

# Aerotropolis



## Open space summary

To meet the future needs of residents, workers and visitors, the Western Sydney Aerotropolis will need to provide new open space – new parks, playgrounds, sporting fields, walking paths, cycle ways and land for stormwater and environmental conservation. It is important to provide accessible, safe and connected open spaces close to homes and workplaces, bringing enhanced environmental outcomes.

An aspirational Open Space Network was exhibited as part of the Draft Precinct Plans. It showed what could be achieved, although the capacity to afford the aspiration couldn't be met. Through substantial work to audit the open space needs for workers and residents, as well as looking to combine uses (like stormwater systems and parklands), a revised and affordable Open Space Network for the initial Aerotropolis precincts has been prepared.

The revised network will align with funding whilst meeting open space benchmarks and Government objectives to deliver a cool, green Western Parkland City. The plan is included in the *State Environmental Planning Policy (Western Sydney Aerotropolis) Explanation of Intended Effect 2020 (SEPP EIE)*, which is currently on exhibition. The SEPP EIE also includes a Land Reservation Acquisition Map which identifies all areas to be acquired by Government.

### What we heard

A significant number of submissions (almost 250 out of 673 submissions) stated that too much open space was identified in the draft Precinct Plans in early 2021. Specifically, we heard that:

- The Aerotropolis provides too much open space.
- The rationale and process used to locate open space was not clear.
- The types and descriptions of open space were confusing.
- It was unclear who would acquire the open space land.

In May 2021, the Minister for Planning and Public Spaces, the Hon. Rob Stokes MP, appointed an Independent Community Commissioner, Professor Roberta Ryan, to help address the concerns of landowners in the Western Sydney Aerotropolis. Of the 40 recommendations provided, there were four that focussed on open space.

**Recommendation 11:** Finalise the detailed precinct plans to rationalise the scale of the open space overlay based on evidence of need and meet the NSW Government commitment that it is publicly accessible open space

**Recommendation 12:** Continue to communicate that any land required for publicly accessible open space will be acquired

**Recommendation 13:** Conduct and make public an Aerotropolis-wide open space needs study for the initial precincts, in conjunction with the finalisation of the precinct plans

**Recommendation 14:** The Aerotropolis SEPP should clearly identify land to be acquired with the Precinct Plans to be updated to be consistent with the SEPP



Aerial Artist Impression of the Aerotropolis Core and Badgery's Creek Precincts

## How we are responding to the feedback



The need to acquire private properties for open space has been reduced by **42%** or **622 hectares**



The revised Open Space Network ensures that over **95%** of homes will be located within **400 metres** (or a five-minute walk) of open space



Land included in the revised Open Space Network has been identified, explained and justified in the Open Space Needs Study



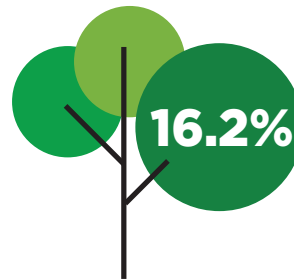
The revised Open Space Network is reflected in the Land Reservation Acquisition Map

## How much Open Space is proposed?

In response to feedback, the amount of open space across the initial Aerotropolis precincts has been rationalised from the Draft - Precinct Plans. Despite the reduction in open space, the relevant benchmarks (such as number of parks) and the relevant NSW Government objectives and principles) are still being met.

Setting aside over 80 hectares of land for a regional park at the new Bradfield City Centre shows the foresight to create a wonderful City park that will rival Sydney's Hyde Park, Parramatta Park or Melbourne's Carlton and Fitzroy Gardens.

The Aerotropolis also sits on the doorstep to the Western Sydney Parklands, providing over 5280 hectares of open space, with 60 kilometres of tracks and trails.



**16.2%** of the initial precincts in the Aerotropolis will be acquired for open space



Artist Impression of Aerotropolis Core Precinct

Using open space for multiple purposes reduces the amount of private land required for acquisition, therefore reducing the impact on landowners and potential developable land.

