

SED



Nhill Community Precinct Plan

Hindmarsh Shire Council

Final Report
September 2016



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Report statement

The Nhill Community Precinct Plan has been prepared for Hindmarsh Shire Council as the client. The Plan represents information correct and complete at the time of writing.

The information contained in this document has been gained from desktop evidence, targeted stakeholder engagement and research, and has been prepared in good faith.

Neither SED, nor its servants, consultants, agents or staff shall be responsible in any way whatsoever to any person or organisation or entity in respect to the Plan, including errors or omissions therein, however caused.

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Executive summary

The Nhill Community Precinct Plan presents a plan for the sustainable development of the town and its services. The Plan responds to the aspirations of the community and economic, social, cultural and environmental features and opportunities.

Nhill is an important economic and social service centre for the rural communities of the central Wimmera region. The Plan aims to strengthen its importance as a business and industry hub that services regional agriculture and provides important commercial, retail and community services to residents and visitors.

The Plan will guide and inform the land use planning, funding and development priorities for the town, organisations and businesses. It encompasses the need to ensure that there is supply of appropriately zoned land to support future economic opportunities that will in turn be an important part of attracting and retaining residents and their families. With a preference for utilising existing facilities and assets, investment in upgrades and in some case new facilities and infrastructure will open up avenues to review how a range of services are provided and the opportunities to integrate and co-locate compatible uses. This will help create vibrant and active hubs of economic and social activity and interaction. Linking these hubs to the commercial centre of the township will provide important destination points for both residents and visitors to encourage spending, staying and stopping.

Structured under four themes, the Plan addresses the liveability, economic, social and cultural features of the community that make Nhill an attractive place to live, work, visit and invest, and provides a practical and staged implementation framework that supports integrated and timely progression of projects and initiatives.

Community services and social infrastructure

- ▶ Provide for the further and future development of the Nhill hospital through the creation of an activity zone around the current hospital site, including provision for car parking adjacent to the existing site.
- ▶ Support the provision of high quality health and community services and facilities and enable older residents to live in the community in appropriate accommodation and with good access to services.
- ▶ Complete the development of the Nhill Integrated Early Years Centre at the P12 campus and identify opportunities for provision of youth and multi-cultural services and facilities providing for a continuum of services for all ages and all residents in the community.
- ▶ Creation of a new library and visitor information service centre that will provide for improved services, efficiencies and operational sustainability.
- ▶ The recommended location for this site is to create a new precinct in the town's centre at the corner of the Western Highway and the Nhill-Yanac Road.
- ▶ Integration of creative, community services and business activities with the library and visitor centre will support the development of fledgling businesses, add to social and community interaction and provide a supporting business model over the longer term.
- ▶ Creation of a community services precinct in the centre of town to support service provision for the town and the wider region as well as the needs of all residents.

Economy and tourism

- ▶ Facilitate the retention and attraction of industry and business to provide for employment opportunities and to build the economic base. Address constraints to industry growth through the provision of appropriately located industrial land at three sites within the township that take advantage of existing infrastructure

and access to freight assets and provide the basis for anchor tenants.

- ▶ Encourage uptake and use of existing commercial buildings and assets and identify opportunities to utilise these for complementary community, social and small business uses.
- ▶ Suitable land for commercial development has been identified along the Western Highway, in close proximity to the commercial centre of town.
- ▶ Support small and creative businesses through a business incubator model, including provision of office space to encourage transition of home-based businesses into main street locations, and foster local entrepreneurship.
- ▶ To accommodate future residential growth three residential investigation areas have been identified that provide for a range of housing and residential living options.
- ▶ Residential infill opportunities have been identified.
- ▶ Improve facilities and amenity at the Nhill Caravan Park with consideration given to its proximity to high value natural environments. Investigate opportunities to augment visitor accommodation provision that would add value to the existing offer and provide for alternative options for visitors.
- ▶ Support the use of Nhill Aerodrome as a visitor and events destination and ensure that land policy continues to allow for future aero-related businesses and uses.

Sport and recreation

- ▶ The Davis Park Recreation Reserve is a significant community and regional asset that underpins much community, sporting and social activity within the community and the broader region.
- ▶ This plan provides a comprehensive framework for the long term development of the precinct's varied and numerous uses, including identifying the long term expansion requirements for the reserve.
- ▶ Extensive development works and projects are detailed that support the further development and relevance of this significant community asset as well as ensure its connectivity and linkages to other major assets within the township are maintained and enhanced.

Open space and public realm

- ▶ Sympathetically enhance the amenity of Nhill Lake and environs as an important recreation and environmental asset for residents and visitors. Provide facilities and installations that promote a range of low impact recreation activity and social interaction.
- ▶ Maintain the amenity, appearance and use as well as provide for the continued improvement of other primary areas of public open space including Jaypex Park, Goldworthy Park and the community garden as community recreation, gathering and community events spaces.

Summary

The Nhill Community Precinct Plan will require the continued partnership of government, business, community and regional organisations. The investment and development opportunities that exist or can be fostered for the township will need to be strategically planned, integrated and supported by the community.

The Plan provides opportunities for Nhill, its residents and HSC to continue to realise the town's potential as a great community in which to live, work, visit and invest. Enabling and attracting investment through future land use planning for economic, social and community purposes are the foundations for this to continue.

1. Introduction

The rural town of Nhill is located in the heart of the Wimmera region, halfway between Melbourne and Adelaide on the Western Highway.

Strategically located on key transport routes serving Victoria and South Australia, the community is proud of its strong agricultural and service role for the wider region and its welcoming community spirit. A popular stop off point for travellers along the Highway, Nhill provides a range of important commercial, retail, health and education services for residents as well as services and attractions for visitors.

Like many rural communities, Nhill has experienced economic and social transition as the nature and structure of farming and rural life has changed over the years.

The population has declined moderately but in recent years Nhill has welcomed over 180 Karen refugees into the community as new residents in a cultural settlement program that has been recognised as one of the most successful in rural Australia. This process of change has been embraced by residents who are keen to see their community flourish and be a welcoming place for all.

The Nhill Precinct Plan provides an assets and land-based view for the future prosperity and well-being of residents. It identifies where and how investment and community activities can be sustained whilst planning for future growth and the attraction of new residents, business and visitors.

1.1 Purpose of the Precinct Plan

The Nhill Precinct Plan sets the development and land use planning framework for the community over the next 10-20 years.

It takes a holistic look at the community, its assets, facilities, open space, services and key features and from consultation with the community, identifies opportunities for improved uses and sustainable development that align to community values.

In addition, the Plan considers environmental and connectivity networks within the township and the wider regional context that influences the town's function and role.

The Plan will guide future land use and development decisions and supports the process of prioritising projects and investments. It integrates thinking around community change and development so that existing assets and facilities can provide maximum benefit and support new facilities and development in an ordered way.

Residents, investors, businesses and service providers will have greater surety on how Nhill will change and develop over time, ensuring that township features and assets that are valued by the community are appropriately enhanced and provide opportunities for all to participate in community life.

1.1.1 How will it be used?

The Plan will provide guidance and direction to Council, communities and other stakeholders on future opportunities for community development and investment. It provides the framework to support community planning and the implementation of projects.

The Plan is an important supporting document for future funding and investment opportunities for community projects and should be used to inform Council and other local and regional stakeholders of community priorities. It should have concise and clear principles and objectives and be responsive to changes in circumstances and new or altered opportunities that will unlock potential for growth and change.

1.2 Methodology

The Precinct Plan has been developed through a program of background research and analysis, community conversations, interviews with agencies, community members and associations. Further evidence and information has been taken from reviews of relevant policy and strategy, the local land use planning scheme and economic and social data and statistics.

1.2.1 Community engagement

Community engagement included distribution of online and hard copy surveys, Council newsletter updates, workshops and enquiry activities with the community and forthcoming submissions to the draft Plan. Regular briefings were held with Hindmarsh Shire Council (HSC) personnel and Councillors. A number of site visits provided observations and assessments of community assets, features and functions.



Figure 1 - Nhill community conversations

More information on background survey and consultation outcomes are provided in Appendix 1: Community consultation summary outcomes.



2. Context

First visited by white settlers in the mid-1840s, the region has been the home of the Wotjobaluk people for thousands of years. Nhill is thought to mean the 'abode (home) of the spirits' or 'mist over the water' as the aboriginal people believed that the mist rising from the waters early in the morning were the spirits of their ancestors.

Brothers Frank and John Oliver constructed a flourmill on the Dimboola-Lawloit road which saw the development of the township into a thriving agricultural community. With a post office opening in 1881, the town was already becoming an important staging post with Cobb and Co running coach services from 1883. In 1892, Nhill was connected to electricity, the first town outside of Melbourne to have this new service.

The town grew and prospered over the coming decades based primarily upon the wheat and broad acre farming and milling industries. During the Second World War the Nhill airport became an important Royal Australian Air Force base not only training 1,000s of recruits but also as a strategic asset for refuelling aircraft given its location mid-way between Melbourne and Adelaide. It is estimated that as many as 10,000 Air Force personnel were trained at Nhill between 1941 and 1946.

Nhill's strategic location, its role as an important service centre for residents and the wider community, and the economic links with the significant agricultural sector of the Wimmera have enabled Nhill to remain a crucial part of the economy and social fabric of the region. Opportunities to ensure that the town remains an attractive place to live, work, visit and invest are the primary focus of the Precinct Plan.



Figure 2 – Nhill 1920 (Source Museum Victoria Collections <http://collections.museumvictoria.com.au/items/766506> Accessed 16 November 2015)



Figure 3 – Victoria Street Nhill (Source State Library of Victoria - <http://www.slv.vic.gov.au/>)

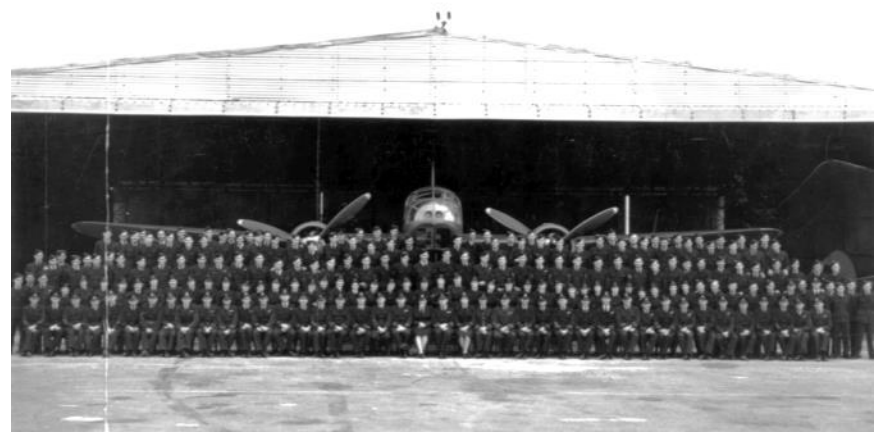


Figure 4 - RAAF Base Nhill 1945 (Source –Nhill Aviation Heritage Centre)

1.3 Nhill today

The community of Nhill is situated on the Western Highway in the heart of the Wimmera. Just under an hour west of Horsham the town is an important centre for the economy of the region. Agriculture, manufacturing, logistics, health, education and traveller services complement the local retail and other services the town provides to residents and visitors.



