

**Site Assessment – Parks and Reserves (City of Melton)**

Park/Reserve Name:	Black Knight Way Reserve
Address:	Black Knight Way, Kurunjang
Ward: -	Coburn
Melways Ref:	Map 337 C2
Classification (Hierarchy):	Neighbourhood Reserve (IAMS), Neighbourhood Open Space (Draft OSS)
Asset No (IAMS):	419 (Reserve)
Site Area:	2.3 hectares
Age:	8 years, 7 months
Master Plan: Yes/No. If yes, state name and year adopted	No
Date of Assessment:	13 June 2013

**Aerial photo****Park/Reserve Photo****Existing conditions and purpose:**

- Description of existing conditions including topography, size, shape, orientation and access.
- Function and standard (Quality).
- Evidence of current community use of the park and reserve (active, passive, social, vacant or other use).
- Proximity to other parks, public open spaces, sport and recreation facilities, shops, public transport and other community facilities.

**Comments:**

- Larger, irregular shaped reserve that falls from the eastern (Black Knight Way) to the western boundary (Little Blind Creek).
- The reserve is undeveloped except for landscaping planted in the middle of the reserve and a small section of concrete path along the western boundary which connects with the path in the adjacent Little Blind Creek Linear Reserve.
- Some new landscaping planted at the southern end of the reserve adjacent to the concrete path.
- Reserve is bordered by local roads to the north, south and east and Little Blind Creek (west). Residential development fronts the reserve to the north, south and east.

**Site Assessment**

Existing Facilities:	Recommended*	Desirable*	Available (Yes/No)	Condition (0= New, 1= Very Good, 2=Good, 3=Fair, 4=Poor, 5= Very Poor, 6= Out of service)	Comments
Basketball	No	No	No		
BBQ's	No	Yes	No		
Bicycle racks	No	Yes	No		
Boardwalks	No	No	No		
Car parking	No	No	No		
Coaches boxes	No	No	No		
Cricket wickets	No	No	No		
Drinking fountains	No	Yes	No		
Dog leash/off leash.	No	No	Yes	2	Sign advising that dogs must be kept on a leash at north-east corner.
Fencing	No	No	No		
Irrigation	Yes	No	No		
Landscaping • Garden beds • Trees	Yes	Yes	Yes	1	Some trees are in good condition while others are brand new (recently planted).
Lighting (public and sports)	No	No	No		
Netball courts	No	No	No		
Paths	Yes	Yes	Yes	1	
Pavilions	No	No	No		
Picnic tables	No	Yes	No		
Play Space	Yes	No	No		
Practice nets (cricket)	No	No	No		
Public Art	No	No	No		
Public Toilets	No	Yes (larger parks)	No		
Rotundas/Shelters	No	Yes	No		
Scoreboards	No	No	No		
Seating	Yes	No	No		
Service Assets (gas, water, power, sewerage)	No	No	Yes	2	Above ground electricity cabinet at the northern end of the reserve. Some graffiti on the cabinet.
Signage	Yes	No	Yes	2	Sign advising dogs must be kept on a leash at north-east corner. No identification signage at the reserve.
Sports grounds	No	No	No		
Tennis courts	No	No	No		
Waste bins	No	Yes	No		
Water features/WSUD	No	No	No		Little Blind Creek located adjacent to the western boundary of the reserve.
			<b>Total:</b>	8	

\* Refer to the park and reserve hierarchy/classification in Council's Draft Open Space Strategy.

