



COMMUNITY INFRASTRUCTURE STRATEGY:

COMMUNITY HALLS AND CENTRES



CITY OF CANNING

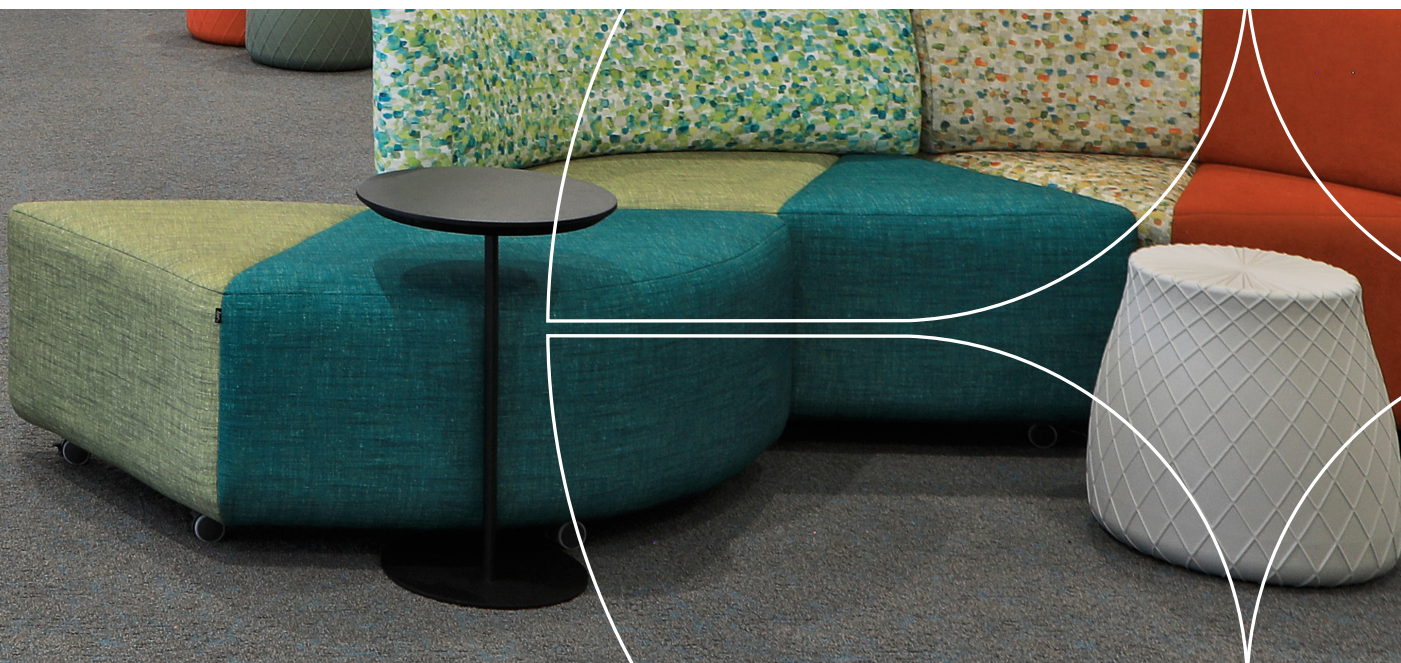


COMMUNITY HALLS AND CENTRES

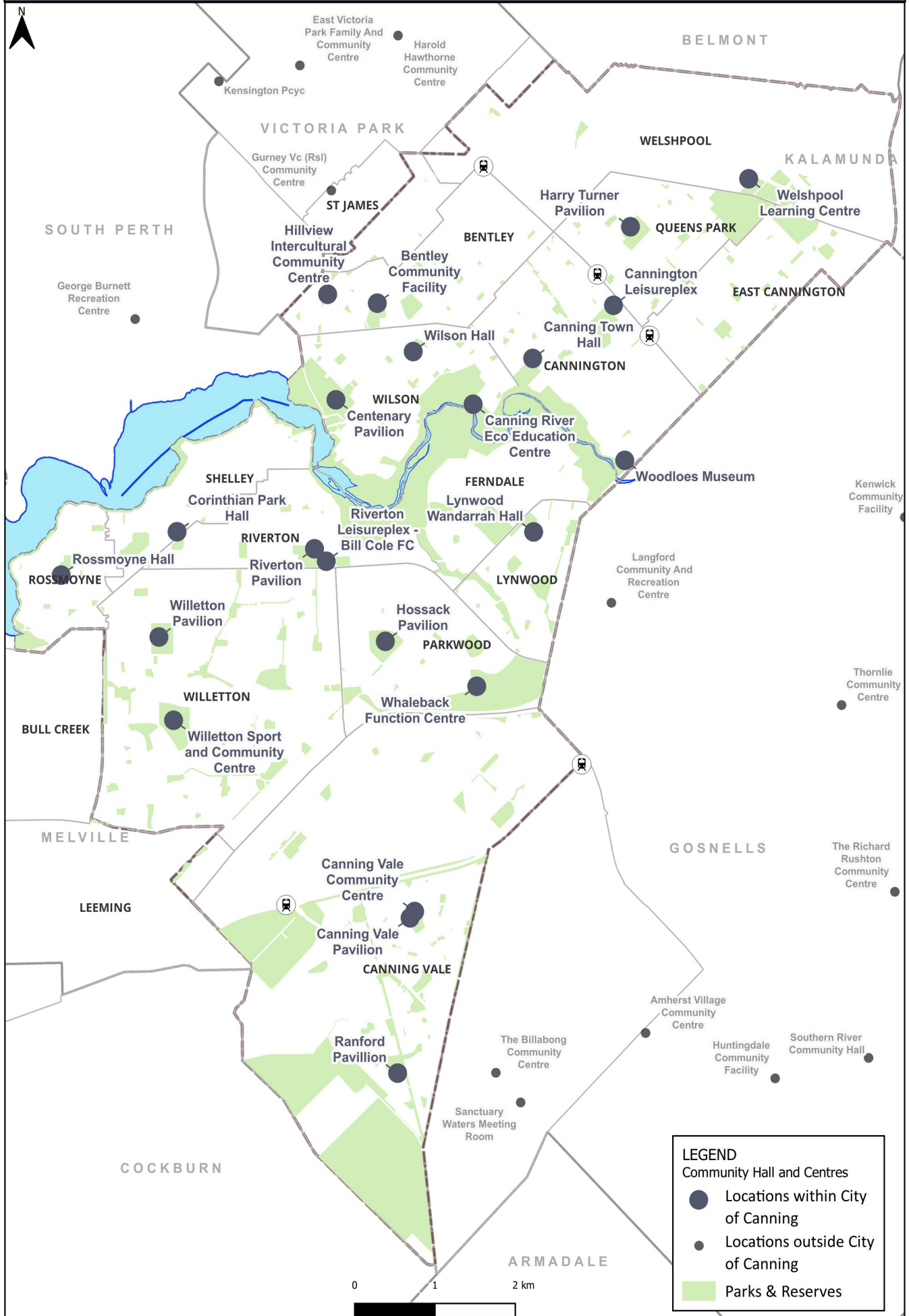
Community halls and centres are multi-purpose facilities hired to community, commercial and family groups. They provide a variety of activities and services, such as community meetings, social gatherings, celebrations, performances, exhibitions, sports events, youth activities and educational classes.

They typically have one or more flexible spaces that can be configured to suit a wide range of activities and often include features such as a kitchens, storage and toilets, and may have an outdoor playground or park nearby.

Community halls play an important role in building and strengthening communities by providing hireable spaces for people to come together and engage in social, cultural, and recreational activities. They are often used for events that celebrate the diversity of the community and promote social cohesion.



COMMUNITY HALLS AND CENTRES



CURRENT DELIVERY

The City currently manages 23 hireable community halls and centres, which range in size, configuration and features. There are additional spaces leased to various groups and organisations, such as tennis and bowling clubs.

In addition, other Council owned facilities offer community spaces (such as City libraries and leisureplexes) that can be utilised and complement the range of standalone hireable venues.

These spaces are further complemented by those offered by other providers, including schools, churches, RSL's, exhibition and function centres and restaurants. Costs and access to these facilities can vary, depending on management arrangements.