Figure 5 – Part of the commercial precinct Victoria Street

Agricultural activity is economically and socially important to the community which is home to major employer and agri-business Luv-A-Duck, the leading partner in the attraction and settlement of the Karen community. The importance of agribusiness is evident in the number of businesses providing services and product to this sector.

With a population of 2,000 residents, Nhill is the main administration and service centre for Hindmarsh and the surrounding rural communities. Nhill is also the main administration centre for the Hindmarsh Shire Council.

West Wimmera Health Service delivers high level medical and health services through its Nhill hospital campus. Further community programs and services are provided by the Nhill Learning Centre (formerly Nhill Neighbourhood House) and by social and sporting groups. There is a kindergarten, two Christian primary schools and a P12 college.

With its location halfway between Melbourne and Adelaide, Nhill is a popular stop and rest point for travellers. The town has invested in open space and recreation facilities for community and visitor use, including the town centre gardens, Nhill Lake, boardwalk and Jaypex Park.

Nhill also has a multi-purpose recreation oval with accompanying facilities, an 18 hole all greens golf club, showgrounds, a racecourse, aerodrome and aviation museum, visitor information centre and a refurbished community centre / cinema.

A concern for Nhill (and other settlements in Hindmarsh) is the limited availability of suitable rental housing and general investment in residential property development.

There would also appear to be a lack of suitable industrial land and potentially other appropriately zoned land for commercial and service related development. However, there is a good supply of underutilised commercial premises in the town, which in many cases, however, require upgrades and refurbishment to support business attraction.



Figure 6 – Macpherson Street retail area

Nhill is experiencing a moderate decline in population and an ageing profile of its community (Table 1 and Figure 7). These figures do not include the more recent Karen residents whose settlement in Nhill will have undoubtedly stabilised population figures.

Table 1 – Nhill population trend (Source: ABS Census)

Nhill population trends 2001-11				
Year	2001	2006	2011	% change 2001-11
Total	1,976	1,915	1,872	↓5.3%

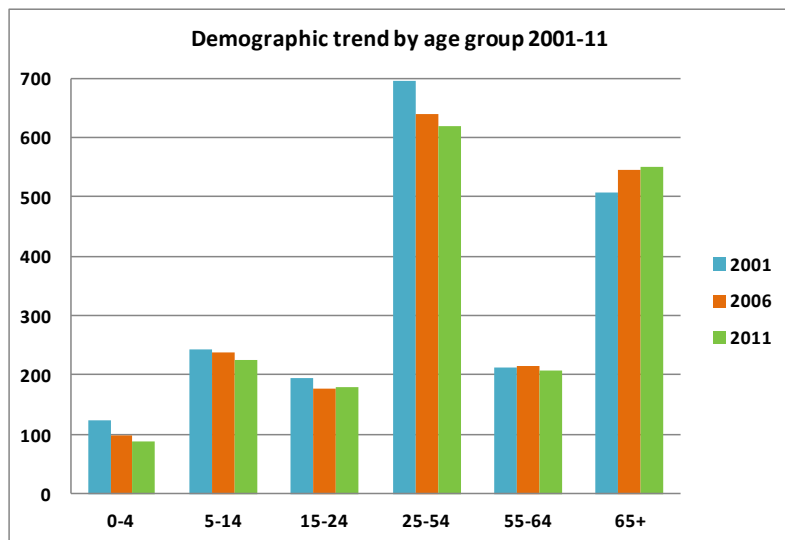


Figure 7 – Population age trend 2011-11 (Source – ABS Census)



Figure 8 – The town centre of Nhill

Nhill is the main administration, service and employment hub for the Hindmarsh community and also has a strong role in providing services for travellers and visitors along the Western Highway. This highway location presents some further economic and amenity development opportunities that are perhaps not fully capitalised on at present.

1.4 The policy and strategy context

Victoria has adopted a regional approach to social and economic development. This process recognises that communities and economies do not operate in isolation and that regions and settlements can have distinct functions and relative opportunities. The approach has also ensured that appropriate land use and community development planning has been rolled into regional planning and development policy. Two primary policy documents set this regional context, the 2012 Wimmera Southern Mallee Regional Strategic Plan and the 2014 Wimmera Southern Mallee Regional Growth Plan.

1.4.1 Regional Strategic Plan

In 2012, the region adopted the *Wimmera Southern Mallee Regional Strategic Plan* (the Regional Plan) which provides a framework for a coordinated approach to achieving economic, social and environmental outcomes for the region over the next 10 – 15 years. The regional plan identifies a number of strategic directions for socio-economic growth for the region including:

- ▶ Building on comparative advantages in sustainable primary production and related value adding and service industries;
- ▶ Development of nature-based and outback tourism experiences including capture of regional markets and developing sympathetic tourism product;
- ▶ Fostering growth in industry networks and clusters including manufacturing associated with food processing, agriculture and transport and the expansion of start-up and small business. Access to a secure water supply via the Wimmera Mallee pipeline will also form a significant part of business development activities for the region;
- ▶ Providing essential infrastructure including information technology and telecommunications to support new and existing business;
- ▶ Improving transport infrastructure that supports regional business and communities, and ensuring future planning addresses forecast growth in freight movements within and across the region;
- ▶ Improving education and training outcomes, and attracting and retaining skills in the region by reducing barriers to participation, provision of workforce development programs and attracting workers through migration;
- ▶ Strengthening local communities and community services through local solutions to community development needs in the areas of health, leadership and settlement development, and planning that enhances the connections, function and liveability of communities.

The Regional Plan identifies that strategic drivers need to be approached at regional scale and address regional challenges but apply equally to local communities like Nhill. These include sustaining and increasing agricultural productivity, climate change adaptation, developing market opportunity from increased global food demand and support population growth through the liveability of communities and the wellbeing of residents.

1.4.2 Regional Growth Plan

The Wimmera Southern Mallee Regional Growth Plan 2014 (RGP) details the land use planning agenda for the region over the next 20 to 30 years. The RGP is generally regarded as the primary guiding policy and planning document for the region, describing the key economic and social directions and initiatives and taking strategic regional and land use development planning as its foundation for sustainable and robust socio-economic development.

It provides a holistic approach to regional development based upon the key economic and social characteristics of regions which can be leveraged for future growth and economic opportunities.

There are three pillars to the RGP that aim to support prosperity, economic opportunity, sustainable communities and the health of the regional environment. These pillars are:

- ▶ A competitive and innovative economy;
- ▶ A healthy and resilient environment; and
- ▶ Community wellbeing.

The findings and recommendations from the WSM Regional Growth Plan have been considered as part of the development of the Precinct Plan, the specific policy and strategic directions areas for Nhill are as follows.



Regional Growth Plan - Nhill

Future directions

- ▶ Recognise Nhill as the district town for the western Wimmera community;
- ▶ Encourage the provision of a wide range of middle order health, education, retail, municipal and emergency services; and
- ▶ Support expansion of the urban area to accommodate future residential and employment growth.

Land use policies, strategies and actions

- ▶ Focus investment in services and facilities for the western part of the region in Nhill;
- ▶ Identify a preferred location for additional industrial land and facilitate its development;
- ▶ Monitor the need for additional residential land and undertake investigation of land to the town's south-east to determine suitability for development; and
- ▶ Further investigate opportunities for regeneration of the centre of the town through the renewal of the Davis Park precinct and consolidation of industrial land.

1.5 Local policy

1.5.1 Council Plan

The Hindmarsh Shire Council Plan is a statutory requirement of the Local Government Act which outlines the objectives of Council, the strategies for achieving the objectives over a minimum of four years and includes a range of actions and indicators for monitoring the implementation of objectives.

The current plan, covering the period 2013 - 2017 identifies four objectives or key result areas that directly inform local strategy, policy and allocation of resources as shown in Table 2.

Table 2 – Hindmarsh Shire Council - Council Plan objectives.

Objective	Which means
Community liveability	<ul style="list-style-type: none"> ▶ An actively engaged community. ▶ A range of effective and accessible services to support community health and wellbeing. ▶ A community that is physically active with access to a wide range of leisure, sporting and recreation facilities.
Built and natural environment	<ul style="list-style-type: none"> ▶ Well-maintained physical assets and infrastructure to meet community and organisational needs. ▶ A community that reduces its reliance on water and manages this resource wisely. ▶ A healthy natural environment. ▶ A community living more sustainably.
Competitive and innovative economy	<ul style="list-style-type: none"> ▶ A strong rural economy and thriving towns. ▶ A thriving tourism industry. ▶ Modern and affordable information and communication technology throughout the municipality. ▶ Transport solutions that support the needs of our communities and businesses.
Our people, our processes	<ul style="list-style-type: none"> ▶ Long-term financial sustainability. ▶ Quality customer services. ▶ An engaged, skilled Council and workforce capable of meeting community needs. ▶ Support for the community in the areas of emergency, preparedness, response and recovery. ▶ An organisation that takes its risk management responsibilities seriously and embeds a culture of risk management throughout the organisation.

1.5.2 2015 Economic Development Strategy

The 2015 Economic Development Strategy (EDS) sets the economic agenda for Hindmarsh over the next decade. It builds on the advantages and strengths of the region and its communities to support economic opportunity and the attraction of investment.

The EDS has a number of strategies for Nhill and community economic and social development which include:

- ▶ Strengthen the role and function of Nhill as a regional service and cultural centre. Build upon its strategic location and the administration, business and services it already provides.
- ▶ Support encouragement of food and niche businesses, provision of interpreted cycle, walking and heritage trails, indigenous heritage and culture, bicycle hire from the caravan-park and development of the caravan park as a family-oriented, short stay destination.
- ▶ Identify appropriate land and sites for industrial activity in Nhill to support growth of existing business and encourage the attraction of new investment. The identification of an anchor or establishment 'tenant(s)' will significantly enhance the likelihood of development funding and the longer sustainability of the industrial precinct.
- ▶ Identify future growth and development for integrated health and community care services and facilities given the high value health and allied services already delivered from Nhill.
- ▶ Identify future residential land that enhances the liveability attributes of the community and provides for a diversity of development and housing.
- ▶ Identify premises and facilities that can support the Creative and Small Business Incubator initiatives for start-up businesses and enterprises.
- ▶ Build the visitor yield opportunities given Nhill's strategic location, retail and traveller services and events, particularly within the day and overnight visitor markets. This could include increasing activities and events using the central "Village Green", development of social and cultural enterprise and events in partnership with the Karen community, development of the Hindmarsh Heritage Trail, starting and culminating in Nhill, and investment in and development of the caravan park.
- ▶ Support for the protection of Nhill Airport as an important historical and potential growth asset for the region.
- ▶ Continued implementation of the network of walking and cycling infrastructure to improve connectivity and bring enhanced visitation and the visitor experience to settlements and attractions.

2. Current function, role and land use

Located in the heart of the Wimmera region (Figure 9), Nhill is a rural centre comprising of a range of residential blocks, a mid-size retail and commercial centre, ribbon industrial development along the main Highway, multi-purpose sport and recreation precincts, education and community centres and health facilities. Nhill Lake and Jaypex Park are important recreation assets for the town as well as for visitors. Divided by the Western Highway, the township presents wide main streets, a generally green and treed centre and evidence of its agricultural heritage and current function with silos, grain storage and agri-related businesses in high prominence.

