

THE PROJECT

To erect an eight rink Indoor Bowls Centre at the Club premises in Margate and provide ongoing development and financial sustainability by attracting an increase in member participation and community involvement and lead to the achievement of a consistently high standard Bowls Club. Drawings detailing this development are presently available for viewing in the Clubrooms.

DEMOGRAPHIC IMPLICATIONS

The population projections indicate that the Kingborough Local Government Area (LGA) will continue to grow over the next 15 years, with a trend towards a higher number of individuals in the older age groups. Construction of an indoor bowls centre in the Kingborough LGA is consistent with meeting leisure needs with this demographic trend – particularly given the strong representation from the 55+ age groups in bowls.

The location of the proposed facility is also broadly consistent with the largest concentrations of older residents in the Kingborough local government area – e.g. the site is easily accessible from Kingston, Blackmans Bay and Tarooma. Given the past development history and population growth of the area, it is expected that many people will continue to choose Kingborough as a place to live in the future. There is a range of existing residential facilities available for people of older age groups within the municipality, and the area is attractive for retirement living.

PARTICIPATION TRENDS

The Participation in Exercise, Recreation and Sport: Annual Report 2008 indicates that lawn bowls continues to be a significant sport in Australia and Tasmania, particularly in relation to other club-based, or “organised” sporting activities.

The relatively high frequency of participation suggests that the proposed facility would be regularly utilised for social and competitive bowls – particularly during the winter months. Staff and members of the Hobart Indoor Bowls Centre and the Kings Meadows Bowls Club have indicated that both indoor facilities are heavily utilised over the winter. Summer time rosters are more sporadic, however, both facilities had regular weekly rosters throughout the warmer months.

The strong participation among the 55-64 and 65+ age group reinforces the potential of the proposed facility to positively contribute to the provision of year round sport, recreation and social opportunities for older residents within the LGA and further afield. This participation trend is consistent with the projected ageing trend for the Kingborough LGA, and Tasmania more broadly.

SOCIAL IMPACT

The social side of bowls is important – social values are a main motivating factor for participation. Bowls is a central activity for many older people (and some younger people), incorporating the benefits of social interaction that comes from being part of a club or social bowling group. The activity of bowls, therefore contributes to the health and wellbeing of the community in a broader sense.

The average monthly expenditure suggests that bowls is an affordable activity for the majority of people – particularly if associated with public transport to lower costs, and improve accessibility for people who do not, or cannot, drive.

The development of an indoor bowls centre at Margate would reduce the travel costs for bowlers living south of Hobart who previously travelled to Derwent Park for their training or game during winter months. This was recognised as a major benefit in discussions with all bowls clubs located south of Hobart.

POTENTIAL BENEFITS

ECONOMIC

- increased revenue to the Club associated with attracting new members and increased patronage by other clubs, particularly throughout the winter, with spend in hire of facilities and support of existing functions;
- increased capacity to attract state and national bowls events in southern Tasmania, catering for non-summer use and inclement weather conditions affecting outdoor events during summer;
- increased support for bowling clubs generally (especially south of Hobart) given the capacity for bowls to be played all year round and in all weather conditions;
- increased spend with regional and local businesses (e.g. accommodation, food, petrol, services, equipment) given higher use, increased rosters and events;
- potential to support the growth of any professional coaching services; and
- increased media coverage for Tasmania with the hosting of any future National events.

SOCIAL

- reinforcing important government and community messages about improving health, lifestyle and wellbeing, consistent with the interests and needs of an ageing community;
- support for increased recognition and participation in lawn bowls as a sport;
- to provide a role model for people to play active sports and to see the benefits of involvement leading up to state, national and international events;
- provides a strong social and affordable activity within the local community, especially for the older age groups involved in lawn bowls;
- having the capacity to develop special bowls programs tailored for people of identified need e.g. aged, people with disabilities, youth;
- provision of a facility that will contribute to encouraging greater corporate involvement in health programs for staff;
- improved facilities for club members for training, competition and social use including allowing elite players to have access to high quality facilities;
- improved community access to any future national bowls events; and

- potential for facilitating some multi-use opportunities over time, albeit limited given need to protect playing surfaces.