City of Canning Community Halls and Centres

	Facility	Components	Strengths	Weaknesses
BENTLEY/ST JAMES/WILSON				
1	Bentley Community Centre Nyamup Way, Bentley Capacity: 182 Facility Level: District	Hall, 2 meeting rooms, kitchen, stage, piano, PA system Suitable for dance classes, church services and senior citizens' activities.	Multiple spaces that can be used independently. External grassed area. 1 of 4 large spaces in the City suitable for social gatherings.	Dated Lack of street presence. Part of 360 Development Area - uncertain future.
2	Hillview Intercultural Community Centre 1 – 3 Hill View Terrace, Bentley Capacity: 200 Facility Level: Regional (Specialist)	Hall, 4 meeting/activity rooms, commercial kitchen Specialist facility catering for intercultural groups in the south east corridor. Refer to Type: Library.	Range of spaces. Integrated with other services. Newly renovated.	Limited car parking.
3	Wilson Hall Cnr Braibrise Road and Armstrong Road, Wilson Capacity: 100 Facility Level: Neighbourhood	Community hall with kitchen Adjacent to sports oval outdoor play area and passive reserve. Close to multi sport courts.	Recently renovated kitchen. Storage available for regular hirers Adjacent neighbourhood park	Only public toilets available and external accessible No lights on reserve or play equipment.





	Facility	Components	Strengths	Weaknesses
4	Canning River Eco Education Centre (CREEC) Cnr Kent Street and Queens Park Road, Wilson Capacity: 60 Facility Level: Regional (Specialist)	Eco education centre, there are spaces available for hire. Community hall, kitchenette, small meeting room overlooking Canning River reserve. covered verandah	Whiteboard, digital projector, interactive screen, public WiFi. Facility staffed Monday to Saturday 9-5pm	Not available for social functions.
5	Centenary Pavilion Centenary Avenue, Wilson Capacity: 100 Facility Level: Neighbourhood	Community hall designed primarily for sporting clubs using adjacent ovals.	Relatively new facility. Large kitchen, toilets Adjacent outdoor parklands with playground close to facility. BBQs in the courtyard area with easy access from the hall.	Toilets are open to the general public, they can be accessed from the inside by a door that opens only one way. Hall has a verandah where sporting clubs may leave their gear while playing or training. Noise from the outside may disturb events inside the hall.
CANNINGTON/EAST CANNINGTON				
6	Canning Town Hall Cnr George Street West and Albany Highway, Cannington Capacity: 120 Facility Level: District	This heritage listed hall was built in 1909. Hall, 2 kitchens, stage, lift, wooden floor	Good location for access Historical architecture with adjacent parklands. Parking, but shared use with Council offices.	External toilets and storage areas.
7	Cannington Leisureplex Cnr Wharf and Sevenoaks Streets, Cannington Capacity: 300 Facility Level: Regional	2 function rooms, 2 meeting rooms (can be 4), commercial kitchen, playcentre	Co-located with aquatics, sports, fitness and library. Adjacent to train and bus services. Commercial kitchen. AV Equipment	Access to function spaces is limited as space is also used for fitness by the Leisureplex
8	Woodloes Museum – Church with a Chimney Woodloes Street, Cannington Capacity: 40 Facility Level: District (Specialist)	Under supervision of the Canning Districts Historical Society. Small church, toilet heritage listed building 1800	Ideal for small weddings and naming ceremonies. Garden setting offering photo opportunities.	Single hireable space only, limited toilets.

