



**OLYMPIC PARK  
MASTERPLAN REPORT  
ADOPTED BY COUNCIL  
NOVEMBER 2021**

**RYDE**  
Aquatic Leisure Centre

 City of Ryde  
Lifestyle and opportunity  
@ your doorstep

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## ACKNOWLEDGEMENTS

Background Reports, plans, sections and renders/computer-generated images prepared by:

**Michael Davies Architecture**

Recreation Planning Associates

Urbaine Architecture

**Parking, Access and Traffic Reports prepared by:**

Stanbury Traffic Planning and Bitzios Consulting

**Community Consultation Reports prepared by:**

 **Flagshipcommunications**

 City of Ryde

**This Masterplan Report and associated graphic design of this Report prepared by:**

 City of Ryde

### DOCUMENT CONTROL

Revision	Date	Status
1	18 March 2019	Initial draft plans for Council review
2	30 October 2019	Draft plans for community consultation
3	11 August 2021	Draft plans after Stage 2 community consultation
4	21 October 2021	Revised draft plans for report
5	25 October 2021	Draft Masterplan Report for Report to Council
6	23 November 2021	Final Masterplan Report. Adopted by Council

## INTRODUCTION

Olympic Park is identified by Council in its *Integrated Open Space Plan* as a level 3 park in the City of Ryde local government area. It is home to the Ryde Aquatic Leisure Centre, the only public aquatic centre in the City of Ryde and through the aquatic and indoor recreation facilities caters for in excess of 700,000 annual visitors. Olympic Park also contains a number of other open space facilities including a playground and dog off leash area to enable this precinct to deliver a broad range of active and passive recreation opportunities to the community.

The preparation of a Strategic Masterplan which investigates upgrading of Olympic Park including the Ryde Aquatic Leisure Centre (RALC) was identified as a high priority action in the *Sport and Recreation Strategy 2016-2026*. The *Ryde 2028 Community Strategic Plan* identifies the vision of the City of Ryde as “*The place to be for lifestyle and opportunity @ your doorstep.*”

The City of Ryde’s population set to increase by over 40% and 50,000 residents between 2016 and 2036. The projected population growth is set to place an increasing community value on importance on the role of this Park and of the RALC to provide a fit-for-purpose facility to provide opportunities for participation in both active and passive recreation pursuits.

The City of Ryde *Open Space Future Provision Strategy* identifies across the whole City of Ryde local government area:

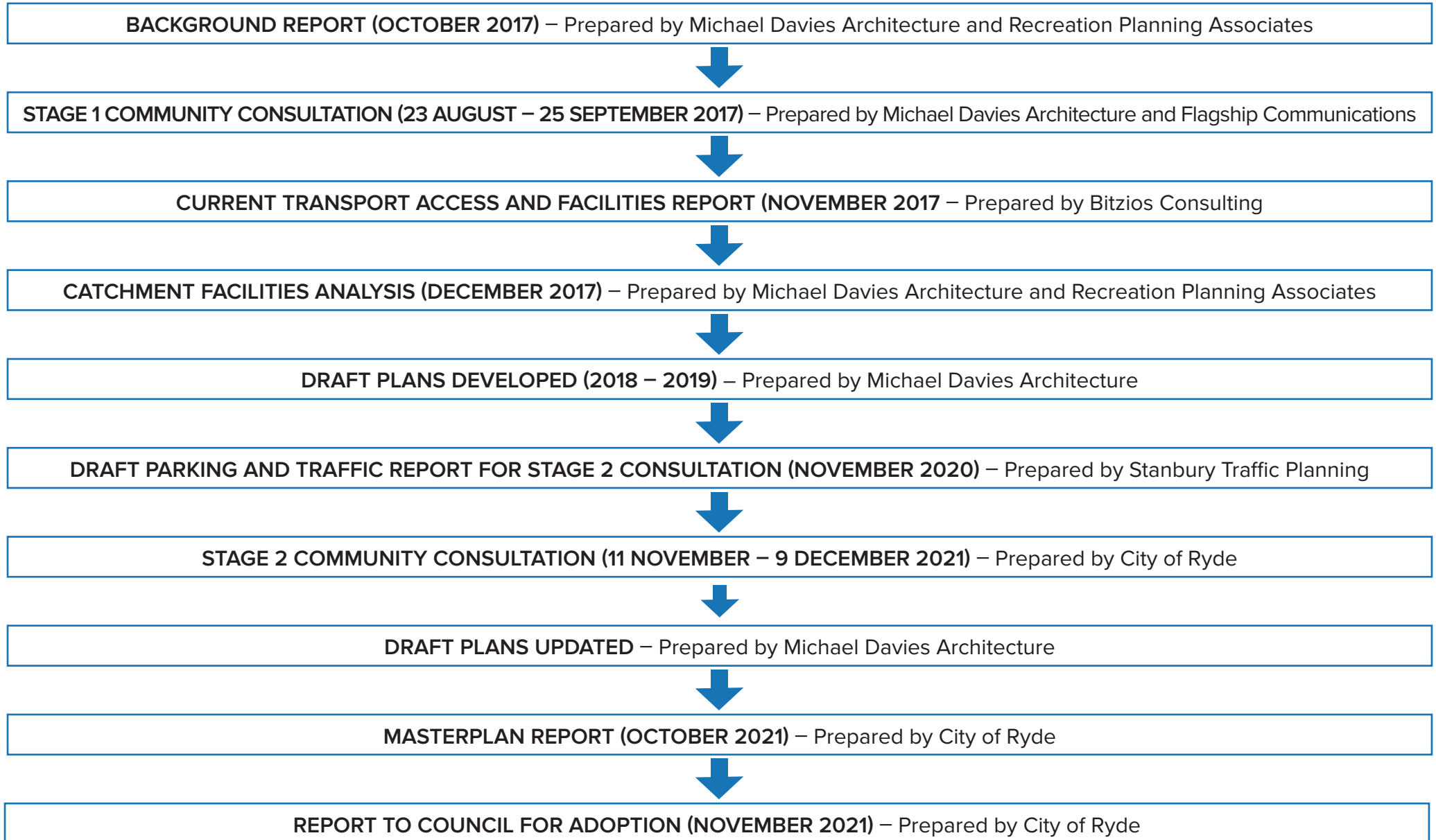
- Swimming facilities are currently providing adequate capacity. However, this is set to change relatively quickly to a large undersupply of swimming facilities by 2036.
- There is a current and future undersupply of indoor courts.
- There is deemed to be a current and future oversupply of outdoor courts.

Council is committed to optimising the recreational values of the Park whilst ensuring sustainable and environmental management of the Park into the future. This Masterplan sets out the vision for how this Park will be embellished over the next 20 years, to ensure sustainable and efficient use. It aims to increase the capacity of publicly available swimming pool space, indoor and outdoor sports court facilities within the City of Ryde meet the needs of the community and groups utilising the space. In summary, this Olympic Park Masterplan has been developed to:

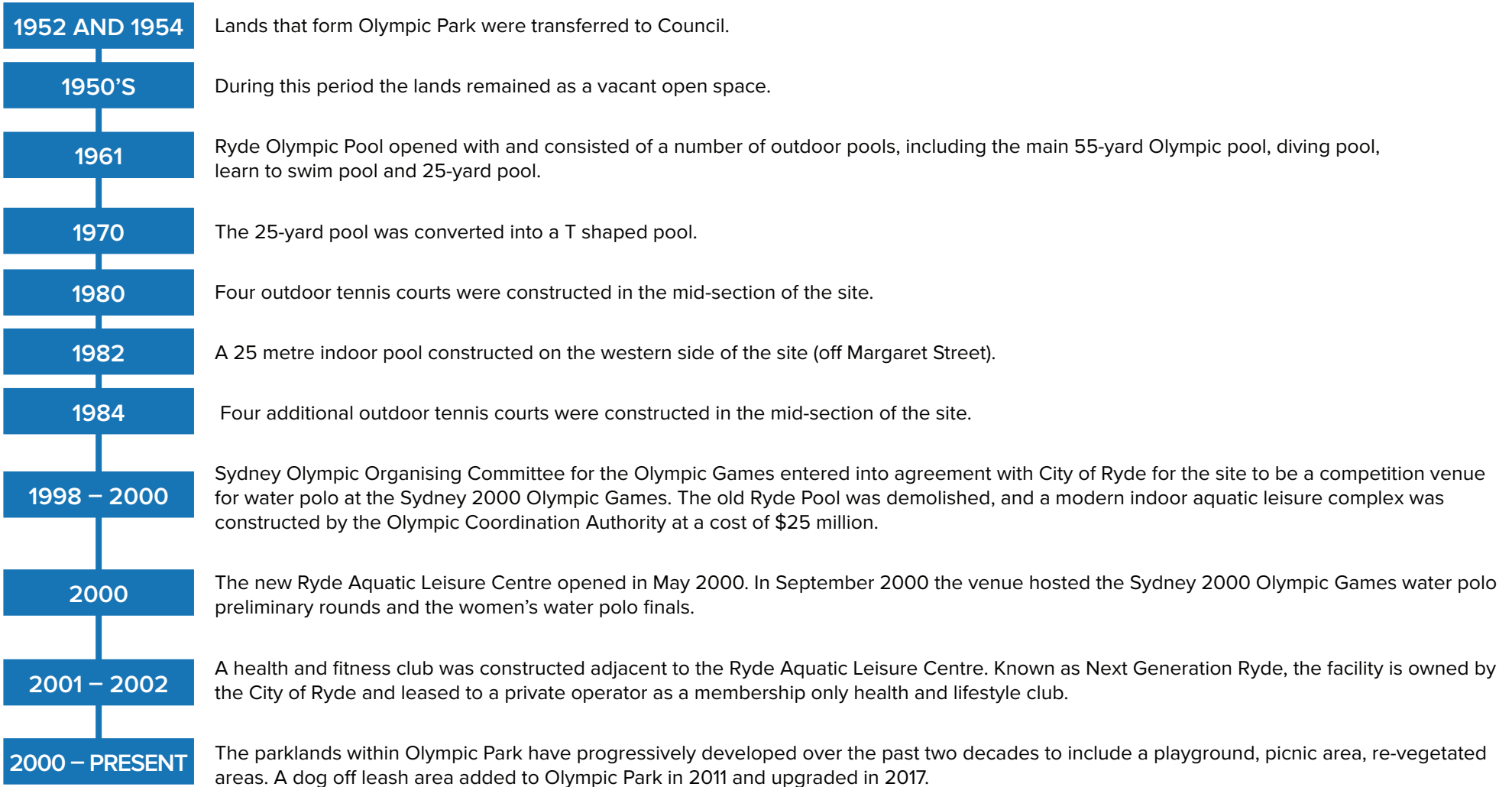
- Significant increase to onsite parking provision to better meet demand and reduce the parking and traffic impacts in the local surrounding streets.
- Additional 25m program/learn to swim pool to better meet demand.
- Additional indoor sports courts to better address demands.
- Additional outdoor sports courts (including tennis) to better address demands.
- Improved natural ventilation in main pool hall.
- New toilet/change room facilities to better meet demand and community expectation.
- New café and office/staff facilities.
- Improved vehicle access, interconnectedness and circulation.
- Improved pedestrian access, interconnectedness and accessibility.
- Retention of the green spaces and dog off leash area for passive recreation.
- General park, playground and vegetation upgrades.