HEALTH

- improved fitness;
- improved coordination and skill development;
- increased confidence and self-esteem;
- enhanced mental wellbeing;
- low risk – low impact physical activity;
- social contact – a great way to keep in touch with friends; and
- community connectedness and support.

ENVIRONMENTAL

- collecting of rainwater in tanks off the indoor centre building to allow for watering the grass greens;
- implementing Water Sensitive Urban Design principles to manage stormwater runoff from the car park and other impervious surfaces via a native plant swale along the southern edge of the car park to filter water before it enters the North West Bay River;
- rehabilitation of the riparian vegetation along the North West Bay River; and
- minimising the need for off-site fill.

PROJECT DEVELOPMENT SUMMARY

The Kingborough Bowls Club has been working on this project over the past 2 years with the following being completed:

In November 2009 formed a sub-committee, comprising Mike McHugo (Club Treasurer and Chairman), Noel Cashion (Club President), Don Hazell (Club Life Member), John Rosevear (immediate Club past President) and Club members Peter Martin and Garry Taylor, to investigate the feasibility of the building and subsequent operation of an Indoor Bowls Centre for the Club. During this time our former President Noel moved to Victoria and his place has been filled by Club Assistant Treasurer Fred Shead. Also Lee Connors and Barry Fleming have recently joined the Sub Committee;

The sub-committee compiled and gained member approval of a Club Strategic Plan and Business Initiative document to outline the background and financial planning required to undertake the project;

Worked with external consultants Inspiring Place to complete a Concept Plan which details the external support to the project and compliance with all State and Local Government requirements;

Compiled drawings and plans for the Centre and obtained quotations for the completion of the works which were submitted to Kingborough Council in March 2010, with planning approval granted on 15 October 2010;

Discussed, sought and received initial support for the project from all possible funding stakeholders (ANZ Bank, Sport & Recreation, Federal, State & Local Government members and the Australian Sports Foundation (ASF)), Bowls Tasmania, Bowls Tasmania South and all Bowls Clubs south of Hobart;

Held a successful Media Launch on 20 December 2010 to promote the project to all stakeholders and the southern Tasmanian community;

Received Club member approval at a Special General Meeting on 3 February 2011 to a two staged approach for the building of the Centre, dependant on the obtaining of Government grants;

Lodged funding applications with the State Government via the Sport & Recreation Major Grants Program (\$80k) and the Tasmanian Community Fund (\$50k) with both unfortunately being unsuccessful;

Compiled and submitted an application for \$500k funding under the Federal Government's Regional Development Australia (RDA) program – this also was unsuccessful;

Conducted presentations to the Kingborough Council for financial assistance for the project with a grant of \$50k being confirmed in July 2011. Furthermore, building and planning fees of \$2,405 were refunded by the Council to the Club;

Sought Club borrowings for the project via obtaining interest rate quotes from five major banks before obtaining confirmation of \$300k and the best rate with our present bankers ANZ;

With the in-kind assistance of Club life member Don Hazell undertook and completed preliminary excavation works including the initial plumbing and drainage requirements and the filling of hardcore;

Registered the Project with the Australian Sports Foundation to provide the incentive of tax deductibility for funds donated and commenced our fund raising drive in September 2011 (nearly \$10k raised to date);

Submitted plans and drawings to the Kingborough Council in late July 2011 for building approval with approval granted in January 2012;

Obtained a verbal commitment from the Premier Lara Giddings for a \$10k grant from her Premier's Sundry Grants Program;

Conducted discussions with the Department of Veterans Affairs in regard to lodging an application for \$40k funding assistance for the purchase of the synthetic surface;

Obtained Kingborough Council approval for \$350k borrowings on 28 November 2011; and

Confirmed Club members endorsement to commence building the Centre on 8 December 2011.