





Adequate, well located cultural facilities contribute to the liveability of cities, producing vibrancy and vitality and ensuring skilled and innovative individuals want to live there. Culture and entertainment precincts help bring together the wider community for performances and events. Retention and support of lower cost creative industry areas are also critical to ensuring arts are an integral part of the life and economy of every Sydney community.

Metropolitan Plan for Sydney 2036
NSW Planning and Infrastructure 2010, p199

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1 Purpose & Process

The Cultural Facilities Report is a brief directions paper to guide future decisions and resource allocations for cultural infrastructure in the City of Canada Bay. The geographical scope of this report is the City of Canada Bay Local Government Area, part of the Metropolitan Sydney Inner West Subregion, which is made up of Canada Bay, Leichhardt, Burwood, Strathfield and Ashfield Local Government Areas.

The report was developed from:

- Research from the development and implementation of the City of Canada Bay Culture Plan, Rhodes Place Plan, and cultural development operations
- Audit of the cultural facilities of the City of Canada Bay and Inner West region
- Relevant City of Canada Bay, NSW State Government and Australian Government arts and culture policy documents, industry research papers and strategic planning documents.
- Benchmarking and case studies of arts and cultural facilities
- Potential identified for new, adaptive and multipurpose use in properties owned by the City of Canada Bay.
- Recommendations for the future direction of cultural infrastructure development over the next 10 years.



2 Defining Cultural Infrastructure

The venues, sites and mechanisms that enable cultural activity to take place ... such as art galleries, performance spaces, libraries, community centres that have specified cultural programs embedded within their business, outdoor event venues and studios. Infrastructure also includes cultural staffing and servicing capability both within and external to Council.

City of Canada Bay – Cultural Plan 2008-2013

Cultural infrastructure can be:

Primary: A purpose built cultural venue/facility that has as its core business, ongoing professional standard cultural programs and services. Such facilities support the development of professional arts practices and enable local communities to access high quality arts activities such as art galleries and studios, theatres and rehearsal facilities, workshops spaces and digital arts hubs e.g. Red Box in Leichhardt, The Gunnery in Olympic Park.

Secondary: Facility or venue that currently has the capacity to support temporary cultural programs but not the industry standard facilities capacity to host professional arts and cultural programs. Such facilities support community theatre groups, amateur music shows, children's art workshops, local artist's exhibitions e.g. Ashfield Council Artist in Residence program at Thilmere House.

Tertiary: Facility or service that is of general community use with the capacity to host low support cultural programs education facilities, community halls and recreational facilities e.g. art classes at Drummoyne Community Centre.

Open space: Public space that has the capacity to support cultural programs and public art and place making activities e.g. Homebush Park Amphitheatre.



3 Policy & Planning Context

This report reviewed the planning and policy documents produced for the City of Canada Bay over the last five years including:

FuturesPlan20

Community Facilities Resourcing Strategy, 2012 (CRED)

Rhodes West DCP and Master Plan, 2009

Five Dock Leisure Centre Development Master Plan and Feasibility Study

Riverside: A Scoping Study of the Parramatta River Foreshore, 2010

Canada Bay Recreation Plan: Strategic Framework and Recommended Actions

Cultural Plan City of Canada Bay, 2008-2013 (Cultural Plan)

Rhodes Place Plan

Rhodes Peninsula Arts Plan

These have all included community consultation and engagement, literature reviews, studies of comparative councils, strategic and financial planning and provide clear recommendations for Council planning and budgeting. The following reports make specific reference to Cultural Infrastructure.

Futures Plan 20, sets out a number of key strategic directions for arts and cultural development for the City of Canada Bay. These are largely articulated through the thematic areas of Green, Liveable and Vibrant cities. It includes: *Celebrate and use outdoor environment as creative and cultural space (7.1.5.) and Investigate opportunities for adaptive/ renewal and/or consolidation of council spaces for integrated cultural programs.* (FP20 Direction 7.1.2 Vibrant City).

The **Community Facilities Resourcing Strategy**, recommends that Council:

- 1: Investigate opportunities to rationalise Council's pool of underutilised single purpose facilities to provide a smaller number of strategically located and staffed multipurpose facilities as part of community hubs and
- 2: Further investigate the potential to provide community facilities and services within three strategically located community hubs in Rhodes/ Liberty Grove, Five Dock and Drummoyne that are well connected to public transport, commercial, retail and community activity.

The **City of Canada Bay Cultural Plan** recommends that Council:

- *Recognise and respond to the diverse needs for cultural spaces in Canada Bay taking into account local and regional needs and existing provision*
- *Expand the capacity to support multimedia, visual arts and crafts especially in relation to community workshop and exhibition space*
- *Explore the potential for adaptive use of existing Council, commercial and industrial spaces for cultural uses including youth arts, artist studios, temporary exhibition and project spaces and creative industry start-ups*
- *Expand the capacity of outdoor venues and main streets to accommodate a range of cultural events and programs*



4 Regional Context

Future planning for the City of Canada Bay needs to consider the surrounding cultural facilities and strategic planning for the region. [Metropolitan Plan for Sydney 2036](#) (2010) builds on the 2005 Metropolitan Strategy 'city of cities' approach which focused on transforming Sydney from a single centred city to a more connected, multi-centred city. The Plan is structured around sub regional strategies, which provide a key planning tool for Sydney councils to help implement the Metropolitan Plan.

The City of Canada Bay is part of the Inner West Subregion, which is 'well known for its vibrant and diverse culture and for the richness of its cultural activities.' Over 6 per cent of employed persons in the Inner West work in cultural occupations design, film and television, publishing and the visual arts, compared to the average (4.1 per cent) for the Sydney Region.

The directions for the development of cultural infrastructure in the Inner West Subregion are that: *The NSW Government and councils to investigate opportunities for provision of low-cost artist studios and facilities to assist in regeneration of centres.*

Audit of existing regional Cultural Facilities

The neighbouring areas of Leichhardt, Marrickville, Newtown, Glebe and Balmain all host vibrant and diverse cultural scenes with artist's studios, performance spaces, local markets and commercial galleries and businesses. (Attachment 1)

The inner west LGA of Leichhardt also contains important national cultural organisations and locations including *Boomalli Aboriginal Artist's Cooperative*, the Parachute Regiment site in Lilyfield which houses many of Australia's best physical theatre companies, including *Legs on the Wall* and *Stalker Stilt Theatre* and the *NSW Writers Centre* in Rozelle at Garry Owen House.

An example of successful and strategic partnerships between regional councils is the NSW State Government's Western Sydney Arts Strategy (2000), which underpinned and motivated local government's leadership in the development of arts and cultural infrastructure across fourteen Western Sydney councils. The implementation of the Strategy, which brought together the resources of councils and the State Government has resulted in the capital development and operational resourcing of dedicated arts centres in Campbelltown, Liverpool, Fairfield, Bankstown, Parramatta, Penrith, Hawkesbury, Blue Mountains, Blacktown and Auburn.



Clockwise from top: Redbox Lilyfield – Physical theatre rehearsal facility, (Image source: www.arts.nsw.gov.au). Roselle Writers Centre, Callan Park (Image source: www.truelocal.com.au). Boomalli, Leichhardt – Aboriginal art studio (Image source: www.artmonthsydney.com).