2.1 Township role and function

Nhill has a range of roles and functions. These include being a centre for a range of services for the region’s rural communities, a rural commercial, industry and logistics centre and as a destination for travellers along the Western Highway. Home to Luv-a-Duck, one the region’s largest employers, location of West Wimmera Health Service’s major hospital campus and the civic headquarters of HSC, the amenities of the town are valued by residents and visitors and support the township to continue to be a thriving rural centre.

Agriculture and logistics are still major features of the town’s economy, supported by manufacturing businesses, retail, health, education and community services.

2.2 Land use characteristics and conditions

The town of Nhill contains a mix of land uses under a range of land use zones including residential, commercial, industrial, recreation, open space, public use and farming as shown in Figure 10.

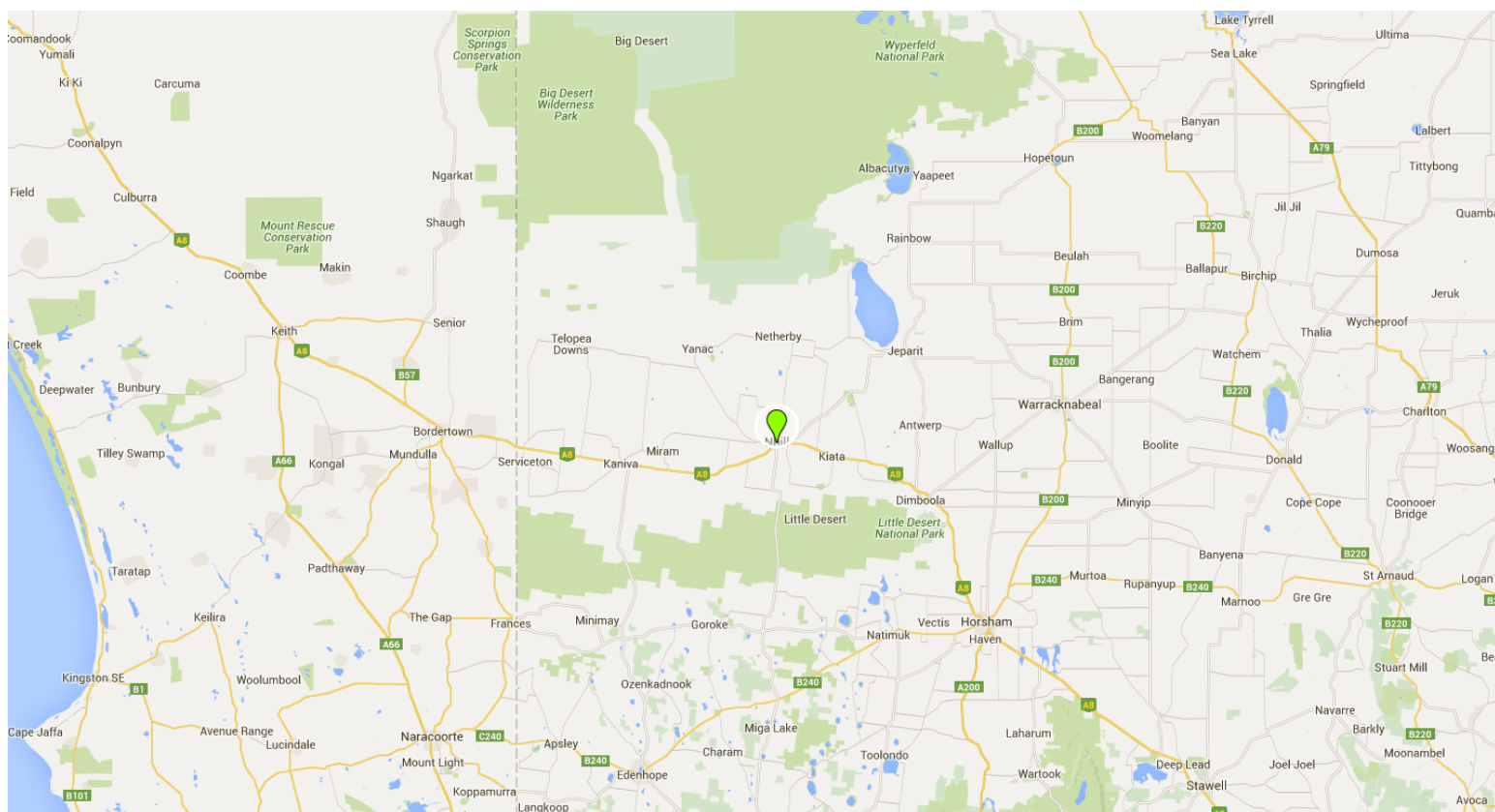


Figure 9 - Nhill and the Wimmera region

Outside of the main commercial and entry points to the town, there is a mix of native and other vegetation with street plantings complemented by private gardens. Nhill generally presents as a green

environment which is attractive to visitors and provides for a pleasant living environment for residents.

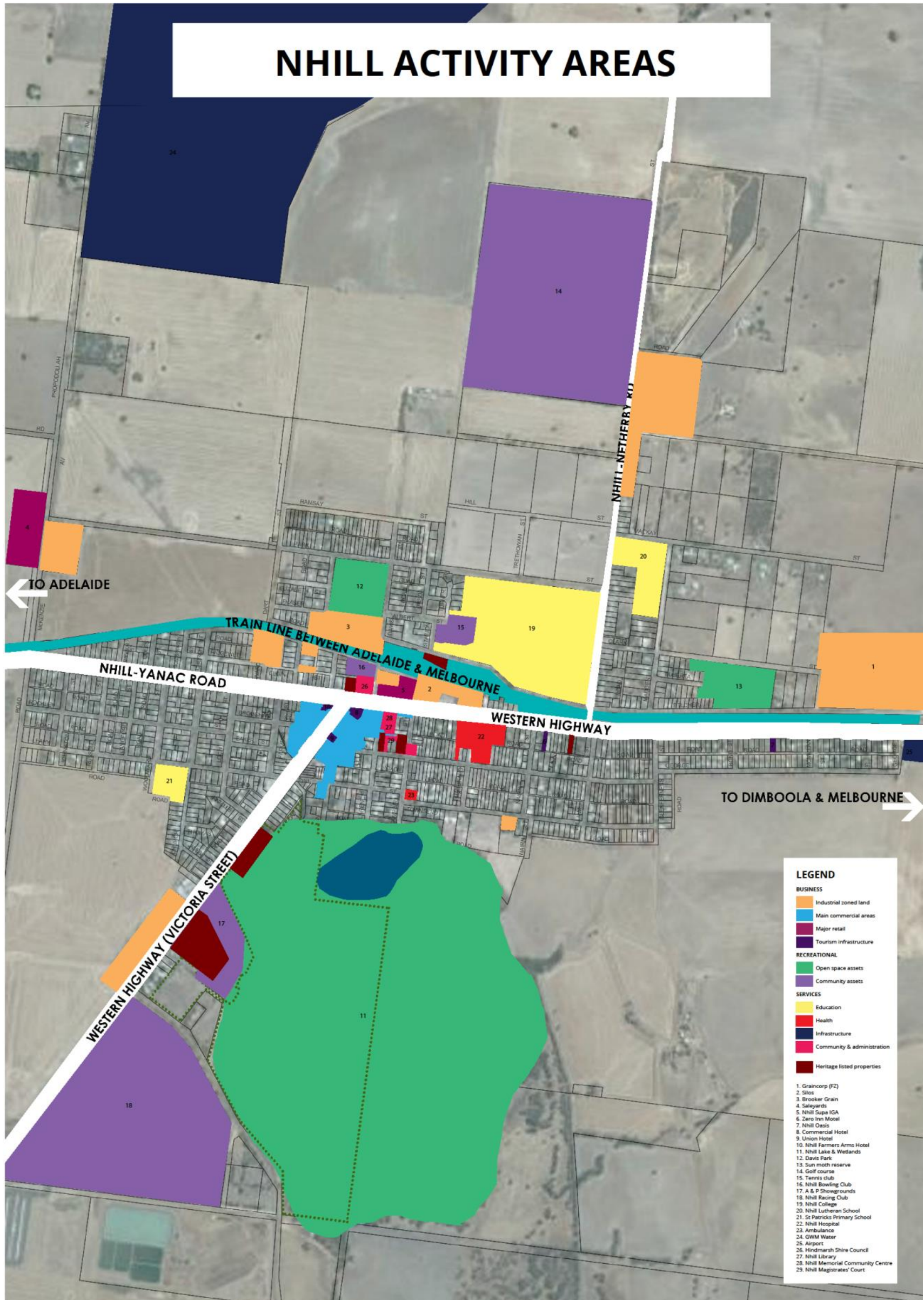


Figure 14 – Nhill current activity centres and assets

NHILL COMMUNITY PRECINCT PLAN

3. Context

The following provides the context for the development and future implementation of the Plan.

3.1 Principles

1. The township of Nhill will consolidate its role as an important service town for residents, visitors and travellers.
2. Community and township planning will provide opportunities for all residents of all ages to be part of community life.
3. Important community services will be enhanced and well planned to meet the needs of residents and the communities they serve.
4. Development and planning will support the retention and growth of business by ensuring adequate supply of appropriate industrial and commercial land and assets.
5. Housing diversity will be supported within current township boundaries and provide living options for all residents and households.



3.2 Objectives of the Plan

- ▶ Effective longer term delivery and management of community, commercial, sport and recreation assets and services.
- ▶ Robust and informed planning for services and facilities.
- ▶ Respond to the current and future needs of communities, stakeholders and partner organisations.
- ▶ Identify investment priorities and supporting funding strategies.
- ▶ Update understanding of what we have and what we need.

3.3 Key themes of the Plan

The Precinct Plan has been developed under key themes to provide a structure to assessment and recommendations. Themes will interlink in many cases in terms of physical, functional and/or infrastructure elements and lend support to the implementation of regional and local policy and strategy. These include the Wimmera Southern Mallee Regional Growth Plan and Strategic Plan, the 2015 Hindmarsh Shire Economic Development Strategy, 2016 Hindmarsh Shire Sport and Recreation Strategy, Council Plan and further the application of the Hindmarsh Shire Planning Scheme.



Community services and social infrastructure



Economy and tourism



Sport and recreation



Open space and public realm

3.4 Community values

Nhill residents are passionate about their town and community. They place significant value upon the services delivered by organisations and businesses and the importance of employment and work opportunities in the community. The natural and recreational assets are also important to residents who place high value on the contribution these assets make to a good lifestyle and as attractions for visitors and travellers.

"Good business supported by a strong health service, school and great recreational facilities will help attract families and young professionals to the area. We don't have a lot and what we do have, we need to do well with regards to creating a diverse and energetic community."

"A community is only as good as the services it offers and the wider the range the more people will use them and wish to stay. With any small town you don't want to lose the young people so you need to make sure the services they want are here and readily available no matter how old or young you may be."

In addition to supporting business, surveys, interviews and community workshops highlight the following priorities for the town:

- ▶ Housing choice and residential planning;
- ▶ Consolidation of existing services and creation of functional zones for future development;
- ▶ Childcare facilities and early years' services;
- ▶ Youth services and activities;
- ▶ Development of business and the main street;
- ▶ Entertainment, cultural and social activities;
- ▶ Development of facilities associated with the Lake.

A strong theme in survey comments and consultations was that the community recognises the needs of residents have changed over time and will continue to do so, including the ageing of the general population and the settlement of new residents from different cultural backgrounds. The provision of services and facilities that address the needs of all residents are really important to the community and for them to be actively involved in future planning for the town.

