape designs
- The City will continue to investigate feasibility and validity regarding sporting open space provision at Whiteman Park that will encompass any future needs of Henley Brook residents.

5.2 Detailed Recommendations

Refer to the 'Recommendations' in Table 11 for expansion upon the above, additional recommendations for attention, and justification and prioritisation of all recommendations specific to the provision of community infrastructure within the Henley Brook study area. Note the infrastructure recommendation timeframe reflects, short term as 1-3 years, medium term as 4-6 years, long term as 7-10 years and ongoing as a continued process.

Table 11: Recommendations

Infrastructure Item	Item No.	Action and Recommendations	Timeframe	Included In CCEP	Justification
Sporting and Recreational Public Open Space	HB-1	The City must design and construct all infrastructure in line with the timing as outlined in the long term financial plan.	On-going	No	This action is completed internally and does not require cost allocation or inclusion in the CCEP.
	HB-2	Two (2) neighbourhood level sport spaces are required to be provided to cater for the anticipated population, of 2.9ha minimum active area and co-located with primary school sites. Additionally, part development of an active sporting space co-located with a third education facility is required.	Medium*	Yes	Inclusion of this action in the CCEP is required, as it responds to the <i>Standards of Provision</i> and <i>Livable Neighborhoods</i> . The City is required to contact the Department of Education to instigate a joint development agreement for each site.
	HB-3	Provision of at minimum, one (1) senior sized AFL / cricket oval, with the ability to also accommodate rectangular sports.	Medium	No	This action is completed internally and does not require cost allocation or inclusion in the CCEP, however provision will influence the associated sporting pavilion rate.

	HB-4	Retain and enhance existing nature spaces / waterway foreshore sites to deliver a balance of functional space for recreation, sport and nature.	Short – Medium	No	This action is completed as part of delivery of 10% POS and associated nature / drainage functions.
	HB-5	Open space planning must respond to the <i>Standards of Provision</i> which outlines functions, length of stay, embellishment considerations, location and design criteria.	On-going	No	This action guides planning and design and does not require specific cost allocation.
Play / Youth Space	HB-6	The provision of four to five (4-5) neighbourhood level play spaces are required according to the Standards, as well as one (1) district level play space and one (1) neighbourhood level youth recreation area.	Short - Medium	Yes	Inclusion of this action in the CCEP is required as it responds to the <i>Standards of Provision</i> .
	HB-7	The provision of play spaces within local open space should only be considered where there is an identified gap in provision, otherwise play spaces should only be installed at neighbourhood level sites.	On-going	No	This action guides planning and design and does not require specific cost allocation.
	HB-8	Play spaces and youth spaces must offer recreation options for a diverse range of ages and be designed in accordance with the City's <i>Landscape Guidelines</i> and the <i>Outdoor Active Recreation Space Guidelines</i> . Ensure a range of playgrounds are provided across the municipality that cater for a variety of ages, skills and abilities.	On-going	No	This action guides planning and design and does not require specific cost allocation.
	HB-9	It is preferable for the district level playspace to be co-located with the primary Sporting and	Medium Term	No	This action guides planning and design and does not require specific cost allocation.

	Community Pavilion at the neighbourhood active open space site.			
HB-10	It is recommended to locate the neighbourhood level youth recreation area at a neighbourhood level active open space site.	Medium Term	No	This action guides planning and design and does not require specific cost allocation.
HB-11	The City should encourage the provision of outdoor spaces for young people that are not just related to wheel sports; which can include multi-use game areas, social meeting spaces, feature public art and natural areas.	Short Term	No	This action does not require cost allocation at present or inclusion in the CCEP.
HB-12	Provide adult recreation opportunities and accessible spaces at recreation sites. Outdoor exercise equipment may be considered in relation to HB-6; provision of play spaces.	Short - Medium	Yes	Inclusion of this action in the CCEP is required as it may have cost implications associated with the delivery of play spaces. This requirement should be considered in relation to the active open space planning and design.
HB-13	Provide connected walking path infrastructure (preferably with natural shade) both within open spaces sites and to connect open space to residential areas.	Short - Medium	Yes	Inclusion of this action in the CCEP is required as it may have cost implications associated with the delivery open space infrastructure. Footpaths external to open spaces sites are not included as this is considered standard civil infrastructure provided at the development phase. This requirement should be considered in relation to the active open space planning and design.