	Facility	Components	Strengths	Weaknesses
LYNWOOD/PARKWOOD/FERNDALE				
9	Lynwood Wandarrah Hall Edgware Street, Lynwood Capacity: 200 Facility Level: Neighbourhood	Hall, meeting room, kitchen. Stage, PA system and piano.	Adjacent to a youth and family centre. Good parking. Newly laid wooden floor. Good storage. Piano PA system	Kitchen not accessible for meeting room users.
10	Hossack Pavilion Hossack Avenue, Parkwood Capacity: 100 Facility Level: Neighbourhood	Hall, kitchen, meeting room Designed primarily for sporting clubs using adjacent ovals. Refurbed 2023, to changerooms.	Ample parking. Adjacent to sports fields, bicycle training track and playground.	External toilets open to the public.
11	Whaleback Function Centre Whaleback Avenue, Parkwood Capacity: 170 Facility Level: Neighbourhood	Community hall part of Whaleback Golf Course facilities.	Bifold doors opening to undercover area which overlooks greens.	Limited parking during daylight hours due to demand from golfers. Dated facility.
SHELLEY/ROSSMOYNE				
12	Rossmoyne Hall Cnr Central Road and Fourth Avenue, Rossmoyne Capacity: 85 Facility Level: Neighbourhood	Community hall with small stage and wooden floor. Upgraded kitchen and fenced outdoor area.	Stage. Upgraded kitchen. Scouts and Guides have sheds on the site that they use for storage.	Dated facility.
13	Corinthian Park Hall Cnr Beatrice Avenue and Leach Highway, Shelley Capacity: 120 Facility Level: Neighbourhood	Community hall co-located with tennis club. Comprises wooden floor, stage, PA system and large kitchen. Planning underway for potential reconfiguration of internals to allow a bigger hall and breezeway.	Easily located. Parquetry flooring. Stage. large kitchen. Piano	Limited parking due to demand from tennis operation. Doors to verandah overlooking tennis courts cannot be opened due to lease conditions with tennis club.
14	Shelley Play House Aldam Place, Shelley Capacity: 50 Facility Level: Neighbourhood	House converted to host children's activities offering indoor and outdoor spaces for children up to school age.	Fenced outdoor play area including sandpit and shady areas.	Dated facility Suitable only for children's activities. Disjointed internal layout.

	Facility	Components	Strengths	Weaknesses
RIVERTON/WILLETTON/LEEMING				
15	Riverton Leisureplex – Bill Cole Function Centre Cnr Riley Road and High Road, Riverton Capacity: 295 Facility Level: Regional	Hall, meeting room, wellness studio, kitchen stage, PA system, AV equipment and private courtyard.	Co-located with other services including aquatics, fitness and library.	Access to function spaces is limited by dual use as a fitness area supporting the Leisureplex's service delivery
16	Riverton Pavilion Noongar Way, Riverton Capacity: 30 Facility Level: Neighbourhood	Community hall designed primarily for sporting clubs using adjacent oval.	Ample parking. Outdoor undercover area.	Small kitchen. Hall has a verandah where sporting clubs may leave their equipment while playing or training.
17	Willetton Pavilion Willetton Reserve, Apsley Road, Willetton Capacity: 90 Facility Level: Neighbourhood	Community hall designed primarily for sporting clubs using adjacent oval.	Changerooms recently renovated.	External toilets. Limited storage.
18	Willetton Sports and Community Centre Burrendah Reserve, Burrendah Boulevard, Willetton Capacity: 200 Facility Level: District	Split level community hall with carpeted floors and wooden dance floor.	Co-located with other sporting facilities including basketball stadium, bowling club and sports fields. Shared spaces with sporting clubs. Large function area.	Split level. Vandalism issues.
QUEENS PARK/WELSHPOOL				
19	Welshpool Learning Centre 37 Murray Road South, Welshpool Capacity: 50 Facility Level: Neighbourhood	Large meeting room equipped with projector, AV points, whiteboard, clips on wall and kitchenette.	Good parking. Set up for meetings. Café on site – open during business hours.	External toilets. Limited storage.
20	Harry Turner Pavilion Treasure Road, Queens Park Capacity: 80 Facility Level: Neighbourhood	Hall, kitchen Designed primarily for sporting clubs using active sports reserve	Opportunity for further community usage. Kitchen facilities.	Toilets accessed from inside the hall but are also public toilets. Evaporative cooling only.