Resilient but not resistant to change, the community recognises that they are active partners with Council and other agencies on the future opportunities for their town.



4. Community services and social infrastructure

Future proofing community services and infrastructure is of significant importance to the residents of Nhill. Ensuring that all groups and residents have the opportunity to participate in community life both now and into the future needs to be planned around what the community values as well as future community trends and needs. The sustainability of agencies, services and community groups is seen as an imperative for future planning.

4.1 Policy direction

- ▶ Strengthen the role of Nhill as an important service centre for residents and the region by facilitating development and investment in key community services and economic activity.
- ▶ Utilise existing assets and facilities where possible and practicable to do so, and create town centre areas of activity for community social, commercial and recreational functions.
- ▶ Ensure the primary services such as health, education, learning and social activities are supported by future planning for services and the land and facilities they will require.
- ▶ Consolidate the development of facilities and activity areas within the township centre in order to provide for greater accessibility and connection to services and facilities for residents and visitors and to create a more vibrant centre.
- ▶ Strengthen the vibrancy of the town centre through support for local businesses and investors and through location of community services in central locations to provide for greater economic and social interaction.

4.2 Responses

4.2.1 Health and community services

- ▶ Create a health services zone surrounding the existing hospital to provide for future growth of health and related services that support the town and district.
- ▶ The land to the east of the IGA Supermarket and on the southern side of the Western Highway to be provided for additional parking area for the hospital for either staff and/or for longer term visitor parking.
- ▶ Ensure future growth and planning for health services is facilitated through a partnership with regional health and community services providers.
- ▶ Support the development of centrally located integrated retirement and aged care facilities including use of residential lots for multi-unit development to support 'ageing in place' for residents. These developments can occur within existing residential use zoned land, preferably within the vicinity of the current health services.
- ▶ The relocation and redevelopment of the new Nhill Integrated Early Years Centre will open up potential new uses for the current centre in Clarence Street which, depending on the outcomes of the proposed sale of this facility, may include a commercial or community use.



Figure 15 - Current Nhill Kindergarten in Clarence Street

4.2.2 Community hubs

- ▶ Community uses put forward by the community and stakeholders include the development of a multi-cultural centre between Nelson and Macpherson Streets, with a focus on (but not exclusive to) the Karen community of Nhill, or the development of a youth space and youth services. Both of these options should form part of a further options assessment in partnership with the community, including Karen residents and the young people of Nhill.



Figure 16 - Paw Po Products community enterprise (Source - <http://www.nhillnh.org.au/paw-po>)

4.2.3 Library and Visitor Information Centre

- ▶ The redevelopment of the current Visitor Information Centre and the Nhill Library are seen as important opportunities to consolidate services and activities into a new facility and to address issues of volunteerism, resourcing and overall management of services. The importance of the Visitor Information Centre in a high profile central location is a major factor in attracting visitors to stop in the town and to convert passing travellers into overnight or longer stays.
- ▶ The library is also looking to relocate from its current location in Clarence Street to a higher profile position in town. This is in part being driven by the relocation of the neighbouring early years centre and also to place the library more squarely within the community as a learning, meeting and community space.



Figure 17 - Current library facility in Clarence Street

- ▶ Co-location with the Visitor Information Centre would provide for improved information provision for users and address some important management and sustainability issues for these two functions, including staffing, volunteers, opening hours and integration of technology and other information systems.



Figure 18 - Toronto Library 'Writers' space. (Source - http://torontopubliclibrary.typepad.com/news_releases/)



Figure 19 - Oak Park Library community creative space (Source - - <http://www.libraryasincubatorproject.org/?p=5025>)

- ▶ Data from a range of industry reviews and surveys shows a direct link between location and patronage for community and visitor facilities. Difficulty parking is a major deterrent to people using these centres, particularly for visitors at VICs. Therefore, a central, high profile location with good pedestrian and vehicle access would be critical to ensure that a wide range of users from residents to visitors access the facility and to encourage a central point of activity in the town centre that would support economic and other community activity.
- ▶ *A new Library and Information Services Centre* to be developed within the town centre, proposed to be located at the

intersection of Nhill-Yanac Road and the Western Highway – hub model 1.

- ▶ Libraries are increasingly seen as being important multi-purpose facilities in communities and there are opportunities to co-locate the *library hub with other uses beyond the Visitor Information Centre*. This could include incorporation of a multi-cultural centre, youth space, the integration of a Creative and Business Incubator Hub, local history facilities, exhibition, community meeting and learning spaces – hub model 2.

4.3 Land use policy considerations

Proposed activity / land use	Current zone	Policy consideration
Health and aged care facilities	Current hospital precinct zoned Public Use Zone 3 Health and Community.	Ensure future health and community services land is identified, protected and appropriately zoned under the planning scheme. No permit required within current PUZ3.
Nhill Integrated Early Years Centre	Public Use Zone 2 Education	No planning policy change required. Permit not required under Clause 36.01
Multi-cultural Centre or Youth Hub	Commercial 1 Zone and Public Use Zone 6 Local Government (Clarence Street).	Depends on land zoning of preferred site. Would require a permit if located on land zoned commercial or public use. Impacts on neighbouring uses will need to be considered.
Library and Visitor Information Hub	Commercial 1 Zone Proposed locality zone RDZ1.	Fits within a C1Z Zone. Under the RDZ1 planning provision, a planning permit will be required. Proposed use is permissible under the planning scheme.
Learning and Information Hub	Commercial 1 Zone	Fits within a C1Z Zone. Will require a permit if future location is under this zone as per Clause 34.01.



5. Economy and tourism

Supporting rural industries continues to be of significant economic importance to Nhill and the region. The role of Nhill as agribusiness centre including service industries such as food processing, bulk handling and allied manufacturing should be supported through the provision of appropriately located industrial and commercial land. Commercial activity within the heart of the township should be enhanced with community uses that support economic and social activity. Supporting population growth and household diversity will be facilitated through planned residential growth and infill on a range of lot sizes.

5.1 Policy direction

- ▶ Retaining and attracting business investment will be supported through planning for appropriate development land that adds value to and supports existing commercial activity and businesses. Locations that have good access to support infrastructure such as main roads and utilities and which have a positive impact on existing or future residential and community land uses will be favoured.
- ▶ Economic and commercial activity will be focussed within the current commercial heart of the township to create an active and varied activity hub for the town. Businesses and investors will be particularly encouraged to invest in and develop existing commercial and retail buildings or sites, or where development would be catalyst for appropriate change to existing land uses.
- ▶ Larger industrial uses will be supported where there is good access to supporting infrastructure, where use does not impact on existing residential or would be constrained by future residential development.
- ▶ Tourism development will complement existing businesses and services and build upon the natural, cultural, heritage and agricultural features of the community and surrounds.
- ▶ Residential development will be encouraged within existing zoned land parcels. Subdivision and multi-unit lots for retirement living will be supported to retain older residents within the community, with preference given to locations with easy pedestrian access to primary community services.

5.2 Responses

5.2.1 Industrial land

- ▶ A lack of suitable industrial land is currently seen to be curtailing the economic development of the town and surrounding region and the growth and development of its businesses. Retaining existing industry and supporting the growth and attraction of new industry is therefore of vital importance to Nhill and the surrounding district. Ensuring that there is *adequate supply of appropriately zoned and located industrial land* is a critical part of the investment attraction and industry and employment growth strategy for Nhill.



Figure 20 - Current industrial area near south east trailer park

- ▶ The Western Highway, a primary freight route between Melbourne and Adelaide that runs through the centre of Nhill and the rail freight corridor are served by further major transport assets in the town, including the Nhill Trailer Exchange and bulk grain storage and distribution businesses.



Figure 21 - Nhill trailer exchange

- ▶ The nature of many rural industries means that they require large areas of land for business operations, storage, movement of large vehicles and adequate buffers from other uses such as residential areas, poultry production (bio-security issues) and other sensitive uses. In addition, good access to major freight and heavy vehicle routes is essential for efficient business operations and township amenity.
- ▶ Nhill currently has limited supply of industrial land that appropriately addresses these requirements. Three investigation areas have been identified. Two of these sites currently support industry, the third is a greenfield site which is expected to support a new Grain Corp rail siding and related industry.
 1. Within the vicinity of the existing industrial estate to the south west of the town, opposite the trailer park and east of MacKenzie Avenue;



Figure 22 - MacKenzie Avenue possible industrial growth land

- On the eastern entrance to Nhill, to the rear of the existing Rethus Drive industrial area, east of Winiam E Road.



Figure 23 - Winiam East Road industrial area

- To support the development of Grain Corp, to the north of the Western Highway at the eastern entrance to the township.



Figure 24 - Grain Corp locality

- Incremental and unplanned growth of industrial land including single lots (unless they are serving a large and specific industrial use) should be discouraged, particularly in areas that are not served by good access to freight or where it may impact on other land uses and general amenity.
- The identification of an anchor 'tenant(s)' (such as Grain Corp) or establishment business will aid the rezoning process and significantly enhance the likelihood of development funding and the longer sustainability of the industrial precinct.
- Existing pockets of industrial zoned land within the main township should be investigated for longer term rezoning that does not impact or jeopardise existing industrial uses. Options could include residential or commercial zones to improve neighbourhood amenity or to support business investment opportunities for economic growth and diversification in appropriate locations within the township. However, close consultation and engagement with existing land owners and business operators must occur before this change can be realised. Identification and provision of alternative locations for existing industrial businesses should be facilitated by council in partnership with existing operators and land owners.

5.2.2 Commercial activity

- Commercial and mixed use land use should continue to be supported within the centre of the main township where it can provide opportunities to support a range of business attraction and community uses. Uptake of vacant properties or land sites that support community uses will be considered where they contribute to town centre activity and vibrancy.
- Opportunities for new commercial development should be investigated on the northern side of the Highway east of the IGA Supermarket and the petrol service station. This location has excellent highway frontage and would provide for new commercial development that requires onsite parking or larger vehicle movements.



Figure 25 - Potential commercial development land east of the IGA

- The identification of an anchor 'tenant(s)' or establishment business would aid the rezoning process and significantly enhance the likelihood of development funding and the longer sustainability of the commercial precinct. Undeveloped and unconstrained commercially zoned land would help attract establishment businesses to the town.
- The development of a Creative and Small Business Incubator within the main commercial precinct of the township should be investigated to support start-up businesses and encourage home-based businesses into a main street setting. Use of an existing building within the commercial precinct should be the primary focus of investigation. Consideration could also be given to integration with the proposed new Library and Visitor Information Hub.

5.2.3 Residential development

- Development of staged new residential sub-divisions to be considered within current township boundaries. Provision of varied lot sizes within the township are seen as being important for attracting new residents, encouraging investment and supporting a flat housing market. Anecdotal evidence suggests that lack of consolidated new residential development land is an inhibitor to growth for the township.
- Investigation areas for residential development include:
 - Investigation area 1 - South of Arnold Street towards the Western Highway on the north east of the township, which could include a mix of low to medium density residential lots (short to medium term potential);



Figure 26 - Arnold Street to Western Highway residential area

- Investigation area 2 (a) - Immediately north and south of Park Street on the northern side of the township as medium to high density residential (short to medium term);



Figure 27 - Park Street residential area

- ▶ Investigation area 2(b) - Land to the south of the Golf Course and north of the township, for low density residential over the medium to longer term; and



Figure 28 - Possible low density residential south of the golf course

- ▶ Investigation area 3 - Longer term residential investigation area south of George Street on the eastern side of the township for low or medium density residential.



