

GRESFORD PARK LAND MANAGERS

Management Plan for Gresford Recreation Reserve and Showground.

2018 Review



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1.0 BASIS FOR MANAGEMENT

Gresford Recreation Reserve and Showground is not required to register a formal plan of management with the Minister, however, Gresford Park Land Managers recognise the benefits and importance of developing a comprehensive management strategy and business plan.

This Management Plan has been prepared to define the value, use, management practices and intent for the broad public purpose for which Gresford Recreation Reserve and Showground has been reserved along with short and long term goals and improvements identified through community consultation processes.

This Management Plan will be consistent with the public purpose for the reserve and the principles of Crown land management, as well as other guidelines, policies, and legal requirements which may apply to the reserve such as the provisions of environmental planning instruments (for example a local environmental plan) and development control plans (DCPs) made under the Environmental Planning and Assessment Act 1979 and threatened species or native vegetation controls.

1.1 Content

The Crowns Land Act, 2016 does not prescribe to the contents of Management Plans, however the Handbook suggests that *“Simple plans of management will tend to include the same content as more complex plans of management, but in varying levels of detail.*

The Handbook further suggests that content will generally include:

- the values of the reserve i.e. what does the community see as important or valuable about the reserve
- a map of the reserve - showing cadastral (boundaries) and other information
- location map
- description of the reserve and its current purpose and uses
- any legislative restrictions on the reserve such as local zoning requirements
- the presence of native vegetation, or important or threatened natural features or species
- whether the land is subject to specific controls on clearing relating to erosion protection
- any particular risk matters such as flooding, bushfire or hazardous terrain
- locational context, i.e. surrounding land uses
- acceptable uses
- strategies
- an action plan.

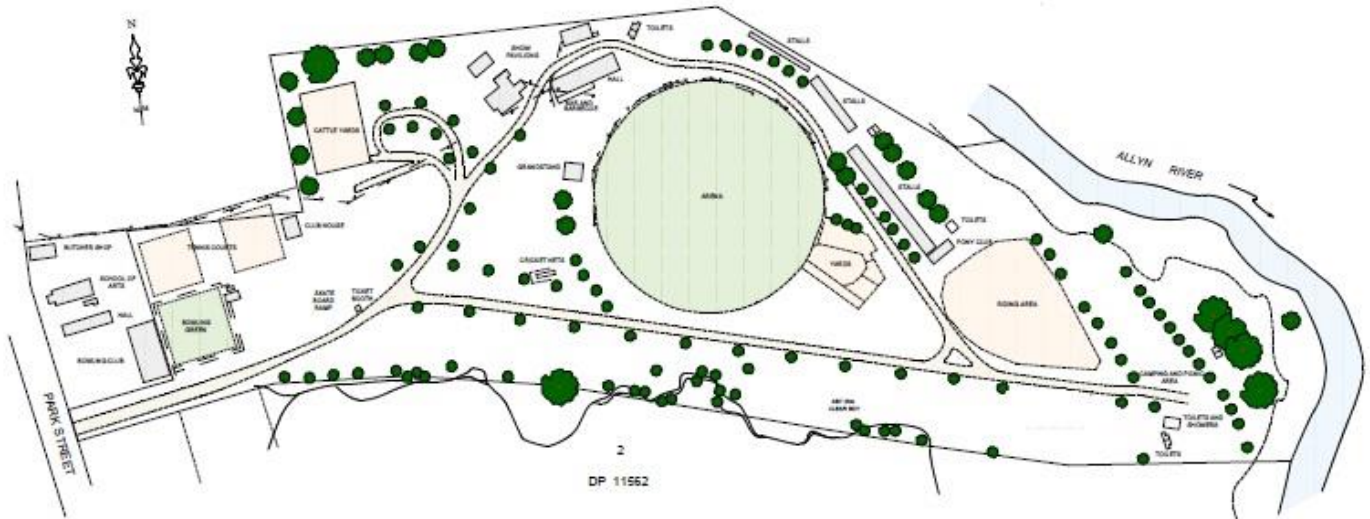
The Management Plan will be held by the Gresford Park Land Managers and Department of Crown Lands

1.11 VALUES OF GRESFORD RECREATION RESERVE & SHOWGROUND

Open and recreation space is an important component of the urban and tourist environment. This Management Plan is intended to provide a strategy to allow the Land Managers to develop a balanced response to current opportunities and address future constraints, by consultation with all Event Organisers and the General Public. The Gresford Recreation Reserve & Showground Management Plan aims to set a clear, philosophical direction for planning and resource management of Community facilities. It identifies clear objectives and

clarifies the Park Managers Policy for the General Public, Volunteers and Event Organisers. The plan provides a basis for designating priorities in Capital Works Programs and Financial Planning. The Management Plan is reviewed annually to assess implementation and performance. Policy and Planning issues are updated every five (5) years.

1.12 MAP OF THE RESERVE



1.13 LOCATION OF THE RESERVE



Gresford Recreation Reserve and Showground is located in the township of East Gresford which is a village in the Hunter Region of New South Wales, Australia in Dungog Shire Local Government Area. The village is located 192 kilometres north of Sydney and the nearest major centre are Singleton, some 42 kilometres southwest and Maitland, 44 km to the South.

1.14 DESCRIPTION OF THE RESERVE AND ITS CURRENT PURPOSE AND USES including any legislative restrictions on the reserve such as local zoning

I.A.W. the Local Government Act, 1993 “Guidelines for categorisation of Community Land”
The Gresford Showground is defined as **General Community Use**.

