

Chaffey Park Manilla Masterplan

APRIL 2020



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Acknowledgements

- Tamworth Regional Council acknowledges the Gamilaroi/ Kamilaroi people, who are the Traditional Custodians of this land. Council would like to pay respect to Elders past and present, and extend that respect to other Aboriginal and Torres Strait Islander peoples living in and visiting our region.
- Community consultation played a key role in formulating this masterplan. Council wishes to thank the key sport user groups in Manilla as well as the broader community for actively engaging in this project. This engagement has ensured the project caters for the current and future needs of the precinct.

Revisions

Revision	Status	Date	By
A	Masterplan, Draft	June 2019	SE
B	Masterplan, Draft	October 2019	SE
C	Masterplan, Draft	March, 2020	SE
D	Masterplan, Draft	March, 2020	SE, SL
F	Masterplan, Final	April, 2020	SE, SL

- Project Number // **PROJ2019-0133**



Rugby league field



Cricket pitch and oval

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Project objectives

The Chaffey Park Manilla masterplan establishes the park as the central sporting precinct in Manilla. This masterplan brings together a wide variety of elements to ensure the precinct caters for current and future sport demands.

The masterplan acknowledges Chaffey Park is utilised to facilitate a broad range of activities from structured to unstructured sport and recreational pursuits that span from both passive to active. Addressing this broad spectrum will lead to the masterplan's success.

This masterplan provides options for the precinct to be implemented in stages allowing for specific elements to be prioritised as funding becomes available or if community needs or demands change.

Turf sports

The precinct has the capacity to cater for an array of different ball codes and athletics events with various multiuse fields and supporting infrastructure. The fields are lit with sports field lighting at a lux level suitable for training. With appropriate irrigation systems the fields are irrigated with ground water. The site also includes tanks to store water. The eastern field will be fenced to allow the option of gate takings.

Court sports

Four multipurpose hard court facilities service the precinct. The courts have the capacity to cater for court sports such as basketball and netball. The courts are lit with sport lighting to the appropriate training lux level.

Improved amenities and change rooms

A large multipurpose amenities building is central in the precinct to service all users. This facility incorporates a canteen, storage, a meeting room, toilets and change rooms.

Riverbank improvements

Improvements of the river bank area includes flora management and picnic facilities such as BBQs and seating. Bollards border the precinct to differentiate between recreation areas and to minimise vandalism on the playing fields.

Road improvements

Sealed roads create improved access, safety and eliminate erosion and dust.

Upgrade playground

A large, shaded playground will offer physical challenges for diverse age groups and abilities.

Parking

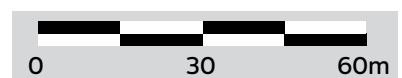
Sealed car parks are located to the north and south of the precinct and include accessible bays. The north carpark formalises the existing car parking area and the new car park to the south is centrally located.

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Legend

- 1 Cricket
- 2 Riverbank improvements
- 3 Athletics
- 4 Playground
- 5 Cricket nets
- 6a Playing field no.3
- 6b Playing field no.4
- 7a Car park A*
- 7b Car park B*
- 8a Sport field lighting A
- 8b Sport field lighting B
- 8c Sport field lighting C
- 9 Playing field no.2
- 10 Netball/Basketball
- 11 Road upgrade
- 12 Amenities/Canteen
- 13 Water tanks
- 14 Fence
- 15 Playing field no.1