Figure 29 - George Street residential area

- ▶ Ribbon development along the Highway should be discouraged in order to support the concentration of residential and community activity within existing township boundaries and residential precincts. This should *include support for in-fill residential* development including sub-division of larger lots within the township to allow for smaller dwellings and/or multi-unit housing development.

5.2.4 Visitor accommodation

- ▶ To encourage visitor stays and build the profile of Nhill as a destination for the region *upgrades and improvements at the Caravan Park* should be supported. Given its location adjacent to Jaypex Park and the Nhill Lake and natural environs development provides for opportunities to increase yield from visitors and to improve the visitor experience through sympathetic enhancements.
- ▶ Development of *further tourism accommodation could be explored at the Nhill Golf Course* including cabin and caravan sites that could offer complementary options to the Nhill

Caravan Park and in support of growing the tourism product in the region

5.2.5 Nhill Aerodrome

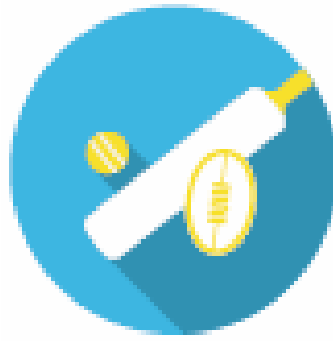
- ▶ Integrate planning for the future development of Nhill Aerodrome as a regional visitor and events asset and support the *implementation of the 2012 Nhill Aerodrome Master Plan*.
- ▶ Ensure that any possible future development within the vicinity of the aerodrome does not constrain aerodrome related uses including light industrial aerodrome related activities as shown in the Master Plan.

5.2.6 Potential Western Highway By-Pass

- ▶ Consideration to be given to potential Western Highway bypass options.

5.3 Land use policy considerations

Proposed activity / land use	Current zone	Policy consideration
Development of new industrial land	MacKenzie Avenue - Farming Zone	Will require a rezoning unless the land is used for purposes listed and under specific conditions of the existing Farming Zone at Clause 35.07. However a rezoning to Industrial 1 Zone would provide more certainty for those wanting to invest and locate there.
	Winiam E Road - Farming Zone	
	Grain Corp locality	
Rezoning of existing industrial land in central township locations	Industrial 1 Zone	Future rezoning to General Residential Zone, or Commercial 1 Zone if demand merits. Land adjacent (south) to Davis Park consider in the longer term for General Residential Zone or Public Park and Recreation Zone. Ensure that alternative industrial land is identified and available for existing business to re-locate to should rezoning be considered.
New commercial land on northern side of Western Highway opposite hospital	Industrial 1 Zone and General Residential Zone 1	Rezone to Commercial 1 Zone if an investment opportunity is identified. Alternatively rezone land on the basis there is a need for undeveloped and unconstrained commercial land in the township to attract investment.
Creative and Small Business Incubator	No specific location identified	Will depend on preferred location. Will require a permit is located in Commercial 1 Zone as per Clause 34.01.
Amended or new residential sub-divisions	South of Arnold Street - Rural Living Zone	Investigation of rezoning of some parcels of RLZ to Low Density and/or General Residential Zone to support short to medium housing investment.
	Park Street – Public Use Zone 1 – Service and Utility and Farming Zone	
	George Street – Farming Zone	Consideration of rezoning to Rural Living or Low Density Residential Zone when town housing demand is sufficient over the longer term.
Caravan Park redevelopment	Public Conservation and Resource Zone	Fits within current. No permit required for standard Caravan Park development.
Nhill Golf Course Cabin and Caravan accommodation option	Farming Zone	This use could take place in the Farming Zone subject to a planning permit.
Nhill Aerodrome	Farming Zone	Existing use rights mean the current use is lawful under the planning scheme, however this is not the most appropriate planning control to facilitate development. Consider applying a Special Use Zone to protect aerodrome uses.



6. Sport and recreation

Nhill will continue to have an important role in providing facilities for local and regional sport and recreation participation. Focus of attention will be given to existing assets and facilities and opportunities for co-location, multi-use facilities and consolidation of primary activities within Davis Park and other key assets.

6.1 Policy direction

- ▶ Davis Park has been the subject of a master planning exercise which details the long term development for the reserve.
- ▶ The Precinct Plan will support the key findings of the 2015 Hindmarsh Shire Sport and Recreation Strategy.
- ▶ Council resources should focus on improvements at Davis Park in order to reinforce its role as a hub for local and regional sports and to provide assets and facilities that are sustainable and meet the changing community sport and recreation needs.
- ▶ The Precinct Plan supports the development of active leisure and recreation for all residents of Nhill as well as visitors and tourists to enjoy.

6.2 Responses

6.2.1 Davis Park

- ▶ The recreation reserve is one of the town’s major social and community assets. A large number of community and sporting clubs use the facilities, as do passive recreational and leisure users.
- ▶ An extensive consultation and master planning process has been completed for the recreation reserve. The plan is shown in Figure 31. The plan lays the foundations for the reserve’s long term development including:
 - ▶ Providing for possible expansion over the longer term;
 - ▶ Development of a multi-storey clubhouse;
 - ▶ Integrating tennis facilities from their existing location adjacent to Nhill College;
 - ▶ Expanding and upgrading netball facilities;
 - ▶ Maintaining the second junior oval to encourage junior sport and participation;
 - ▶ Creating a new hockey field;
 - ▶ Creating a new playground;
 - ▶ Upgrading the existing grandstand;
 - ▶ Improving amenity including seating, lighting, storage and scoreboards.



Figure 30 - Chinlone court (Source - <http://streets-united.com/blog/chinlone-freestyle-ball-entertainers/>)

- ▶ Ensure that access and use for Chinlone at Davis Park continues to be supported and facilitated.

6.2.2 Other sporting amenity

- ▶ Work with community members on identification of possible locations for a *new Skate Park*. The location should preferably have safe and good pedestrian and cycling access for residents, be in a high profile location to provide safety for users and complement or not negatively impact on other neighbouring uses and users.

6.3 Land use policy considerations

Proposed activity / land use	Current zone	Policy consideration
Davis Park	Public Park and Recreation Zone	<p>Proposed activities fit under the current zone as per Clause 36.02.</p> <p>Future expansion plans include land currently zoned IN1Z and GRZ1.</p> <p>Both the IN1Z and GRZ1 zones allow recreation use subject to a planning permit.</p>



7. Open space and public realm

Open space and areas of public amenity will be protected to ensure that the township’s natural environment continues to be enjoyed by residents and visitors. The Nhill Lake environs will be enhanced to provide for recreation activities for residents and visitors that respect the natural environs and allow for sustainable use of resources. Other areas of public open space within the township will be maintained for a range of community and visitor uses.

7.1 Policy direction

- ▶ The open space and public realm of Nhill will be appropriately protected and enhanced to ensure that the features that are valued by residents and visitors are retained.
- ▶ Open space within the township will, where possible and practical, link with primary centres of community activity and provide a range of options for community social interaction, events and participation in community projects and initiatives.
- ▶ The history, heritage and culture of the township and its communities will be celebrated through sustainable projects that create interesting and engaging places and open spaces that are safe and welcoming.



Figure 32 - Nhill Lake looking north to boat ramp and picnic area (Source – Nhill Caravan Park - <https://sites.google.com/site/nhillcp/>)



Figure 34 - Nhill Lake boat ramp and picnic area



Figure 35 - Chuditch Campground camp kitchen (Source - <http://parks.dpaw.wa.gov.au/site/chuditch-campground>)

7.2 Responses

7.2.1 Nhill Lake and environs

- ▶ Nhill Lake will form a centrepiece of the open space focus given its importance as a recreation asset for the community. Security of water supply and the opportunities to create low environmental impact amenity on the foreshore and environs will add to the recreation and visitor product of Nhill.



Figure 33 - Drafty's Camp Kitchen (Source - <http://parkstay.dpaw.wa.gov.au>)

- ▶ Amenity improvements to consider include:
 - ▶ Flora and fauna information boards located at key points along the recently refurbished boardwalk that runs through the Nhill Swamp from Jaypex Park;
 - ▶ Sympathetic enhancements to the boat ramp, picnic and parking area on the north side of the Lake, at the end of Campbell Street. This could include a camp kitchen, seating, improved picnic amenities and children’s and adults’ play and fitness equipment to encourage recreation and socialisation for all ages.



Figure 36 - Adjustable hammock seating (Source - <http://www.psfk.com/2013/08/adjustable-adult-playground.html>)



Figure 37 - Adult swing equipment (Source - <http://www.aplayfulpath.com/swings-adult-playground/>)



Figure 38 - Public bench and play table (Source - <http://www.etebg.net/en/category/i385/Play-tables.html>)



Figure 39 - Nhill Swamp Boardwalk (Source - <http://www.mailtimes.com.au/story/3281917/community-unveils-new-boardwalk/>)

7.2.2 Other public open space

- ▶ Ensure that the facilities and amenities at *Jaypex Park* continue to be developed to a high standard and support a range of recreation activities for residents and visitors.
- ▶ Develop a splash park / water play space at Jaypex Park.
- ▶ Consideration could be given to Jaypex Park as a possible location for the proposed new Nhill Skate Park.
- ▶ Continue to support the Nhill Community Garden project and foster opportunities for greater community participation and community events associated with the garden.



Figure 40 - Nhill Community Garden - (Source - <http://www.mailtimes.com.au/story/1880307/nhill-community-garden-starts-to-bloom/>)

- ▶ The gardens area of *Goldsworthy Park* in the centre of the commercial precinct should continue to be maintained as a visitor destination, rest area and location for passive recreation and community events.



Figure 41 - Goldsworthy Park (Source - <http://travelling-australia.info/collanhill/pic4a.html>)

7.3 Land use policy considerations

Proposed activity / land use	Current zone	Policy consideration
Nhill Lake environs	Public Conservation and Resource Zone	Permit not required for appropriate installations and developments as described in Clause 36.03.
Jaypex Park		
Public art and streetscapes	Permission from property owners and no permit required if art work is carried out on behalf of a public land manager Clause 62.02-2.	