Address or Location:	Park Street East Gresford.				
Parish	Gresford	County	Durham		
Title Reference	Part Portion 2 and Lot 1 DP 11562, Lot 17 DP 39791				
Owners Name	Dept of Land and Water Conservation				
Zoning	Special Uses 6(a)	Area	11.1 ha.	Crown Land	No. R60116
Present Usage	Showground and Public recreation (active & passive)				
Assessment Number					
Agreement, License, Lease entered into.	Gresford Tennis Club Gresford Bowling Club Dungog Shire Council Paterson River Pony Club				
Category	General Community : Showground				

The Gresford Recreation Reserve and Showground was proclaimed on the 18th November 1927. Since that time, the incumbent Minister of Lands has appointed up to seven Trustees, from the local district to manage and maintain the facility. The Showground operates independently of the Local Council and remains self-sufficient. The Land Managers enjoy a good relationship with Council and welcome the advisory input of Council staff in the development of projects on the grounds however the facility remains financially independent of Dungog Shire Council. Funds to maintain the facility are generated from the collection of camping fees and by the hire of facilities to event organisers. Financial assistance from various sources of Community Grants is actively pursued. Major milestones associated with the Showground are noted in APPENDIX B of this document.

1.15 a) THE PRESENCE OF NATIVE VEGETATION, OR IMPORTANT OR THREATENED NATURAL FEATURES OR SPECIES
b) WHETHER THE LAND IS SUBJECT TO SPECIFIC CONTROLS ON CLEARING RELATING TO EROSION PROTECTION

The land known as Gresford Showground is not impacted by the Threatened Species Law. There is no evidence of “critical habitat”; it is not affected by a recovery plan; or a threat abatement plan. The land has no “Cultural Significance” or “Significant Natural Features”, nor is it subject to any specific controls relating to erosion protection

1.16 ANY PARTICULAR RISK MATTERS SUCH AS FLOODING, BUSHFIRE OR HAZARDOUS TERRAIN

FLOODING - The area occupied by the Reserve is bounded to the east by the Allyn River and transacted on its Southern by a perennial creek. A single instance of flood inundation was recorded as a result of an event that has been recorded as the “April 2015 Superstorm”. The low lying areas of the reserve beside these watercourses (including the lower parts of the camping grounds) were inundated during this event. No areas of the park were isolated and no buildings were inundated.

BUSHFIRE All adjacent properties are largely pasture and are devoid of any significant vegetation and therefore there is no significant bushfire risk perceived.

HAZARDOUS TERRAIN The majority of the reserve has been modified to accommodate public access and does not contain any hazardous areas. The riverbank area largely retains its natural form and presents a steep access point to the river. Primitive steps have been constructed to minimise difficulty in navigating the route to the river.

1.17 LOCATIONAL CONTEXT (SURROUNDING LAND USES)

NORTH – The area to the North of the reserve is undeveloped pasture land.

SOUTH – The area to the South of the reserve is also undeveloped pasture land

EAST – The eastern boundary of the reserve is dominated by the Allyn River but beyond that, there is undeveloped pasture lands.

WEST – The area to the west of the reserve is occupied by the village of East Gresford. The western boundary of the reserve is shared by several commercial enterprises including a Bowling Club, Butcher shop and Hotel as well as a Community Hall. The only residential development in proximity to the reserve is ribbon development opposite the commercial enterprises listed here.

1.18 ACCEPTABLE USES

The core objectives for Management of Community land categorised as General Community use are to promote, encourage and provide for the use of the land, and to provide facilities on the land, to meet the current and future needs of the Local Community and of the wider public:-

a) In relation to public recreation and physical , cultural , social and intellectual welfare or development of individual Members of the public , *and*

b) In relation to purposes for which a lease , licence or other estate may be granted in respect of the land (*other than the provision of public utilities and works associated with or ancillary to public utilities*).