**Park/Reserve Total score: 8**

**Key Assessment Criteria:**

	YES/NO/NA	COMMENTS
<b>ACCESS</b>		
Walking	Yes	Footpaths adjoining the northern, eastern and southern boundaries. Existing concrete path along the western boundary of the reserve.
Disability Access	Yes	There is a fall from the east to west along the entire length of the reserve and the only access is from the existing concrete path at the western end of the reserve.
Car/Motorcycle	No	Access by motor vehicle is possible. However, no car parking located within or adjacent to the reserve.
Bicycle	Yes	Footpaths adjoining the northern, eastern and southern boundaries. Existing concrete path along the western boundary of the reserve.
Public Transport	Yes	Bus stops located 220 metres to the north-east (Dalray Crescent) and east (Skipton Street).
<b>BARRIERS</b>		
Physical	Yes	Topography. Undeveloped reserve.
Social	Yes	Undeveloped reserve.
Psychological	Yes	Undeveloped reserve.
Economic	No	
Emotional	No	
<b>CATCHMENT</b> (within 500m)		
Residential areas	Yes	Residential development fronting the reserve to the north, east and south.
Other Open Space areas	Yes	Little Blind Creek Linear Reserve (Dalray-Black Knight Way) – west. Archer Drive Reserve (north-east) and Nightmarch Place Reserve (east) located in excess of 500 metres from the reserve.
Schools	No	
Shops	No	
Community Facilities	No	
<b>PLANNING CONTROLS</b>		
Zones and overlays	Yes	Residential 1 Zone. No overlay controls apply.
Native Vegetation	No	
Environmental Significance (Fed/State/Local)	No	
Heritage Significance (Fed/State/Local)	No	
Cultural significance (AAV)	Yes	Entire reserve.
<b>SAFETY AND SURVEILLANCE</b>		
Condition of equipment	Yes	
Active/Passive Surveillance	Yes	Reserve is centrally located, open and clearly visible from the adjoining roads to the north, south and east. Residential development also fronting the reserve from the north, south and east.

**Park/Reserve Condition comments:**

- The reserve is in good condition in relation to the existing path (western boundary) and landscaping. Some landscaping at the western end of the reserve appears to have been only recently planted.

**Recommendations:**

- The reserve is largely undeveloped with the exception of a small concrete path along the western boundary and landscaping.
- The reserve is currently classified as a Neighbourhood level reserve, however, does not currently contain any of the infrastructure recommended or desired for this type of reserve as outlined under Council's draft OSS.
- A master plan has not been prepared for this reserve. There is potential for a master plan or landscape plan to be prepared.
- The reserve is located adjacent to the Little Blind Creek Linear Reserve so there is the opportunity to develop the reserve in conjunction with this linear reserve and create a large active and passive open space for local residents and the broader community.
- The reserve is less than 10 years old, however, is undeveloped. Therefore, the development of the reserve should be considered as a medium-high priority to ensure local leisure and recreation needs are met.

**Site Assessment – Parks and Reserves (City of Melton)**

Park/Reserve Name:	Little Blind Creek Linear Reserve (Rain Lover Drive)
Address:	Rain Lover Drive, Kurunjang
Ward: -	Coburn
Melways Ref:	Map 337 C3
Classification (Hierarchy):	Linear Reserve (IAMS), Waterways/Linear Parks and Trails (Draft OSS)
Asset No (IAMS):	47535 (Reserve)
Site Area:	10.8 hectares
Age:	Unknown
Master Plan: Yes/No. If yes, state name and year adopted	No
Date of Assessment:	17 June 2013

**Aerial photo****Park/Reserve Photo****Existing conditions and purpose:**

- Description of existing conditions including topography, size, shape, orientation and access.
- Function and standard (Quality).
- Evidence of current community use of the park and reserve (active, passive, social, vacant or other use).
- Proximity to other parks, public open spaces, sport and recreation facilities, shops, public transport and other community facilities.

**Comments:**

- Linear reserve located along the southern side of Rain Lover Drive and The Embankment. The land slopes from the north to the south towards the creek. Little Blind Creek runs through the entire length of the reserve.
- No formal paths located within the reserve. An informal dirt path is located within the reserve adjacent to the northern boundary. However, a concrete footpath is located adjacent to the northern boundary of the reserve. A gravel path exists from Rain Lover Drive between two small wetland areas to a timber footbridge which crosses the creek.
- Landscaping planted with the reserve including the creek and wetland areas.