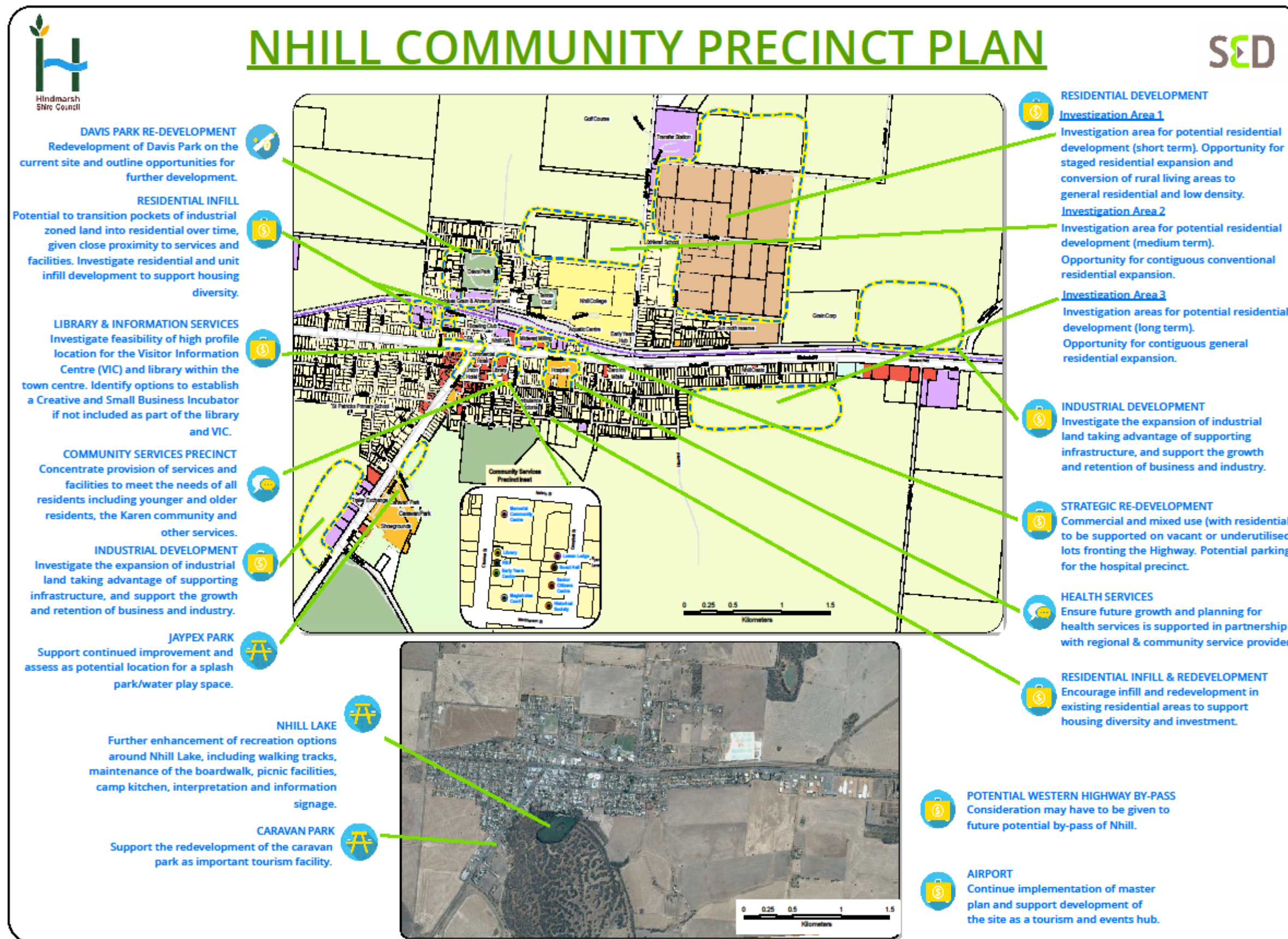


Figure 42 - Nhill Community Precinct Plan

8. Implementation

The following framework outlines the key projects, priorities, project partners and timeframes to support the implementation of the Nhill Community Precinct Plan. The reference numbers against each project or initiative refer to the section headings in the report and actions listed are in addition to the land use planning policy considerations previously listed with each theme.

Each strategic priority is supported by an action plan which outlines the primary actions, roles, partners and the primary role of HSC. The action plan also lists the priority and timeframes for actions as follows:

- ▶ Priority: H (High). M (Medium). L (Low).
- ▶ Timing: S (Short 1-2 years). M (Medium 2-5 years). L (Long 5+ years)

8.1 Roles and responsibilities

A key success factor for the management and implementation of the Precinct Plan is understanding the roles and responsibilities of the various stakeholders. It is not envisaged that this responsibility sits solely with HSC, although it will have a significant part to play.

Rather, the document recognises that the resources, skills and expertise of governments, businesses, communities and agencies all have an opportunity under the Plan to support economic and social change and be part of a collaborative and flexible effort.

Leadership

HSC has the primary function of providing strategic leadership as the local governing authority. This includes ensuring that there is broad awareness and understanding of the Plan, its objectives and actions, as well as having open dialogue with partner stakeholders and communities on mutual and 'individual' responsibilities.

There will be strategic areas of the Plan where other agencies or communities of interest will have a leadership role; in these cases, HSC or other parties can provide advocacy or support.

Advocacy

Advocacy is where an organisation or collective work together under a common cause or purpose that is of importance to individuals or communities. This may be around local or regional policy, government strategy, funding or promotion of the region within key markets. It is built on partnerships, collaboration and bipartisanship.

Support

This is where organisations and communities support the actions and direction of a project or agency that is not directly their responsibility and which may be undertaken by other entities or groups. The nature and level of support will vary depending on the initiative in place and the contribution it makes to the Plan and overall community good.

Facilitation

Facilitation is where groups and individuals have a major part in the overall planning, establishment and management of activity or action. It implies a level of responsibility and provision of resources but should still build collaboration and support with other partners.

Implementation

Implementation is applied when an organisation or group has a clear and direct role in delivering actions and resources. This can include planning, management and delivery of projects, developing policy and making decisions for and on behalf of (but in partnership with) stakeholders and communities.

Table 3 - Implementation framework

Initiative	Proposed action	Priority and timing	Partners	Lead	Council role
4: Community services and social infrastructure					
4.2.1: Health and community services	Continue the close working partnership with West Wimmera Health Services and other service providers on the planning for the provision of health and community services.	Ongoing	West Wimmera Health Services Regional health and community service providers HSC	West Wimmera Health Services	Advocacy Support Facilitation
	Progress listed development options associated with the hospital and allied health services to support hospital growth, amenity and health services.	H S	West Wimmera Health Services Regional health and community service providers HSC	West Wimmera Health Services	Advocacy Support Facilitation
	Working with providers, plan for the future retirement and aged care housing and facility needs of residents and identify suitable land and facilities for future development.	M M	Aged care and related service providers HSC Property investors	Aged care and related service providers	Advocacy Support Facilitation

Initiative	Proposed action	Priority and timing	Partners	Lead	Council role
4: Community services and social infrastructure					
4.2.2: Community hubs	Convene discussions with the Karen community and the wider community on the need, purpose and function of a multi-cultural centre that could occupy vacated HSC facilities in Clarence Street. Preference may also be given to having a centre located in a more prominent position in the main centre of town. Identify with the Karen community how the Centre can support the longer term settlement of Karen residents and the further development of social enterprise opportunities to complement and support the work being undertaken by the Nhill Neighbourhood House Learning Centre.	H S	Karen community Nhill Neighbourhood House Learning Centre HSC Community Community service providers	Karen community and Nhill Neighbourhood House Learning Centre	Advocacy Support Implementation
	Work with the Hindmarsh Shire Youth Council on options and ideas for a youth space and services for the young people of Nhill. Include broader community discussion on the needs and function of a centre in Nhill with opportunities to consider vacated HSC facilities in Clarence Street.	H S	HSC Youth Council Youth and other community members HSC Service providers	HSC Youth Council and young community members	Advocacy Support Implementation
4.2.3 Library and Visitor Information Centre	Undertake a feasibility assessment for options for the development of new library and VIC facilities at the preferred location at the intersection of Nhill-Yanac Road and the Western Highway (hub model 1). Consider opportunities for a wider multi-use centre of learning, information and activities (hub model 2). Model 2 could incorporate youth spaces, business incubation, exhibition space and be a major new destination in the town for residents and visitors. Feasibility assessment to include financing, management and implementation strategies and development of sustainable resourcing plans.	H S	Wimmera Regional Library Corporation VicRoads HSC Community Government agencies Land/property owners	Wimmera Regional Library Corporation VicRoads HSC	Leadership Advocacy Facilitation Implementation
5: Economy and tourism					
5.2.1: Industrial land	Convene and facilitate discussion with key industry leaders, land owners and potential investors on the development of new industrial land to support the retention and growth of existing businesses and the attraction of new investment in support of employment and economic opportunities. Develop a plan for the processes involved including land rezoning, infrastructure requirements, potential tenants/purchasers, marketing prospectus and timeframes for implementation.	H S	Industry and business HSC State Government Land/property owners	HSC	Leadership Advocacy Facilitation
5.2.2: Commercial activity	As above, include discussion on the opportunities for provision of additional commercial land and provision of support car parking for Nhill Hospital on land adjacent and west of the current police station on the Western Highway. Include assessment of the opportunities for the establishment of a Creative and Business Incubator Hub in discussion and as part of project 4.2.3.	M M	Industry and business HSC State Government Land/property owners	HSC	Leadership Advocacy Facilitation
5.2.3: Residential development	Adopt a staged approach to future residential development to help ensure supply mirrors demand. Assess the broad housing needs of the community including larger households, multiple housing lots and giving particular regard to older residents in the community. Review the planning scheme to reflect the directions for residential development in Nhill with priority given to land currently zoned Rural Living within the Arnold Street area, and consideration of lower density lots on the northern part of this site and higher density within closer proximity to the town to the south.	M M	Community Land and property owners HSC State government	HSC	Leadership Facilitation
5.2.4: Visitor accommodation	Progress the redevelopment of Nhill Caravan Park with improvements to current onsite accommodation units, amenities and landscaping.	H H	HSC Tourism organisations Community	HSC	Facilitation Implementation
	Identify opportunities for development of complementary visitor accommodation at the Nhill Golf Club to support the attraction of a wider market to Nhill.	M M	Nhill Golf Club HSC	Nhill Golf Club	Support

Initiative	Proposed action	Priority and timing	Partners	Lead	Council role
5.2.5: Nhill Aerodrome	Continue with the implementation of the Nhill Aerodrome Master Plan and support the Nhill Aviation Heritage Centre's development of the facility as an events venue and tourism destination.	Ongoing	Nhill Aviation Heritage Centre HSC Community	Nhill Aviation Heritage Centre	Advocacy Support
5.2.6: Potential Western Highway By-Pass	Ensure town land use planning and growth development considers potential future planning for a Nhill Western Highway By-Pass.	L L	VicRoads HSC Community	VicRoads	Leadership Facilitaion
6. Sport and recreation					
6.2.1: Davis Park	Progress planning and implementation of the future development and improved amenity of Davis Park as presented in the Master Plan to secure its longer term sustainability, use and management. Work with stakeholders to identify priority projects and staged development of the Park to help ensure a sustainable, achievable and fair outcome for users and facilities. Ensure continued inclusion of Chinlone activities and in partnership with the Karen community and the Nhill and District Sporting Club, identify opportunities to encourage uptake of this sport as a distinct and unique sporting activity for Nhill. Convene a broad-based community oversight committee for the Master Plan with representation from all user groups.	H M	Nhill and District Sporting Club Other local and regional sporting codes HSC State Government Community	Nhill and District Sporting Club and HSC	Advocacy Support Facilitation
6.2.2: Other sporting amenity	In partnership with the HSC Youth Council and young residents, identify locations for the development of proposed new Skate Park.	M M	HSC Youth Council Community HSC	HSC Youth Council	Support Facilitation Implementation
7: Open space and public realm					
7.2.1: Nhill Lake and environs	Partnering with user groups, communities of interest and the wider community, develop a Nhill Lake Opportunities Plan to progress ideas and projects to sympathetically improve the amenity and destination of Nhill Lake and environs. Ensure that projects, installations and usage plans have low environmental and amenity impacts and provide opportunities for community recreation and social activities for all ages and abilities.	H M	User groups and communities of interest Community HSC	HSC	Support Facilitation Implementation
7.2.2: Other public open space	Continue with the maintenance of Jaypex Park as primary resident and visitor open space destination and identify opportunities to link with the other recreation activities in the town.	Ongoing	Community HSC	Community	Leadership Implementation
	Identify opportunities to create community event and social interactions as part of community garden initiatives such as markets, food swaps and growing and cooking produce.	Ongoing	Community HSC	Community	Support

9. Funding streams

The implementation of the Nhill Community Precinct Plan will have a reliance on sourcing support funding and investment, primarily for government and agency sources. It is recognised that both HSC and the community will have constrained financial resources to put towards many of the projects but will be able to contribute time and a range of in-kind support to initiatives in addition to some funding.