1.19 STAKEHOLDERS OF THE RESERVE (current)

- **Department of Crown Lands** The final report following the 2014 review of Crown Lands Management listed a single community park (Gresford) as being supported by 12 submissions for the retention of community management. As a result of that community support, management of Gresford Recreation Reserve and Showground continues under a community based management. As of the 1st July 2018 the park managers transitioned from Gresford Park Trust to Gresford Park Land Managers and that date also saw the governance of the park transfer from the Crown Lands Act 1989 to the Crown Lands Act 2016.
- **Gresford Park Land Managers.** The current board consists of 5 Managers that were appointed by the minister in 2016. The Managers are assisted by volunteer workers to maintain both the camping area and the Showground area. The camping grounds provide a low cost recreational option for families and friends. The grounds are supported by a modern amenities block built in 2003 which includes hot shower facilities. The hot water system was upgraded from solar to gas in 2017 to cope with increased demand. A second shower facility was also installed in 2017 to cope with increased usage. Income from the camping enterprise is utilised to subsidise maintenance and improvement costs of the Showground area to minimise the financial impact on local community organisations wishing to use the grounds.
- **Gresford District Agricultural Society.** Gresford Agricultural, Horticultural & Produce Society was formed in 1925 as an avenue to showcase agricultural, horticultural and produce achievements in the Gresford District. Since its inception the scope of competition at the Annual Show have expanded to include many aspects of social living including cooking, needlework and arts and crafts. The name of the Society changed also and became the Gresford District Agricultural Society. The Society is supported by 50 committee members, 30 ladies Auxiliary members, 92 life members & 226 social members. Funds raised by the Society are regularly utilised to improve various facilities within the Reserve.
- **Gresford District Bushman's Carnival Association** Gresford District Bushman's Carnival was formed in 1946 and the first rodeo was held in October of that year. Early records indicate that GDBCA also assisted local fundraising by working in conjunction with other local organisations such as the Ambulance Appeal which held a sports day in 1947. The rodeo pledged to donate of 10% of the proceeds from each of their events to Park Management in 1950 and this was eventually adopted as a standard fee by Park Management to other organisations utilising the grounds. The rodeo resumed in 1995 after a 10 year break. The current committee of the rodeo consists of approximately 20 members and they have continued the tradition of donating the majority of their event profits to both local and regional charitable institutions.
- **Gresford Tennis Association** - Current membership is 60 with another 25 casual players. Activities include regular weekly competition tennis for high school students/ adults with up to 8 teams playing or 32 players at a time; weekly coaching sessions of juniors/ school students with up to 30 players, social tennis nights; volunteer coaches of tennis Active After School Communities (AASC) program at Gresford School over 2 Terms all students attended 60 ; court hire for members of club & the general public including campers of showground; BBQ & clubhouse available for hire for social gatherings; fundraising as needed with main activity the drinks stall at Easter Fair Billy cart Derby & on occasions at Rodeo, Country Music Festival etc.
- **Dungog Dressage Club** - Dungog Dressage Club was formed in 1995 by a group of riders and trainers to promote dressage in the area. Dressage is a competitive equestrian sport where horse and rider are expected to perform from memory a series of predetermined movements. Its fundamental purpose is to develop a horse's natural athletic ability and willingness to perform, thereby maximizing its potential as a riding horse. The rider will be relaxed and appear effort-free while the horse willingly performs the requested movement. Dungog Dressage Club has approximately 80 members and holds five dressage events a year at Gresford Showground. The competitions are composed of official tests and unofficial associate tests for training riders. Generally, around fifty horses compete at each competition and usually enter two or three tests on the day. Riders compete at levels from Preparatory to Advanced and aim to progress through the levels as the horse and rider achieve competence at each level. Our competition year culminates in a Championship Competition at the end of October each year at which riders compete to be awarded 'Champion Horse and Rider' at each of the levels.
- **Paterson River Pony Club** - Paterson River Pony Club was established in 1988 and caters for riders up 25 years of age. At present there are a total of 96 junior riding members, plus adult parent members. As with all Pony Clubs in NSW, the main objectives of Paterson River Pony Club are to :
 - * encourage young people to ride and learn to enjoy all kinds of sport connected with horses and riding
 - * provide instruction on riding and horsemanship and to instil in members proper animal care
 - * promote the highest ideals of sportsmanship, citizenship and loyalty, thereby cultivating strength of character and self discipline

Paterson River Pony Club is a not-for-profit youth organisation with all profits generated through club and event management invested in the development of horse riding and equestrian activities that will cultivate good values and discipline in the members. The Club provides quality instruction in many disciplines including camp drafting, sporting, dressage, show-jumping, hacking, mounted games and polocrosse to name a few.

Pony Clubs are the breeding grounds for champions of tomorrow, recognised as the grassroots level of horse riding development and Paterson River is testament to this.

- **Gresford Bowling Club (Greens Area Only)** Gresford Bowls, Sport and Recreation Club was first formed in 1953. The present clubhouse was officially opened in May 1968 and includes a greens area which was constructed on Reserve Land. The Club maintains the bowling green for members and promotes other sports, games and entertainment to the community. The club has approximately 250 members at present. The club is a public company limited by guarantee, the income earned is put back into the premises to improve and develop the club for the members and community. Gresford Bowls, Sport and Recreation Club offers a great family and social atmosphere for the community.
- **Mudrun Inc** The Mudrun was established in 2007 and caters for car and motorcycle enthusiasts from the ages of 16 through to people in their 70's with vehicle manufactured prior to 1969. We are trying to sustain the origins of hot-rodding which created NASCAR in the USA. At our most recent event we had 1432 people attend with 156 entrants.

Our main aims are to

- encourage young people to ride/drive responsibly and learn to appreciate all kinds of vehicles connected with motor sport
- provide instruction on riding/driving to instil in members proper car safety
- promote the highest ideals of sportsmanship, citizenship and loyalty, thereby cultivating strength of character and self-discipline
- sustain the sport of speedway.
- Provide a destination for people to bring families and enjoy an affordable weekend.

The Mudrun also provides a platform for young people to perform & provide entertainment in the evenings with acts from as young as 14 years old performing. Up to 4 bands are hired over the weekend to provide entertainment which are all usually Hunter Valley based.

The Mudrun is a not-for-profit organisation with all profits generated through club and event management has been and will continue to be invested in the development of the local community.

- **Valley Team Penning** Valley Team Penning came about after a group of riders found there was a need for a club closer to Newcastle and the Lower Hunter. Our first event was held at Gresford in December 2011 and was a massive success. This gave us a clear indication that we were on the right track. Since that time the club now has over 300 members aged from 5 all the way up to 75. We run over two days with team penning on Saturday and arena sorting on Sunday.

Our aim is to provide a safe family environment for all of our members and their family to enjoy their weekends away team penning and arena sorting. Throughout the year we aim to hold events across the region including, Merriwa, Scone, Singleton, Gresford and Dungog.