	Facility	Components	Strengths	Weaknesses
CANNING VALE				
21	Canning Vale Community Centre Cnr Eucalyptus and Waratah Boulevard, Canning Vale Capacity: 120 Facility Level: District	Hall, meeting room, 2 kitchens Co-located with child health centre, pre-kindy, primary school, sports oval and pavilion. Renovated in 2022/23	Ample parking outside of school hours. Kitchen and meeting room.	Limited parking during school hours. Demand for AV points and additional storage.
22	Canning Vale Pavilion Canning Vale Oval, The Ramble, Canning Vale Capacity: 45 Facility Level: Neighbourhood	Hall, kitchen, enclosed playground Adjacent active sports reserve, Designed primarily for junior sporting clubs using adjacent oval. Refurbished in 2022/23 to provide additional storage, first aid, umpire rooms, changeroom improvements and accessibility upgrades.	Ample parking outside of school hours. Fenced playground with direct access from pavilion.	Limited parking during school hours. Limited ability to conduct adult social events.
23	Ranford Pavilion Ranford Oval, Eastwood Parade, Canning Vale Capacity: 40 Facility Level: Neighbourhood	Hall, kitchenette Adjacent active sports reserve, Designed for school students, sports clubs Owned by Education Department, sub-leased to the City for community use after school hours including weekends.	Convenient location. One of only two facilities located in Canning Vale. Popular.	Small space restricted to 40 people. Only available outside of school hours.

- Community Meeting Room: A single room that people can hire for meetings and seminars.
- Community Hall: A larger space suitable for a variety of activities.



INDUSTRY PROVISION RATES AND BENCHMARKING

Parks and Leisure Australia WA (PLA WA) Guidelines provide the following for the provision of Community Halls and Centre:

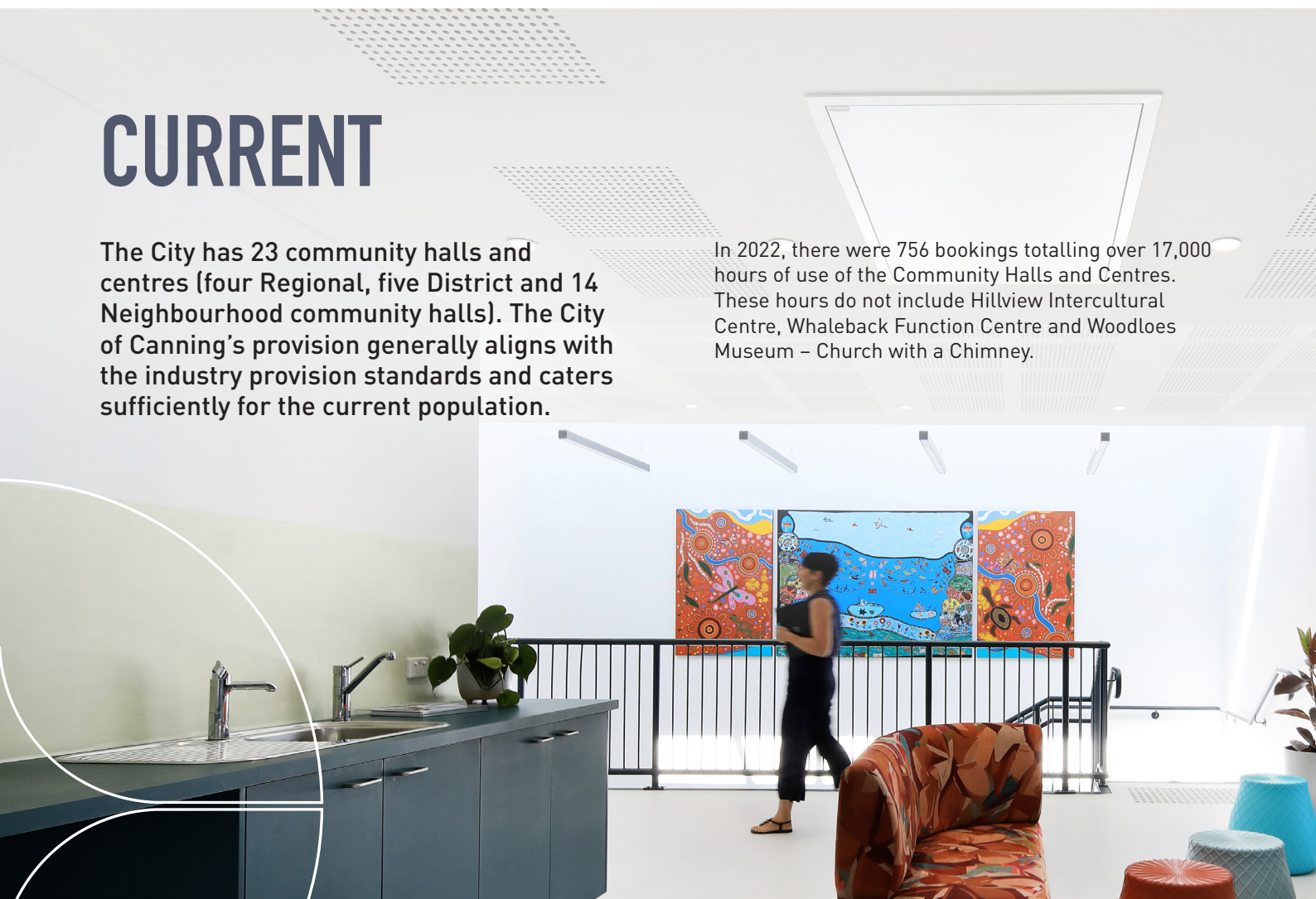
PLAWA Community Infrastructure Guidelines 2020