The attraction of funding can be highly competitive particularly for small towns and for renewal projects that may not always have significant economic or employment outcomes, but which are still vital to small communities to retain and improve their liveability and services and to attract residents and visitors. This attraction of residents and visitors in itself can be economically and socially significant for rural towns and therefore renewal projects can attract funding support.

The Federal and State Governments have a range of funding programs to support planning, design, feasibility and implementation of projects including large central funds and departmental and project specific initiatives.. Although these can be subject to political and budgetary cycles, it is envisaged that governments will remain committed to support local government and communities with funding for key projects and works.

There are also a range of philanthropic trusts and funds that can support community initiatives that align to fund objectives and guidelines, as well as opportunities to attract corporate and organisational sponsorship and funding support. Community groups as well as councils can be eligible to apply for funding with detailed application information provided within individual program guidelines. There are occasionally opportunities to advocate for community projects to other organisations and link to their strategic plans.

The following table provides an overview of the key government funding streams, noting that they may be subject to funding rounds, contribution variances and budget/project allocations. It is therefore provided as a guide only.

Fund	Objectives	Criteria	Contribution
Visitor Economy Program (Regional Jobs and Infrastructure Fund – State)	Create new, or redevelop existing tourism and cultural assets that demonstrate a significant impact on the visitor economy. Projects must attract increased visitors to the region and deliver an improved experience for those who visit and reside in regional Victoria. Fund website http://www.rdv.vic.gov.au/programs-and-grants/visitor-economy	Visitor Economy Stream: <ul style="list-style-type: none"> Projects that showcase nature-based experiences Multi-use and single use trails New adventure of experiential tourism Enhance existing tourism experiences or remove barriers to growth Support regional Victoria as a year-round destination Cultural Projects <ul style="list-style-type: none"> Regionally significant performing arts centres Regionally significant museums that manage extensive collections/archives Projects that enhance cultural experiences or remove barriers to growth of existing cultural sectors 	No direct contribution required although higher levels of co-contribution by the applicant will be more favoured.
Rural Development Program (Regional Jobs and Infrastructure Fund – State)	Assisting rural Victoria’s businesses and communities by investing in local infrastructure, creating opportunities for economic growth and enhancing the appeal and liveability of rural towns and surrounding areas. Supports projects that have the potential to stimulate economic activity in rural towns. Projects can include: <ul style="list-style-type: none"> Multi-purpose infrastructure such as business hubs, co-working spaces, community and event facilities Infrastructure links that promote recreation activity such as trails and tracks Heritage and cultural initiatives such renewal of historic buildings and sites, arts and cultural or resource centres Civic renewal to enhance liveability and improve business opportunities such as township entrances, streetscaping, signage and upgrading of open space Fund website http://www.rdv.vic.gov.au/programs-and-grants/rural-development/guidelines	Will need to demonstrate how projects will: <ul style="list-style-type: none"> Improve economic performance Harness key regional strengths Improve the liveability and attractiveness of rural towns Enhance the resilience and competitiveness of the location 	Infrastructure fund capped at \$500,000 and project planning at \$50,000. Fund to applicant ratio: <\$300,000 total cost \$3:\$1 \$300,000 – \$500,000 total cost \$2:\$1 \$2:\$1 up to \$50,000 for project and strategic planning.
Stronger Regional Communities Plan (Regional Jobs and Infrastructure Fund – State)	Invest in community led initiatives and partnerships that create or enhance the conditions for economic growth and build resilient, diversified and sustainable communities. Will support initiatives under two program streams: Community Capacity Building and Population Attraction. Fund website: http://www.rdv.vic.gov.au/regional-jobs-and-infrastructure-fund/stronger-regional-communities/srcp-guidelines	Community Capacity Building: <ul style="list-style-type: none"> Encourage and provide opportunities for local community participation in the design and delivery of projects, processes and planning Address economic development challenges through locally-led partnerships Build the skills of people to participate in projects, processes and planning. Population Attraction <ul style="list-style-type: none"> Events designed to promote the benefits and abilities of the local area and industries Engaging communities groups to welcome new and potential families Develop marketing and promotion strategies for towns undergoing significant change Use existing networks to identify and promote employment opportunities 	Up to \$50,000 available \$3:\$1 Fund to applicant ratio
OurStreet Program (Business Victoria – State)	Available only to local councils to improve and upgrade capital infrastructure in local shopping precincts to make these areas more attractive and welcoming for residents and visitors, stimulating the local economy with greater shopping activity. Projects can include lighting systems, public art, gardens and planter boxes, seating, water fountains, visitor information or other signage. Fund website: http://www.business.vic.gov.au/support-for-your-business/grants-and-assistance/ourstreet	<ul style="list-style-type: none"> Improve the physical amenity of local shopping precincts Encourage patronage of precincts through the creation of attractive, user-friendly spaces Support increased commercial and community activity Help deliver economic benefits through investment, jobs and thriving local communities. 	Matched \$to\$ grants of up to \$50,000 per Council over the life of the program. Can also include other contributions for project totals over \$100,000
National Stronger Regions Fund – (Federal. Rounds 1 and 2 closed. Round 3 not yet announced)	The desired outcomes of the programme are: <ul style="list-style-type: none"> Improved level of economic activity in regions; Increased productivity in the regions; Increased employment and a more skilled workforce in regions; Increased capacity and improved capability of regions to deliver major projects, and to secure and manage investment funding; Improved partnerships between local, state and territory governments, the private sector and community groups; and More stable and viable communities, where people choose to live. Fund website: http://investment.infrastructure.gov.au/funding/NSRF/	Provided for capital projects which involve the construction of new infrastructure, or the upgrade or an extension of existing infrastructure. <ul style="list-style-type: none"> Assessment Criterion 1: The extent to which the project contributes to economic growth in the region; Assessment Criterion 2: The extent to which the project supports or addresses disadvantage in the region; Assessment Criterion 3: The extent to which the project increases investment and builds partnerships in the region; and Assessment Criterion 4: The extent to which the project and proponent are viable and sustainable. 	Matched cash funding \$4\$
2016-17	Helps to provide high-quality, accessible community sport and recreation	<ul style="list-style-type: none"> Increase or maintain participation 	Major Facilities – up to

Fund	Objectives	Criteria	Contribution
Community Sports Infrastructure Fund (Dept Health and Human Services – State).	facilities by encouraging: <ul style="list-style-type: none"> ▶ Increased sport and recreation participation including female and junior participation ▶ Increased accessed to sport and recreation opportunities ▶ Better planning of sport and recreation facilities ▶ Innovative, environmentally and universally designed facilities Fund website: http://www.sport.vic.gov.au/grants-and-programs/community-sports-infrastructure-fund	<ul style="list-style-type: none"> ▶ Improve community health and wellbeing ▶ Encourage the development of multi-use, shared and co-located facilities ▶ Collaborates with schools and community groups ▶ Collaborates with state sporting associations or relevant peak bodies Priority will be given to communities in areas of need such as bushfires, flood or drought or communities experiencing strong population growth.	\$650,000 to develop or upgrade major district and regional sport and recreation facilities (total project cost >\$500,000). Funding ratio \$1:\$1. Small Aquatic Projects – up to \$200,000 to improve or upgrade aquatic facilities, seasonal pools and new water play spaces. Funding ratio \$2:\$1. Minor Facilities, Cricket Facilities and Female Friendly Facilities – up to \$100,000 x 3 (project total <\$1m) available for community sport and recreation groups working with local council on development and upgrades to community sport and recreation facilities. Funding ratio \$2:\$1. Planning - up to \$30,000 for projects focussing on recreation planning or facility feasibility in one municipality. Funding ratio \$2:\$1.
Country Football and Netball Program - State	Provides funding to assist grassroots country football and netball clubs, associations and umpiring organisations to develop facilities in rural, regional and outer metropolitan locations. Fund website http://www.sport.vic.gov.au/grants-and-programs/country-football-netball-program	<ul style="list-style-type: none"> ▶ Modifying existing football and netball facilities ▶ Development or upgrading football and netball playing surfaces and/or lighting 	Up to \$100,000 per financial year. Funding ratio \$2:\$1.
Living Libraries Infrastructure Program 2015 – 2015 round now closed – State.	Will assist regional libraries and local governments to provide high-quality and accessible library infrastructure that meets the changing needs of communities. Fund website http://delwp.vic.gov.au/local-government/council-funding/living-libraries-infrastructure-program-2015	<ul style="list-style-type: none"> ▶ Construction works and permanent fixtures and fittings ▶ Construction of new library facilities/buildings or conversion and upgrades of existing ▶ Funding where libraries form part of a broader community facility 	Up to \$750,000. No co-contribution required from small rural councils.
VicArts Grant	Invests in the creative endeavours and professional practice of artists and smaller arts companies. Provides one-off support for discrete projects and programs that will develop and bring dynamism to Victoria’s art sector. Fund website http://creative.vic.gov.au/Funding/Arts_Programs/VicArts_Grants	<ul style="list-style-type: none"> ▶ Creative Development ▶ Presentation ▶ Collaborations between Victoria Communities and professional artists ▶ National and international residencies 	Funding of between \$5,000 and \$75,000. Requests of >\$10,000 must contribute a minimum of 20% of total cost in dollars.
Arts Projects for Individuals and Groups – Australia Council for the Arts - Federal	Funds a range of activities that deliver benefits to the arts sector and wider public. 2016 funding rounds close 2 February, 7 June and 4 October. Fund website: http://www.australiacouncil.gov.au/funding/new-grants-model/	Projects must demonstrate: <ul style="list-style-type: none"> ▶ Artistic merit ▶ Viability ▶ One of either Creation, Audiences, Access and Participation and International. 	Funding of between \$10,000 and \$50,000 available.
Men’s Shed – 2015 funding closed – State.	Priority will be given to grant applications that demonstrate: <ul style="list-style-type: none"> ▶ High level of need for the men’s shed in the community due to social and economic disadvantage or lack of community infrastructure ▶ Plan to attract community participants, create a positive environment and address issues of social isolation and disadvantage ▶ Significant partnerships and/or support from relevant community groups such as the local council, neighbourhood house or adult-learning providers ▶ Involvement of participants in the men’s shed development and delivery phases ▶ Strategic plan to sustain the ongoing operation of the shed. Fund website: http://www.dhs.vic.gov.au/for-business-and-community/community-involvement/men-in-the-community/mens-sheds	Funds can be used to: <ul style="list-style-type: none"> ▶ Construct a new men’s shed ▶ Redevelop an existing building into a men’s shed or ▶ Co-locate a men’s shed into a multifunction community facility or hub. Each grant application must demonstrate proof of: <ul style="list-style-type: none"> ▶ Land availability ▶ Community consultation including local men and a need for the men’s shed in their community ▶ Detailed design plans and an understanding of building permit and planning requirements ▶ Support from key community partners. 	Up to \$60,000 available in 2015 round. Fund to applicant ratio \$2:\$1.