- **Eastern Zone Stockhorse Association** Eastern Branch of the Australian Stock Horse Society was the first branch formed in 1971. It currently has 341 members who compete in all types of equine disciplines. The Eastern Branch Australian Stock Horse Society held its first ever Performance Breeders Show in 1975 at Gresford Showground. It then went to other locations before returning to Gresford in 2014 and has continued holding the Annual Show at Gresford with the 43rd Show being held in 2018. Eastern Branch covers an area from the Lower Hunter, Central Coast and to the Hawkesbury River. It is a Not for Profit organisation that encourages youth by holding youth camps and training days. They also host training days for all members covering the activities that stock horses are involved in. Eastern Branch is also an active sponsor of the stock horse ring at agricultural shows which reside within the branch zone.
- **Community** is a popular destination for both the local community and also travellers and holiday makers. In addition to the current events listed above, historical local uses include horse racing, golf, football, cricket and a variety of community picnics. The grounds were also host to an army regiment during WW2 and has allocated land for community tennis courts and bowling greens to supplement the Clubhouse. With the onset of Work, Health and Safety considerations highlighting the impacts of equine activity on sporting surfaces and the risks created to human foot traffic, all non-equine "foot" sports were moved to a purpose built local Sporting Complex. Popular passive community uses include exercise pursuits such as walking, jogging and bicycle riding along with dog walking and swimming. The installation of free gas BBQ's in the camping area has encouraged day-trippers and picnic goers to enjoy the pleasant vista of the picnic tables overlooking the Allyn River.
- **Local Business** The reserve is supported by a range of local businesses who in turn are supported by the event organisers, camping patrons and community members. One third of submissions to the 2014 Crown Land review panel seeking retention of the Reserve as a community managed facility were from local business owners seeking to preserve the reciprocal benefits derived by the local community from the Reserve. Inclusion of their opinions in development of the grounds provides a more rounded assessment of the future development of the Reserve and serves to balance the input from event organisers.

1.20 RESERVE ASSETS

1.20 (a) COMMUNITY FACILITIES

FACILITY	DESCRIPTION
Tennis Courts	4 x Tennis Courts with all-weather surfaces, lighting, fully fenced plus Clubhouse. Facility usage administered by Gresford District Tennis Club
Function Centre	Consists of BBQ, Bar, Kiosk & Dining Room plus Kitchen facility. Complex administered by Gresford Park Land Managers. Complex and/or individual components available for community or event hire.
Arenas	2 arenas are provided for event usage. The main arena is situated on a levelled area of the Reserve and is predominantly utilised by equine events on average twice monthly. The arena is used for major events and large club days. The second arena is a smaller enclosed area catering for smaller club days and as a warm up area for other events. Both arenas are fully enclosed and gated allowing for segregation of livestock and general public.
Horse & Cattle Stalls	3 Individual structures are provided for competitor usage during major events and minor club days. Structure are supported by ancillary facilities such as powered camping sites and livestock wash down facilities.
Stock Yards	2 sets of stock yards are provided on the grounds. The “top” yards are a community facility provided for casual overnight stock holding by community members and as a stock coordination point for stock contractors servicing the district. Contractor usage of the Top yards is administered by Gresford Park Land Managers. The second set of yards is incorporated into the main arena for usage by event organisers to hold cattle used during various events held in the arena area.
Ring Office	A small ring office is provided for usage of clubs to coordinate competitor entries and enquires.
Broadcast Box	An elevated office is provided with provision for a PA system to enable unobstructed viewing of the arena and surrounds.
Grandstand	A grandstand is provided overlooking the main arena for protected viewing of events.
Skateboard Park	Construction of the Skateboard Park was funded by Gresford Community Group. Facility and is under lease agreement with Dungog Shire Council.

1.20 (b) AMENITIES

FACILITY	DESCRIPTION
Top Toilet Block	Brick construction consisting of 6 female pans, 2 male pans plus 1 stainless steel urinal. Female pans upgraded to dual flush capacity. Services event patrons and private hirers of Function Centre.
Middle Amenities	Cement rendered construction consisting of 4 female pans 2 male pans and 1 stainless steel urinal. Supplemented by 4 hot showers in 2017. Services competitors at major events, club days and also serves as facility for overflow of campers in peak times.
Camp Area Amenities	Cement rendered construction consisting of dedicated toilet facility with 3 female pans, 1 male pan and 1 stainless steel urinal and a dedicated shower facility consisting of 3 female shower cubicles and 1 pan plus 3 male shower cubicles and 1 additional male pan. Showers were upgraded from solar hot water to gas insta-heat system in 2016 to cope with increased usage. System operates with a coin activated mechanism. Services camping area and patrons of major and minor events as needed.

1.20 (c) EVENT SUPPORT FACILITIES & STORAGE

FACILITY	DESCRIPTION
Pavillions	4 purpose built Pavillions have been constructed on the Reserve to enable display of craft and produce during the Annual Show. Buildings are fully compliant with public access safety aids such as exit signs and extinguishers. Fire safety system is inspected biannually.
Storage Sheds	3 storage sheds have been constructed on the grounds. The largest of the 3 is a shared unit that is used to store plant & machinery utilised in the care of the Reserve and shared accessories used by major events and clubs such as temporary fence panels, dressage arena's and signage. A second smaller storage unit is adjacent to the main storage unit and houses the overflow of shared accessories. The third storage unit is a private storage facility utilised by Pony Club.
Pony Club Kiosk	This kiosk is administered & utilised by PRPC to cater for their members on club days. Kiosk services are also provided by Paterson River Pony Club members by prior arrangement to cater for other club events on the Reserve.
Office	A small office facility is administered by Gresford Show Society and is utilised by major events that require an onsite administration facility to coordinate public enquires and event management matters.

1.20 (d) CAMPING & PICNIC AREA

FACILITY	DESCRIPTION
Powered Camp sites	8 dual head Power heads (16 outlets) are installed in the main camping area, Each power head is fitted with earth leakage safety cut out features. Access to water is provided at each site. An additional 3 Power heads with dual access (6 outlets) are installed adjacent to Middle Toilet Block for overflow camping in peak times and also to service event competitors
BBQ's	5 Stainless Steel gas BBQ's are provided free of charge for campers and casual general public usage.

1.20 (e) CORPORATE FACILITIES

FACILITY	DESCRIPTION
Bowling Greens	Gresford Bowling Club leases a section of Reserve Land adjacent to their Club facility for the provision of Bowling Green's for their patrons and a small storage shed.

2.0 MANAGEMENT STRATEGIES

By Dedication of the Minister and Gazetted Notice, the Gresford Park Land Managers have delegated care, control and management of the Gresford Recreation Reserve & Showground as provided under the Crown Lands Act, 2016. Implementation of the Management Plan is the responsibility of the Park Managers.