## SECTION 2: PROJECT TIMELINE



## SECTION 3: SITE HISTORY

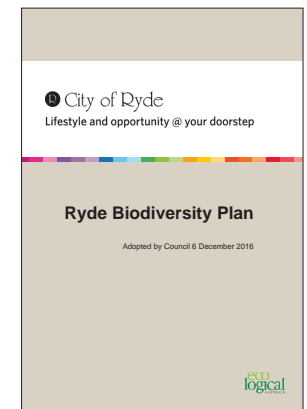
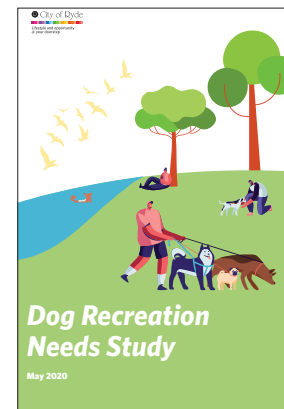
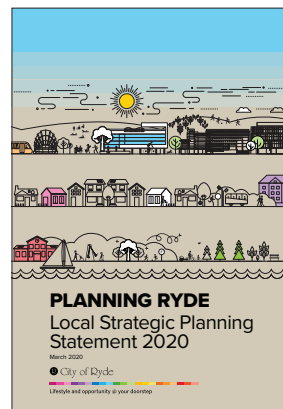
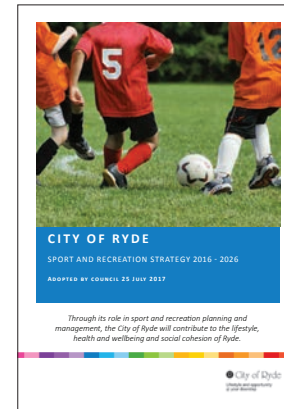


## SECTION 4: STRATEGIC CONTEXT

The Olympic Park Masterplan has been prepared in response to and with consideration to a number of strategic planning documents, including:

- *Ryde 2028 Community Strategic Plan (2018)*
- *Open Space Future Provision Strategy (2021)*
- *Children's Play Implementation Plan (2019)*
- *Integrated Open Space Plan (2012)*
- *Sport and Recreation Strategy 2016-2026 (2017)*
- *NSW Everyone Can Play Guidelines (2019)*
- *Planning Ryde Local Strategic Planning Statement (2020)*
- *Dog Recreation Needs Study (2020)*
- *Biodiversity Plan (2016)*

The Masterplan responds to these documents as well as a specific *Catchment Facilities Analysis Report (December 2017)* prepared by Michael Davies Architecture and Recreation Planning Associates. This report explored the implications of aquatic and fitness participation and industry trends, changing expectations and industry best practice.

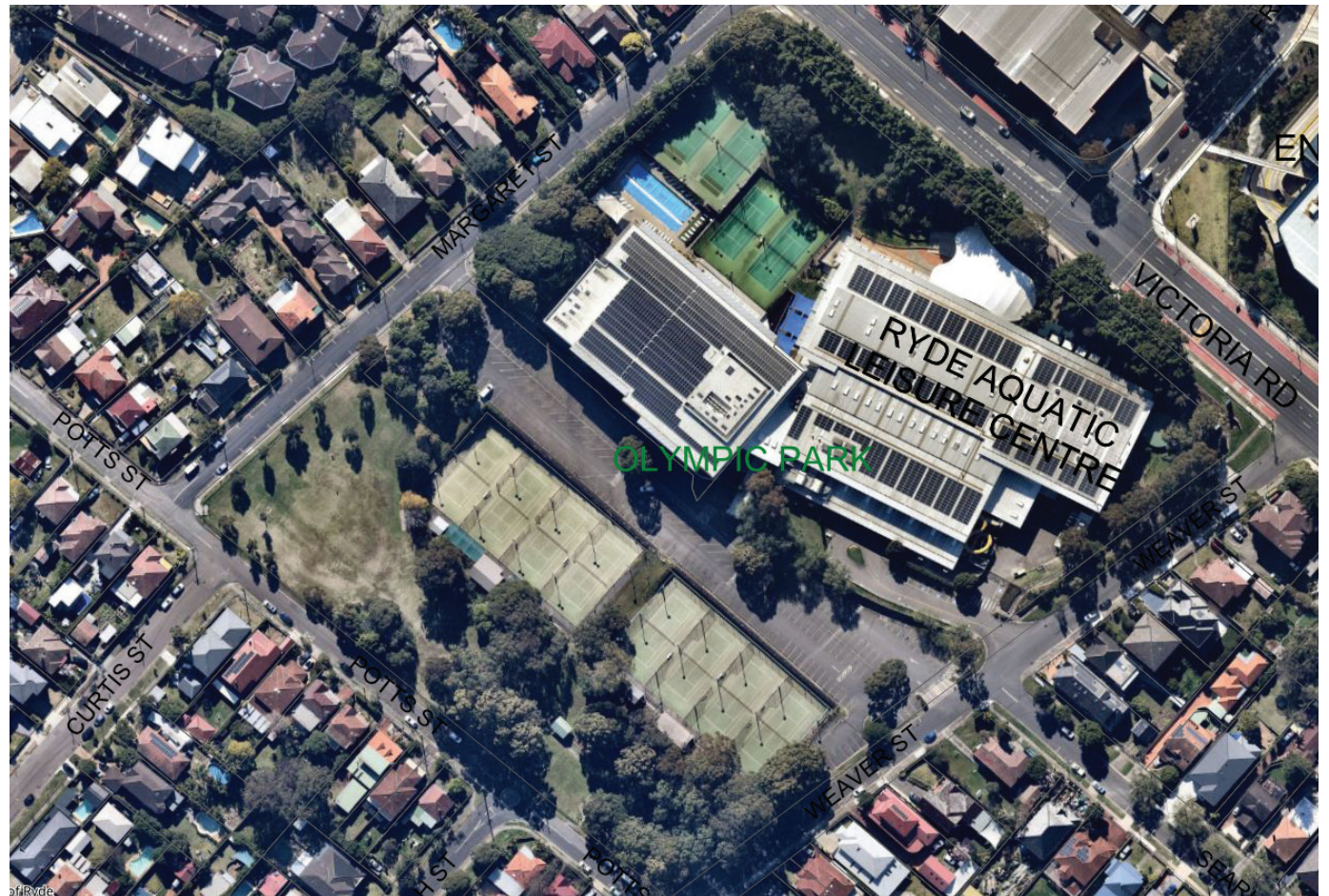


## SECTION 5: EXISTING SITE

Olympic Park is 5.27Ha in size and is surrounded by low density residential properties on Weaver, Potts and Margaret Streets. An area of light industrial, commercial business and high school are to the north on Victoria Road.

The sloping topography of Olympic Park is a site constraint. The northern boundary on Victoria Road is the catchment ridge line and there is a relatively steep land fall to Pott Street on the southern boundary.

Pedestrian and vehicle access to the car parks servicing Ryde Aquatic Leisure Centre, Next Generation Health and Lifestyle Club and the tennis courts is via Weaver St, Weaver/Searle Street and Margaret Street. The parkland is accessible from Potts, Weaver and Margaret Streets. There is no pedestrian or vehicle access directly from Victoria Road. The site is well serviced by public transport with multiple bus stops in close proximity to the site on Victoria Road. School groups often arrive and depart the site for school swimming carnivals or school sport/programs using private buses. Accessible parking is currently provided in front of the Ryde Aquatic Leisure Centre on Karen Moras Drive.



Aerial Photo: Existing Olympic Park and Ryde Aquatic Leisure Centre site.

## SECTION 5: EXISTING SITE... CONTINUED

Olympic Park encompasses a number of different community sport, recreation and leisure facilities including:

- Ryde Aquatic Leisure Centre (including indoor sports courts)
- Parklands
- Outdoor tennis courts
- Car park
- Next Generation Health Club (important note: this facility does not form part of this Masterplan)



Photo: Existing RALC 50m pool.

### Ryde Aquatic Leisure Centre

The Ryde Aquatic Leisure Centre (RALC) is owned and operated by the City of Ryde (Council). As the only public aquatic centre/pool in the City of Ryde local government area, the RALC is a popular and extremely well used facility. It is in operation 7 days per week all year-round. Prior to the COVID-19 pandemic, the Ryde Aquatic Leisure Centre has returned an operating surplus to Council every year since 2004/05.

In its current configuration, the existing Ryde Aquatic Leisure Centre includes the following facilities:

WET FACILITIES	DRY FACILITIES	OPERATIONAL FACILITIES
<ul style="list-style-type: none"> <li>• Indoor 51.06m x 22m pool with movable boom</li> <li>• Indoor 25m x 40m wave pool</li> <li>• Wading pool (30m<sup>2</sup>)</li> <li>• Indoor 12.5m x 7.6m Program Pool (with 12.5m x 1.2m space for the ramp and stairs)</li> <li>• Rapid River/bubble whirl pools (70m<sup>2</sup>)</li> <li>• 56m giant water slide (18m<sup>2</sup>)</li> <li>• Surf Ryder (184.5m<sup>2</sup>)</li> <li>• Steam room</li> <li>• Sauna/turbo pool/spa</li> </ul>	<ul style="list-style-type: none"> <li>• Indoor stadium with 2 x multi-purpose courts</li> <li>• Access bridge from Reception to Indoor Stadium</li> <li>• Café (commercial lease) and seating area</li> <li>• Reception/Customer Service area</li> <li>• Staff/office spaces</li> <li>• Function/meeting room</li> </ul>	<ul style="list-style-type: none"> <li>• Toilets and change rooms (male/female/accessible)</li> <li>• Plant room (non-public area)</li> <li>• Solar harvesting and cogeneration facilities (non-public area)</li> <li>• First aid room</li> <li>• Loading dock and staff parking (non-public area)</li> </ul>



## SECTION 5: EXISTING SITE... CONTINUED

### Parklands

The City of Ryde's *Integrated Open Space Strategy (2012)* identifies Olympic Park as a "Level 3 open space [which] caters for broader population catchments and provides convenient access to passive and active recreation opportunities for local residents of all age groups."

In its current configuration, the existing parklands and open space in Olympic Park includes the following facilities:

- Open green space
- Vegetated areas
- Neighbourhood playground
- Picnic shelters
- Dog off leash area
- Pathways
- Fencing (mixed combination of fencing styles, including dog park, metal mesh and copper log).

The park provides valuable outdoor play, passive recreation and dog recreation opportunities for the local residents in the surrounding area.

The vegetated areas of Olympic Park provide shade and a relaxing setting for park users to enjoy. Providing habitat for local and transitory wildlife, it forms part of the "River to River" biodiversity corridor linking the Parramatta and Lane Cove Rivers systems.

### Outdoor Tennis Courts

Olympic Park contains 8 x existing synthetic grass tennis courts with lighting, fencing and small auxiliary buildings. These tennis courts are positioned between the main car park and the parklands. These courts are Council assets and leased via competitive tender process to an external organisation for their operation. The courts are used for tennis training/coaching, club competitions, school sport and available for hire by the general public. The current use of these courts by a single sport is considered to be a limitation. A potential opportunity presents to achieve greater utilisation by the community.