Facility Type	Definition	Population Guidelines
Neighbourhood Community Centre	Small local meeting rooms and activity spaces 300m ² for a local catchment of 1-3km	1:7,500
District Community Centre	Multifunctional building for the social, cultural and educational activities of a neighbourhood or entire community 900m ²	1:15,000-25,000

CURRENT

The City has 23 community halls and centres (four Regional, five District and 14 Neighbourhood community halls). The City of Canning's provision generally aligns with the industry provision standards and caters sufficiently for the current population.

In 2022, there were 756 bookings totalling over 17,000 hours of use of the Community Halls and Centres. These hours do not include Hillview Intercultural Centre, Whaleback Function Centre and Woodloes Museum – Church with a Chimney.





TRENDS

The following trends have been identified for community halls and centres:

- Co-locating facilities and services is the contemporary trend that benefits both service providers and community members. Instead of having single-use rooms, community hubs offer various activities and services in one place. This approach increases capacity and potential activation times.

- It is desirable to locate such facilities adjacent to other community, commercial and retail services. Ideally, these would be in convenient locations and close to public transport, as well as pedestrian and cycle networks.

- Sporting clubs are increasingly utilising pavilions on weekends for their activities.
- The demand for Sunday morning venues is on the rise, particularly from church groups.

FUTURE NEEDS

The City's community halls and centres are adequately positioned to meet current community need. However, many are relatively small, standalone facilities that lack the benefits of co-located services and are located in areas with limited access, resulting in accessibility being primarily restricted to the local community.

The provision of community halls and centres, based on projected population, is also adequate. However, there are likely to be some gaps where significant growth or changes in local populations is predicted, particularly for the areas of Bentley and Cannington, as detailed below:

BENTLEY/ST JAMES/WILSON

The Bentley 360 Project area (being managed by Development WA) includes the very well utilised Bentley Community Centre and the former Bentley Library. Should the Bentley 360 project see the removal of these two assets, it is likely that, driven by projected population increases, new community infrastructure (District provision) in the form of community hireable spaces will be required in the Bentley area to ensure adequate future provision.

CANNINGTON/EAST CANNINGTON

This area is undergoing redevelopment, with plans for high density housing in the Canning City Centre. An adopted Activity Centre Plan forecasts a long-term population increase of up to 25,000 people in this area. The concentrated growth in the City Centre would require consideration of one additional District community centre.

As infrastructure ages and populations change, consideration should also be given to the development of new community hubs in central locations, with multi-use services and spaces.

Where asset life can be maximised through renewal, retrofitting for expanded use presents an opportunity to adapt the facilities to meet changing community needs and the City should consider repurposing and redeveloping existing facilities to enhance their functionality.

PROVISION STANDARDS

PLA WA has general guidelines for standards of provision for community halls and centres.

With consideration of these basic standards, a proposed hierarchy of provision standard for City of Canning has been developed as a guide when planning new or upgraded facilities, as outlined below.