The Park Managers, in accordance with the Australian Accounting Standard 27, provides audited Statements to the Department of Crown Lands, each year for all services and facilities.

2.1 DESIRED OUTCOMES AND OBJECTIVES

Based on the Legislative requirements, community expectations and values and assets of the Reserve, the following primary management objectives have been identified:-

- *To manage the Complex for active and passive recreation and use.*
- *To provide and maintain the complex to the highest order , in consideration of visual amenity , the environment and recreational purposes within pre-determined budgets*
- *To improve and upgrade the existing complex and surrounds.*

These objectives have been developed from the values and management issues to instigate policy development and formulation of the Action plan.

Stakeholders have identified the following management strategies as being significant:-

- *Generating additional funding by grant application*
- *Generate additional Community support of the complex*
- *Continuing support from DPI - Catchments & Lands as the controlling body*
- *Continuing support from Dungog Shire Council*
- *Individual stakeholders and users to promote Membership to fund additional facilities*
- *Prepare a plan of short term and long term improvements*

2.2 FINANCIAL MANAGEMENT

The Gresford Park Land Managers comprises of individuals dedicated to maintaining the facility and grounds at minimal cost. The long term strategy is for the Reserve to be financially self-sufficient in the maintenance and operation of the Showground by way of the following strategies.

- Imposition of annual usage fees to event organisers.
- Imposition of annual rental fees for leased or licenced assets.
- Supplementation of funding for improvements via grant applications.
- Operation and management of a primitive camping area.
- Project partnerships with stakeholders to undertake improvements.

2.3 ENVIRONMENTAL MANAGEMENT

Given the general acceptance of this Community facility, Environmental issues are not exhaustive. The Park Managers will comply with Dungog Shire Council determinations regarding environmental and health issues and adhere to environmental declarations and guidelines issued by other relevant authorities. These may include on/off-site sewage management, storm water management, erosion and sediment control, waste recycling and collection, pest and weed control. Loss of vegetation as a result of natural attrition or mechanical removal associated with public safety concerns will be balanced by offset plantings on the reserve.

2.4 PUBLIC SAFETY AND PROTECTION MANAGEMENT

- All event organisers of any kind that utilise any part of the Reserve and its facilities are required to hold Public Liability Insurance in the amount of \$20,000,000 (twenty million dollars) to cover all their activities.
- All events organisers are also required to indemnify the Park Managers, Crown Lands and the Minister prior to the issue of a Licence for usage.
- Event organisers must provide a Risk Matrix identifying all possible safety issues to the Park Managers prior to their event.
- Where possible, consistency of tradesmen will be maintained to foster an advanced knowledge of all aspects of the Park in order to maximise efficiency and minimise duplication of repeated repairs on ageing assets.

2.5 REVIEW OF MANAGEMENT PLAN

A full review of this Management Plan is to take place at five (5) yearly intervals. The stakeholders should be consulted and asked to consider if the role of the facility is being met, with regards to providing community benefit. Stakeholders should also be requested to review the action plan and nominate improvements and additions to enhance community benefits in the future.

The Park Managers must identify and be responsible to the changing needs of the community, and stakeholders. This Management Plan must have flexibility to incorporate and take advantage of future requirements and changing needs as they arise. The plan must provide both long term and short term policy and be capable to respond to social changes.

3.0 ACTION PLAN

The policies established in this action plan set a clear, philosophical direction for planning and resource management. It identifies clear objectives and clarifies Crown Lands and Park Management Policies for both the General Public and the Park Managers. The plan provides a basis for designating priorities in Capital Works Programs and Financial Planning. This Action Plan will be reviewed annually to assess implementation and performance. Policy and Planning issues are to be updated every five (5) years.

FINANCIAL SUSTAINABILITY		
Issue	Objective	Action & Performance Indicators
Capital Improvements	Generate additional funding through grant applications	Encourage Event Organisers to partner with the Land Mangers in project development including support for Grant Funding for asset additions, facility improvement and to foster increased usage.
	Generate internal funds by maintaining User Pay system.	Develop fees and charges to generate funds to sustain facility maintenance with an am to reduce cross subsidisation from other ground income sources.
	Expend Contributions on the Reserve in line with Community expectations	Park Managers to develop a prioritised improvements program in consultation with event organisers, local business and community members.
Operational Funding	Facilities & Assets to be financially self-sustaining i.e. (internal roads, buildings etc.)	Fees and Charges for all avenues of income are to be developed, implemented and reviewed annually to ensure full coverage of annual operational costs. Ongoing maintenance costs and cleaning costs to be self -funded from relevant facility or asset income stream.
	Park Managers to recoup all Utilities and Services costs from events at cost.	Park Mangers to read utility meters prior to each event to enable full cost recovery & create a cost neutral outcome from analysis of utility costs compared with income from usage.
	Trust to submit GST returns as required	Trust to ensure returns are forwarded as required.

