

Concept Masterplan

Draft Concept Masterplan Report - October 2026



Adopted • 20 October 2026



The City of Canada Bay would like to acknowledge the traditional owners of the country where the Campbell and Lysaght Park Precinct is located, the Wangal.

We acknowledge their connection to the lands, waterways and sky.

Council pays respect to elders both past and present and to any Aboriginal or Torres Strait Islander people who reside in or visit the City.

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1.1 Purpose of This Report

A Masterplan is a long term (10 yrs+), vision for a place that sets out how an area will develop and function over time and considers the current and future uses of the space. It develops an overarching design and actions consistent with the objectives of the specific site, and Council's various strategies. It is informed by community engagement and is adopted by Council.

This Concept Masterplan Report has been prepared by Environmental Partnership for the City of Canada Bay, to guide ongoing decision making related to planning and management of the parks.

Located in Chiswick, this group of open spaces comprising Allison, Campbell, Lysaght and Russell Parks facilitates a broad range of recreation and ecological outcomes through the following infrastructure and natural features:

- amenities buildings
- community meeting venue;
- informal parkland – picnic facilities etc;
- playspaces
- multi-use sportsgrounds with floodlighting
- cricket practice nets;
- path network linked with the Parramatta River Foreshore
- dog off leash area



Figure 1.1: Context Plan



2.1 Starting with Country

DUBA, BUDU, BARRA 10 Steps to a Living River identifies that the Parramatta River is regarded as a living entity by Aboriginal people both in spirit and body. It has been witnessed in many forms over thousands of years from a small creek following the valley floor to its current form filling the valley. The river and land surrounding it remain to this day an encyclopaedia for Aboriginal people maintaining dreaming storylines, culture and traditions.

Agriculture and aquaculture were key to the establishment of successful and sustainable Aboriginal society prior to 1788. The Parramatta River was also a key travel route to access trade and continue culture and was a key factor in colonial farmers being shown and creating crop lands up the river in the Parramatta region.

At the time of English settlement, sources describe the landscape as already having large agricultural fields of grain and yams, amongst other productions, which started near the Drummoyne area and extended west and north.

In addition, there was large eel farming, rocky outcrops for shell fish and obstacles placed strategically in the river to slow the water flow and create habitats for the balanced production of the river environment. The production of rock pools, intricate weaving of large nets, manufacture of tools (e.g. clay bricks, hooks, spears etc.) and cooking facilities (e.g. large ovens near eel farms) all created a complex and overlapping social network and communal culture.

Even though the area around the Parramatta River has been highly developed, many significant Aboriginal sites remain, including midden sites, carvings, burial sites, points of conflict, breeding areas and flood overflow zones. The region is well known to Aboriginal people and changes made to the landscape have not affected their recall of the river's use, history and impact.

Acknowledgement and celebration of this significance of Country should guide the Masterplan and its ongoing implementation.

2.2 NSW Public Spaces Charter

10 principles

Council has formally recognised its commitment to the social cultural environmental and economic benefits of open space as a signatory to the 2021 NSW Public Open Space Charter. The charter identifies 10 principles for quality public space, to support all those who advocate on behalf of, provide advice on, make decisions about, or plan, design, manage and activate public spaces in NSW.



Values

The charter is also built on the following core values that resonate strongly across all the principles. These values should always be considered when applying the principles.

Connection to Country



Equity and inclusion



Community engagement



2.3 Why Do This Project

Council resolved in 2024 to develop a detailed Masterplan (MP) for Campbell and Lysaght Parks to:

- inform future development and upgrades for the next 10 years
- provide facility concepts, imagery and an elemental opinion of probable cost to guide and support applications for external funding opportunities

With the Masterplan commenced, Council identified the desirability of also including the adjoining Allison Park and Russell Park in the plan to guide a holistic approach to enhancement and management of the parks in this precinct.

Ownership of the open spaces varies:

Allison Park	Majority owned by NSW Department of Housing - general maintenance by Council
Campbell Park	Majority Council-owned community land, part of Bibby Street frontage (including site of amenities building) is Crown Reserve 70234 managed by Council
Lysaght Park	Crown Reserve 86289 managed by Council
Russell Park	Foreshore playing field - majority Crown Reserve 94229 managed by Council with small zone of Council community Land to The Parade frontage Playground - majority Crown Reserve 70120 managed by Council with small zone of Council community Land to Gears Ave frontage

2.4 Population Demographics and Forecasts

Profile ID identifies that the City of Canada Bay estimated resident population for 2024 was 92,255, with an average population density of 4,629 persons per square km. Council’s population forecast for 2025 is 92,538, with projections to grow by over 30% to 120,620 by 2046.

The Campbell and Lysaght Parks precinct lies at the junction of three neighbourhoods, Chiswick to the north, Russell Lea to the south east and Wareemba to the south west.



