

Malabar BMX Park: Draft Concept Design

December 2019

Community Engagement Summary

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1. Overview

In 2018, the City of Cockburn sought public feedback on a draft Community, Sport and Recreation Facilities Plan (CSRFP). The draft CSRFP set out the proposed priorities for upgrading and developing facilities within the City of Cockburn over a 15 year period. The draft CSRFP was developed based on a needs and gaps analysis, population growth in various suburbs, the available funding and the City's capacity to deliver projects each year.

Public feedback on the CSRFP highlighted strong support (approximately a quarter of all comments) for upgrades to be undertaken to Malabar Park, Bibra Lake. Feedback also highlighted specific interest in the sport of BMX (approximately eight per cent of all comments).

In line with community feedback, the CSRFP recommended approximately \$300,000 be incorporated in the 2018-19 budget to complete a draft concept design for improvements to Malabar Park. The CSRFP also recommends a further \$2.9 million be allocated in the 2019-20 budget to construct the proposed improvements to the park, with the aim to create a facility and space that can be used by both the BMX and wider community.

The CSRFP was endorsed by Council in 2018.

The City worked with the site's Leasee, Cockburn BMX Club, to develop a draft concept design for improvements to the BMX facility. In addition to BMX track upgrades, the draft concept design incorporates elements that will attract and benefit the wider community, including a pump track for less experienced riders, multi-purpose community building, BBQ, nature playground area, seating, shade, spectating areas, and a storage facility for not-for-profit group, Friends of the Community Inc.

Should the proposed upgrades be supported by the community, it is envisaged the improvements will be undertaken in stages as funding becomes available.

The draft concept design was put to the public for comment over a three week period, commencing 29 November to 20 December 2019.

This document details the process and results of the community engagement on the draft concept design.

2. Engagement Summary

The community was invited to provide feedback on the proposed upgrades to Malabar Park and draft Concept Design in the followings ways:

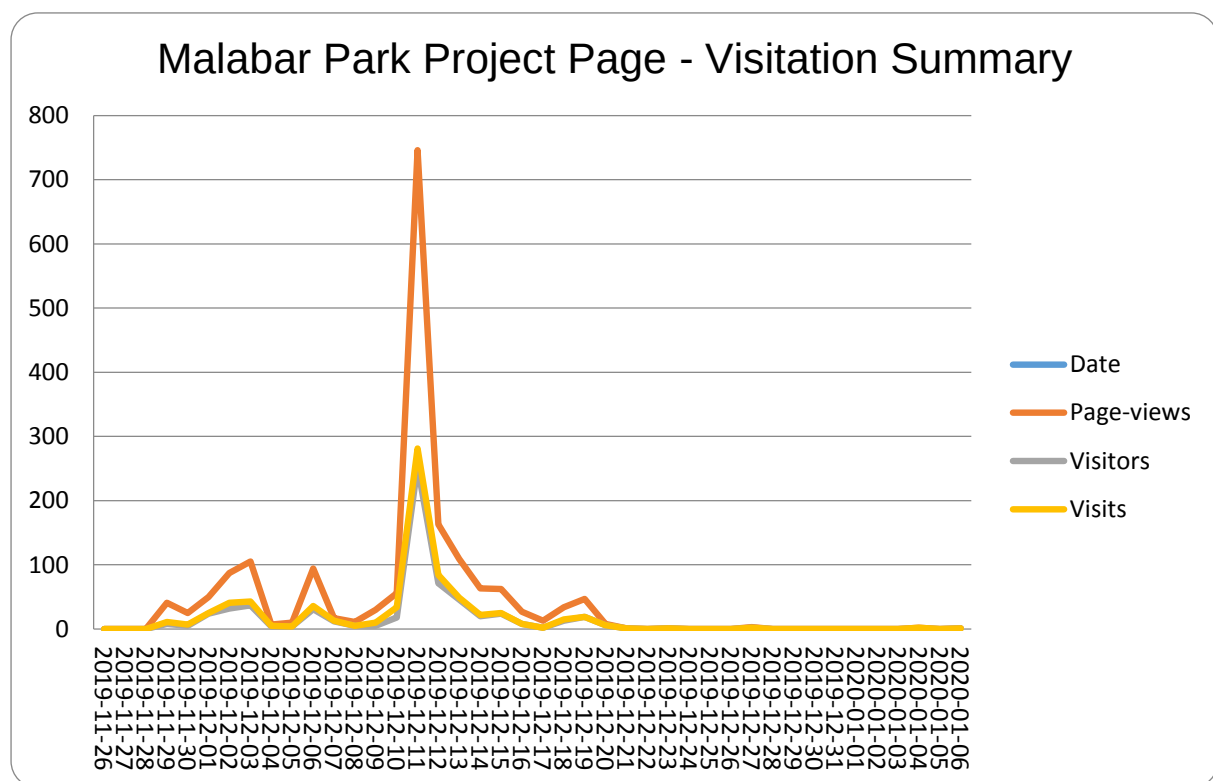
- Attend the public drop-in session at Malabar Park on Tuesday 10 December 2019, between 4pm and 6pm.
- Complete the online survey.
- Complete the online quick poll.
- Write to the City of Cockburn via post or e-mail.