City of Canning's Provision Standards for Community Halls and Centres

Room/Amenity	Small	Large	Comments
Kitchen/kiosk/kitchenette	15m ²	20 m ²	No commercial kitchen facilities. Lockable cupboards in kitchen
Regular hire store	10m ²	20m ²	This is an identified concern and additional or better planned storage is a requirement to attract regular user groups. Cages desired
Furniture Store	15m ²	20m ²	Communal store for tables and chairs in each meeting/social area
Social space/hall	80m ²	150m ²	Or, as determined by business case
Meeting rooms	30m ²	30m ²	Or, as determined by business case
Toilets	20m ²	20m ²	In line with statutory requirements
Bin store area	5m ²	10m ²	This is a lockable space for bins to be stored
Carpark	TBC	TBC	Subject to legislation and available space

***Requests for large facilities will be evaluated based on need and through a comprehensive business case.**

CONSULTATION FINDINGS

This Type received 8 responses, 6 from within the City with all respondents using this infrastructure. There are 8 strategic directions/recommendations proposed, all supported.

Summary of Consultation	
Survey Questions	Results
Surveys Completed	8
From a suburb within the City of Canning	6
Already using Community Halls in Canning	8
Addition consultation activities specific for this Type	Youth Consultant Network Workshop Cultural Ambassadors Huddle

Survey Response Results

	Support	Neutral	Oppose
Strategic Direction 1 - The current provision of community centres and halls are sufficient to adequately service the City of Canning now.	4	3	1
Strategic Direction 2 - With projected population growth resulting from major urban renewal projects in Bentley and the Canning City Centre, it is likely that two additional community centres will be required within the next 10 years. Should land-use of existing community infrastructure in the Bentley 360 development area change, this will be particularly pertinent.	6	2	0
Strategic Direction 3 - The City will assess each of the community halls when listed for refurbishment to ensure design and fit out is responding appropriately to community needs and functional requirements.	6	1	1
Strategic Direction 4 - Identify sites across the City for potential relocation and for co-location in line with the CIS principles	4	3	1
Recommendation 1 - Advocate for the Bentley Community Centre within the Bentley 360 development area to be maintained as a community booking venue.	4	3	1
Recommendation 2 - Develop business case for a district community centre in the City Centre to cater for the significant projected population growth.	4	4	0
Recommendation 3 - Develop business case for a new district level community facility within the Bentley area to accommodate future population growth.	6	2	0
Recommendation 4 - Review storage availability, capacity and quality of space utilisation across the City.	8	0	0

KEY THEMES

Community Centres: Some respondents emphasised the value of existing community centres, advocating for refurbishment rather than closure.

Commercial Kitchens: Some free text responses mention the importance of commercial kitchens within these centres for safely preparing meals during emergencies or community events. This was also raised by the City's Cultural ambassadors.

Storage: There were suggestions for better storage solutions and more adaptable space configurations to accommodate a variety of community activities.

KEY FINDINGS

There was high levels of alignment between the Strategic Directions and Recommendations developed by the City and the respondents.

Some feedback suggested a preference for renewing facilities rather than closing them. However, the Strategic Directions & Recommendations indicate no closures; instead, they highlight the need for more facilities within the City.

Storage: Limited space for storage was reflected in the free text responses. This is addressed already in the outcomes of the documents as recommendation 4.

Minor Modification in the provision standard to allow commercial kitchens and wifi to be considered on an as needs basis.

CONSULTATION RECOMMENDATIONS

1. No changes to the Strategic Directions
2. No changes to the Recommendations



CANNING
RIVER
ECO
EDUCATION
CENTRE

STRATEGIC DIRECTION



The current provision of community centres and halls are sufficient to adequately service the City of Canning now.