Open space has many functions for our communities:



Open space - active uses (for example sports fields)



Open space - passive uses (parks, gardens, areas for passive recreation, play and unstructured activity)



Stormwater land (stormwater, drainage functions and water quality)



Riparian corridors (creeks and immediate areas adjoining creeks)



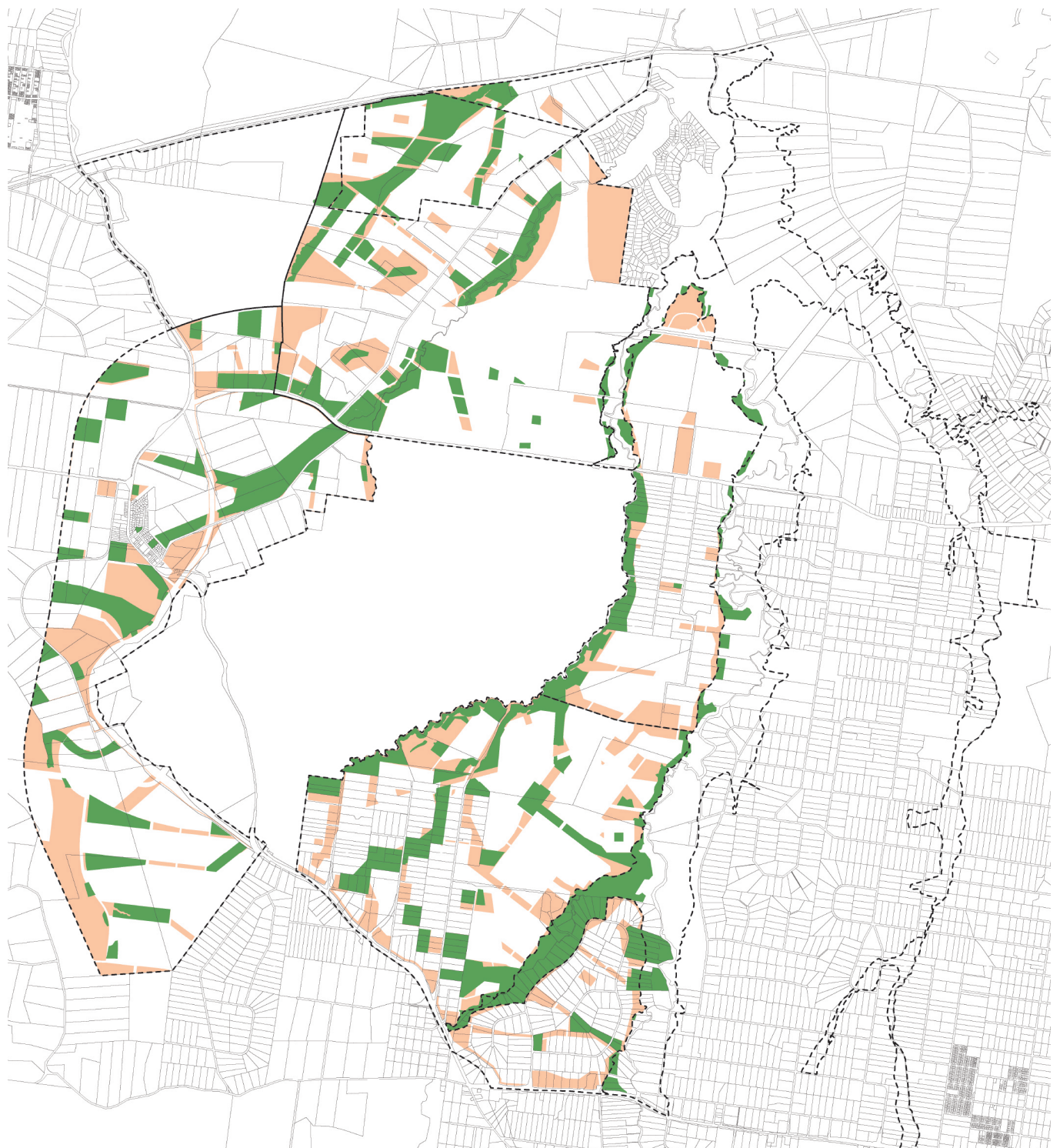
City Centre and Regional Parkland (such as Thompsons Creek Park)



Bushland and environmental conservation.