2017 IMPROVEMENTS & PROJECT LIST		
PROJECT	DESCRIPTION	COST EST.
ARENA SEATING	Approx 370 UV Stabilised seats have been donated by George Souris from Energy Australia stadium upgrade for installation at the grounds. Seating to be installed on battered area above and to the North of arena.	\$10K-\$15K
BOTTOM RING OFFICE EXPANSION/ RENOVATION	Bottom Office is being used as an administrative facility by event organisers whose activities do not encompass the full showground complex and the current size of the facility is inadequate to cope with this type of usage. Short Term -Install awning over Western window to provide sun protection Long Term -Enlarge bottom ring office and modify to create a structure suitable for use as an independent administration office for casual users who's activities/competitions are centred in that area.	\$10K-\$15K
CHILDRENS PAVILLION	Very old section is open to weather, has substandard floors and access. Replace dilapidated children's pavilion	\$50K-\$100K
COMMON AREA IN CAMP GROUNDS	Many Camping Clubs wish to hold meetings or have meals together and the public often wish to have casual get together's on special occasions and the provision of an undercover area would increase the attractiveness of the camp area. A camp-kitchen would also provide an option for children of camping families to enjoy some activities during wet weather.	\$25K-\$35K

DELINEATED LICENSED AREA	A small number of events host a commercial bar and would benefit from development of a system to provide a delineated zone or area to enable compliance with Liquor Licencing laws.	Undefined
DINING ROOM ACOUSTICS	Dining Room construction has created an acoustic echo chamber effect which impairs hearing of any patrons in the rooms. Fixing the acoustics would make it a better rental facility.	\$5-\$10K
ELECTRONIC NETWORK CONNECTIONS	Disabled Patrons are sometimes restricted to flat areas and cannot attend functions because they cannot see the events. Parents also often have difficulty if 2 or more children are competing in different events at the same time (Campdraft & Rodeo for example). Installation of connections and support infrastructure to enable use of electronic media such as Monitors and TV's in public areas to allow live streaming of events to locations outside the arenas	\$1K-\$2K
EXPANDED CAMPING IN THE WESTERN AREA OF THE GROUNDS	Provision of camp sites closer to the Entrance of the Park would enable elderly campers to walk to local venues PLUS the provision of camping facilities close to the Function Centre and Great Hall would allow segregation of "merry campers" from those who prefer a quiet camping experience.	\$15-\$20K
FENCING ADDITIONS	Competitors seeking convenient parking traditionally ignore signage & tapes erected to delineate public or restricted areas compromising OH&S precautions employed by event organisers. Fencing would also control access to proposed Southern parking area, competitors would only be able to leave the main road at an access point in fencing.	\$10-\$15K
GREAT HALL & PAVILLION COMPLEX	Several of the existing pavilions are showing their age and will be in need of major improvements to maintain their structural integrity and public safety status. Construction of a large multi purpose facility could include a "great hall" to be utilised as a pavilion area or function centre incorporating new toilet facilities, modernised dining/kitchen & BBQ & Bar facilities plus possibility of additional viewing area.	\$200-\$500K
IMPROVE DRAINAGE	Assess drainage issues and create & implement improved drainage where necessary. New areas of concern include all weather access to ancillary parking area North of grounds across dish drain above access road to yards area.	\$20K-\$30K
LAUNDRY FACILITY	Camping stays are restricted by ability to wash clothing when onsite. Coin operated Laundry facility for Camp Area could enhance campers stays.	\$15-\$20K
PONY CLUB FENCING	Pony Club is concerned about children safety when accessing toilets plus protecting the eating area from livestock & vehicle dust. Proposal is made to fence area around middle toilets & behind stables to restrict horse & vehicle movements in that area.	\$10K-\$15K
NEW CAMPING ACCESS ROAD ADDITIONS SOUTHERN CAMPING EXTENSION INSTALLATION	STAGE 1 Campers & Competitors are reluctant to set up camp away from main road in case of heavy rain which results in single vehicle "ribbon parking" along the sides of the roads only. A series of Access roads from the current main access road to the Southern boundary would encourage block parking between the access roads and better utilise available space. STAGE 2 Campers & Competitors are overcrowding areas near current power outlets and piggybacking power boards causing potential heat damage & overload trips to current outlets. Installation of multiple power heads on the Southern side of bottom access road.	\$200K -\$350k
PUBLIC AREA UPGRADE	The Function Centre area is a high use public recreational area during events or private functions. Landscaping of the area including permanent exclusion of both stock and campers from the immediate area in front of the Function Centre would assist in maintaining a pristine facade.	Undefined
RIDING ARENA COMPLEX	Development of an undercover riding arena with the key element being to provide Pony Club and Team Penning riders with a permanent facility to compete and practising at Gresford. Facility would provide additional opportunities for equine competition.	\$250K-\$500K

RIVERBANK STABILISATION	Landcare have proposed to undertake a revegetation and weed control program at no cost to the Trust or users. Stage One has been completed.	\$5K-\$10K
ROADWAY LIGHTING	Patrons staying overnight often walk to dinner or entertainment options at the Club or Pub and better illumination would improve safety in that high traffic area. Installation of lighting along main access road from the Entrance to the Y-intersection would increase pedestrian safety	\$15K-\$20K
SECURE STORAGE FACILITY	Many casual users transport equipment specific to their event needs including fencing, markers and dividers. There is currently no designated area for storage of that equipment. Options include small scale “rent –a-unit” comprising 2 or 3 units whereby each unit is available to be rented by a casual user or a local needing temporary storage.	\$50K-\$100K
SHADED SEATING AROUND THE CAMPDRAFT AREA	Current grandstand near Campdraft Camp area has no shade provision.	\$25K-\$50K
SHOWER FACILITIES	Campers and Event patrons staying overnight on the western end of the grounds could have access to toilets in the Great Hall Complex however additional showers in that area would increase the diversity of that area.	\$50K-\$75K
SOLAR POWER	Solar power saving options should be considered for any new installation. Existing installations do not provide a good aspect OR structural integrity to support solar installation.	\$10K-\$20K
TRACTOR ACCESSORIES	Event Organisers have suggested the purchase of a bucket to complement the existing maintenance equipment.	\$5K-\$10K
WALKING/EXERCISE TRACK	The showground is frequented by locals and their children to practise bike riding or undertake various levels of exercise. A walkway incorporating simple exercise stations such as steps and slopes and rest stops incorporating seats and small gardens in unobtrusive locations would be welcomed – the rest stops would also provide an avenue for memorial plaques to be installed to recognise individuals that have made significant contributions to user groups or the Park.	\$30K-\$50K
WATER STORAGE & REUSE	Combined roof area of current pavilions, horse stalls and grandstand provides a substantial water capture opportunity to store water and reuse for toilet flushing, stock watering and general water requirements across the entire grounds.	Undefined

3.2 Monitoring and Evaluation Program

The Land Managers have delegated care, control and management of the Gresford Recreation Reserve and Showground as provided under the Crown Land Act, 2016. Implementation of the Management Plan is the responsibility of the Land Managers.