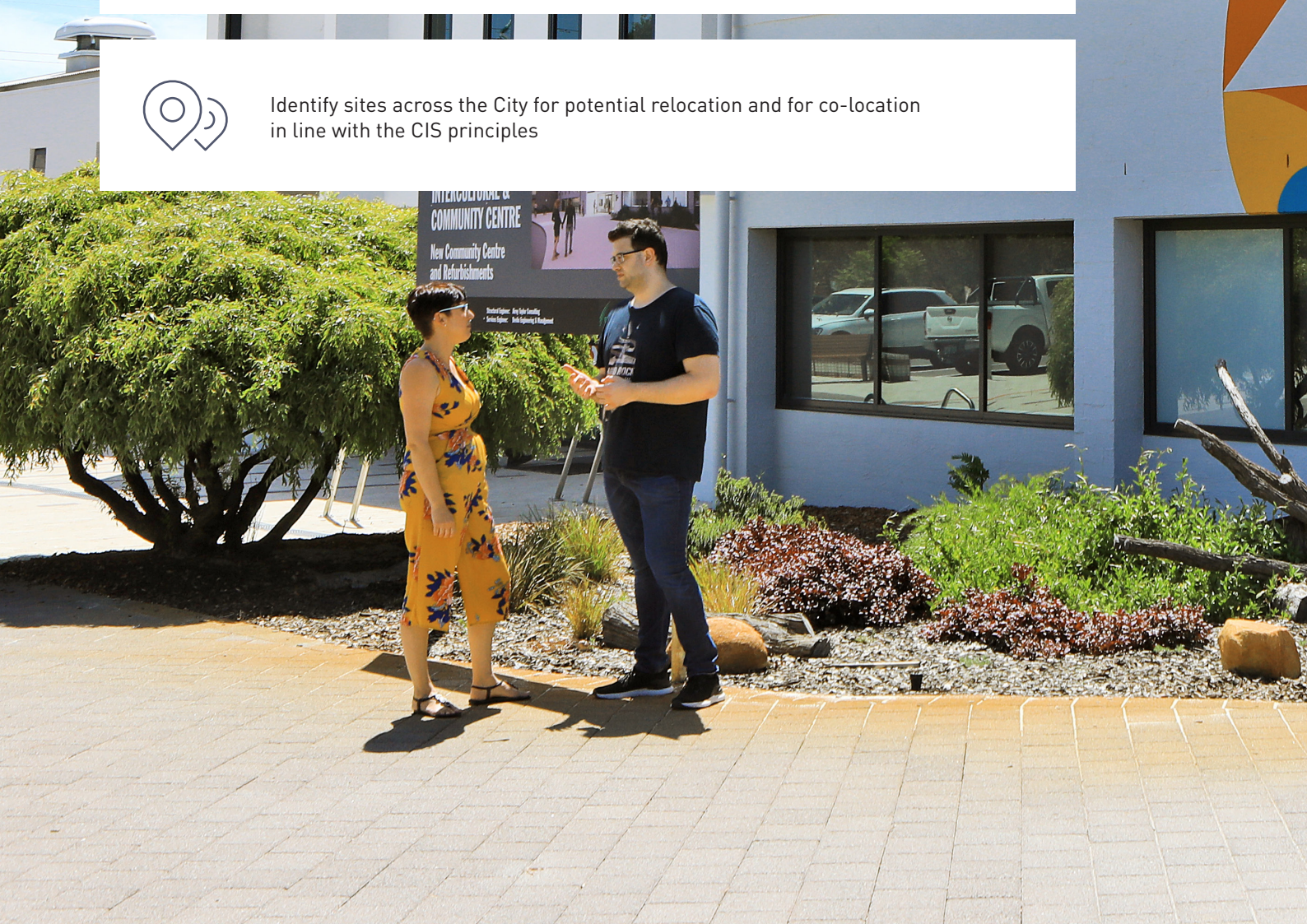
With projected population growth resulting from major urban renewal projects in Bentley and the Canning City Centre, it is likely that two additional community centres will be required within the next 10 years. Should land-use of existing community infrastructure in the Bentley 360 development area change, this will be particularly pertinent.



The City will assess each of the community halls when listed for refurbishment to ensure design and fit out is responding appropriately to community needs and functional requirements.



Identify sites across the City for potential relocation and for co-location in line with the CIS principles



RECOMMENDATIONS



Advocate for the Bentley Community Centre within the Bentley 360 development area to be maintained as a community booking venue.



Develop a business case for a new district level community facility within the Bentley area to accommodate future population growth.



Develop business case for a district community centre in the City Centre to cater for the significant projected population growth.



Review storage availability, capacity and quality of space utilisation across the City