5 Local Context

Canada Bay residents have access to 124 community facilities within the LGA, of which 35 (28%) are owned or managed by Council. There is no purpose built community cultural facility in Canada Bay. Cultural activities occur in community centres and commercial cultural infrastructure including service clubs, which are able to offer meeting and performance space. In addition residents access regional facilities and cultural infrastructure in surrounding suburbs and are within 25 minutes drive of primary cultural facilities in Sydney and Parramatta.

As an amalgamated Council area, Canada Bay 'inherited' cultural venues and facilities to accommodate a range of cultural activities. Older facilities include those with a broader community function such as *Canada Bay Civic Hall, Concord Senior Citizens Centre, Concord Community Centre and Drummoyne Community Centre*. These generic facilities continue to play an important role in supporting localised cultural activity, in particular providing a meeting place for amateur music groups, yoga and dance classes, through a casual and weekly fee for hire program. Many local residents and groups use community facilities, school halls and local clubs for community and cultural activities. ^(Attachment 3)

The Council has since built Five Dock and Concord Libraries and provided accommodation for City of Canada Bay Museum and the Woodworkers Guild. The Rhodes development has brought a cinema complex into the area. Council has invested in the Bay Run as a major community asset – connecting walking trails and public art to enliven and create meaningful cultural and heritage experiences for residents and visitors alike. ^(Attachment 2) The increase in informal cultural activity; meeting friends, public gatherings, café culture, as the result of improved street-life in areas like Majors Bay Road provides a template for future development of activity hubs that support community interaction. More recently, an increasing number of creative professionals are establishing their businesses and stimulating creative interaction in the area.





5 Local Context continued

Current Cultural Facilities

City of Canada Bay Council Libraries

Both the Five Dock Library and Concord Library successfully serve the community through the provision of information services, internet access and associated programs such as author talks, children's workshops and community exhibition space. However, they have a limited physical or staffing capacity to produce and present arts/cultural programs. There is a very small wet area in the children's section of Concord Library and a hanging area that has limited uses beyond amateur or self-generated exhibitions. The hanging space in Five Dock library works better as it is located all around the library and has dedicated space in the Bay Room but it still does not meet the requirements or standards associated with public galleries or arts facilities.

The Concord Library has provided a benchmark in best practice principles when considering the development of further community facilities in Canada Bay, as it is a vibrant and active hub where the community can engage in a broad range of services, programs and activities. (CRED, 2012)

City of Canada Bay Museum

In 2009 Council provided a home for the Concord Heritage Society Museum and its historical collection in the former Concord Library building. The Museum collection has some locally significant material and the photographic archive in particular is a resource that is utilised by Council through its local studies program. The Museum is a core program of the volunteer run Concord Heritage Society. This is a significant local collection, however such models of cultural facilities offer limited capacity to deliver programs that are accessible to the wider public. The building facility itself, while maintained to an acceptable standard by Council, would require significant capital improvement to meet the professional museum/ gallery service and facility standards if a future aim was to establish a public museum or gallery as a major cultural facility and program for Council.

Canada Bay Civic Hall

This inherited facility includes a sprung floor and small stage with storage underneath. It is currently used by the Drummoyne Arts Society for storage and twice yearly exhibitions, and by local dance schools for rehearsals. It would be a costly exercise to redevelop the hall as a purpose built performance facility but if this was ever an option, it should be linked with the creation of a cultural hub that would include the Drummoyne Community Centre and the remodelling of other civic and community spaces to include a local gallery space.



6 Assessment of Community & Cultural Needs

Increasing population

In general Canada Bay is statistically similar to Sydney, with 31.7% of residents born overseas (China, Korea and Italy) and 27.2% of lone person households. It is a high income earning area with 39.8% earning \$1,700 or more per week with small concentrated pockets of disadvantage where 14.3% of residents earning \$500 or less per week.

The City of Canada Bay will see an increase in population from

- 65,370 in 2006 to 91,924 in 2031 (26,554 people or 40.6% increase)
- Rhodes, Liberty Grove will see 10,252 new residents (284% increase)
- Cabarita, Breakfast Point, Mortlake will see 3,510 new residents (87.8% increase)
- Five Dock and Canada Bay will see 3,655 new residents (38.6% increase)
- Concord West, North Strathfield will increase by 4,087 residents (38.5% growth)
- Young people 15–24 will increase by 40% and
- People over 60 will increase by 58% and represent 21% of the population by 2031. (CRED, 2012)

Increase in populations living in high density in the suburbs means that residents will not have the indoor space or access to outdoor backyards, pocket parks or suburban streets to participate in creative and recreational activity. Council needs to plan a range of accessible facilities for diverse communities to gather and interact with one another, a place to develop their skills and community networks. Developing local facilities will also prevent current loss of cultural expenditure to neighbouring councils. In an area of rapid growth, cultural and community activities contribute to vitality and a sense of belonging amongst residents. In the context of the 40% increase in the population of young people (15–24), specific attention needs to be paid to the cultural needs in city planning.

Benchmarking current facilities

The development of arts and cultural infrastructure within the Sydney Inner West Local Government Areas of Canada Bay, Ashfield, Burwood and Strathfield has lagged in comparison with Leichhardt and Marrickville and other Sydney Metropolitan councils. In benchmarking against industry standards

The Community Facilities Resourcing Strategy identified:

- a gap of three multipurpose centres,
- two youth spaces within multipurpose facilities,
- one space for older people within a multipurpose facility



6 Assessment of Community & Cultural Needs

continued

Community needs

Local residents want accessible and co-located community facilities, spaces for healthy aging activities, youth related programs and activities and that attract culturally diverse participation. (Cultural Plan Consultation, 2008)

The Community Facilities Resourcing Strategy highlighted community demand for a youth centre near Five Dock and improved space for Drummoyne Community Centre. It highlighted that Rhodes will need many community services including children's and family programs, youth and older persons spaces, library, community service office a space and indoor recreation.

There is still a lack of local community based facilities easily accessible to all users, co-located in town centres and offering a range of interesting and vibrant community, creative and cultural activities. (Cultural Plan City of Canada Bay, 2008).

In an area with new residents from diverse cultural backgrounds and ages, it is particularly important to promote social interaction and cultural expression to build community capacity and shared identity. Many of the residents are on high incomes and can support fee-paying programs and have identified interest in cultural pursuits. On the other hand, lower income residents and older people also need affordable access to quality and diversity of community activities to prevent social isolation and stimulate community engagement.

Arts/ Cultural Sector needs

A summary of consultation undertaken with the arts/ cultural sector indicated a need for the development of facilities that support community music, studios and rehearsal space for artists across a range of disciplines.

The Cultural Plan 2008–2013 community consultation identified the need for

- Professional performing arts space with backstage and dressing rooms for schools and local dance groups and training and rehearsal spaces
- Multipurpose and flexible community facilities with spaces designed for creative activities
- Gallery space, art retail outlets and studio space
- Exhibition space for youth art
- A staffed youth centre along with youth friendly places for young people to meet
- Improvements to Drummoyne Civic Hall Stage
- A heritage museum (Delivered in 2010)

During 2010 and 2011 Council staff researched current status and provision of cultural infrastructure. They identified that the most feasible approach towards the development of cultural infrastructure in the City of Canada Bay should be centred on adapting and converting existing facilities and/ or integrating cultural infrastructure within the development of multi-purpose space.