### Onsite Car Parking

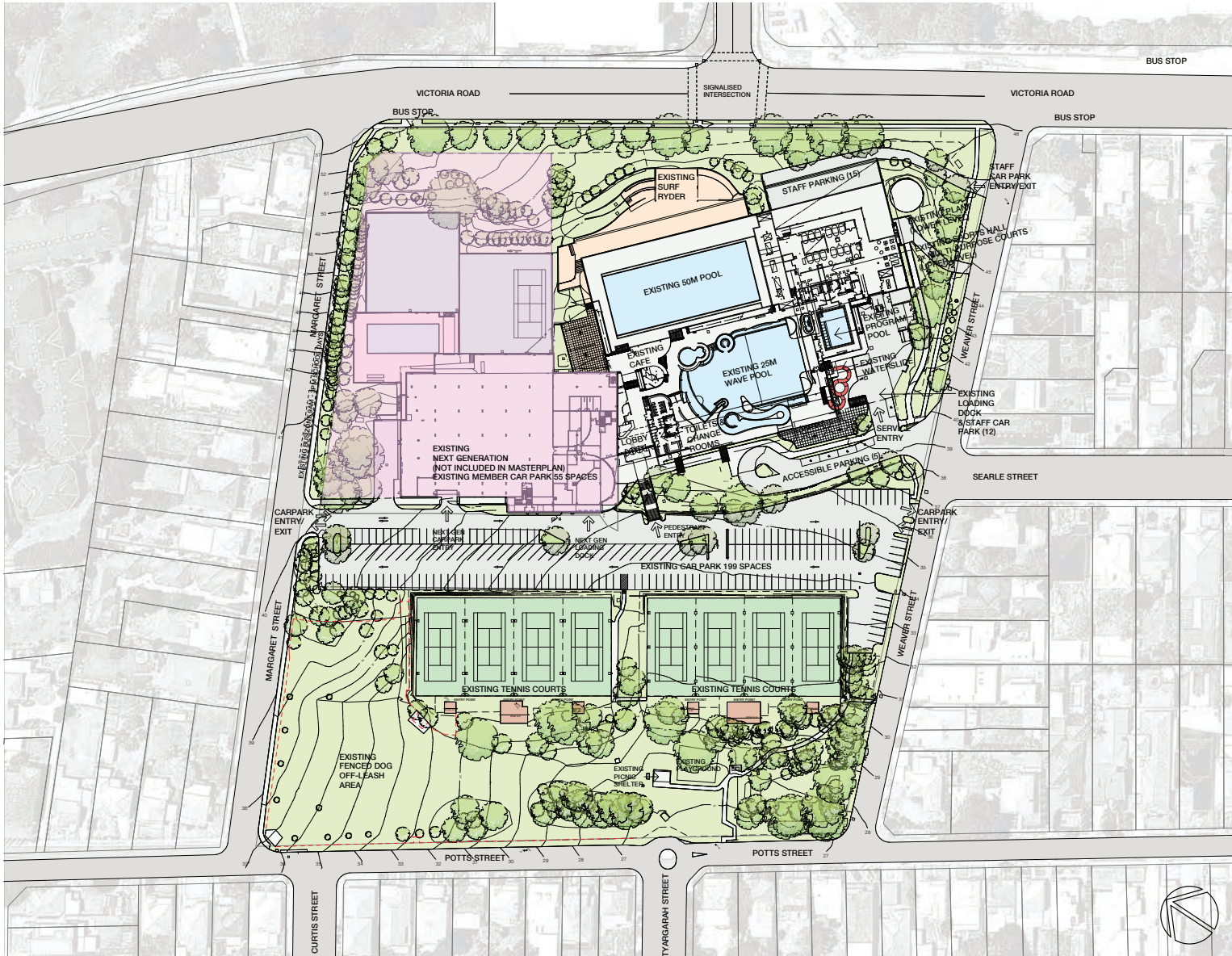
Council engaged an external traffic consultant, Stanbury Traffic Planning, to review and inform the preparation of the Masterplan. The existing open public Olympic Park car park provides 194 visitor parking spaces. A further five publicly accessible disabled parking spaces are provided within Karen Moras Drive. Further, a total of 19 off street parking spaces are situated within two separate parking areas servicing staff of Ryde Aquatic Leisure Centre.

Whilst Next Generation does not form part of this Masterplan it is noted that it has 58 parking spaces for exclusive use of their members within the ground floor covered parking area; however, it has been observed that many Next Generation members utilise the Olympic Park car park due to immediate availability and convenience, resulting in an increased parking demand to be met by the public Olympic Park car park as well as the surrounding public roads.



Photo: Ryde Aquatic Leisure Centre – Existing indoor stadium with multi-purpose courts.

# SECTION 6: OLYMPIC PARK MASTERPLAN



Plan: Existing Olympic Park and Ryde Aquatic Leisure Centre site.

## SECTION 6: OLYMPIC PARK MASTERPLAN... CONTINUED



*Concept image: Aerial of Olympic Park and Ryde Aquatic Leisure Centre*

## SECTION 6: OLYMPIC PARK MASTERPLAN... CONTINUED

The preparation of this Masterplan for Olympic Park including the Ryde Aquatic Leisure Centre is identified as high priority in the City of Ryde's *Sport and Recreation Strategy 2016 -2026*. It is recommended aquatic/ indoor sport and recreation facilities be designed as community hubs where possible to maximise viability and respond to social trends. The range of design elements should consider aquatic, indoor court, informal recreation, health and fitness, wellness, food and beverage, socialising and retail opportunities. This Masterplan has successfully identified areas where additional recreation and sporting opportunities can be realised.

A Stage 1 community consultation was conducted to gather community feedback on the existing facilities and suggestions for the future uses of Olympic Park. This feedback was considered and informed the development of the draft Olympic Park Masterplan which in summary included:

- Significant increase to onsite parking provision to better meet demand and reduce the parking and traffic impacts in the local surrounding streets.
- Improved access, interconnectedness and accessibility.
- Additional 25m program/learn to swim pool to better meet demand.
- Improved natural ventilation in main pool hall.
- New toilet/change room facilities to better meet demand and community expectation.
- New café and office/staff facilities.
- Retention of the green spaces and dog off leash area for passive recreation.
- Two additional indoor sports courts to better address demands.

The Olympic Park Masterplan designs for were further refined following Stage 2 community consultation to include:

- Improved vehicle access, interconnectedness and circulation.
- Improved pedestrian access, interconnectedness and circulation.
- More outdoor sports courts (including tennis) to better meet demand.
- General park, playground and vegetation upgrades.
- Refer to the following pages for more specific details on specific Masterplan elements.



*Image: Ryde Aquatic Leisure Centre  
– Existing 50m pool.*

## SECTION 6: OLYMPIC PARK MASTERPLAN... CONTINUED

### Ryde Aquatic Leisure Centre

This Masterplan includes significant enhancement and expansion to the Ryde Aquatic Leisure Centre (RALC). The design seeks to strike a pragmatic, rational and cost-effective balance by using a combination of existing, upgraded and new facilities. The RALC expansion identified in the Masterplan will yield more pool space, more indoor court space, facilitate increase service delivery capacity and provide greater operating revenue opportunities. These factors will make a significant contribution towards Council being able to better meet the rapidly growing community demand for sport, recreation and aquatic facilities in the City of Ryde.

The Masterplan includes the following Ryde Aquatic Leisure Centre facilities:

WET FACILITIES	DRY FACILITIES	OPERATIONAL FACILITIES
<ul style="list-style-type: none"> <li>• New 25m x 16.38m program/learn to swim pool – indoor heated</li> <li>• New interactive electronic splash pad</li> <li>• Upgraded 56m giant water slide (18m<sup>2</sup>) – existing slide relocated with new stairs, starting and landing tubs</li> <li>• New steam room</li> <li>• New sauna</li> <li>• Improved natural ventilation in pool hall</li> <li>• Existing 51.06m x 22m pool with movable boom – indoor heated</li> <li>• Existing indoor 25m x 40m wave pool – indoor heated</li> <li>• Existing wading pool (30m<sup>2</sup>) – indoor heated</li> <li>• Existing 12.5m x 7.6m pool – indoor heated</li> <li>• Existing Program Pool (with 12.5m x 1.2m space for the ramp &amp; stairs) – indoor heated</li> <li>• Existing Rapid River/bubble whirl pools (70m<sup>2</sup>) indoor heated</li> <li>• Existing Surf Ryder (184.5m<sup>2</sup>)</li> <li>• Existing turbo pool/spa</li> </ul>	<ul style="list-style-type: none"> <li>• Expansion of the indoor stadium to 4 x multi-purpose courts (2 x new courts with tiered seating and storage)</li> <li>• Existing Access bridge from Reception to Indoor Stadium</li> <li>• New café / kiosk / kitchen (commercial lease) and seating area</li> <li>• New Reception/Customer Service area</li> <li>• New retail display area and fitting room</li> <li>• New Learn to Swim office with enquiry counter</li> <li>• New Learn to Swim store room</li> <li>• New Children’s Party Area with kitchen, toilet and parents seating area</li> <li>• New staff/office and storage spaces</li> <li>• Function/meeting room</li> <li>• New parent seating area (near learn to swim pool)</li> <li>• New outdoor seating area</li> <li>• New outdoor plaza for public meeting space (outside RALC entry)</li> <li>• New filtered water station in outdoor plaza (outside RALC entry)</li> <li>• 10 Multi-purpose outdoor courts</li> </ul>	<ul style="list-style-type: none"> <li>• New change village with concourse showers, 12 change rooms, 3 toilets and 2 accessible change rooms with toilets.</li> <li>• Upgraded, extended and new family/changing places (accessible) to 4 rooms in total (2 new rooms)</li> <li>• Upgraded, extended and additional change rooms and showers (male)</li> <li>• Existing change rooms and showers (female)</li> <li>• Existing and upgraded plant room (non-public area)</li> <li>• New filtration and water treatment room (non-public area)</li> <li>• Existing solar harvesting and cogeneration facilities (non-public area)</li> <li>• Existing first aid room</li> <li>• Upgraded loading dock and staff parking (non-public area)</li> </ul>

## SECTION 6: OLYMPIC PARK MASTERPLAN... CONTINUED

The Masterplan includes the expansion of facilities and services at the RALC to meet the increasingly growing community demands. This can be achieved via increased capacity providing:

- Additional pool space for learn-to-swim programs.
- Additional pool space for greater recreational use.
- Additional sports courts available for casual hire and/or increased capacity for training/competitions.
- New café with greater revenue opportunities by servicing internal RALC users and external park users.
- Improved retail area to increase sales of swimming/pool equipment and swimwear.

The existing pools at the RALC are well regarded by the by the community. With strong visitation levels, the many competing uses for the pools by regular user groups and casual users and aquatic programs being in high demand, there is strong justification for the additional pool and enhanced aquatic areas included the Masterplan design. During Stage 2 community consultation 57% of respondents supported the inclusion of the new indoor heated 25m learn to swim/program pool. The Masterplan retains the existing pools and includes an additional new 25m learn to swim/program pool within an expanded indoor main pool hall. The increased pool area will facilitate greater swim capacity, more aquatic programs and increase the number of learn to swim programs, which is vitally important community service which develops swimming as a skill for life and ultimately contributes to a reduction in preventable deaths by drowning. The indoor pool configuration maximises use all year-round and assists with thermoregulation of the pool water. The natural ventilation on the southern side of the pool hall will help to improve the indoor air quality.

The inclusion of other elements, such as the new interactive electronic splash pad, outdoor seating area, new café/kiosk, new children's party area (with kitchen, toilet and parent's seating area) and relocation of the existing water slide will create more family-friendly and socially cohesive spaces that will appeal to a broad cross section of the community. The café/kiosk has been relocated to provide a greater level of service to Aquatic Centre patrons, the general community and park users of Olympic Park.

The expansion of the indoor stadium from 2 courts to a 4-court facility will double playing capacity. This will contribute towards addressing some the undersupply of indoor sports courts that exist in the City of Ryde area. The two new courts will include tiered seating for spectators and equipment storage areas. All four courts will be multi-purpose to maximise use and will therefore be suitable for a range of indoor sports including, but not limited to, basketball, netball, volleyball, badminton and futsal. The inclusion for the two additional indoor multi-sports courts has strongly supported from the community (89% of survey respondents during stage 2 community consultation).

The arrival experience with for RALC users of all abilities will be significantly improved. New pathway connections from the surrounding streets will bring patrons to a new outdoor plaza/public gathering space (outside the RALC entry) with a new filtered water station. Whilst the interior layout of the Aquatic Centre is considered to be good, to further enhance the customer experience, the Masterplan includes a new reception/customer service area for customer entry/exit and enquiries. Inside the entry foyer, the design includes a new retail display area and fitting room. New purpose built Learn to Swim office with enquiry counter, learn to swim equipment store room and parents

seating area will all be positioned in close proximity to learn to swim pool.

The current toilet and change facilities do not adequately support demand and current levels of use. The Masterplan design includes significant expansion and modernisation of the toilet and change facilities to current design standards. This will include a new change village with concourse showers, 12 change rooms, 3 toilets and 2 accessible change rooms with toilets; upgraded, extended and new family/changing places (accessible) increased to 4 rooms; upgraded, extended and additional change rooms and showers (male) and existing female change rooms and showers.

The Masterplan includes other important general back of house improvements (non-public areas) to support RALC operations. These include new filtration and water treatment room, new staff offices, staff meeting rooms, upgraded loading dock and staff parking area. Existing operational components, such as solar harvesting, cogeneration facilities and first aid room are retained in the Masterplan design.

The Masterplan design seeks to achieve a more balance, effective and efficient use of the sports courts onsite. Firstly, the Masterplan will yield two additional outdoor sports courts (10 in total with court lighting). Secondly, the conversion of the outdoor courts from a single use sport (ie. tennis) to multi-courts suitable for use by multiple sports will achieve a greater level of utilisation, better meet community demand and cater flexibly for future trends in sporting participation.