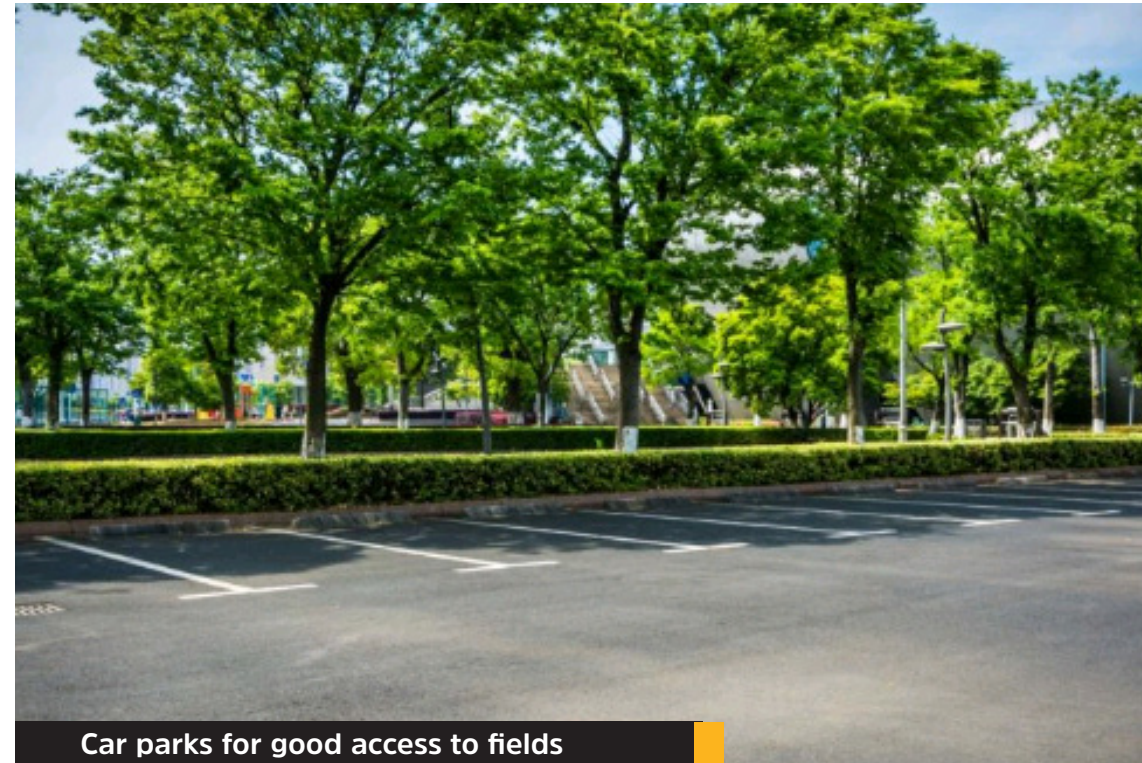
* spaces for illustration only



Prioritisation Schedule

Action	Project ID	Timeframe			
		Ongoing	Short (0 – 2 years)	Medium (3 – 4 years)	Long (5+ years)
Playing field no. 5	1			✓	
Riverbank improvements	2	✓			
Athletics	3			✓	
Playground	4		✓		
Cricket nets	5			✓	
Playing field no. 3	6A	✓			
Playing field no. 4	6B	✓			
Car park A	7A			✓	
Car park B	7B		✓		
Sport field lighting A	8A	✓			
Sport field lighting B	8B			✓	
Sport field lighting C	8C		✓		
Playfield no. 2	9		✓		
Netball/Basketball	10			✓	
Road upgrade	11			✓	
Amenities / Canteen	12		✓		
Water tanks	13		✓		
Fence	14		✓		
Playing field no. 1	15		✓		

Concept images



Concept images

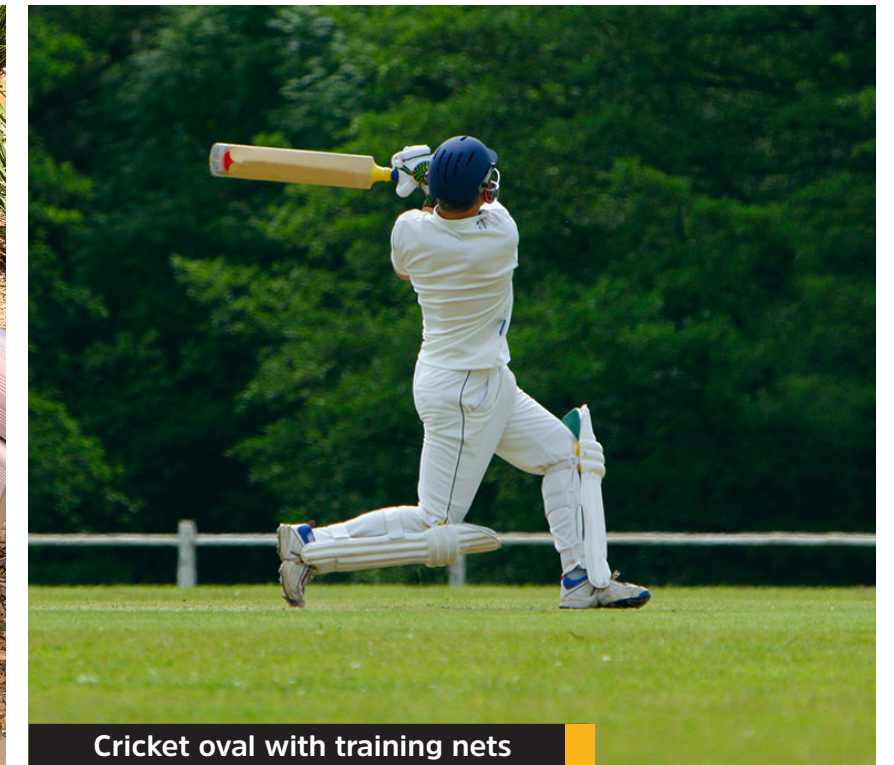




Netball/basketball courts



All weather alluminium seating



Cricket oval with training nets



Playground facilities



Touch football fields



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