- Adapt and re-use previous industrial facilities for community cultural purpose to celebrate working histories of local people and environment
- Adapt and re-use heritage properties to house cultural industries to generate new economic investment in cultural activity within the City of Canada Bay
- Establish and house ongoing cultural programs in underutilised Council facilities that enable residents of all ages to increase their sense of wellbeing through participating in such programs
- Incorporate cultural infrastructure in internal and external spaces in new developments to support community cultural programs.

The area is now home to a growing private/ commercial cultural businesses sector such as commercial photographic and graphic design businesses (Inner West sub region, Metropolitan Plan, 2010), which continue to need suitable office space and could potentially benefit from colocation in cultural hubs and also contribute to precinct revitalisation.



7 Recommendations for Cultural Infrastructure

City of Canada Bay will need to develop community and cultural facilities and services to meet the needs and aspirations of its growing population, particularly in high growth precincts of Rhodes Peninsula, Cabarita/ Breakfast Point/ Mortlake, Five Dock and North Strathfield/Concord West. This report focuses on the most feasible and sustainable approach to planning cultural facilities and providing resources for programs and staff for the City of Canada Bay to reach its full potential. The following five models offer recommendations for key sites in the City of Canada Bay.

7a Build New Cultural Facilities

- A. Rhodes Community Cultural Centre – Digital media and public events
- B. Cabarita Park Arts House – Studios, workshops, exhibition and events

7b Embed Culture in Community Activity Hubs

- A. Youth culture centre
- B. Concord West – Community arts and literature
- C. Drummoyne – Civic culture

7c Program Culture into Existing Facilities

- A. Concord Community Centre – Healthy aging and wellbeing

7d Strategic Partnerships for Cultural Investment

- The Embroiderers Guild – National centre for textile exhibition and exchange
- Yaralla and Rivendell – Arts and health – studios, residencies and events
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7e Arts Revitalisation and Adaptive Reuse

- A. Parramatta Road Pop Ups
- B. Quarantine Reserve

7a Build New Cultural Facilities

1 Rhodes Community Cultural Centre

Over 10,000 new residents from predominantly South East Asian and South Asian families are settling in Rhodes Peninsula. Many are students living in shared households, professional couples and young families. Most will live in high rise apartments with limited private recreational space and will seek activities that can support and encourage community interaction, outdoor activities, intergenerational and intercultural connections.

Council should continue to identify sites for regular music events, enhance children's playgrounds or skate parks with food outlets and seating; encourage multicultural activities with sites for outdoor games such as giant chessboards and bocce courts; develop sites for off leash dog walking and training; outdoor ceremonial sites; community gardens and of course sensory gardens and accessible playgrounds. (Cultural Plan City of Canada Bay, 2008).

The Community Facilities Study, CRED 2011 also recommends the inclusion of a multipurpose space for community and leisure activities with a focus on youth programs at Rhodes.

The following principles guide the development of successful local cultural venues:

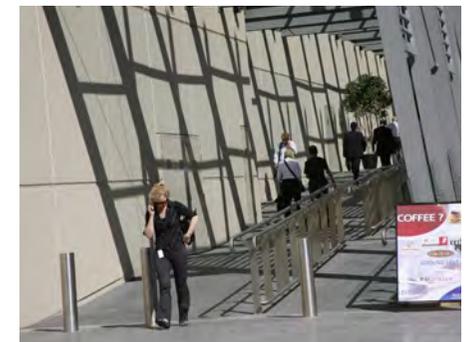
- Core Priority: is community engagement, cohesion and developing social well-being.
- Promote local identity, local tourism and build civic pride.
- Located within town, suburban centres and new release areas.
- Become part of the daily life of a community and provide a social meeting place for people of all ages.
- Facilities are developed in consultation with communities and are responsive in design and programming.
- Creative spaces that encourage participation and social interaction through arts based activities.

Indicative costs

Capital \$9,000,0000

Operating TBC

Priority: Medium 2-10years



7a Build New Cultural Facilities continued

How: The planned Rhodes Community Precinct has a prime waterfront and parkland position, ideal for integrating indoor with outdoor space and private with public domain. The building design can interpret, connect and access the Parramatta River foreshore and reflect both Aboriginal and migrant cultural heritage to create a strong sense of place and belonging for its many new residents.

The building should be designed to create flow from internal areas to outdoor spaces that all offer suitable wind and shade protection and also include high ceilings, letting in northern light and cross flow ventilation. Opening the building to the water views, parkland and promenades will encourage transparency and participation as people can both passively observe and actively engage with one another. Co-locating restaurants, kiosks, play equipment, performance space and community activities will attract a cross section of residents at different times of the day and contribute to building critical mass of activity and covering costs for programming the community activities. Late night economy can be enhanced with creative lighting, karaoke bars, restaurants, outdoor cafes and evening events and exhibitions. Lighting the site can encourage promenading along the waterfront all year with installation of lighting systems and art showcases such as late night exhibitions, light boxes and display cases.

The precinct should include an environmentally sustainable, possibly solar powered, sound shell within a stepped outdoor seating/steps down to a waterfront amphitheatre. This multipurpose performance venue could host a diversity of performances from small intimate concerts, DJ gigs and outdoor festivals to film screenings and music performances in the summer. Suitable weatherproof technology and equipment storage needs to be included in the design. Such spaces are attractive and accessible to a range of consumers, from families, students, culturally diverse residents, seniors to tourists depending on the cultural programming provided.

The Rhodes Community Precinct could feature a digital media hub – including an e-library, free wifi, large screen skype, workshops and classes in digital media, languages, storytelling, writing and calligraphy, study groups, film and book clubs outdoor films and performances. The indoor and outdoor spaces should include access to computer docks for workstations and e- library services for student research in multiple languages. Inside the new community facilities will need flexible wet/dry workshop space appropriate for visual arts and craft workshops and classes. By incorporating flexibility into the design, the centre can support secondary and tertiary arts/cultural activity, for example movement based arts practice and rehearsal space that at other times works as a large community meeting space, exhibition area or commercial functions centre with a sprung floor for wedding dances or movement classes, installation of network and associated systems to support flexible technological operations.

This active programming will require annual budgets for bilingual staff, creative resources, technology and equipment. The precinct needs to be staffed and resourced to activate the local community and build participation over time. This funding could be supplemented by a percentage contribution from commercial operators, cost recovery for events, and fees for outdoor events programs.



7a Build New Cultural Facilities

CASESTUDY Armory Amphitheatre

Located in Newington Armory, the Armory Amphitheatre is a shaded outdoor stage area measuring 12mx10m, making it large enough for a 60-piece orchestra. The natural grassy slope provides picnic-style seating for audiences up to 4,000 and is ideal for performances, concerts, presentations, workshops and as a focal point for community activities.