# Revised Open Space Network

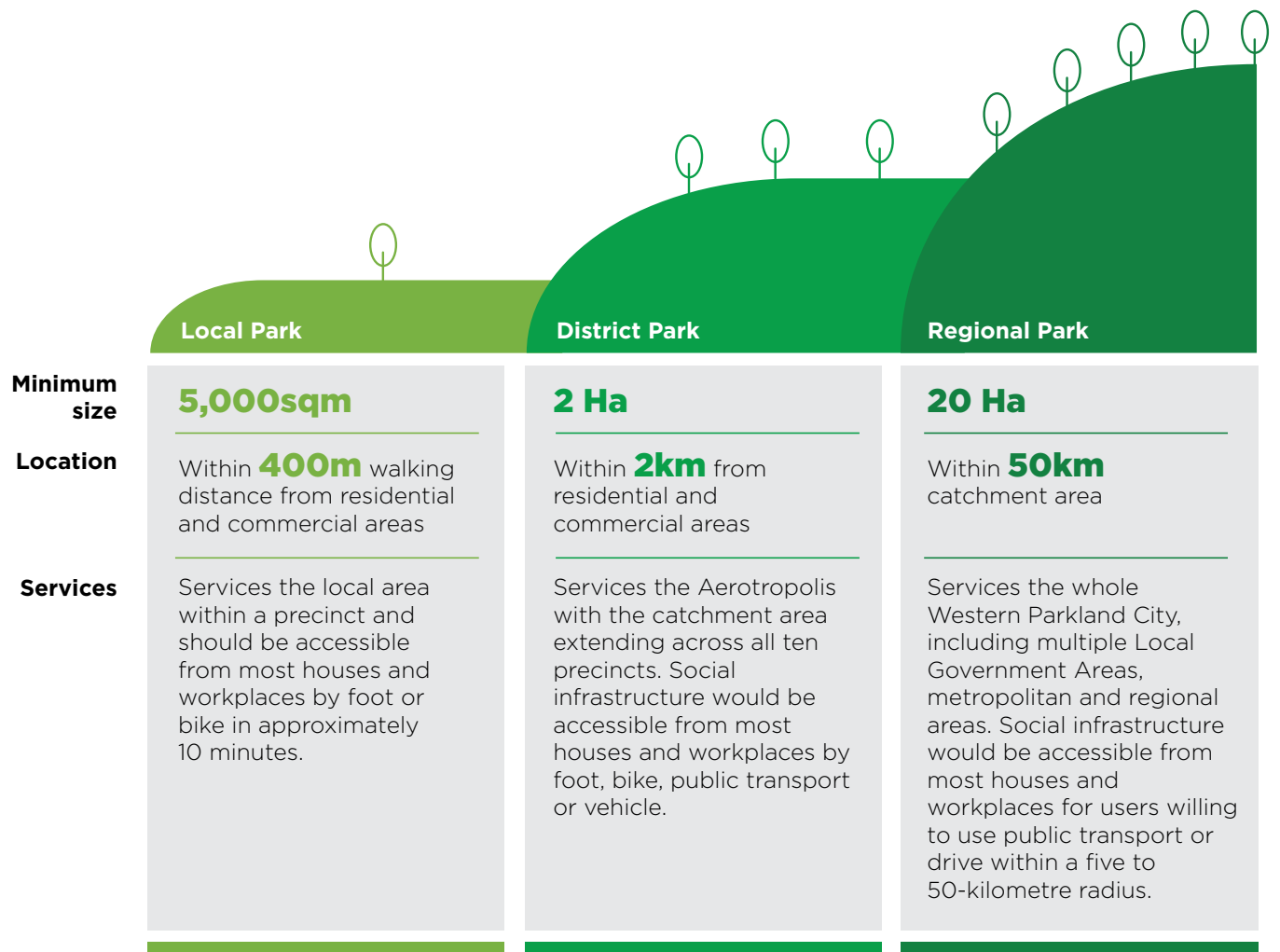
A comparison between the draft Open Space Network and the revised Open Space Network for initial precincts.



## Key

- Precinct Boundary
- Cadastre

- Revised Open Space Network
- Draft Precinct Plan Open Space Network



Artist Impression of Agribusiness Precinct



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