

## BERG Mt Martha - Additional comments re Ferrero Reserves Master Plan

BERG Mt Martha (John Inchley, Liz Barraclough & Graham Hubbard) met with the Ferrero Reserves User Group (FRUG) (Peter Susovich and other reps) on-site at the Ferrero Ovals on Sunday 21<sup>st</sup> April as a result of Peter's presentation to the Mt Martha Community Association AGM on Wed 17<sup>th</sup> at which BERG members were present.

BERG Mt Martha was sympathetic to FRUG's problems re car access, car parking and growing demand for their services, but not happy with their plans for expansion into the reserves. Thus alternatives were discussed.

FRUG forwarded an amended proposal (post our meeting on 21<sup>st</sup>) that Peter Susovich said had been submitted to the Master Plan consultants.

BERG Mt Martha's understanding of the outcome of the discussions is as follows:

- i) We agreed that the upgrading of Seppelt Ave to a (sealed) dual carriageway is critical due to the high volume of traffic even currently being experienced. Completing the sealing of Seppelt Avenue would also improve erosion control and reduce silting of the Creek and Estuary, though the potential speed of traffic would then need to be managed. We note that this is also the FRUG's preferred option for access.
- ii) BERG MT MARTHA is strongly opposed to encroachment (for parking, other sporting facilities etc) into the Reserve to the east or west of the two ovals, because of the special nature of the Balcombe Reserves compared with the ability to place sporting facilities in other locations.
- iii) Carparking could be greatly increased if existing space was formalized/structured around the two ovals. It could also be expanded by:
  - 1) making 2 rows of parallel parking on the southern side of the access road above Oval 1.
  - 2) parallel parking back to (but **not** beyond) the existing drain on the south side of access road of Oval 2.
  - 3) Establishing parking spaces on the existing bare triangle of ground at the south-east corner of Oval 1. However this would **not** extend into the vegetated area to its south-east ie there must be **no** removal of established trees – as shown by double yellow lines on Peter's 'original' plan.
- iv) Re additional carparking and football pitch for area on edge/western side of Hopetoun Creek: At the meeting we did not sight FRUG's 'interim' plan/map with 2 carparks for the area on the western side of Hopetoun Creek to the south of Oval 2, but discussed the issues we had with it and following this we were led to understand they had reconsidered and that none of the area marked Carpark 2 would be touched for parking or any other activity, but would remain for a wildlife habitat corridor from Hopetoun Creek to the Balcombe Creek. We then discussed FRUG's 'original' plan re the development of a fenced 50m X 100m training pitch with **no** parking round the perimeter (yellow circle on the 'original' plan which they recently sent to us and considered could also be used as a carpark when not in use for training)). We were sympathetic to this but we have a number of reservations about it, as

- it would involve major works very close to the creek in a low-lying area which is very boggy in winter
- a drainage pit shown in this area suggests that a drainage system is present
- the effective prescribed width of a habitat corridor is 100m and this would not allow sufficient room for the proposed pitch,
- the proposed development predisposes the area for future expansion, despite assurances this would not happen.

We also emphasize that this proposal could only be contemplated if, on the advice of the Conservation Officers, Natural System, Mornington Peninsula Shire, it would **not** be detrimental to the ecology of the area.

FRUG were conciliatory to and supported our insistence that a wide biolink corridor be preserved to the south/south-west of this area, joining Hopetoun Creek to Balcombe Estuary Reserve (currently in existence, not presently strongly vegetated, but in future management plans).

#### **General comments and concerns**

- i) Re addressing the problem expressed by FRUG that the population is increasing requiring expanded facilities – This Ferrero recreation area is already compromised and restricted in regard to usable and expanded space and so it would be more sensible and practical if in the long-term, the Shire plan insist on large recreation areas being put aside in growing areas eg East Mornington/Mt Martha, between Bentons and Craigie Roads, (particularly as many of the new users and potential users of recreation areas come from these areas). A useful statistic would be the number of participants coming from these areas.
- ii) Expansion into additional facilities & services, eg netball courts, will only compound the problems of parking etc. We have not been advised as to where the mooted netball courts would be situated.
- iii) BERG Mt Martha is concerned that the survey/questionnaire sent to residents gave no opportunity to comment on plans/ideas being proposed by stakeholders and submitted to the Master Plan consultants or the Shire Recreation Dept.

As a major stakeholder in this area, BERG Mt Martha strongly asserts its right to comment on and have input to any further proposed plans to expand into the Reserves.