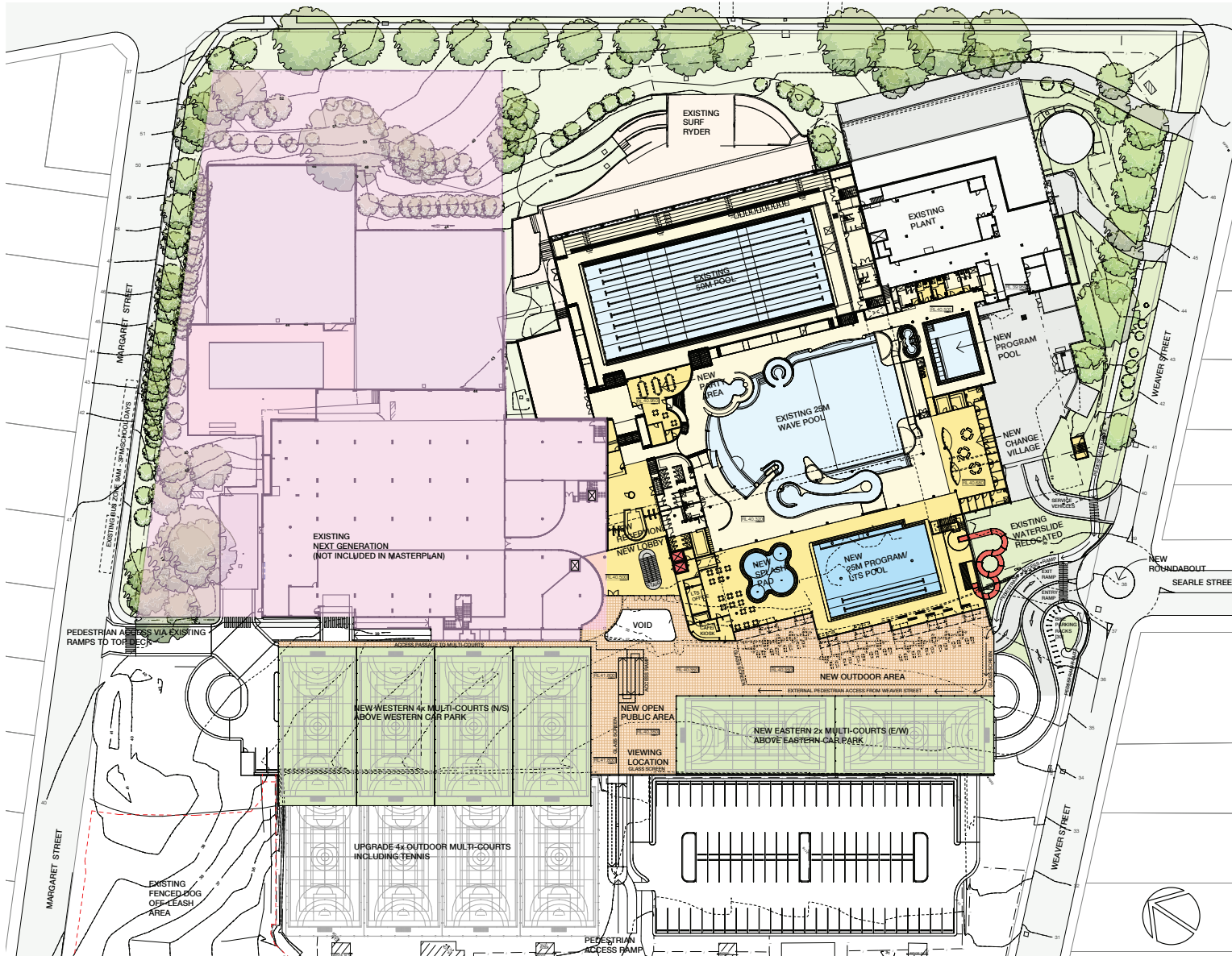
With the current Ryde Aquatic Leisure Centre being constructed over twenty ago, this Olympic Park Masterplan positions the RALC well positioned for the next 20 years.

## SECTION 6: OLYMPIC PARK MASTERPLAN... CONTINUED



Concept image: Ryde Aquatic Leisure Centre – main entry.

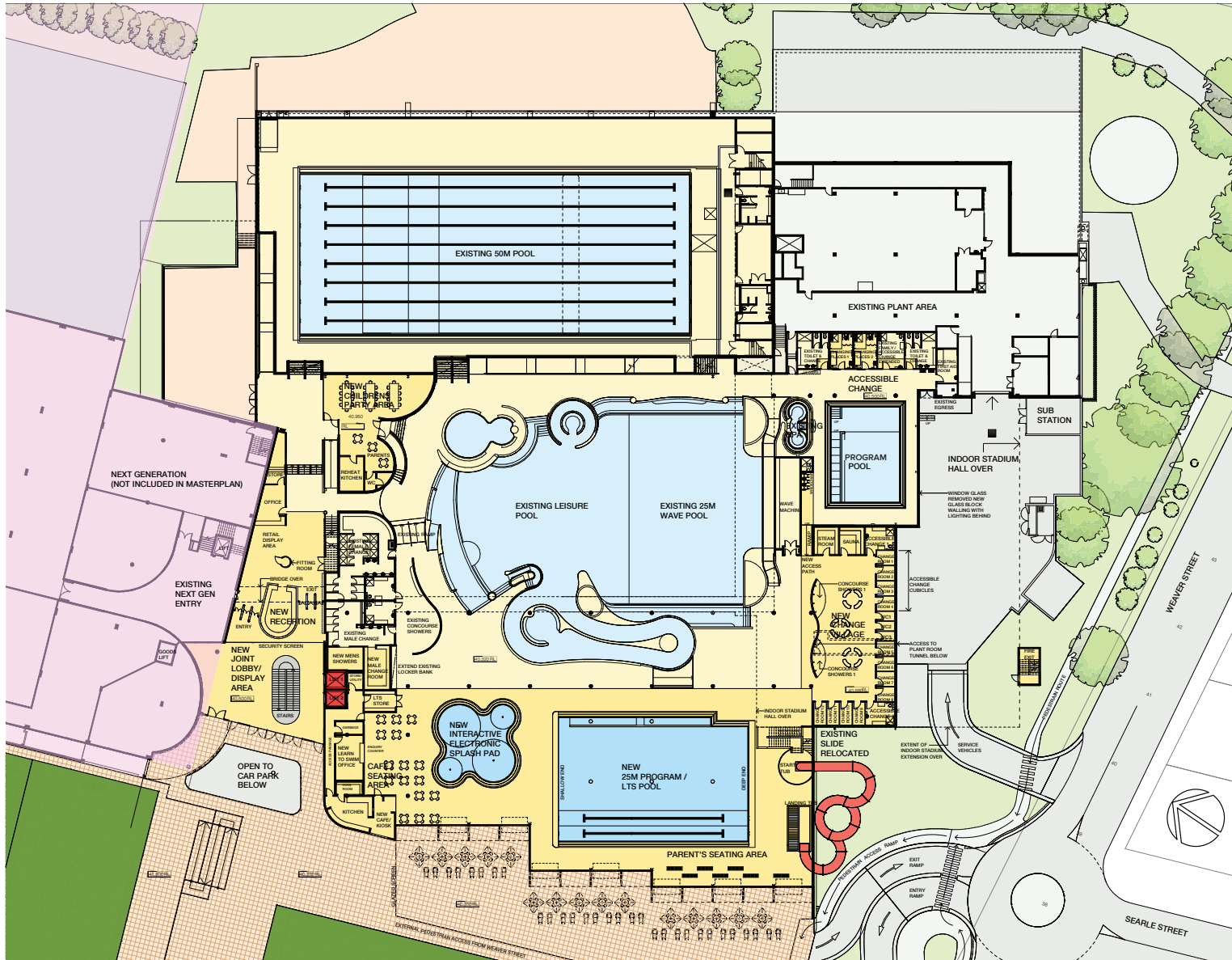
# SECTION 6: OLYMPIC PARK MASTERPLAN... CONTINUED



Plan: Ryde Aquatic Leisure Centre – Main entry level and building plan.

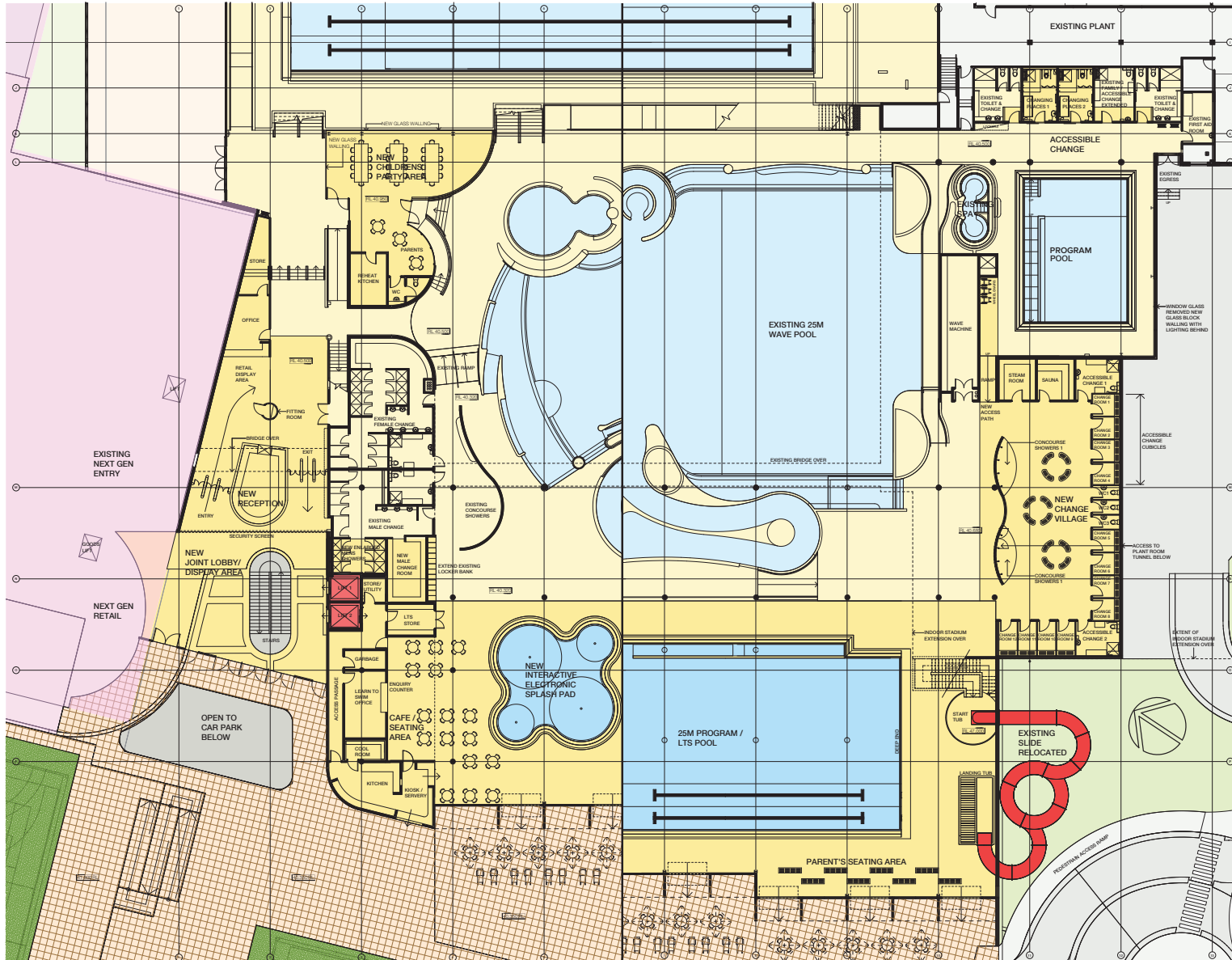


# SECTION 6: OLYMPIC PARK MASTERPLAN... CONTINUED



Plan: Ryde Aquatic Leisure Centre – Main entry level and building general arrangement.

# SECTION 6: OLYMPIC PARK MASTERPLAN... CONTINUED



Plan: Ryde Aquatic Leisure Centre – Main entry level and building detailed arrangement.