Community and Sporting Infrastructure	HB-14	In order to meet the anticipated population growth, two (2) sporting pavilions are required, co-located with active recreation space.	Medium*	Yes	Inclusion of this action in the CCEP is required, as it responds to the <i>Standards of Provision</i> .
	HB-15	At least one (1) sporting pavilion should cater for rectangular sporting provision and should feature four (4) separate change rooms catering for two rectangular field sports.	Medium	Yes	Inclusion of this action in the CCEP is required, in relation to HB-14. This requirement should be considered in relation to the pavilion planning and design.
Community Buildings	HB-16	The anticipated population growth will trigger the provision of up to two (2) neighbourhood level community centres co-located with sporting pavilions.	Medium*	Yes	Inclusion of this action in the CCEP is required, as it responds to the <i>Standards of Provision</i> . This requirement should be considered in relation to the pavilion planning and design.
	HB-17	Both (2) neighbourhood level Sporting and Community buildings should offer meeting spaces for community use i.e. Playgroup.	Medium	Yes	Inclusion of this action in the CCEP is required, as it responds to the <i>Standards of Provision</i> . This requirement should be considered in relation to the pavilion planning and design.
	HB-18	At least one (1) neighbourhood level Sporting and Community building is required to accommodate a function space for community bookings and events.	Medium	Yes	Inclusion of this action in the CCEP is required, as it responds to the <i>Standards of Provision</i> . This requirement should be considered in relation to the pavilion planning and design.

Aquatic and Indoor Recreation Infrastructure	HB-19	The City will continue to investigate feasibility and validity regarding sporting open space provision at Whiteman Park that will encompass any future needs of Henley Brook residents.	On-going	No	Investigations will continue to be done internally and therefore this action is not required to be included in the CCEP.
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*Although the recommended timeframe for items marked with an asterisk are Medium triggered by projected demand, the City acknowledges staged delivery of the Henley Brook development area is influenced by external timelines outside of the City's control.

6. References

- Australian Bureau of Statistics (ABS) 2016, Census of Population and Housing <https://www.abs.gov.au/census> ;
- Informed Decisions (Profile id) 2016, Ellenbrook / Henley Brook / Urban Growth Corridor <https://profile.id.com.au/swan> ;
- City of Swan Standards of Provision – Strategy: Open Space and Community Buildings 2017 (*Standards*),
- City of Swan Strategic Community Plan <https://www.swan.wa.gov.au/City-Council/About-the-organisation/Leadership-vision-values/Strategic-Community-Plan> ;
- City of Swan Local Planning Strategy 2020 <https://www.swan.wa.gov.au/Your-Council/About-us/Projects-initiatives/Our-plans-strategies/Local-Planning-Strategy-draft> ;
- City of Swan Outdoor Active Recreation Space Guidelines;
- City of Swan POL-LP-1-12 Public Open Space and Community Buildings <https://www.swan.wa.gov.au/Your-Council/Governance-transparency/Policies-local-laws/Council-policies> ;
- City of Swan POL-C-148 Joint Use Agreements with Education Providers,
- <https://www.swan.wa.gov.au/Your-Council/Governance-transparency/Policies-local-laws/Council-policies> ;
- City of Swan Ellenbrook Local Area Plan 2017 <https://www.swan.wa.gov.au/Your-Council/About-us/Local-Area-Planning/Ellenbrook> ;
- City of Swan Local Planning Scheme 17 <https://www.swan.wa.gov.au/Your-Property-Land/Town-planning-information/Local-Planning-Scheme-No.17> ;
- City of Swan Urban Housing Strategy <https://www.swan.wa.gov.au/Your-Council/About-us/Projects-initiatives/Urban-Housing-Strategy> ;
- Metropolitan Region Scheme – Department of Planning Lands and Heritage <https://www.dplh.wa.gov.au/mrs> ;
- Directions 2031 and Beyond – Department of Planning Lands and Heritage <https://www.dplh.wa.gov.au/projects-and-initiatives/planning-for-the-future/directions-2031> ;
- Liveable Neighbourhoods – Department of Planning Lands and Heritage <https://www.dplh.wa.gov.au/policy-and-legislation/state-planning-framework/liveable-neighbourhoods> ;
- Perth and Peel Green Growth Plan for 3.5 million – Department of Planning Lands and Heritage <https://www.dplh.wa.gov.au/perth-and-peel-@-3-5-million-frameworks> (includes North-East Sub-Regional Planning Framework);
- State Planning Policy 3.6 - Infrastructure Contributions – Department of Planning Lands and Heritage <https://www.dplh.wa.gov.au/spp3-6> ;
- Guide to Shared Use Facilities in the Sport And Recreation Community - Department of Sport and Recreation https://prod.dlgsc.wa.gov.au/docs/default-source/sport-and-recreation/guide-to-shared-use-facilities.pdf?sfvrsn=555c6e02_1 ;
- State Planning Policy 3.7 - Planning in Bushfire Prone Areas – Department of Planning Lands and Heritage <https://www.dplh.wa.gov.au/information-and-services/state-planning/bushfire-planning/state-planning-policy-3-7-and-guidelines> ;

- Gnangara Groundwater Area Allocation Plan – Department of Water
<https://www.water.wa.gov.au/planning-for-the-future/allocation-plans/swanavon-region/gnangara-groundwater-areas-allocation-plan> ; and
- SportAus – AusPlay results July 2019 – June 2020
<https://www.clearinghouseforsport.gov.au/research/ausplay/results>