The comment period and feedback channels were advertised in the following ways:

- Local newspaper advertisement.
- City of Cockburn social media pages.
- Wider social media network sharing.

- Comment on Cockburn website.
- Letters to residents and businesses within approximately 500m of the site.
- Media release.
- Correspondence to online databases (participants of similar past Comment on Cockburn surveys).
- Correspondence to key stakeholders including Cockburn BMX Club, Friends of the Community Inc., Bibra Lake Residents Association, South Beach Community Group, Hamilton Hill Community Group, Yangebup Progress Association and BMX Sports WA.

The project page on the City's Comment on Cockburn website was visited 752 times. The concept design was downloaded over 200 times. The survey was visited 125 times and the quik poll 131 times. Overall, the City collected 151 responses throughout the comment period. 50 were captured via the online survey, 100 via the online quick poll and one (1) via written e-mail submission.



Above: Figure showing the dates and number of visits to the Malabar Park project page on the Comment on Cockburn website.

The online survey asked a series of questions including demographic details, how often they visited Malabar Park, which elements of the plan they believe are important, if they would visit more often should the upgrades be carried out, if they would change anything about the design and their overall level of support.

The quick poll asked what participants think of the proposed upgrades overall, with the option to select "Very good, Good, OK, or Poor".

Contributions made at the public information session were captured on the day via the online survey (to obtain more in depth feedback), or the quick poll (for respondents who did not wish to provide in depth responses). Copies of the concept design were presented for attendees to view and City staff were present to talk through the design elements and answer any queries. Attendees were offered a free sausage sizzle and soft drink for providing their feedback.

Survey respondents were most likely to have visited the park before (94 per cent), with the most common visitation volume being weekly (52 per cent). Six per cent had never visited the park, and 12 per cent do not visit regularly (less than monthly).

Respondents who had visited the park were asked their reason/s for visiting (with the ability to choose more than one reason if applicable). Use of the BMX track was the most common reason for visiting (mentioned in 96 per cent of responses). Spectating (mentioned in 15 per cent of responses) and use of the open space (mentioned in six per cent of responses) were the second and third most common reason/s for visiting.

Overall, responses indicate strong support for the upgrades and concept design, with 98 per cent of survey respondents stating they at least “support the upgrades”. Of the quick poll respondents, 97 per cent said they thought the concept design was either “good” or “very good”.

A high-level breakdown of the survey respondent groups and their level of support for the plan is provided below:

- 40 per cent of survey respondents indicated they are a Cockburn BMX Club member only. Of this group, 100 per cent indicated they at least support the plan.
- 16 per cent of survey respondents are a City of Cockburn resident or nearby business owner or worker only. Of this group, 86 per cent indicated they fully support the plan.
- 12 per cent of survey respondents indicated they are a Friends of the Community Inc. member only. Of this group, 100 per cent indicated they at least support the plan.
- Eight (8) per cent of survey respondents indicated they are both a City of Cockburn resident and Cockburn BMX Club or Friends of the Community Inc. member. Of this group, 100 per cent indicated they fully support the plan.
- 22 per cent of survey respondents did not provide information on which group they fit in. Of these respondents, 100 per cent indicated they at least support the plan.