## SECTION 6: OLYMPIC PARK MASTERPLAN... CONTINUED



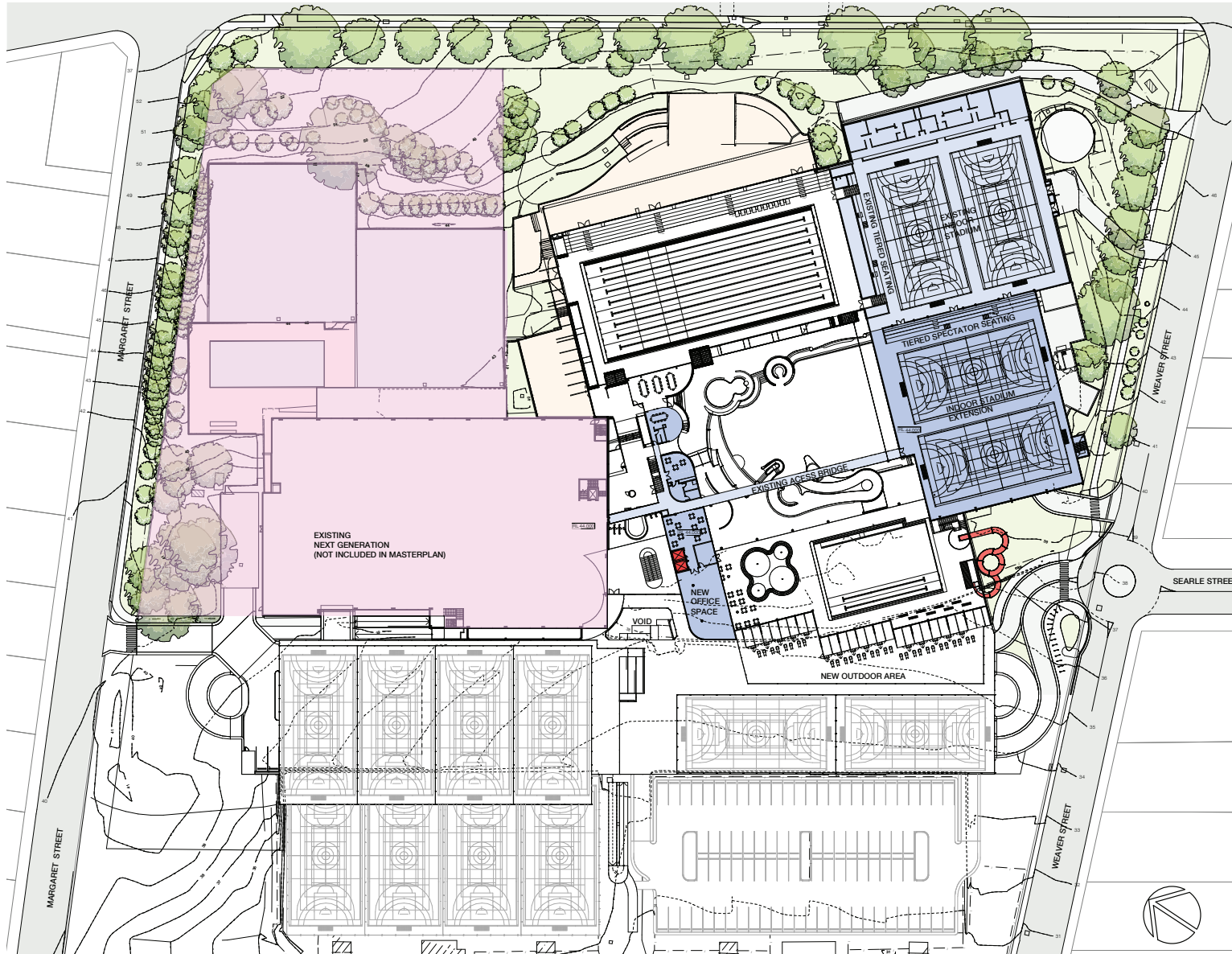
Concept image: Ryde Aquatic Leisure Centre – New Learn to Swim / 25m pool (looking west).

## SECTION 6: OLYMPIC PARK MASTERPLAN... CONTINUED



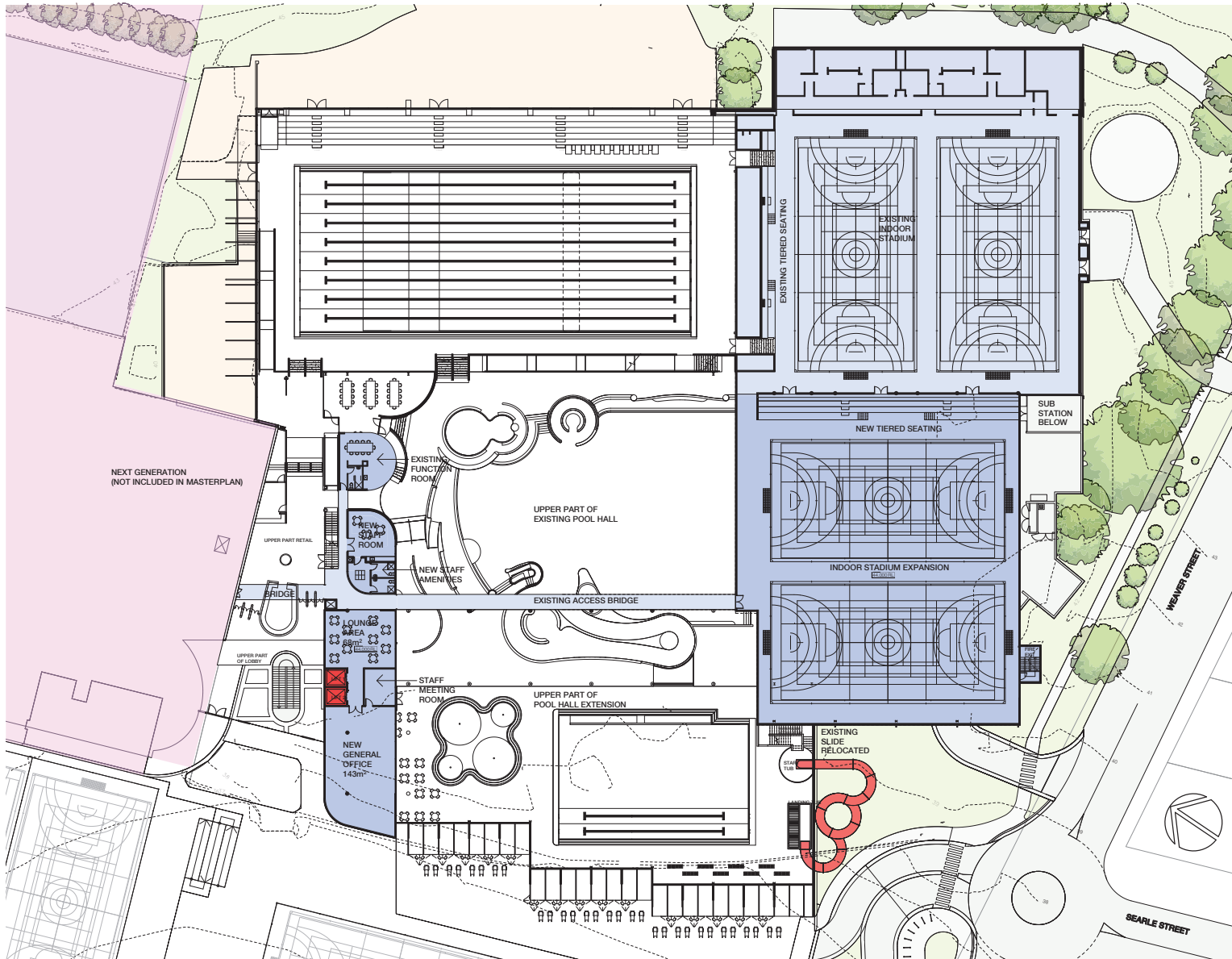
Concept image: Ryde Aquatic Leisure Centre – New Interactive Splash Pad and New 25m pool (looking east).

## SECTION 6: OLYMPIC PARK MASTERPLAN... CONTINUED



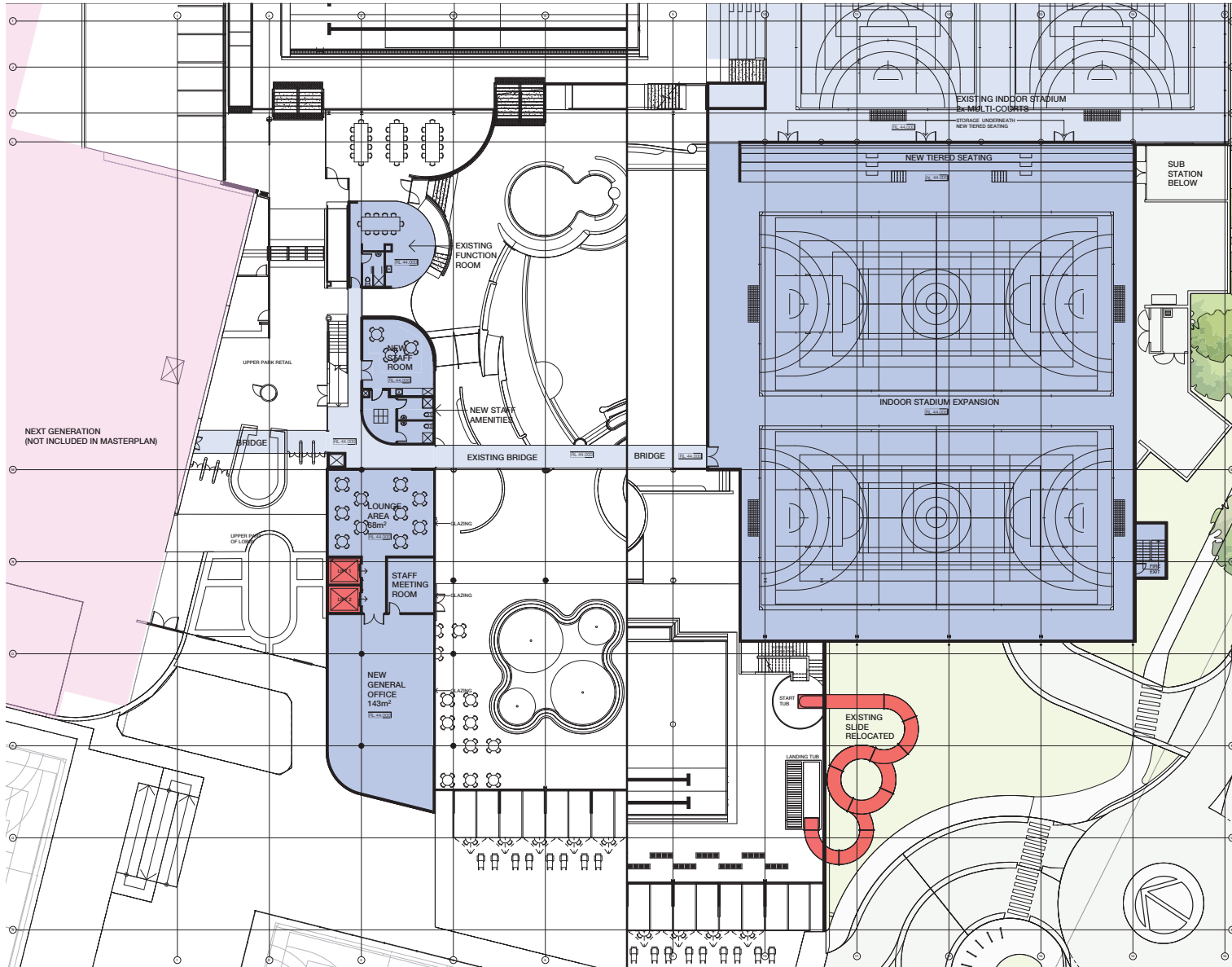
Plan: Ryde Aquatic Leisure Centre – Upper level and building plan.

## SECTION 6: OLYMPIC PARK MASTERPLAN... CONTINUED



Plan: Ryde Aquatic Leisure Centre – Upper level and building general arrangement.

## SECTION 6: OLYMPIC PARK MASTERPLAN... CONTINUED



Plan: Ryde Aquatic Leisure Centre – Upper level and building detailed arrangement.