7a Build New Cultural Facilities continued

² Cabarita Park Art House

Cabarita Park was one of Sydney's popular *Pleasure Gardens*, home to Correy's Gardens since the 1880's, a popular recreational site for ferry passengers who played, walked, picnicked and danced in the landscaped pleasure gardens. It is still a busy picnic spot on weekends with good public transport via bus and ferry, but has little weekday or night time visitors. Council and local residents, particularly the Friends of Cabarita Park, are keen to activate the space at all hours to improve safety and maximise use of such a special space in urban Sydney. The recent public art projects, childrens holiday and weekend workshops have demonstrated the success of cultural activities in this unique place.

The Metropolitan Strategy notes that the Inner West Hub is home to a high number of artists and creative professionals and recommends that the *NSW Government and councils to investigate opportunities for provision of low-cost artist studios and facilities to assist in regeneration of centres.* (Metropolitan Strategy 2030, 2010)

Research and development facilities support artists and communities with affordable facilities to create, rehearse or share work in studios, residency accommodation, workshops spaces, meeting rooms and administration space. They are designed to be flexible spaces that can accommodate a range of activities. They are ideally located amidst open spaces where noise is not a deterrent, allow loading and unloading areas and can be easily and affordably accessed by public transport. Such facilities do not have the same level of operational costs as presentation venues and can effectively activate an area at all hours and generate public interest and engagement in the creative process.



7a Build New Cultural Facilities

How: Cabarita Park will soon host a new childrens playground which would be enhanced by a café and opportunities for community activity. An arts/cultural facility here will provide a place for artists and communities to undertake creative practices in a context that is rich in heritage and nature with popular weekend visitors and direct links to Sydney city via the regular ferry service.

The small rotunda in Cabarita Park sets the theme for a federation style small scale arts house that could combine arts and crafts spaces, small community exhibitions and workshops and casual outdoor café. Connected to the Rotunda, this adaptive space would open to and reflect on the heritage park, it could be used as a gallery, music/ performance space, as a covered centre for outdoor weddings, childrens parties and community dances. Income generated through the hire of studios and café income could offset some of the programming costs.



This facility would support existing artists within the City of Canada Bay, by supporting music, childrens books, arts and illustration, book readings and launches, applied arts such as woodworking, leatherwork, textiles, ceramics and jewellery making. The programs could focus on creative responses to the environment - artists could be asked to reflect on heritage and contemporary use of the site and engage visitors in creative workshops during their studio residency for the benefit of a small curated show in the gallery. Art gardening events focussed on specific plants, bonsai, ikebana, flower arranging and topiary could also be hosted here. The site would be further activated by hosting a fine dining restaurant and including ambient lighting of the heritage trees to further encourage community use of the park at night.

The Cabarita Park Plan of Management would support this type of facility. Specifically it calls for the provision facilities and opportunities for a variety of dining experiences in the Park and to increase the attractiveness of appropriate settings in the Park for ceremonies, functions and hiring. In particular, the concept of spaces as venues available for functions and hire. The commitment to provide a regional children's playground with equipment to cater for children 0-8 years and teenagers adds complimentary attractions precinct with the Rotunda, playground and amenities space.

Creative use of design and budget for amenity block could provide a flexible cultural space which offers cafe facilities to service the play space and rotunda and offer creative workshop and exhibition space and venue for hire to support the growing weddings and children's parties market in the park.

Indicative costs
Capital: \$350,000
Operating: \$20,000
Priority: Medium 2-10years



7a Build New Cultural Facilities continued

CASESTUDY Box Hill Community Arts Centre

A community arts hub including artists' studios, artists in residence, 4 community gardens, exhibitions and gallery hire and an art shop. Income is earned through venue hire, Arty Partys held with local artists. The studios are 17.5mx14m can be divided into 2 areas.



CASESTUDY Sefton Park Palm House (UK)

A flexible multipurpose venue including a café, function and exhibition space coordinated by a community trust with support from Council for initial infrastructure. This asset offers a range of cultural public and private events. The private hire of the venue by community and corporate customers offset maintenance cost. The public events are diverse from Nature talks that leverage the surrounding park lands, celebrations such as easter egg hunt, University recitals, through to media sponsored high art performances and recordings facilitated by good accoustics and an ambient setting. The Palm House members support the program with an annual fee in return for calendars of events and ticket incentives. This is facilitated by the historic significance and the community ownership that the trust who run the venue have encouraged. Council own the premises but lease it to the trust to program and develop.

CASESTUDY Peacock Gallery and Auburn Arts Studio

In 2011, Auburn Council opened this small primarily cultural facility, which includes: two vibrant gallery spaces, an arts and crafts studio, an outdoor workshop area and a regular program of exhibitions and activities. Set in the grounds of Auburn Botanic Gardens, this cultural facility has been supported by the Federal Government's Regional and Local Infrastructure Program and by Arts NSW and is managed by specialist council staff. The facility provides dedicated gallery and visual arts workshops space for practicing artists who are Auburn residents.



7b Embed Culture in Community Activity Hubs

The benefit of co-locating community facilities within community hubs is that it supports the integrated, efficient use of facilities, builds social networks, encourages service users to use other facilities and services co-located on site and reduces the number of motorised trips made to enhance sustainability.

Community Facilities Resourcing Strategy, CRED, 2012



A community hub can be a:

- Single multipurpose facility that accommodates a variety of services, programs and activities and is well integrated with other people attracting uses in the local area.
- Group of separate buildings that, although physically separate, cluster together to create an activity centre and access point for meeting a diverse range of community needs. (*Feasibility Study of Community Hubs for the Parramatta Local Government Area, 2008*).

Accessibility is a strong element of a community hub in terms of transport, access and affordability. Community hubs are also places that encourage social gathering and are designed to provide spaces for people to congregate and meet together in both planned and incidental ways. Including cultural and arts activities increases the diversity of users and the increases the social interaction through creative and engaging experiences.

Cultural venues in lively and diverse precincts tend to be more successful and add additional value to the cultural vibrancy of the city. Evidence shows that the wider cultural experience is almost as important as attending the cultural event itself (including the aesthetics of the vicinity, proximity to restaurants, bars and other civic areas). Findings also show that such precincts tend to become significant tourist attractions and are often promoted as a key feature of the character of the city. (*Planning Sydney's Cultural Facilities Review, 2011*)

¹ Five Dock Youth Culture Centre

Five Dock hosts a busy mainstreet with many restaurants, shops and medical services the length of Great North Road. It is well serviced by public transport and provides a connection point for community activities. This area is home to the Five Dock Club and walking distance from the Canada Bay Club and the popular Five Dock Leisure Centre and other recreational businesses along William Street. This area offers opportunities to create an activity hub by centralising community and cultural services and facilities. The Five Dock Library is located above the large shopping centre and beneath a high rise improved with benches, shade structures and heritage murals. There is opportunity to further enhance this area with outdoor performance facilities for the local festivals and weekend events - *Develop outdoor space surrounding Five Dock Library and Concord Library for literary events and readings (CB Cultural Plan)*.