Overall, 88 per cent of survey respondents indicated they would visit the site more than they currently do, should the upgrades be undertaken.

Respondents were asked which three components of the concept design for the park they felt were most important. The BMX track (84 per cent), start ramp (50 per cent) and community building (36 per cent) were the most common responses. Track lighting was a close fourth (34 per cent).

26 per cent of survey respondents said that whilst they support the plan, they would change something in the concept design if they could. Of these responses, the most commonly

requested (62 per cent) design change was for an increased start ramp size of eight metres, followed by additional parking (13 per cent).

Comments on the ramp size indicate that respondents feel an eight metre ramp will attract even more riders and allow the park to reach international standard. Comments on the parking indicate these respondents feel the parking provided will not be sufficient if there were to be a major BMX event held at the park. Provision for overflow parking either on or off-site is suggested by one respondent.

Two per cent of survey respondents do not support the plan at all. Reasons cited include a preference for rates to be invested elsewhere.

One written submission was received. The submission was not supportive of the plan or the concept design, indicating a preference for rates to be invested elsewhere.

3. Engagement Outcomes

1.1.1 Survey Results

**Note: In the interest of transparency, responses have been transcribed verbatim with minimal editing. Therefore some spelling and/or grammatical errors may exist.*

Which of these best describes you?	
Nearby business owner or worker	2
Cockburn BMX Club member	24
Friends of the Community Inc member	8
Local City of Cockburn resident	11
Blank/Other	11

Age:	
Under 18	10
18 - 24	1
25 - 34	2
35 - 44	21
45 - 64	16

On average, how often do you visit Malabar Park?	
Daily	7
Weekly	26
Fortnightly	2
Monthly	5
Less than monthly	6
Never	3

For what reason/s do you visit Malabar Park?	
Playground	1
Basketball Court	1
BMX Track	45

Use of open space	3
Spectating	7
Other	2
I do not visit	3
Please specify other:	
• Friends of the community • Volunteer at canteen	

Which THREE elements of the upgrades do you think are most important?	
Parking and accessibility	8
Green space	1
Trees, vegetation and landscaping	2
Other (please specify)	1
BMX track	42
Warm up track	2
Spectator area	5
Club building	18
Pump track	8
Storage shed	2
Marshalling area	4
Footpath connection from street	2
Emergency vehicle access	3
Playground	1
Track lighting	17
5m start ramp	25

Would you visit Malabar Park more or less often if the concept plan was implemented?	
A lot more often	37
Slightly more often	7
Same as I currently visit	3
I would not visit at all	3

Is there anything you would do differently in the concept plan?	
Yes	13
No	28
Unsure	9
Comments:	
• Larger shared meeting space. • Have a rider's opinion on what the track looks like • Add an 8m gate to the designs • I would add an 8 metre start ramp as well, it is a relatively cheap add on and would generate national and international travelers for UCI sanctioned events in cockburn. • Parking on the concept plan is inadequate for a major bmx event. • 8m Gate, it will bring World Championship comps to WA. Which brings money to the local economy. Shepparton is a great example. • Eight meter ramp also and pro straight on first straight • Inclusion of 8m start gate - to be the first on in WA and to help local riders prepare for international tracks without added expense to travel interstate just for	

experience. To also attract international events to Cockburn, also a first for WA. • The only issue I see is the amount of parking available versus the number of potential users on National, State and Super Series rounds of BMX Racing, I realise that there has been an improvement to the parking from 51 to 60 bays but consideration needs to be made for overflow parking both onsite and offsite. The moving of the pump track so children aren't walking through the car park to get back to the track is a great improvement. • It would be great to see an 8m gate which would provide pro level access to the facility and maybe entice elite riders to use the facility from across the state and maybe even the Australian Institute of Sport for state and Australian teams. • Elevated spectator seating, more toilets, 8m start ramp, separate mini wheelers (under 5yo) track for race nights, bitumen pump track. • Its not clear from the plans (at least to me), but how easy will it be to include an 8m gate if and when the funds become available? Does the concept plan need to be modified to cater for this option? Is the pump track required? Given there will be a national class track adjacent, could funds from the pump track be used in the BMX track? • 8m start ramp