The Land Managers will fulfil an audit role by Annual assessment of the Action Plan. Each year the Land Managers will review the Action Plan and develop goals and priorities for the ensuing year.

The Land Managers, in accordance with the Australian Accounting Standard 27, must provide audited Statements to the Department of Crown Lands each year for all financial income and expenditure. Land Manager must also report any individual project expenditure in excess of \$5,000.

APPENDIX A

AMENITIES & FACILITIES (COMPLETED PROJECTS)		
Objective	Comment	Completed
CRICKET PITCH	Cricket Club is interested in utilising the arena during the year for cricket matches. <i>NOTE: Not to be actioned due to safety concerns of arena surface due to substandard conditions for human foot traffic.</i>	Abandoned (see note)
CUTTING HORSE ARENA	Cutting Horse association has expressed an interest in utilising the grounds more frequently however the need to set up the complex yard and arena area needed plus the need to transport sand for the competition precludes frequent usage for practise or competition. <i>NOTE: Cutting Horse Association did not follow up with Park Management.</i>	Abandoned (see note)
LIBRARY/HISTORICAL DISPLAY	Investigate options of installing a community library along with historical display in one of the buildings. <i>NOTE: This suggestion has never rated well in any subsequent survey and the need has been fulfilled by the creation of a Local Museum by the Historical Society</i>	Abandoned (see note)
FOOD PREPARATION	Improve facilities in Function Centre to complying with BCA, Health Standards and OH&S standards	2003
HOT SHOWERS & PLUMBED TOILET	Provide access to hot shower facilities and upgrade primitive toilet facilities for campers and construct new toilet block only as per PRPC preference behind stables.	2003
POWERED CAMP SITES	Provide powered camp sites to encourage greater patronage by caravan owners. Install Powered Camping Sites	2003
FIRE SAFETY	Fire Fighting appliances for buildings.	2003
SOUTHERN POWER	Installation of 11kv power easement to southern areas of the ground, transformer and CT metering to expand power options.	2006
ARENA LIGHTING	Install and commission Arena Lighting Array to provide access to suitable lighting to conduct night competitions.	2006
REPLACE WOOD BBQ'S	Install electric BBQ's to replace wood burning appliances in the camping area to enable all weather usage.	2010
ENTRANCE UPGRADE	Ground Entrance is not highly visible to visitors or inviting or descriptive of facilities beyond. Refurbishment and construction of a more formal and substantial entrance to the grounds at Park St entrance,	2013
PERMANENT SIGNAGE POSTS FOR TEMPORARY USAGE	Permanently installed Signage Posts to allow users to erect temporary signage as applicable to their event. (No Horses Past this Point ~ Public Area etc would minimise necessity to source & hammer star pickets around grounds. Safety issue with underground water & electrical installations.)	2013
TENNIS COURTS	All Weather Surfaces on all courts is deteriorating and is need of refurbishment to ensure the safety of the players. Fencing around courts is also in need of renewal. Work on court surfaces will need to be done by professional tradesmen to maintain adequate competition quality. Fencing can be done by volunteers.	2013
GROUND MAINTENANCE MACHINERY	Investigate and assess capacity of current mechanical devices (Tractor, Slasher, Ripper) to cope with the needs of ground maintenance and event preparation. Current Tractor is inadequate to service the growing needs of the Grounds and Users due in part to its age and in part to its size..	2013
STOCK CONTROL FENCING AND GATES	Users feel the area is too open to contain an animal that escapes from the area around the yards/ stables and the only stock control device at the main gateway is a cattle grid. <i>NOTE: Second exclusion fence to be installed at the bottom yards.</i>	2014
TOP TOILET UPGRADE	Top toilets have been cosmetically improved over the years however the age of the structure is apparent and major upgrade works are needed including replacement of concrete urinals with stainless steel to improve hygiene & enable successful cleaning, replacement of leaking & deteriorating roofing structure, replacement of misaligned cubicle doors & expansion of transpiration area.	2014

APPENDIX A – CONTINUED (COMPLETED PROJECTS)		
NOTICE BOARD <i>Amendment :Consider 2nd Notice Board for Entrance</i>	Many campers are regular visitors who are avid campers and would return to grounds to patronise local events such as the markets, club & pub functions as well as ground functions if they were aware that they were on. Notice board to be supplemented by provision of tourism pamphlets to caretaker for distribution to campers.	2016
REFUSE POINTS	Arrangements to be made for provision of additional Garbage Bins to be shared between the major ground users during their events however there is also a need for bins to be provided for casual users hosting one day events. NOTE: All users have access to additional bins.	2016
INCREASE HOT WATER CAPACITY	Additional hot water storage to service Camping area amenities is needed because current hot water supply is not adequate during Peak usage times & large events.	2016
ADDITIONAL SHOWER FACILITY -	Installation of additional shower facility on the outside of “Middle” Toilets This area is utilised as an overflow camping area during peak times & is well utilised during major events, however patrons wishing to utilise shower facilities must use the bottom amenities block.	2017
TOPDRESS ARENA’s	Exposed Rock is part of a rock shelf that cannot be removed by mechanical means. Exposed rock is an OH&S Risk with competitors. NOTE: 30-40cm of Exposed rock was removed from small arena by hydraulic hammer in 2017. Main arena was graded and top soiled in 2015	2017

