



Reclassification of Public Land

St Marys Town Centre

6 Open Space

Background

It's an exciting time for St Marys...

For many years the community and Penrith City Council have recognised its potential to become a vibrant, vital and sustainable city and invested appropriately to make this happen. But the Town Centre's viability has been limited by the growth of nearby centres and the range of shops and services they provide.

Between 2002 and 2006, Council conducted the *Our City Centres – Vitality and Viability Review* to ask the St Marys community what it wanted for the Town Centre in the future. The community's vision was captured in the adopted *St Marys Town Centre Strategy*. This Strategy outlines how to create attractive public places, encourage new investment, deliver new infrastructure, and generate jobs.

In 2007, Council created the *St Marys Town Centre Masterplan* to show how these things could be achieved. Actions included a new town square, residential development near the train station, a new east-west street and the expansion of Station Plaza and St Marys Village Shopping Centres towards Queen Street.

The next step for Council is to reclassify parts of the land near existing shopping centres, so we can consider opportunities and start realising the vision. This Planning Proposal does not propose the sale, lease or development of the land – these matters will be considered by Council in the future and will include community consultation. It also does not prevent the current use of the land from continuing.

Open Space

The suburb of St Marys is well serviced by green open space with over 100 hectares of district parks, local parks, pocket parks and natural areas. The Town Centre itself has immediate access to Astley Park, Bennett Park, Jack Jewry Reserve, Ross Place and Victoria Park, whilst a little further afield are the Kingsway Playing Fields and South Creek Natural Areas.

The population of St Marys is currently 12,156 and is forecast to grow to approximately 20,000 by 2031. This population will generate a demand for approximately 60 hectares of open space, 40 hectares less than currently provided.

A recent study suggests that the development of some of Lang and Kokoda Parks would not affect the provision of green open space in the Town Centre and would provide the means and the funds to provide more urban public space. While Coachmans Park provides some urban public space, a larger contemporary town square would help the Town Centre grow. It could provide play spaces, water features, seating, outdoor dining, public art and places for performances, markets, exhibitions, festivals and community events.

An enlarged Coachmans Park would also play an important role in linking Queen Street to major developments to encourage shoppers and pedestrians to distribute throughout the Town Centre.

Lang Park could also be reconfigured to provide a Greenway, providing an unbroken pedestrian and cyclist link between the Town Centre, Ripples Leisure Centre and South Creek Natural Areas.

Further Information

If you have any questions, please visit one of the exhibition venues or contact the City Planning Team on (02) 4732 7703 or at cityplanningteam@penrithcity.nsw.gov.au.