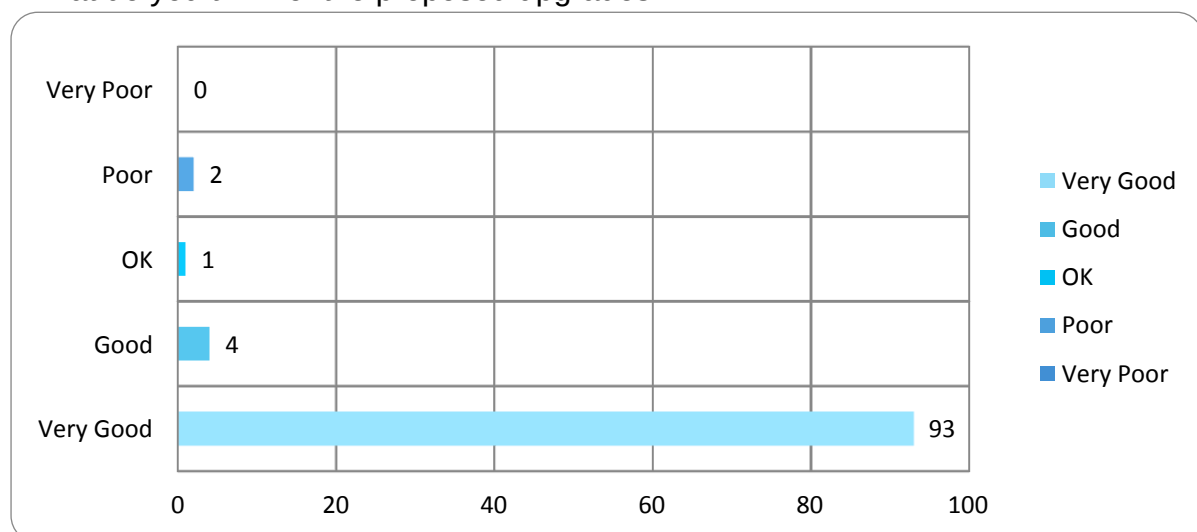
Which statement best describes your level of support for the project?	
I fully support the concept plan	44
I support the concept plan, but would prefer some changes	5
I do not support the concept plan at all	1
Please specify why:	
• Waist of council money. If the club wants it let them pay for it. Better things my rates can go towards.	

Any further comments:
• An 8m gate would make Cockburn the best facility in WA and therefore would become the centre of WA's development for competitive riders. • What an amazing plan for Cockburn. Having recently attended BMXA Nationals and also a clinic with BMX current World #1 and seeing the possibility of what this could bring to our Club and Community is very exciting. • The community building plan is good, however it doesn't include future proofing for increased usage. • It is a fantastic investment for the whole of the Australian BMX Community especially for the Cockburn and Western Australia Community • To have fun at the new track • The plan is amazing and will bring more people to the wonderful sport of BMX. • About time this space gets the upgrade it deserves • Elevated spectating would be ideal if the fill is available. A full bitumen pump track (like Dwellingup) would be ideal and attract more riders, but understand the budget won't cover this. Still unsure of the BMX track surface of the berms, they don't look bitumised. • This is a state of the art facility that will develop local riders as well as helping the development of BMX as a whole in WA. Its awesome to see its open to the public all the time. Well done City of Cockburn • It is such a fantastic plan, it will bring interest in the sport and most likely a rise in Cockburn club members. It will also allow WA to have a state of the art facility to host large BMX events such as states and nationals. • I support the plan submitted by the Cockburn BMX club knowing what they need to take their club further, understanding this venue is also accessed by the public is fine but it is to be all for the club and the sport.