I Remember mural by Joanne Saad 2011, Fred Kelly Place, Five Dock



7b Embed Culture in Community Activity Hubs continued

Five Dock is a gathering place for local young people as many students from local high and public schools catch buses through Five Dock and attend activities at the leisure centre and library. The Cultural Plan recommended that Council Research opportunities to develop a creative youth centre in Five Dock that is accessible, located near other youth services and provides connections across the LGA and also improve facilities at Five Dock Skate Park with a Plaza seating plan and mobile café.

Five Dock is the ideal site to provide spaces for the delivery of youth programs and services within future multipurpose community facilities ((Community Facilities Resourcing Strategy, CRED, 2012, recommendation 9).

How: With the growing population of young people in the Canada Bay area it is an ideal site for a small staffed youth facility to engage with young people in a facility they already frequent. A purpose built creative youth facility would be well located here offering digital arts resources as well as youth and family support services. Identifying a suitable site around Five Dock would help meet this latent need. Creating a facility adjacent to accessible open space where young people meet for team or individual sport would be ideal to create the appeal to a diverse group. Charles Heath Reserve next to Five Dock Leisure Centre, Cintra Park or Five Dock Skate Park offer obvious opportunities but other areas may emerge through the property or parks strategies.

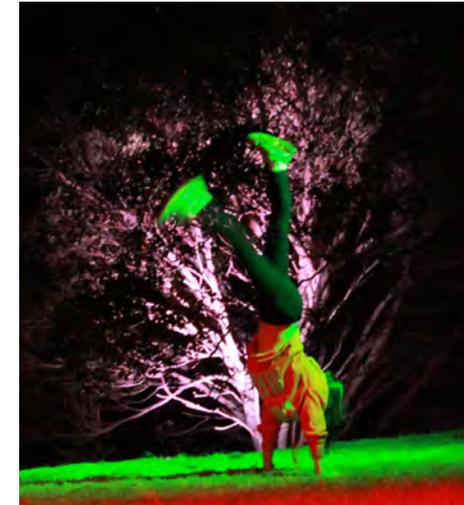
Indicative costs

Capital: \$80,000

Operating: \$10–100,000 depending upon the programming desired

Priority: Medium 2–10 years

17.5m x 14m can be divided into 2 areas



7b Embed Culture in Community Activity Hubs continued

CASESTUDY WEAVE youth centre and skate park

The new Waterloo Community Centre, along with the Oval and Skate Park, offers young people a place to be active and to be entertained. Previously an amenities block next to a popular skate park, this redesigned building houses Weave, an independent non-profit organisation that educates, empowers and encourages young people in the local community. The building is encased by a steel canopy shading structure which naturally insulates rooms beneath and shields the rooftop barbecue and veggie patch above. Energy-efficient building materials have been used throughout construction, including a unique green roof, low-energy lighting, natural ventilation, and tanks to collect and re-use rainwater. Slate roof tiles have been recycled into pebbles for the garden and railway sleepers made from one of Australia's first plantations of ironwood in the 1930s have been transformed into timber pavers for the internal courtyard. This \$3.5 million project was largely funded by a \$2 million grant from the Federal Government's Community Infrastructure Program.

Converted container Youth facilities

There are numerous examples of converted containers being used for youth hubs in parks. The Mile End Youth centre in London has used seven containers to create indoor outdoor youth space. By using recycled shipping containers the space took only one day to construct, cost considerably less than traditional forms and blends effectively into the urban park environment. The Broadly Green Youth hub was much simpler and used one large container and wifi to create a creative space for young people to access art the side of a skate park.



7b Embed Culture in Community Activity Hubs

²Concord/North Strathfield Community Arts & Literature Precinct

Concord Library is a popular and successful facility co-located with a commercial cafe. It has two meeting rooms, which can be expanded to a large room, study areas, children's section with small wet area and a youth meeting space. The co-located Wellbank Children's Centre supports the ongoing utilities and maintenance of the community facility. The library backs onto an open park which connects it to two other Council owned community facilities.

The **Early Childhood Centre** is small brick house with a curved foyer, office and meeting space with walls covered in murals by Rolf and Pixie Harris.

The **Concord Bowling Club**, which has four greens and a fifties style club house with dance floor and bar, is currently struggling to remain viable and seeking support from Council to expand its operations and amenities. North Strathfield station is a short walk away and regular buses run along Wellbank Street.



7b Embed Culture in Community Activity Hubs continued

How: These Council owned buildings have the potential to become a community creative hub providing office space for community and arts organisations, community arts workshops and commercial café or bistro that can also manage and activate these underutilised facilities.

The small Early Childhood Centre could host an artist's program providing specific creative activities such as ceramics workshops, writers retreat, children's art and drama space. The planned relocation of this service to the proposed Powell's Creek school means an adaptive reuse of the centre will be required. The reuse will have two key conditions which are: firstly to protect the Rolf Harris and Pixi Harris artworks which are housed in the building, the second is recognition of its former use and is heritage as the first purpose built early childhood centre. A cultural focus for this would complement the retention of its heritage and value the mural artworks. The current layout would lend itself to small group pursuits and the plumbing on wet facilities lend themselves to art practises from digital to small scale artesian art and craft.

Management of the centre should link with management of Concord Library and link to the artist programs already developed in the arts program there.

Indicative costs

Capital: \$40,000

Operating: up to \$10,000 depending upon the programming desired

Priority: Medium 2-10years

The Concord Bowling Club offers a large open and attractive space, which could easily function as a performance, exhibition space or market space. The club itself is a lovely stucco single story building with large windows and outlook onto the park. The wooden dance floor and stage is perfect for a small music/ cabaret/ performance venue and with the addition of a family friendly bistro/cafe and exhibition space this could be a successful community arts hub. It could also host artists' studios for a number of artists on rotation with associated exhibition space with facilities for catered openings and cultural events. It is within walking distance from Strathfield Station but has limited car parking. The front green could be converted into a car park whilst the other green could include outdoor seating, shade and barbeque areas.