APPENDIX B – Milestones of Gresford Recreation Reserve & Showground

1966	A pan toilet facility was erected adjacent to the river bank camping area for patrons;
1971	The concrete cricket pitch was replaced with turf. The camping area was supplied with primitive change rooms for swimmers;
1973	Loans were negotiated, to construct additional facilities. Such was the public support, that with in - kind contributions, work commenced in 1975 to erect the Grandstand and the amenities complex.(This comprises of a Bar area, a BBQ facility and a Dining Room with cooking facilities)
1978	The entry road to the Showground was tar sealed.;
1983	A grant of \$15,000 was allocated to replace all the water mains in the Showground;
1985	The Trust agreed to level the lower side of the main ring area for ground users at a cost of \$15,000.
1987	<ul style="list-style-type: none"> • The Trust allocated a further \$2,000 to complete the replacement of the water mains. • A further \$4,000 was allocated as a contribution to replacing the Ring fence.
1988	A new practise wicket is constructed with the Trust and the Cricket Association sharing the cost.;
1989	The water mains are extended to the camping picnic area. ;
1990	Work commenced on a new pavilion on the Showground. It was a joint project with the Agricultural Society. ;
1992	The Paterson River Pony Club Facility was completed. ;
1993	Picnic tables and BBQ's are installed and power is relocated to assist patrons for Show purposes. ;
1994	The entire Show ring is re - grassed and top dressed. This was a joint venture of all the ground users. ;
1995	All the ground users contribute to purchase a slasher to use with the tractor that was donated to the Park Users. ;
1996	The Show Society contributed \$12,000 to renovate the horse and cattle stalls. ;
1997	The Gresford Rodeo Committee invites the Ground Users to operate the Canteen during the Rodeo Carnival to generate funds to purchase a travelling Irrigator.
2000	The Show Society contributes \$1,500 of the \$5,600 required to carry out roadwork's around the Showground and Tennis Club.
2001	<ul style="list-style-type: none"> • Stewart Everett Mitsubishi of Gresford donated a Tractor to the Trust, to maintain the grounds. • The Gresford Rodeo Committee invites the Ground Users to operate the Canteen during the Rodeo Carnival to generate funds to renovate the BBQ complex to comply with current health regulations.
2002	<ul style="list-style-type: none"> • The Gresford Rodeo Committee invites the Ground Users to operate the Canteen during the Rodeo Carnival to generate funds to install fire fighting equipment and appliances throughout the Reserve and facilities. • Minister for Regional Services, Territories and Local Government announces a grant of \$242,142:00 under the Federal Government's Regional Solutions Program to construct 2 new amenities block and create a power easement to service the bottom half of the ground.

2005	The Gresford Show Society is makes application to operate kiosk at Annual Gresford Rodeo to raise funds to upgrade the Top Toilets to dual flush and to renovate the Kiosk to comply with health regulations.
2006	<ul style="list-style-type: none"> • Gresford Tennis Club makes application to operate kiosk at Annual Gresford Rodeo to raise funds to upgrade the power supply to the Tennis Courts. • \$15,000 Grant & \$10,000 loan obtained under PRMF to install Arena lighting. Gresford Rodeo Committee agrees to an annual contribution equal to the loan repayments.
2007	<ul style="list-style-type: none"> • \$42,000 Community & User group contributions received towards levelling Arena plus in-kind contributions in excess of \$100,000. • Skate Park installed and funded by Gresford Community Group. • Gresford Rodeo obtains \$3,000 from Volunteer Small Equipment Grant to purchase a ride on mower. Show Society & Rodeo Committee contribute additional funds to complete the purchase.
2008	<ul style="list-style-type: none"> • \$27,500 grant obtained from DoTaRs towards installation of Arena lighting. • Gresford Show contributes \$13,000 to finalise the Arena lighting installation • Gresford Show agrees to contribute a biannual contribution in conjunction with the Gresford Rodeo Committee towards to Arena Lighting loan.
2010	<ul style="list-style-type: none"> • \$27,500 grant obtained from Community Builders partnerships to install 5 Stainless Steel gas BBQ's in camping area. • \$8,088 grant & \$10,000 loan obtained under PRMF. Gresford Show contributes an additional \$18,000 and agrees to an annual contribution equal to the loan repayments to relocate overhead power supplies to subsurface supply and upgrade supply to Catering Complex & pavilions.
2011	<ul style="list-style-type: none"> • Gresford Show demolishes unstable saleyard pens and retains the Transfer yards only. • Gresford Show undertakes to extend the Transfer Yards. Trusts donate \$2,000 towards the project.
2012	<ul style="list-style-type: none"> • Gresford Landcare undertakes a revegetation project on the riverbank adjacent to the Camping area. • Trust & Show Society operate an overflow camping facility to cater for the patrons attending the Mumford & Sons concert at Dungog. Proceeds of \$4,500 allocated to installation of stainless steel urinal in top toilets. • \$17,400 spent to improve drainage and extend the Camping area due to increased demand. • Gresford Park Trust announced as Community Trust of the Year at the Regional Achievements & Community Awards and receives \$5,000 prizemoney from the Commonwealth Bank. Prizemoney allocated to upgrading the entrance to the Park.
2013	Trust receives \$5,300 grant & \$8,000 loan to upgrade the entrance and install signage throughout the Park.
2015	Trust & PRPC partner to obtain grant funding to purchase a mobile grandstand and install new shower block to service middle toilet area.
2018	Crown Lands 1989 revoked and replaced by Crown Lands Act 2016. Gresford Park Trust rebadged as Gresford Park Land Managers.