- The dirt jumps could be fixed and a dirt track could be built
- This is a fantastic opportunity for the bmx community and also the cockburn area in general as this new proposal will lead to big events being held in the area
- I can't wait for the upgrade to the track and facilities.
- The BMX community will definitely benefit in the future will progress
- Definitely due for an upgrade. With BMX now in the Olympics and WA supplying a number of past Olympians this will make Cockburn the BMX Hub of WA with alot of local business reaping the rewards
- I feel the upgrade is needed due to a much appreciated and well used facility that has has degraded that requires an excessive amount of volunteer maitainance to safety run events. This will also facilitate a group of individuals who arent attracted to mainstream sports. I as an older Dad have joined as a member and started to participate in the sport with my son. A sport which suits my work availability and with added fitness benefits. The senior age group has recently attracted the largest proportion of new riders for sim reasons. The upgrade will generally attract new members to the facility not just because it will be of the highest standard, but also to a club who value is not just winning but club participation and community spirit.
- My family only started BMX racing 10 months ago and the Cockburn BMX Club is such a family friendly club, with a hardworking committee that is so deserviing of this facility. We can't wait for it to be built and look forward to using it three or more times a week.
- Just a Big Thankyou to the City of Cockburn.
- This is a awesome upgrade for a loved track and club and would bring in riders from around the state and country to come and ride at this venue
- Great to see this project get approval. Look forward to watching the facility develop. Great asset for the Cockburn community and for Perth.
- A great idea that has the potential to make Cockburn the premier track in WA and Australia. BMX tracks get very hot. Would it be possible to have as much trees and grass as possible. Something like Southern Districts (which has plenty of trees and shade), rather than tracks which do not.
- I am very excited about this new project. I think it will make the sport grow in the area dramatically. I am excited to see it all finished and excited for the future of BMX here.

1.1.2 Quick Poll Results

“What do you think of the proposed upgrades?”



1.1.3 Submissions

**Note: In the interest of transparency, responses have been transcribed verbatim with minimal editing. Therefore some spelling and/or grammatical errors may exist.*

Submission 1	
Hello, What are you thinking????? Spending \$2.45million on a BMX track for the 130 members of the Club, that's over \$80,000 per member!!!! What is the Club contributing to this? Many Clubs in the City of Cockburn can only dream about sums of money like this been lavished upon them. This sort of spending needs to voted upon by the ratepayers-not the Council. You should be providing more support for the homeless and unemployed not a bike track!!!! Definitely a big NO from us	Suburb not supplied

4. Demographics

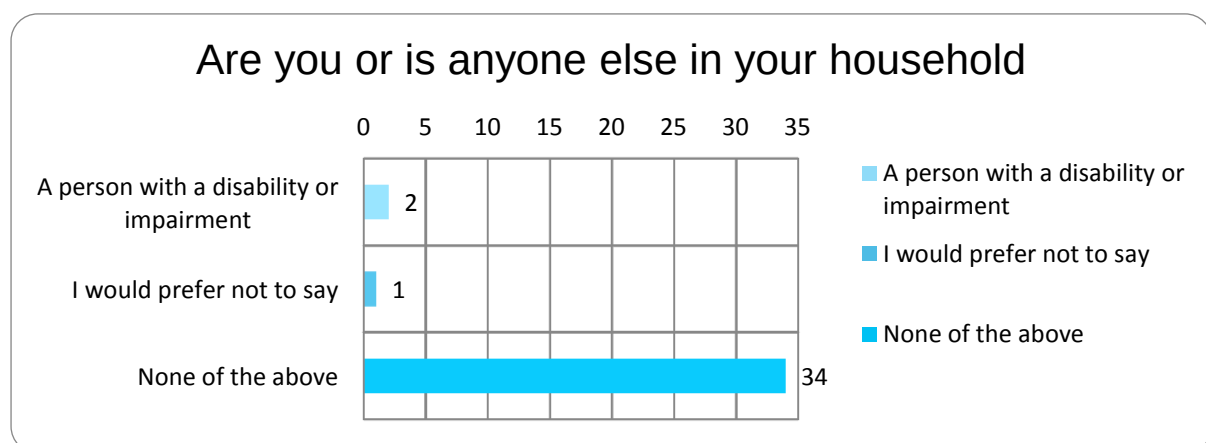
Demographic details were collected via the online survey tool for those that chose to provide this information.

Of the responses supplied, the 35-44 and 45-64 age groups were the most represented demographic (with 21 and 16 respondents respectively), however all age groups were represented in the feedback. Both genders were represented equally.