## SECTION 6: OLYMPIC PARK MASTERPLAN... CONTINUED

### Parkland Upgrades

Stage 1 community consultation indicated the natural areas in Olympic Park are highly regarded by park users and adjacent residents. The existing playground is considered to be run down and hidden from the rest of the site. The continuation of the dog off leash area at Olympic Park was supported by 55% of Stage 2 consultation survey respondent. With consideration of the community feedback, the Masterplan will enhance the existing parklands, open space and facilities in Olympic Park as follows:

- Retain open green space
- Expand vegetated areas
- Upgrade and expand the neighbourhood playground – medium-term priority (5-7 years) for replacement as per Children’s Play Implementation Plan (2019)
- Upgrade picnic shelters and seating
- Retain the existing dog off leash area as per *Dog Recreation Needs Study (2021)*
- New and upgraded pathways within Olympic Park.
- New footpaths around the perimeter of Olympic Park (Margaret, Potts and Weaver Streets) to connect with existing footpath network
- Upgrade and standardise perimeter fencing.

### Onsite Car, Motorbike and Bicycle Parking

A major focus of this Masterplan is to achieve a greater quantity of car parking onsite and reduce the overflow parking on the surrounding streets.

On the topic of onsite car parking, the community feedback from Olympic Park/RALC users and surrounding local residents was strong and consistent during both stage 1 and stage 2 community consultations.

The increased onsite car parking capacity will be realised progressively of a number of Masterplan implementation stages. This will support the continuous operation of the RALC with an adequate level of onsite parking to be sustained the Masterplan implementation stages.

MASTERPLAN STAGE	SUMMARY OF STAGE	CAPACITY INCREASE OF ON-SITE PARKING SPACES	TOTAL NUMBER OF ON-SITE PARKING SPACES
Existing/current	N/A (including 5 accessible)	N/A	199 spaces in total
Stage 1	On grade car park (including 5 accessible)	88 more car spaces	287 spaces in total
Stage 2	Main car park (west) and 4 x upper courts (including 5 accessible)	71 more car spaces	358 spaces in total
Stage 3	Main car park (east) – (including 10 accessible), RALC and 2 x upper courts	99 more car spaces	457 spaces in total
		10 motorcycle spaces	467 spaces
		30 bicycle spaces	497 spaces in total
Stage 4	Upgrade 4 x lower courts	Nil	497 spaces in total
Stage 5	RALC stadium – 2 x indoor courts	Nil	497 spaces in total



## SECTION 6: OLYMPIC PARK MASTERPLAN... CONTINUED

### *On-grade Car Park*

The first stage of Masterplan implementation is a new on-grade car park. This will yield 88 new car parking spaces. During Stages 1 and 2 this car park will be access from Weaver Street via a temporary access ramp. During Stage 3 of Masterplan implementation, the on-grade car park will be connected to the main car park via an internal access ramp. After which, the temporary access ramp from Weaver St to the on-grade car park will be removed and revegetated.

### *Main Car Park (West)*

The second stage of Masterplan implementation includes the construction of the western side of the new main car park with entry/exit via Margaret Street. The lower level has 73 car parking spaces and the upper level has 67 car parking spaces (140 spaces in total).

The Next Generation Health and Fitness Club member parking area and their loading dock will be via this car park.

### *Main Car Park (East)*

The third stage of Masterplan implementation includes the construction of the eastern side of the new main car park. Vehicular entry/exit to this car park will be realigned with a new roundabout recommended at the junction of Weaver Street and Searle Street. The new roundabout, subject to detailed traffic analysis and necessary traffic committee approval, should result in a safer and compliant vehicle entry/exit point.

The lower level of the Main Car Park (East) has 105 car parking spaces, upper level has 124 car parking spaces (including 10 accessible), 10 motorcycle parking spaces and 30 bicycle parking spaces (269 spaces in total). Internal car park circulation will be provided between the Main Car Park (East) and (West) and the on-grade car park will be linked to the Main Car Park (East).

### *Bus drop off/pick up/lay over*

The existing bus parking area on the north-eastern section of Margaret Street will be retained and sign posted as BUS ZONE SCHOOL DAYS 9.00am – 3.00pm. From Stage 2 of Masterplan implementation, it is intended that this bus zone will operate as the designated drop off/pick up and layover area for buses attending the Ryde Aquatic Leisure Centre for school swimming carnivals and/or school sport. Local traffic arrangements to facilitate buses exiting this precinct via Margaret Street, Pott Street, Weaver Street and Victoria Road will be subject to detailed traffic analysis and necessary traffic committee approvals.

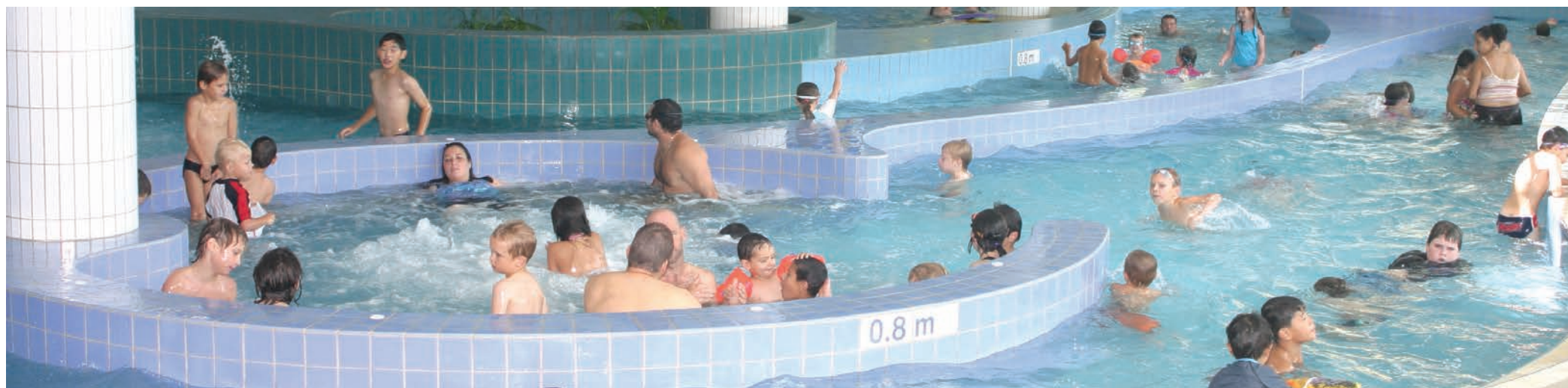
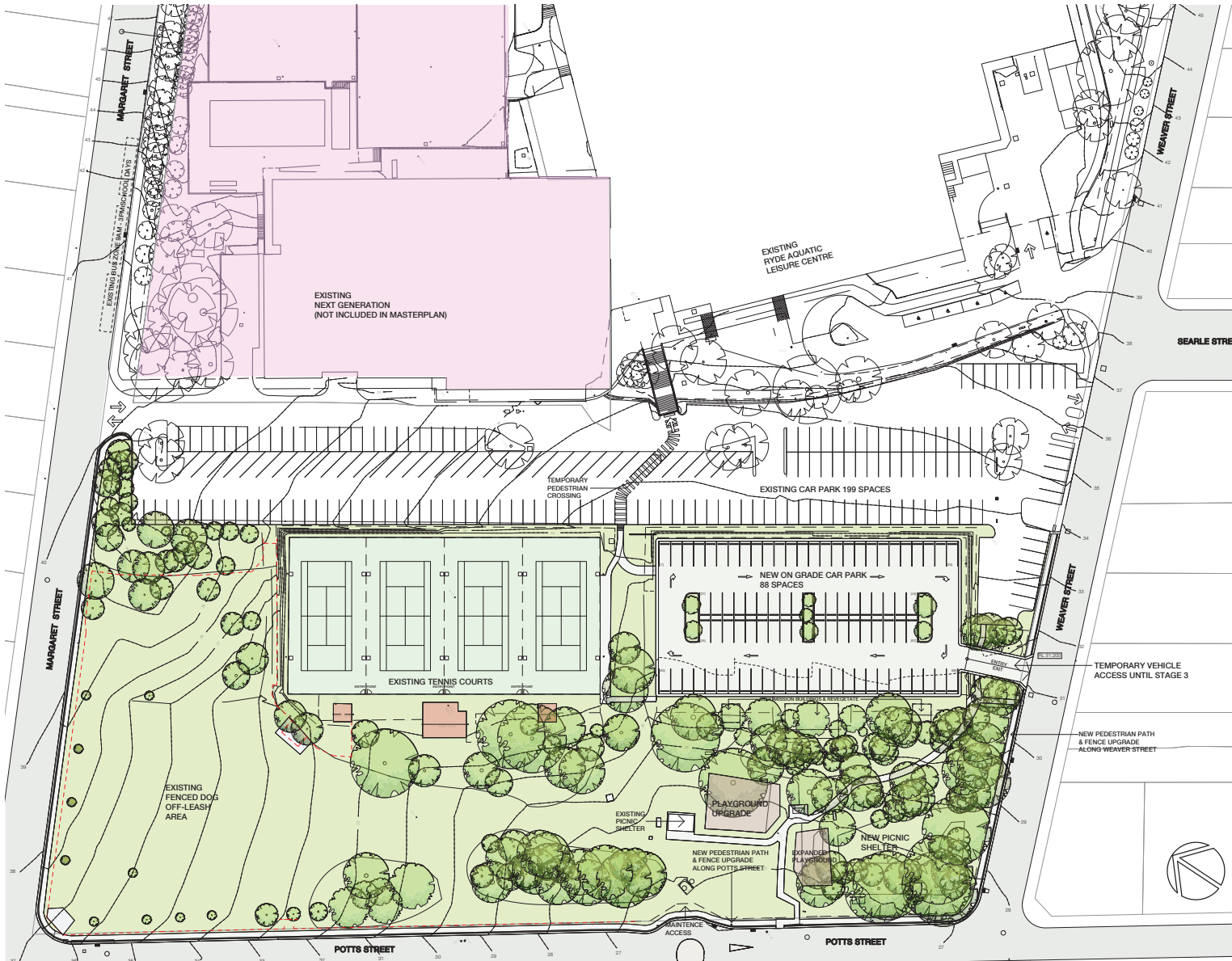


Photo: Ryde Aquatic Leisure Centre – Existing rapid river/bubble whirl pool.

# SECTION 6: OLYMPIC PARK MASTERPLAN... CONTINUED



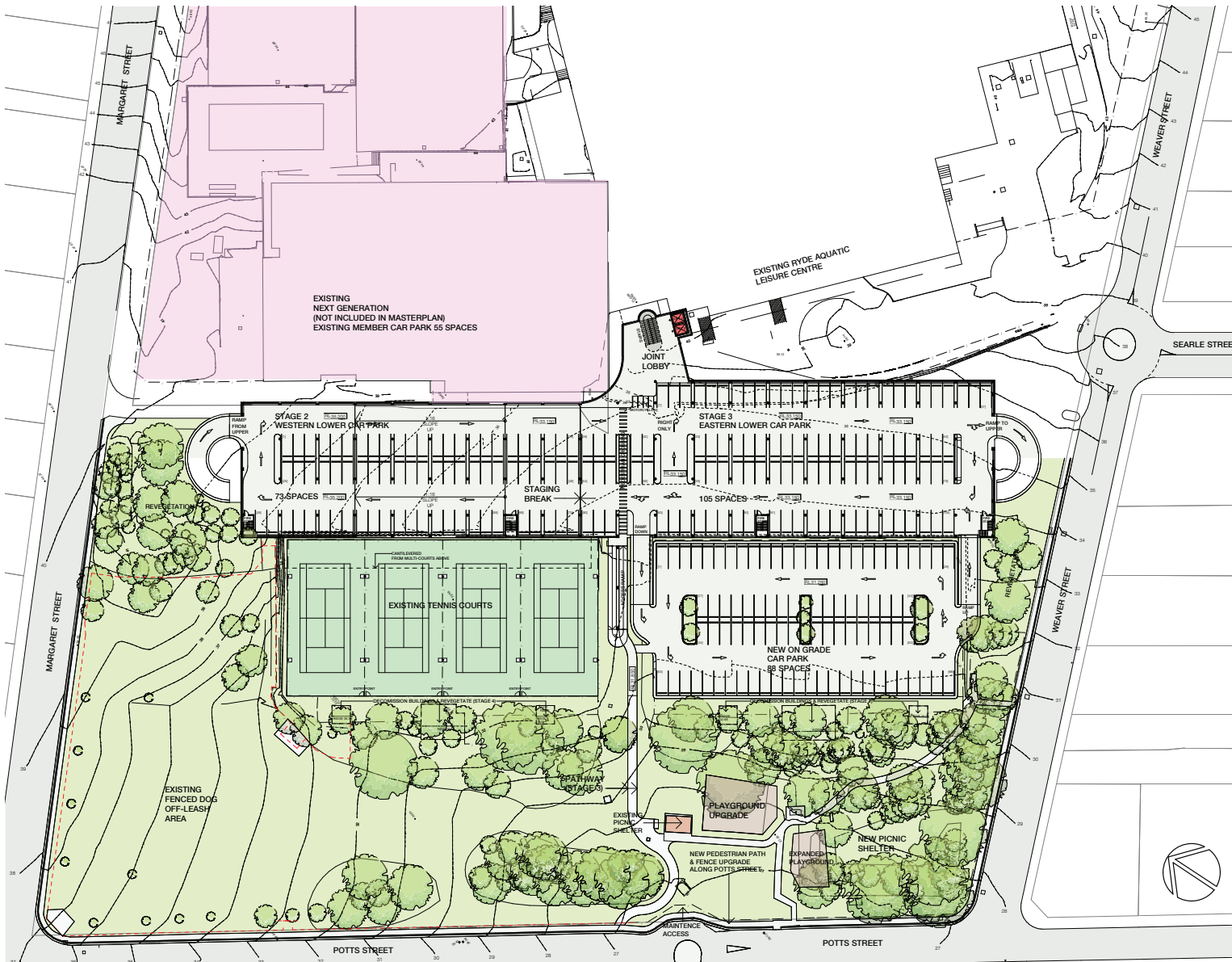
Plan: Olympic Park – Park Upgrades and On Grade Car Park (Stage 1) – Temporary entry from Weaver St.