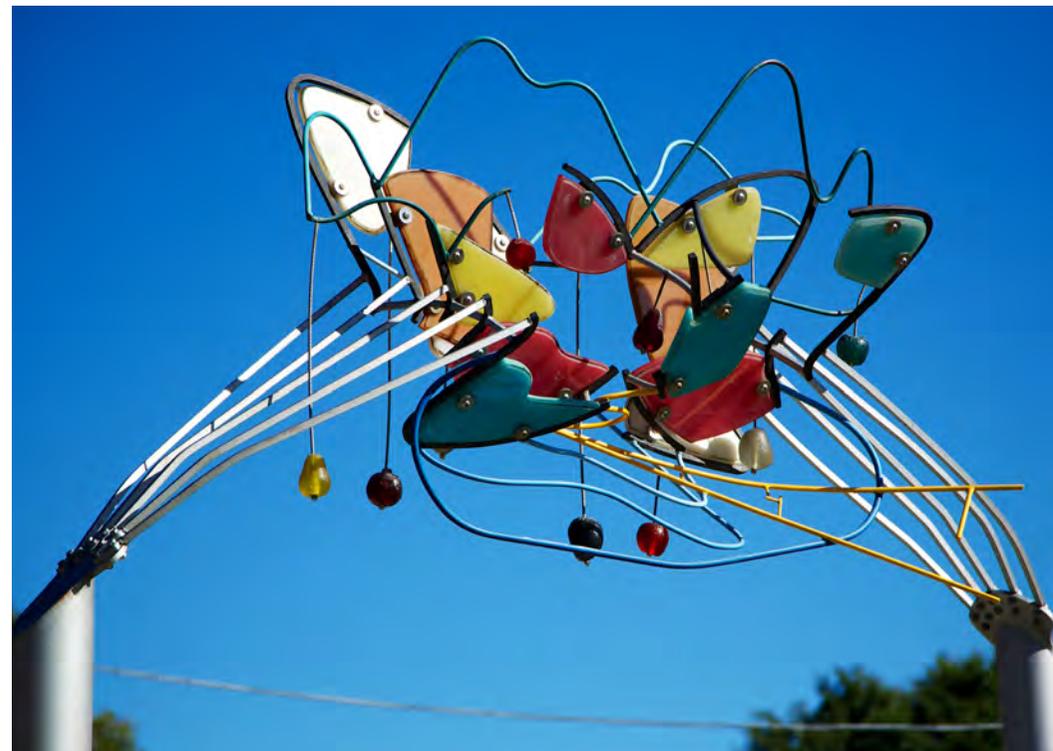
Although, the future of the Concord Bowling Club uncertain it is an untapped asset to partner with or should it become available further develop this as a community cultural hub very cost effectively. There is potential for revenue as a venue for hire or family cafe/restaurant lease on site as it is attractive, close to growing population and public transport.

Indicative costs for direct management

Capital: \$300,000 for inclusion of restaurant, additional amenities and improved gallery and event space.

Operating: up to \$10,000 depending upon the programming desired

Priority: Low 10 year+



7b Embed Culture in Community Activity Hubs continued

CASESTUDY The Auburn Centre for Community

Auburn Council opened its new community cultural centre in 2010 with the conversion of the former Auburn Bowling Club site. Its development included the commissioning of a public art component in it capital design, preservation of the local history of the site through the development of a permanent exhibit and a documentary on the adaptive re-use of the site. Council contributed \$1million and raised the additional \$2 million. This community centre is open 9 am–10 pm Monday to Sunday and is managed by a full time Council-employed Centre Coordinator located on-site. Core tenants, located in offices within the Centre, also provide a range of community services.

It also offers a range of facilities available for hire:

- Main Hall (capacity 100). Also available as a large and small meeting room
- Multipurpose Room (capacity 60). Includes access to outdoor play areas
- Small Meeting Room (capacity for up to 6)
- Computer/Training Room (capacity for up to 16)
- Lounge Area (capacity for 10)
- Youth Space (capacity for 25)
- Outdoor BBQ
- Commercial Kitchen

³ Drummoyne – Civic Culture

Drummoyne has lovely waterfront houses and heritage buildings and is close to many cultural and community facilities – with a 15 minute drive and 30 minute bus ride to the city and all its cultural offerings. It is a close to Callan Park which house the Sydney College of the Arts, college gallery spaces and the Rozelle Writers Centre. The hubs of Balmain and Rozelle offer many private art galleries, eclectic cafes and restaurants, thriving local markets and the Australian International Conservatorium of Music on Victoria Road Rozelle. The creative community in the area is thriving.



This area's local cultural needs are already well catered for with Drummoyne Community Centre, with an active community program including wet areas, and Canada Bay Civic Hall, with sprung floor used by dance groups and the Drummoyne Arts Society. Between these two facilities and their users there is potential to redevelop in the area to create an improved community and cultural hub. However, this would be a low priority, high investment future option if redevelopment of the wider precinct and facilities was considered. It would require substantial redesign of existing Council facilities including the Community Centre, Civic Hall and Council Administration Centre to make this effective. Many city and regional councils embark on this model through dedicating floor space to arts and cultural activity - such as an exhibition gallery and increasing the use of the Civic Hall through improving lighting, indoor/outdoor connections and rehearsal areas.

Capital: \$2,000,000

Operating: Venue to hire income to Council
Priority: Low 10year+



7c Program Culture into Existing Facilities

The most cost effective option for Council is to invest in existing community facilities to improve their amenities and thereby increase community participation. The City of Canada Bay inherited many community facilities when it amalgamated. Not all of them are currently well attended, suitable or activated for cultural and community purposes (CFRS). Sometimes lack of activity and attendance is more to do with limitations in resourcing as there may not be enough staff or resources to develop and promote programs. *Council needs to recognise the need for appropriate coordination staff if cultural development outcomes are to be achieved in community centres* (City of Canada Bay Cultural Plan, 2008).

These local community and cultural facilities can include:

- Multi functional community cultural centres to include basic provision of accessible and affordable multipurpose workshop or meeting areas, wet floor areas, arts information and networking
- Specific focus and promotion of designated community halls as music, dance, visual arts, performance, heritage managed spaces

The *Community Facilities Resourcing Strategy* emphasises the need to rationalise the community facilities in each local area, and to facilitate community organisations to encourage cultural and community use when leasing Council properties including transparent processes and advertising and flexible tenancy agreements. Council can provide office space for community service organisations that can also manage and activate underutilised facilities. The CFRS Recommendation 14 which states that Council identify opportunities to provide community gardens as part of the refurbishment and activation of existing facilities and any new facilities. They proposed a multipurpose facility for aged and disability services to co-locate a broad range of services that support older people including home, residential and respite care. This would provide a one-stop-shop to the community, improved cooperation and less duplication between services. Potential sites include the Concord Community Centre and the Concord and Drummoyne Food Services Building.



7c Program Culture into Existing Facilities continued

Concord Community Centre Healthy Aging & Wellbeing

Located in an old Bowling Club on Gipps St with regular bus access, this site has one green and a lovely community centre and backs onto a park and sport fields used by Concord School. Currently, Co As It books the centre regularly and other groups have difficulty accessing the space. It has been identified as a good site to activate community activities for seniors. This would provide a one-stop-shop to the community, improved cooperation and less duplication between services. The colocation of a men's shed and a community garden helps to create a hub for creative intergenerational endeavours, with host organisations facilitating activities such as arts, dance and music classes, community events in the gardens. Opportunities to enhance healthy aging and community wellbeing could be developed here with further intergenerational projects. Concord High School is just behind the community centre and could be invited to participate in setting up or building the infrastructure for the Community gardens. The monthly Farmers Market occurs nearby and is becoming increasingly popular. The front green offers many opportunities to create a showcase organic garden, expand the Farmers markets or offering sustainability workshops on composting, worm farms, organic gardening, bee keeping, jam making, pickling and permaculture for the broader community.

Many seniors have valuable skills to offer in this area and a stimulating intergenerational cultural project and skills exchange would benefit all participants. Open space for community gardens and plots are rare in the inner city and provide Canada Bay with a significant opportunity to redevelop their infrastructure to support community interest at very low cost.

Indicative costs

Capital: \$200,000 for inclusion of restaurant, additional amenities and improved gallery and event space.

Operating: up to \$20,000 depending upon the programming desired and income from venue for hire is yet unconfirmed.