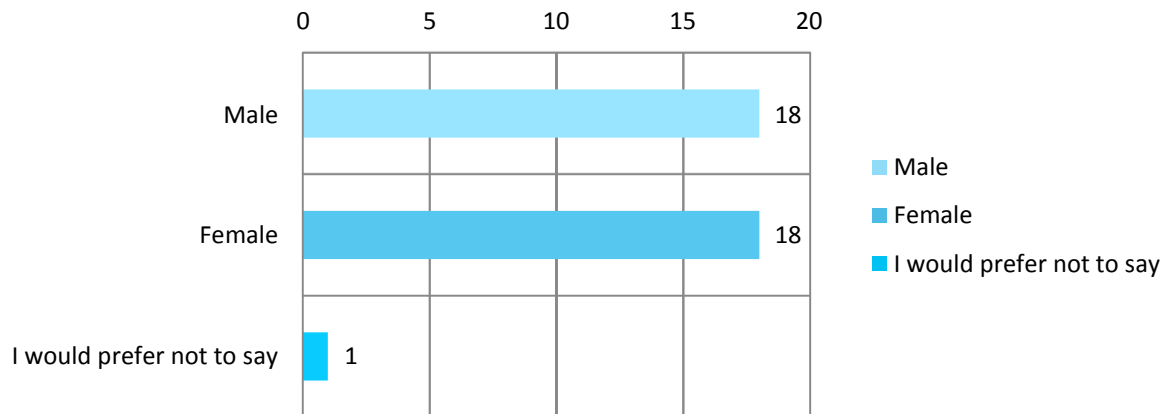
Respondents came from suburbs across Perth, with local City of Cockburn suburbs of Hamilton Hill (3), Bibra Lake (3), Aubin Grove (3), the most popular.

Other respondent demographics captured include people who have or have a family member who has a disability or impairment (four per cent).

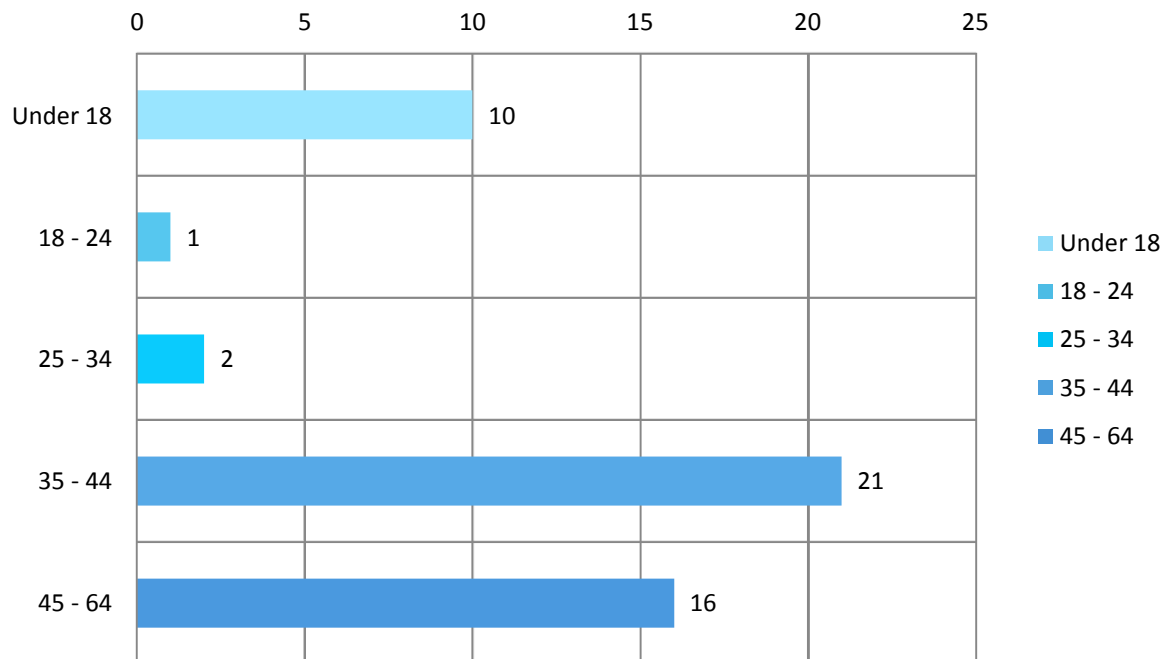
Statistics are provided in the graphs below.