Appendix 1: Community consultation summary outcomes

- ▶ Demographic of respondents: 50% of respondents were in the mid age range (35-59).
- ▶ There is a strong level of uptake of services by residents in Nhill, supplemented with accessing in services primarily in Horsham.
- ▶ Business and retail provision, emergency services, health services, and schools are of significant importance to residents. The Lake, open space, aerodrome, choice of housing, community services and community facilities are also important.
- ▶ Housing, employment, resident attraction and maintaining and growing a vibrant community are highly valued by the community. Population ageing and declining resident numbers, loss of young people and attraction and retention of investment are key challenges for the community.
- ▶ These two dot points above reinforce the role of Nhill and a service centre for the region and community.
- ▶ Provision of infrastructure and assets for older residents was a common theme – access, seating, wellness programs included. This was linked to many comments in relation to the state of footpaths, pavements and roads.
- ▶ The primary listed sport and recreation pursuits are reflective of the profile of survey respondents (not listed in priority order):
 - ▶ Gardening
 - ▶ Walking
 - ▶ Fitness and wellbeing activities
 - ▶ Local history
 - ▶ Hockey
 - ▶ Photography
 - ▶ Running/jogging
 - ▶ Swimming
 - ▶ Tennis
 - ▶ Fishing
- ▶ **Primary community projects include:**
 - ▶ Housing choice and residential planning
 - ▶ Childcare facilities and early years services
 - ▶ Youth services and activities
 - ▶ Development of business and the main street
 - ▶ Footpath improvements
 - ▶ Toilet facilities near the IGA
 - ▶ Entertainment and social activities
 - ▶ Development of facilities associated with the Lake
 - ▶ More social and cultural events and activities
- ▶ **Sport, recreation and leisure projects include:**
 - ▶ Community gym
 - ▶ Upgrades to sporting facilities including multi-purpose facilities – Davis Park
 - ▶ Walking and cycling trails
 - ▶ Development of facilities associated with the Lake
 - ▶ Heated swimming pool facilities for recreation and wellness programs
- ▶ Succession planning and attraction of volunteers and members are key issues for local committees and associations, as are raising funds and finances for upgrades and maintenance of assets. Participation rates are also issues for clubs.
- ▶ General community preference for maintaining and updating existing community assets and services, and an even split for investment in new assets between non-organised and organised recreation activities with a leaning towards development of facilities that allow for both type of activities as well as activities for older residents.
- ▶ 115 people accessed and/or participated in the online and hard copy survey. 35 to 59 year olds accounted for over 50% of respondents of which over 60% were female.
- ▶ Majority of respondents stay in town for all services. The second choice is Horsham for retail, social/entertainment, business services and health services.
- ▶ Community planning/ development top priorities:
 - ▶ Redevelopment of showground and caravan park
 - ▶ Youth and children activities and events
 - ▶ Affordable housing/housing developments
 - ▶ Childcare facilities
 - ▶ Roads and footpaths
 - ▶ Sporting Club updates
 - ▶ Business revitalisation in the main street, new industries
- ▶ Improvement to community, and recreation and sport top priorities
 - ▶ Gym
 - ▶ Indoor swimming pool
 - ▶ Sport club
 - ▶ Davis Park facilities
 - ▶ Public toilets
 - ▶ Skate park
 - ▶ Improve early years services
- ▶ Most important community assets:
 - ▶ Hospital
 - ▶ Emergency services
 - ▶ Business and employment
 - ▶ Shops and retail
 - ▶ Schools
- ▶ Main challenges facing Nhill:
 - ▶ Youth employment
 - ▶ Aging population
 - ▶ Population decline – keeping youth and young professionals
 - ▶ Lack of businesses (closing down)
 - ▶ Unemployment
- ▶ The majority of sport and rec activities are only participated 'very rarely'. The most popular activities are:
 - ▶ Gardening
 - ▶ Gym
 - ▶ Australian Football
 - ▶ Walking
- ▶ Over 70% of respondents are members of a club/group; Challenges facing their club/group:
 - ▶ Lack of interest/participation
 - ▶ Lack of volunteers
 - ▶ Aging facilities
 - ▶ Lack of funds
- ▶ Reasons for not participating in sport and rec activities:
 - ▶ Lack of time
 - ▶ Cost of membership and/or equipment
 - ▶ Lack of facilities
 - ▶ Age – too young/too old
- ▶ Over 60% volunteer. Mostly at the Sporting Club, Hockey club, Motor Sports Club, and Lions Club.
- ▶ Focus on improvement of existing community assets and community services and development of assets for organised recreation.

Community conversations

- ▶ The key opportunities and land use themes from table-based discussion and mapping exercises included:
 - ▶ Consideration and planning for a future bypass for Nhill with the possible ongoing duplication of the Western Highway;
 - ▶ Planning for new residential sub-division land;
 - ▶ Provision of industrial land near to supporting assets and infrastructure – consider possible future bypass;
 - ▶ Reuse of Kinder possibly Youth Centre;
 - ▶ Heritage and museums – agriculture, vintage farm machinery, motoring;

- ▶ New/relocated Skate Park, including BMX;
- ▶ Open space planning and buffers for industry and bypass;
- ▶ Expansion of Davis Park should adjacent industry relocate;
- ▶ Reuse of Davis Park for residential if sport and recreation relocates;
- ▶ Relocation of grain facility – incorporate into industrial land use planning rail freight infrastructure;
- ▶ Improved patient and visitor access parking around Hospital Precinct;
- ▶ Upgrade /relocate caravan park.

Table 4 – Nhill community projects sorted by priority ranking score 1

Project/idea	Ranking					Total Score	% of total score	Comments
	1	2	3	4	5			
Community projects								
Housing choice and residential development	<u>65</u>	36	6	4	2	113	23.6	Needs to be affordable Not so much developing but renewal
Industrial land use planning and development	<u>30</u>	8	24	4	3	69	14.4	Urgent Develop plan for future use to offset bypass related reduction of \$s spent in town.
Development of business and retail precinct	<u>20</u>	40	9	6	1	76	15.9	
Development of Nhill Aerodrome	<u>15</u>		9	6	4	34	7.1	
Youth centre, services and activities	<u>10</u>	16	9	6	1	42	8.8	Teenagers need services
Cultural, entertainment and social activities	<u>10</u>		9	14	2	35	7.3	
Development of facilities at the Lake	5	16	18	10	3	52	10.9	More family friendly Fishing
Footpath improvements	5		3		1	9	1.9	
Toilet facilities near the IGA	5			2	1	8	1.7	
Walking and cycling trails		8	3	2	5	18	3.8	
Redevelopment of Caravan Park		4		4	7	15	3.1	Needs updating
Car parking provision near the hospital			3	4	1	8	1.7	
Total points	165	128	93	62	31	479		
Single vote count	33	32	31	31	31			

Table 5 – Nhill community projects sorted by % of project on total points

Project/idea	Ranking					Total Score	% of total score	Comments
	1	2	3	4	5			
Community projects								
Housing choice and residential development	65	36	6	4	2	<u>113</u>	<u>23.6</u>	Needs to be affordable Not so much developing but renewal
Development of business and retail precinct	20	40	9	6	1	<u>76</u>	<u>15.9</u>	
Industrial land use planning and development	30	8	24	4	3	<u>69</u>	<u>14.4</u>	Urgent Develop plan for future use to offset bypass related reduction of \$s spent in town.
Development of facilities at the Lake	5	16	18	10	3	<u>52</u>	<u>10.9</u>	More family friendly Fishing
Youth centre, services and activities	10	16	9	6	1	<u>42</u>	<u>8.8</u>	Teenagers need services
Cultural, entertainment and social activities	10		9	14	2	<u>35</u>	<u>7.3</u>	
Development of Nhill Aerodrome	15		9	6	4	<u>34</u>	<u>7.1</u>	
Walking and cycling trails		8	3	2	5	18	3.8	
Redevelopment of Caravan Park		4		4	7	15	3.1	Needs updating
Footpath improvements	5		3		1	9	1.9	
Toilet facilities near the IGA	5			2	1	8	1.7	
Car parking provision near the hospital			3	4	1	8	1.7	
Total points	165	128	93	62	31	479		
Single vote count	33	32	31	31	31			

Summary of Nhill community priority projects

Housing choice and residential development
Industrial land use planning and development
Development of business and retail precinct
Development of Nhill Aerodrome
Youth centre, services and activities
Cultural, entertainment and social activities
Development of facilities at the Lake

Table 6 – Nhill sport and recreation projects sorted by priority ranking score 1

Project/idea	Ranking					Total Score	% of total score	Comments
	1	2	3	4	5			
Sport and Recreation Projects								
Upgrades to Davis Park and multi-purpose facilities/users	55	16	3	12	2	88	18.8	Make it multipurpose
Community Gym	35	16	21	8	2	82	17.5	
Heated swimming pool facilities	25	8	6	8	3	50	10.7	
Development of facilities at the Lake	15	48	18	8	2	91	19.4	
Health, wellbeing and wellness activities	10	8	3	2	4	27	5.8	
Walking and cycling trails	5	8	24	2	4	43	9.2	
Upgrades to the Lowan Sport Centre	5		12	2	3	22	4.7	
New skatepark and/or BMX track	5	4		8	3	20	4.3	
Upgrades to netball courts	5	4	3		1	13	2.8	
Tennis facilities upgrades		4	6	4	2	16	3.4	
Roofing cover for Bowling Club		4		6	3	13	2.8	
Improved parking at sporting venues				2	1	3	0.6	
Upgrade to basketball courts						0	0.0	
Upgrades to squash courts					1			With growing junior team it would encourage usage
Total points	160	120	96	62	31	468		
Single vote count	32	30	32	31	31			

Table 7 – Nhill sport and recreation projects sorted by % of project on total points

Project/idea	Ranking					Total Score	% of total score	Comments
	1	2	3	4	5			
Sport and Recreation Projects								
Development of facilities at the Lake	15	48	18	8	2	91	19.4	
Upgrades to Davis Park and multi-purpose facilities/users	55	16	3	12	2	88	18.8	Make it multipurpose
Community Gym	35	16	21	8	2	82	17.5	
Heated swimming pool facilities	25	8	6	8	3	50	10.7	
Walking and cycling trails	5	8	24	2	4	43	9.2	
Health, wellbeing and wellness activities	10	8	3	2	4	27	5.8	
Upgrades to the Lowan Sport Centre	5		12	2	3	22	4.7	
New skatepark and/or BMX track	5	4		8	3	20	4.3	
Tennis facilities upgrades		4	6	4	2	16	3.4	
Upgrades to netball courts	5	4	3		1	13	2.8	
Roofing cover for Bowling Club		4		6	3	13	2.8	
Improved parking at sporting venues				2	1	3	0.6	
Upgrade to basketball courts						0	0.0	
Upgrades to squash courts					1			With growing junior team it would encourage usage
Total points	160	120	96	62	31	468		
Single vote count	32	30	32	31	31			

Summary of Nhill sport and recreation priority projects

Upgrades to Davis Park and multi-purpose facilities/users
Community Gym
Heated swimming pool facilities
Development of facilities at the Lake
Walking and cycling trails
Health, wellbeing and wellness activities



SED

SED