Priority: Low 10 year+

CASESTUDY Ceres Farm, Melbourne

CERES is a 4 acre farm on a former brownfields site in the northern suburbs of Melbourne that host a café, educational activities, café and venue hire. The CERES Urban Orchard Project is a collection of folk from over 200 households who swap and share excess produce from their backyard gardens. Those with produce to swap, gather every Saturday at the CERES Organic Market. Members of the project leave their excess fruit, vegetables, herbs etc on the swap table and take produce others have dropped off.



7d Strategic Partnerships for Cultural Investment

Public-Private partnerships have been the catalyst for initiatives that revitalise urban centres and revive regional economies across Australia. Newcastle, Parramatta, Liverpool and Campbelltown have all established multi-million dollar public-private sector partnerships to build new cultural infrastructure, create lively cultural precincts, sustain new industry initiatives and secure funding sources for infrastructure and public art (Cultural Plan City of Canada Bay, 2008). Developer agreements, corporate community partnerships, and inter government alliances have all proven to be successful strategies to lever increased funding and add value for greater community benefits. This option gives Council limited responsibility for building and maintaining infrastructure whilst still fostering strategic partnerships, co investing in local properties and activating local communities. Substantial cultural funding is only available for projects that are built on a partnership model where some invest cash, in kind, resources, staff or services to share a vibrant and sustainable community and or cultural initiative.

A The Embroiderers Guild National centre for textile exhibition and exchange

This successful state-wide network was founded in 1957, and now has 1800 members and over 65 groups throughout New South Wales. It is based in two-storey building near the train station at Concord West, hosts an impressive archive of beautiful and historical embroidered heirlooms, offers a shop - *The Threaded Needle*, and coordinates a library of over 5,500 books available for loan to members. It also has exhibition rooms, workshop/class rooms and full time staff managing these resources.

The Guild have already raised money and are looking for additional resources to redevelop their existing building into a purpose built cultural facility including museum, gallery, studios, exhibition, workshop and storage facilities.

Recent ABS research tells us that craft/design is the most popular form of active cultural engagement for the Australian community with about 1.7 million people involved in “textile crafts, jewellery making, paper or wood crafts” and another quarter million doing “glass crafts, pottery, ceramics or mosaics”. The stats also show that craft is almost as popular as all the performing arts put together.

Tamara Winikoff
Arts Hub March 2013

The potential exists for the City of Canada Bay to support this development of a primary cultural facility that can be a national centre of excellence for textiles as well as having the capacity for local and touring exhibitions, residencies, classes and other contemporary gallery functions. With a contribution towards the building costs Council could become a strategic partner which would assist the Guild in raising further capital and also offer opportunities for Council to enhance the capacity and appearance of the facility, co program activities, host visiting artists or organise cultural programs linked to strategic regional events. Another opportunity is to enhance the building with customised public art such as tiled bathrooms, window treatments, signage, entry mats that reflect the art of embroidery, related domestic crafts and artists. The Guild hosts state-wide summer schools workshops, and provides meeting space for local groups to meet and use facilities. The new facility could provide studio and exhibition facilities for other artists and dry art forms such as photography and digital media. Its location between Sydney and Western Sydney is also ideal to foster inter cultural creative exchange of traditional and contemporary textile arts and crafts from across the globe which would provide cultural cache and profile for the City of Canada Bay.

Cost: Sponsorship opportunities



7d Strategic Partnerships for Cultural Investment continued

CASESTUDY Hazelhurst Regional Gallery & Arts Centre

Set amid landscaped gardens, the facility hosts a major public gallery with an arts centre, cafe, theatrette and community gallery. To help foster and promote local art, solo and group exhibitions are on view and for sale in a regularly changing program in the Community Gallery. The Arts Centre includes six professionally designed studios catering for beginners to the practicing artist. Day, after school, evening classes, weekend and school holiday programs are offered. The newest addition to the Arts Centre is the digital media studio equipped with the latest design, video and digital image-making facilities. Hazelhurst's theatrette is a state-of-the-art facility hosting a regular program of special events during the year. With its beautifully designed gallery foyer and terrace overlooking the picturesque gardens, Hazelhurst provides a function space against a stunning backdrop.



7d Strategic Partnerships for Cultural Investment

Yaralla and Rivendell Arts & Health – Studios, Residencies & Events

Yaralla and Rivendell are part of Dame Edith Walker's estate and are still active as a community health and repatriation facility set in established gardens on the banks of the Parramatta River. These historic homes are a rare feature in the urban landscape and offer a rich resource for historical research, cultural activities and creative interpretation. Managed by the NSW Department of Health, these significant sites are increasingly attracting visitors through open days, picnics and the annual Opera at Rivendell

The Cultural Plan recommended that Council work with the Department of Health to protect and enhance (these two) sites ... through interpretive artworks, cultural events and creative projects to generate greater community activity and to secure their future as community assets.

Related cultural initiatives such as artists in residence, landscaping and studio based projects, educational tours and arts health programs could increase community wellbeing, promote healthy lifestyles and attract regional visitors. Partnerships with NSW Department of Health and Council leadership in preserving and promoting Yaralla is seen as a significant cultural infrastructure opportunity.

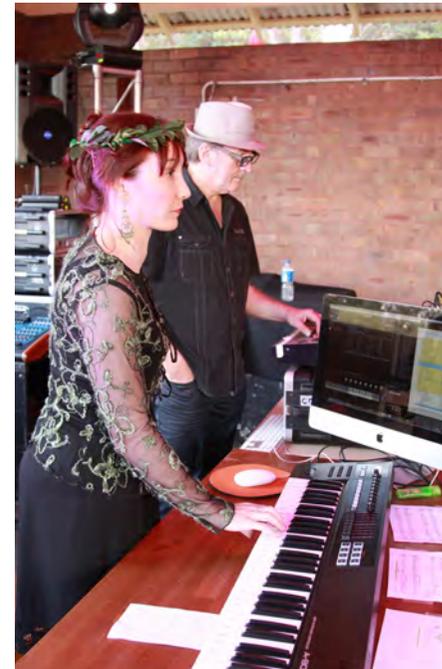
Friends of Yaralla are a valuable local resource comprising representatives of Council and various bodies with an interest in the future and management of Yaralla. The Arts and Health Foundation and Accessible Arts are other potential partners interested in promoting the connection between creativity, health, wellbeing and healing and are a resource for many successful partnership projects and related research.

Council has already successfully developed the recreational and community amenity of the Bay Run and The Foreshore Linkages projects. It could extend this initiative by enhancing cultural and heritage experiences in the foreshore areas of Majors Bay Reserve, Yaralla Estate, Concord Hospital, Rhodes Park and the Kokoda Trail.

No direct costs

Developing contemporary expressions of past stories, people and places can capture the public imagination, create memorable places and increase cultural tourism. Waterfront sites such as ferry wharves, foreshore walks and marinas also offer unique opportunities to enhance historical and functional links to the city for commuters, day trippers and tourists alike.