## SECTION 6: OLYMPIC PARK MASTERPLAN... CONTINUED



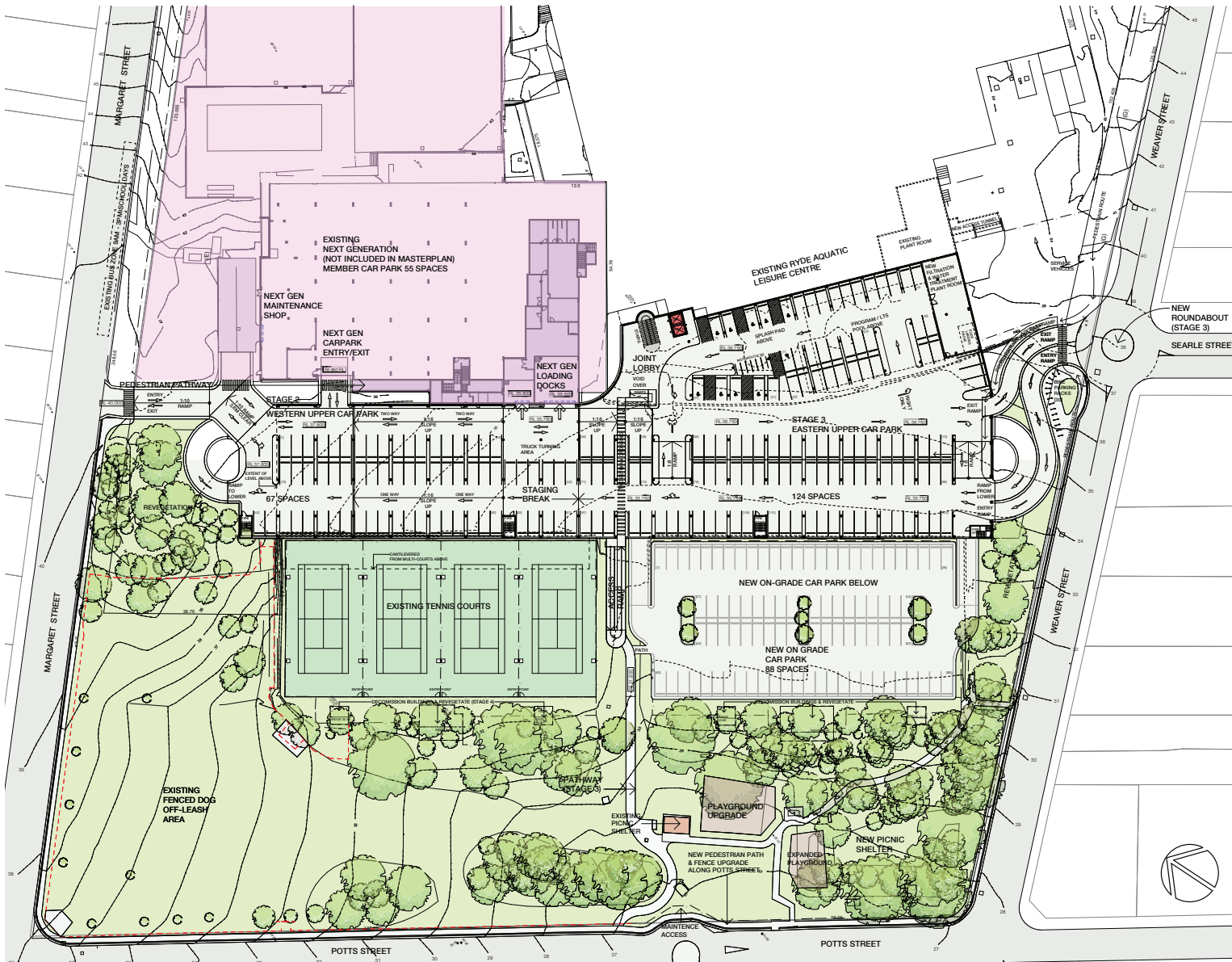
Concept image: Olympic Park – Car Park entry from Weaver St (looking north-west).

# SECTION 6: OLYMPIC PARK MASTERPLAN... CONTINUED



Plan: Olympic Park – Main Car Park – Lower (western – Stage 2 & eastern Stage 3).

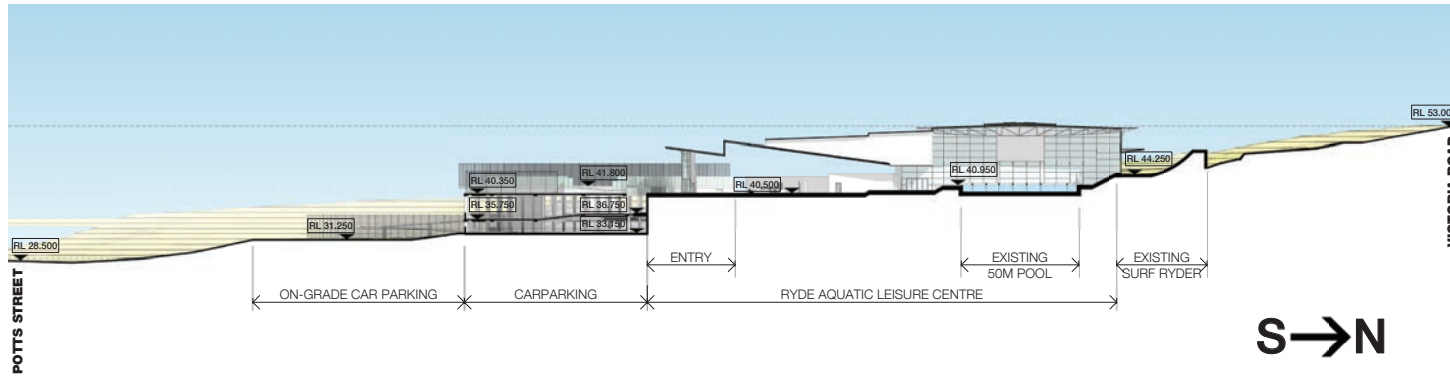
# SECTION 6: OLYMPIC PARK MASTERPLAN... CONTINUED



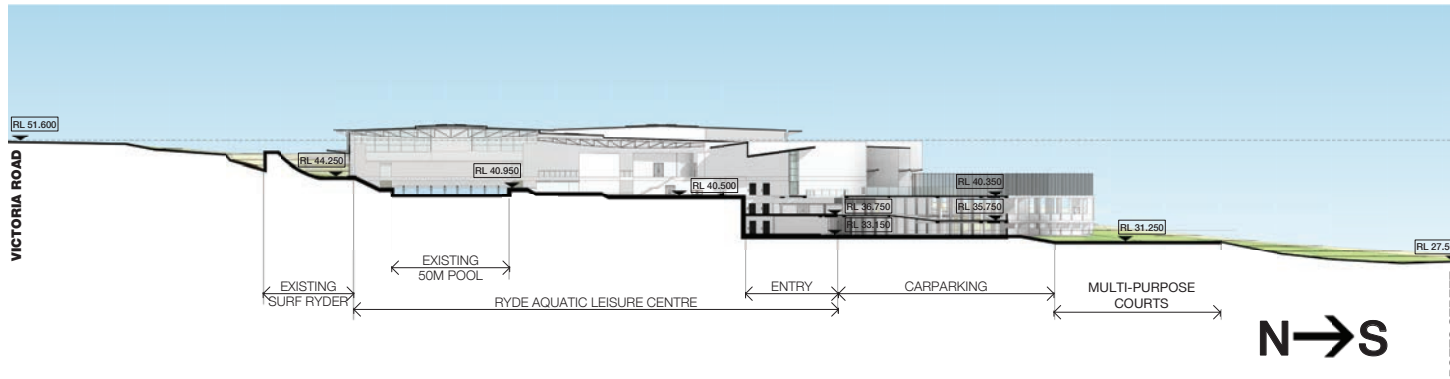
Plan: Olympic Park – Main Car Park – Upper (western – Stage 2 & eastern – Stage 3) and On Grade Car Park (Stage 1) – Entry from Margaret St and Searle St/Weaver St.

# SECTION 6: OLYMPIC PARK MASTERPLAN... CONTINUED

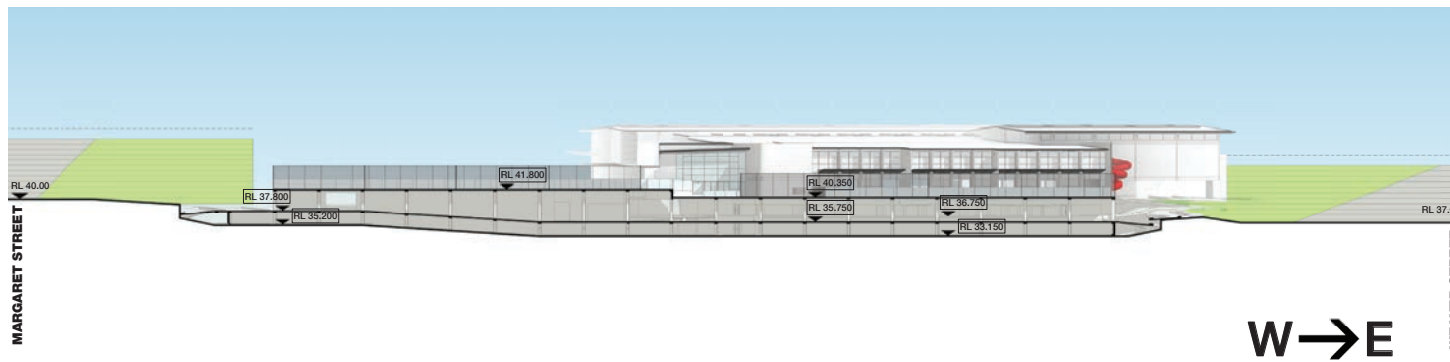
## Site and Building Sections



Site Section: Olympic Park and Ryde Aquatic Leisure Centre (south – Potts St to north – Victoria Rd).