**Site Assessment**

Existing Facilities:	Recommended*	Desirable*	Available (Yes/No)	Condition (0= New, 1= Very Good, 2=Good, 3=Fair, 4=Poor, 5= Very Poor, 6= Out of service)	Comments
Basketball	No	No	No		
BBQ's	No	No	No		
Bicycle racks	No	No	No		
Boardwalks	Yes (where appropriate)	No	No		
Car parking	No	No	No		
Coaches boxes	No	No	No		
Cricket wickets	No	No	No		
Drinking fountains	No	No	No		
Dog leash/off leash.	No	No	No		
Fencing	Yes	No	No		
Irrigation	No	No	No		
Landscaping • Garden beds • Trees	Yes	No	Yes	2	
Lighting (public and sports)	No	No	No		
Netball courts	No	No	No		
Paths	Yes	No	Yes	3	Informal (dirt and gravel) within the reserve. Concrete footpath adjacent to the northern boundary of the reserve.
Pavilions	No	No	No		
Picnic tables	No	No	No		
Play Space	No	No	No		
Practice nets (cricket)	No	No	No		
Public Art	No	No	No		
Public Toilets	No	No	No		
Rotundas	No	Yes	No		
Scoreboards	No	No	No		
Seating	No	Yes	No		
Service Assets (gas, water, power, sewerage)	No	No	No		
Signage	Yes	No	No		
Sports grounds	No	No	No		
Tennis courts	No	No	No		
Waste bins	No	No	No		
Water features/WSUD	No	No	Yes	2	Little Blind Creek and two wetland areas contained within the reserve.
<b>Total:</b>				7	

\* Refer to the park and reserve hierarchy/classification in Council's Draft Open Space Strategy.

**Park/Reserve Total score: 7**

**Key Assessment Criteria:**

	YES/NO/NA	COMMENTS
<b>ACCESS</b>		
Walking	Yes	Access to the reserve via concrete footpath adjacent to the northern boundary and informal paths (dirt and concrete) located within the reserve.
Disability Access	No	Footpath adjacent to the northern boundary of the reserve. Informal (dirt and gravel) paths contained within the reserve which may be difficult to access for people with a disability.
Car/Motorcycle	No	No parking available within the reserve and no formal parking available adjacent to the reserve.
Bicycle	Yes	Access to the reserve via concrete footpath adjacent to the northern boundary and informal paths (dirt and concrete) located within the reserve.
Public Transport	Yes	Bus stop on Kirkton Drive approx. 130 metres east of the reserve.
<b>BARRIERS</b>		
Physical	Yes	Topography is slightly undulating. Lack of formal paths within the reserve. Lack of any infrastructure or equipment at the reserve.
Social	Yes	Lack of formal paths within the reserve. Lack of any infrastructure or equipment at the reserve.
Psychological	No	
Economic	No	
Emotional	No	
<b>CATCHMENT (within 500m)</b>		
Residential areas	Yes	Residential development to the east fronting the reserve and residential development to the west backing onto the reserve.
Other Open Space areas	Yes	Little Blind Creek Linear Reserve (north and south), Black Knight Way Reserve (east), Wordon Court Reserve (east) and Kirkton Park (east).
Schools	No	
Shops	No	
Community Facilities	No	
<b>PLANNING CONTROLS</b>		
Zones and overlays	Yes	Residential 1 Zone (northern half) and Public Park and Recreation Zone (southern half). No overlay controls apply.
Native Vegetation	No	
Environmental Significance (Fed/State/Regional/Local)	No	
Heritage Significance (Fed/State/Local)	No	
Cultural significance (AAV)	Yes	Entire reserve.
<b>SAFETY AND SURVEILLANCE</b>		
Condition of equipment	Yes	
Active/Passive Surveillance	Yes	Reserve is open and highly visible from the north (Dalray Crescent) and east (Rain Lover Drive). However, no lighting within the reserve.

**Park/Reserve Condition comments:**

- The reserve is in good/fair condition. Informal dirt path is in poor condition, however, gravel path is in good condition.
- Landscaping also in good condition.

**Recommendations:**

- Linear reserve that continues to the north and south and located on the northern side of Rain Lover Drive and The Embankment.
- Reserve is undeveloped due to constraints associated with the creek, wetlands and topography of the land.
- Opportunity to formalise existing dirt and gravel paths within the reserve and link them to the existing concrete paths to the north and existing footpath to east. Once the paths are constructed, the reserve could be developed further with park bench seating, drinking fountains, waste bins and exercise/fitness stations (if practical).