Cultural Plan City of Canada Bay, 2008



7d Strategic Partnerships for Cultural Investment continued

CASESTUDY Gasworks Park

Formerly a gasworks foundry from 1873 until its closure in 1957, many original features of the foundry remain as historic elements in the park to this day. The parks historic buildings and general setting facilitate a vibrant arts precinct, that includes a 240 seat theatre, a rehearsal studio / performance space, community access tuition spaces, a darkroom, sculpture, painting & ceramics studios, and a gallery. The precinct has 15 artist tenants and children's book shop which doubles as a tuition centre and illustrators gallery.

The facility is leased to The Gasworks Arts Inc, a community based non-profit organisation, which presents an annual program of festivals, events, exhibitions and performances. When not being used for the Gasworks program, facilities are available for hire.

CASESTUDY Thirning Villa, Ashfield

Ashfield Council has developed an Artist in Residence Program in this heritage listed house. It provides accommodation and a small grant for the selected artists and then facilities engaging local community in specialist classes, workshops and other public outcome or programs onsite.

^c Proposed school at Powells Creek Reserve Performance space for community

The new school in Concord West will have 24 classrooms, a communal hall, library, canteen, student, staff and administration areas and special education facilities. The construction will be a joint venture with the City of Canada Bay, which owns the land at Powells Creek Reserve where the school will be built.

The NSW Government and Council have worked together to deliver a solution that will benefit the whole community and the agreement means that the community will have access to the school out of school hours and the school will have access to the Council playing fields during the day. The ambitions for the school include it being a unique community school where there is a more seamless integration with families and local residents shared facilities and benefits created by the redevelopment of the space. The hope is that the facilities provide can enhance the hire opportunities for creative endeavours providing performance space, meeting rooms and access to tutor or language facilities in the area.

Alongside the school will be a range of childcare facilities (Early childhood centre, long day care and OOSH centre) and recreational open space (playing field and change and canteen facilities). The school is expected to be open by 2015.

The local community identified the need for a professional performing arts space with backstage and dressing rooms for schools and local dance groups and training and rehearsal spaces (Consultation report, Cultural Plan City of Canada Bay, 2008).

Whilst Red Box in Leichardt hosts contemporary performance companies and McDonald College and Wesley Institute both run creative arts programs and have private performing arts spaces, there is no publically accessible performance space for presentation of school programs, local musicians and dance schools. Recommendation 8 in the CRED *Community Facilities Study highlights that strategic planning to create vibrant hubs also means liaising with the commercial and not for profit non-Council community hall owners seeking agreement to promote access to the wider community use and promote shared access to these facilities with like community groups and organisations.* This provides an ideal opportunity for Council to led this partnership

How: The development of the proposed school at Powell's Creek Reserve offers the opportunity for Council access to multipurpose performance space on the site. Whilst the NSW Department of Education encourages the use of school facilities after hours for community use, these facilities are very quickly booked up by educational businesses such as dance schools or martial arts and quickly become inaccessible for community events. Although they have stages and wooden floors in school halls, they are not equipped with suitable lighting rigs, backstage facilities, storage, technology, loading and parking access to host public performance events for the wider community. Council could create a partnership model helping provide additional equipment and brokering a memorandum of understanding and/or booking service for ongoing community events and performances in this facility. By facilitating a process for community access for hosting local and touring performance, dance and music events, Council could ensure cultural benefits to the whole Canada Bay community.

The opportunity to use a cluster of school classrooms for evening classes in by Community Colleges or tutoring schools would also be beneficial, particularly with the proximity to the large population base of new residents in Rhodes and Liberty Grove.

7e Arts Revitalisation & Adaptive Reuse

These models are based on the reuse and redevelopment of existing facilities that may be in neglected urban areas, old industrial facilities or heritage listed. Adaptive Reuse Projects focus on the use of industrial and heritage sites with their high ceilings, concrete floors and iconic architecture as spaces suitable for diverse arts and cultural activities. The old Everleigh rail yards initially allowed arts organisations studio space in the derelict building until sufficient resources were found to develop the contemporary art space, Carriageworks, which now includes studios, workshops, galleries, performance facilities, event spaces and commercial café. Artists and arts organisations were the catalysts, applying their creative skills to stimulate activity and community engagement in sites often overlooked by others. Artists, attracted by affordable rent, high ceilings and unusual buildings, have initiated many activation and redevelopment projects that have then become such successful magnets to investors and residents alike that they gentrify whole buildings, main streets and even suburbs.

A Parramatta Road Studios and Pop Ups

The Parramatta Road corridor is identified as a key site in the Sydney Metropolitan Strategy as a focus for new housing and employment opportunities, featuring improved shops, services and public spaces. The opportunity exists for the City of Canada Bay to support accommodation for local artists and emerging creative industries across the local government area with particular focus on the empty shopfronts along Parramatta Road. Arts Revitalisation Projects aim to find short and medium term cultural uses for vacant shops or other buildings in areas that are currently vacant, disused or awaiting redevelopment. These projects work on the principle that offering short term leases on vacant properties to individual artists and cultural and community groups, will assist with revitalisation of tired centres and empty precincts. http://www.parracity.nsw.gov.au/play/facilities/arts/pop_up_parramatta

Indicative costs

Capital: \$0

Operating: \$20,000 to provide program support

Priority: Medium 2-10years

CASESTUDY Renew Newcastle

Coordinator Marcus Westbury initially placed artists and creative businesses in 40 shops in the centre of Newcastle. This initiative has been so successful that it has spread to many council areas including Pop Ups Parramatta, Empty Spaces project run by Shopfront UTS and initiatives in the City of Sydney. The City of Sydney initiated the Accommodation Grants Program to offer its underused facilities for three year licenses with a focus on revitalising declining retail areas and local main streets with creative industries and artist initiatives. The Laneways projects and Fine Grain Business grants are also effective strategies to reactivate the cities forgotten laneways with hole in the wall bars and cafes, temporary and permanent public arts projects and small events and installations.



7e Arts Revitalisation & Adaptive Reuse continued

B Quarantine Reserve

This park and associated heritage listed brick buildings were used as a Quarantine station from 1917 to 1980. Council developed a Conservation Management Strategy for the Quarantine Reserve at Abbotsford and constructed basic amenities, information sign, parking, a picnic shed and toilets to serve the users of the site parklands. To date there has been no enhancement or treatment of the remaining buildings in relation to their heritage, social or cultural significance. Further development of the site is compromised by the narrow street access, lack of public transport and limited loading or turning area for large trucks or deliveries.

An small adaptive re-use pilot project has been implemented by Council in partnership with the NSW Woodworkers Association to occupy a single heritage dwelling at Quarantine Reserve for the purpose of workshop space. This creates a greater sense of safety within the Reserve parklands afterhours, supports similar initiatives from the neighbouring residents and creates a greater understanding of the social and built heritage at Quarantine Reserve.

Many suggestions have been forthcoming about the use of the whole site for artists studios and cultural activities. However, the current buildings, beautiful wooden structures with high ceilings, are not waterproof and are divided into small stalls which would require significant renovation and capital investment to be adapted as studios. The ten small brick buildings have potential for arts activities/studios with the addition of windows offering natural light. This may be a long term option should the appropriate artist groups and funding partnership be forthcoming but it is not a current cultural facility priority.



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