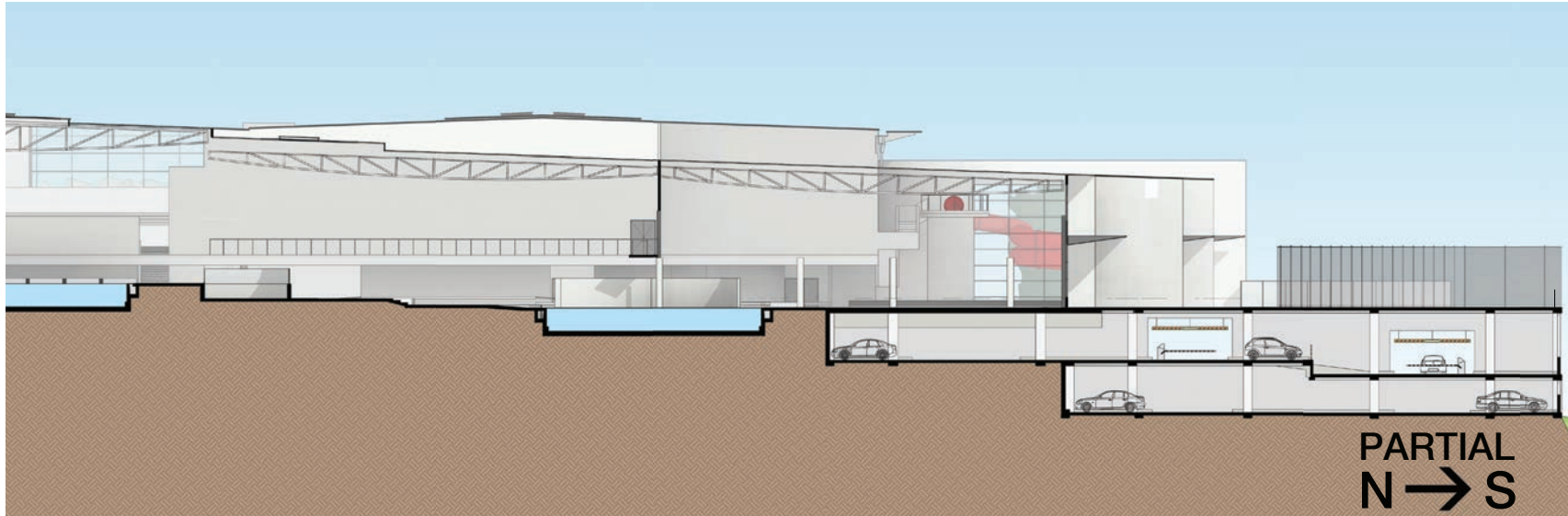


Site Section: Olympic Park and Ryde Aquatic Leisure Centre (north – Victoria Rd to south – Potts St).

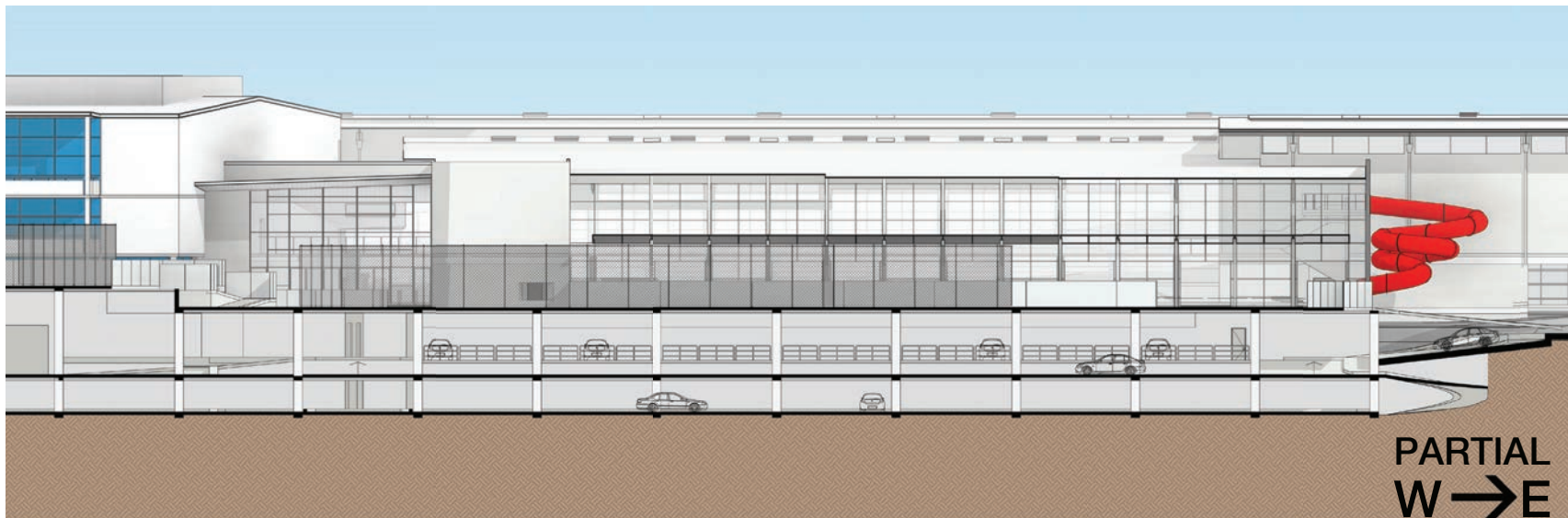


Site Section: Olympic Park and Ryde Aquatic Leisure Centre (west – Margaret St to east – Weaver St).

## SECTION 6: OLYMPIC PARK MASTERPLAN... CONTINUED



*Building Section: Ryde Aquatic Leisure Centre (north to south).*



*Building Section: Ryde Aquatic Leisure Centre (west to east).*

## SECTION 6: OLYMPIC PARK MASTERPLAN... CONTINUED

### Environment and sustainability considerations

In recent years, Council has undertaken a number of environment and sustainability improvements at the Ryde Aquatic Leisure Centre to reduce energy and water consumption and reduce operational costs. Some of these measures have included:

- In 2018 Council completed a solar harvesting power station at the Ryde Aquatic Leisure Centre includes 846 solar panels. This project was selected as a finalist in the 2019 Cities Power Partnership Awards in the Renewable Energy category. The 300.33 kW system is estimated to save over 315 equivalent tonnes of greenhouse gas emissions and reduce electricity consumption by 366 MWh per year, producing an approximate annual saving of \$35,000 in costs. The system installation will further reduce grid reliance by over 12 percent.
- In 2017/18 Council installed energy-efficient LEDs lighting to reduce greenhouse gas emissions.
- RALC Energy Feasibility Study and Optimisation Project was a comprehensive audit and study to assess the RALC site for opportunities to optimise the various building energy management systems and consumption for delivering various new energy saving opportunities for the future.
- The Ryde Aquatic Leisure Centre also has a number of other energy and water efficient features in place to reduce greenhouse gas emissions and water consumption. This includes cogeneration facility which provides about 50% of the total power requirement and as provides heat for the pool water and showers, solar powered hot water, rainwater tanks and back wash water recovery unit.

Olympic Park is an identified park within the “River to River” biodiversity corridor, which provides habitat and wildlife connection between the Parramatta River and Lane Cove River. The Masterplan also recommends the green open space/parkland areas in Olympic Park be retained with some areas of re-vegetation to facilitate biodiversity connection, increased tree canopy cover, shade and urban cooling benefits.

In the detailed design, implementation phases of the Masterplan and future operations in subsequent years, Council will continue to build upon our successes and strive to continually investigate further opportunities to seek other environmental and sustainability improvement in line with Council’s Biodiversity Plan, Resilience Plan, Net Zero Strategy and other applicable policies/strategies.



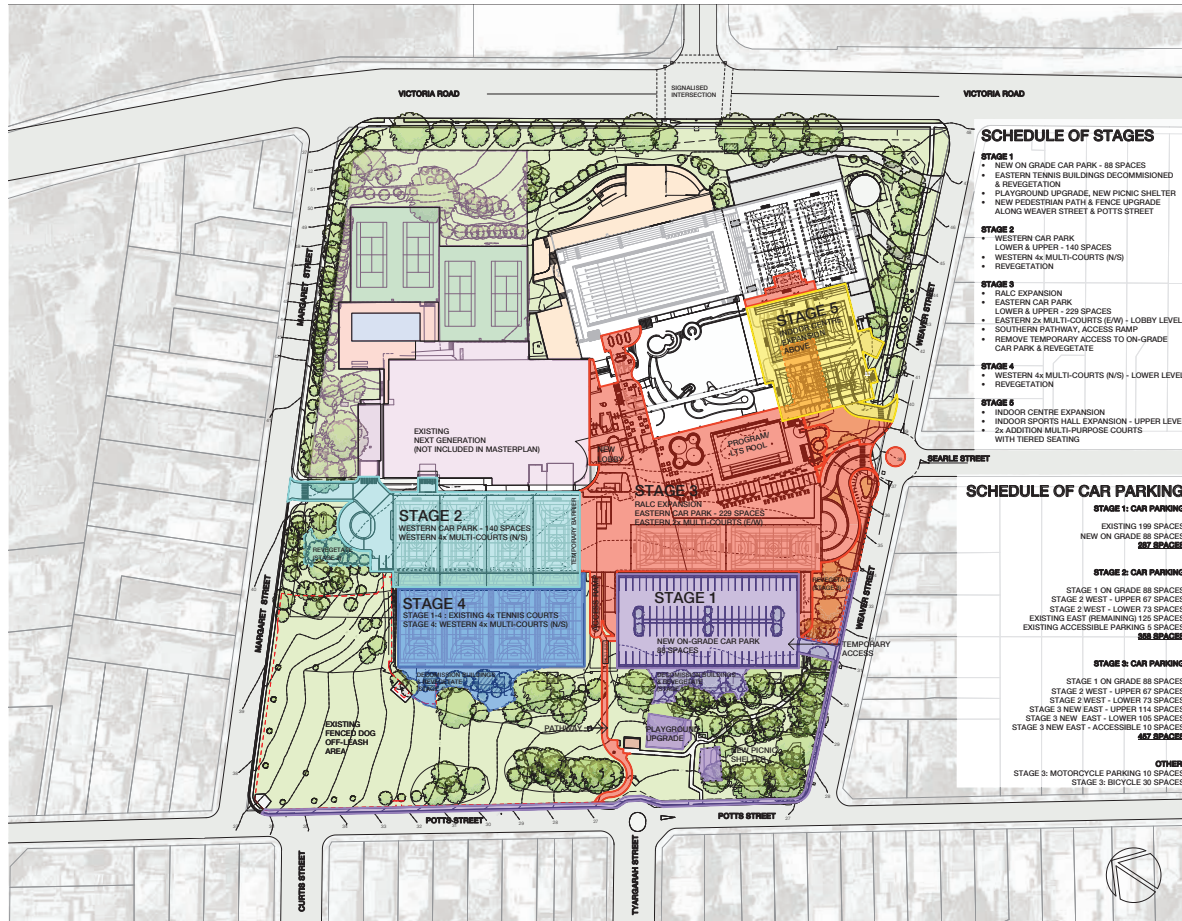
*Photo: Ryde Aquatic Leisure Centre – Existing solar panels.*



# SECTION 6: OLYMPIC PARK MASTERPLAN... CONTINUED

## Staging Plan

The Masterplan is recommended for progressive implementation over a period of time, subject to funding availability, technical reports, and necessary approvals\*. Implementation is recommended over 5 separate stages. These 5 stages have taken into consideration the provision of on-site parking during each of the stage and seeks to maximising the opportunity for continuity in the community's use of the Olympic Park and Ryde Aquatic Leisure Centre's recreation/aquatic facilities and services.



STAGE	STAGE SUMMARY
Stage 1	On grade car park (with temporary access from Weaver Street)
Stage 2	Main car park (west) 4 x multi-purpose sports courts – upper (including tennis) with lighting
Stage 3	Ryde Aquatic Leisure Centre expansion to wet, dry and operational facilities. Main car park (east) Connect on grade parking car park to main car park (east). Remove temporary access from Weaver Street.
Stage 4	2 x outdoor multi-purpose sports courts – upper with lighting
Stage 4	Upgrade 4 x multi-purpose sports courts – lower (including tennis) with lighting
Stage 5	Ryde Aquatic Leisure Centre stadium expansion with 2 x additional indoor multi-purpose courts (4 in total), tiered seating and storage.

Plan: Staging Plan for Masterplan implementation.

\*Important Note: After the adoption of the Masterplan, a Development Application will be prepared in due course and the necessary technical and traffic report will be commissioned to accompany the Development Application. The community will be notified when the Development Application goes on public exhibition and will have the opportunity to provide further feedback.



Photos: Ryde Aquatic Leisure Centre – Existing hoist in Program Pool, Learn to Swim program and Waterpolo in the main 50m pool.

**RYDE**  
Aquatic Leisure Centre

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