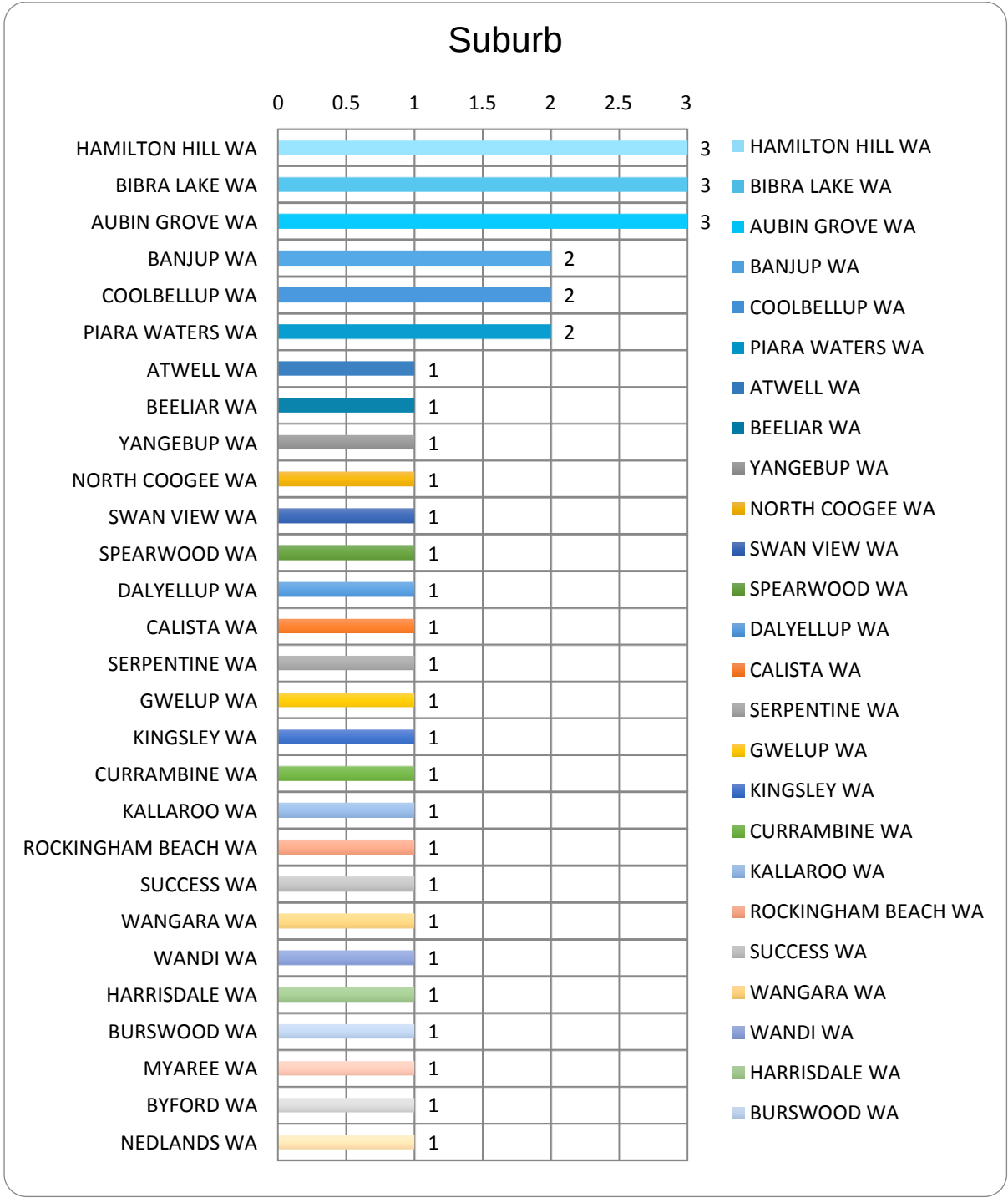


Gender



Age





5. Next Steps

Following community consultation, the City of Cockburn will make any necessary amendments to the concept design. Upon completion of the concept design, the City will seek to secure and finalise project funding. This funding will support the development of a detailed design and staged construction of the upgrades.

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