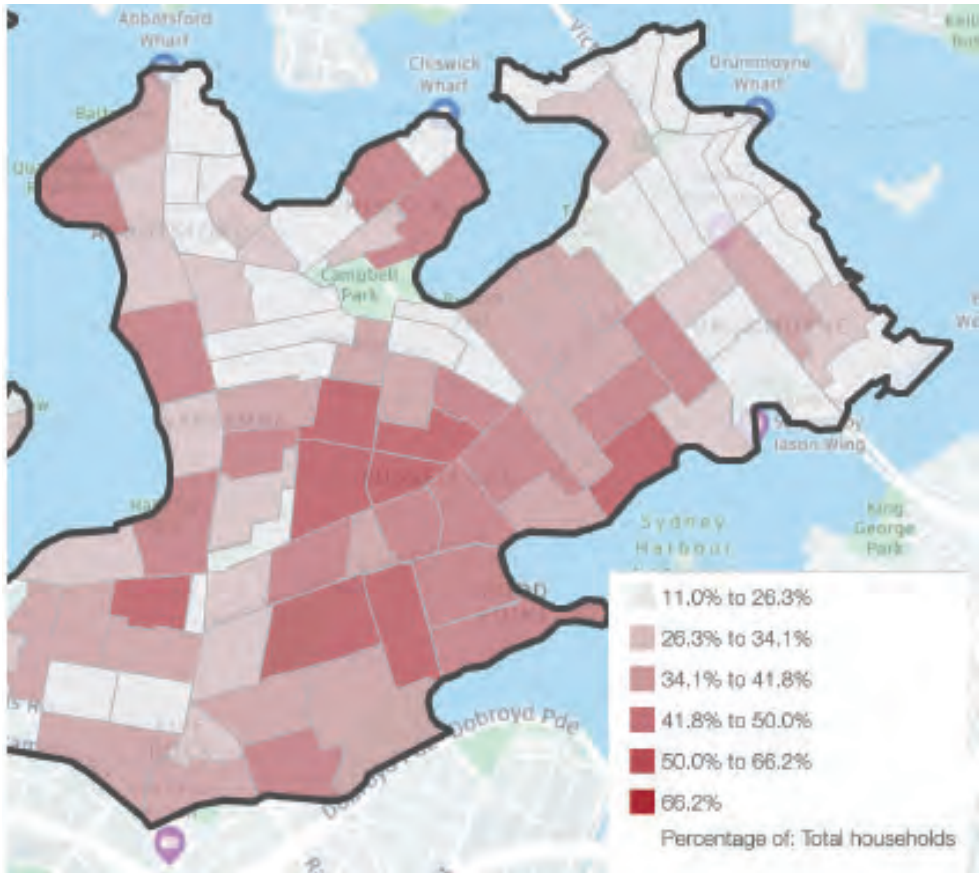
The neighbourhoods surrounding the parks are generally denser than the LGA average:

- Chiswick** 5,938 persons per square km
- Russell Lea** 4,654 persons per square km
- Wareemba** 5,319 persons per square km

The housing in the surrounding neighbourhoods reflect these densities with a high proportion of high density housing to the north of the parks and medium density housing to the south.

In 2021, in relation to the City of Canada Bay average

- Chiswick had lower proportion of children (18%) under 18, and a higher proportion of persons aged 60 or older 23%
- Russell Lea - Rodd Point had a higher proportion of children under 18 (22.5%) and of persons aged 60 or older (24.6%)
- Abbotsford - Wareemba had similar proportion of children under 18 (18.5%) and a higher proportion of persons aged 60 or older (31%)
- In each of the three neighbourhoods the largest age group were Parents and Homebuilders (35-49) ranging from 20.5% (Wareemba Abbotsford) to 27.8% Chiswick



Profile ID Mapping of Families with Children - 2021

3.1 Site conditions, influences and opportunities

Introduction

The following pages provide an appraisal of existing site conditions and influences that has been developed through:

- the review of background information
- site assessment
- perspectives from community engagement

Mapping for each topic and summary influences identify key pressures and opportunities to be explored in development of the precinct Masterplan.

Pedestrian and cycle access

Pedestrian access

Pathway access for pedestrian movement through the parks and to facilities is a fundamental aspect of park function and maximising accessibility for all users.

Existing pedestrian access within the parks is limited to:

- a path along the northern edge of Campbell Park and Lysaght park
- a shared path connecting from Swannell Parade through Lysaght Park, the foreshore area of Russell Park to The Esplanade
- a narrow path around the south-east edge of Russell Park playground

Cycle access

Cycle access is focussed on mixed cycle access to existing roads, and the shared path through Lysaght Park to The Esplanade.

Key influences

- Lack of accessibility and recreational access within parks
- Breaks in connectivity of street verge pathways connecting surrounding residential areas and on street parking to parks
- Some important crossing points are not reflected by refuge or line marked crossings
- Proposed Parramatta to Sydney Foreshore Link (PSFL) shared path



Figure 2.1: Pedestrian and Cycle Access

Vehicular Access

Vehicular Movement

The parks lie at the junction of 3 neighbourhood areas and Chiswick to the north is accessed by residents along either:

- Blackwall Point Road
- Byrne Ave and Bibby Street or
- Sibbick Street and Bibby Street

While Blackwall Point Rd and Byrne Ave are wider local collector roads Bibby Street is narrower and can become congested on sports game days when movement in and out of parallel parking conflicts with through traffic flow.

Other local roads also provide frontages to the parks including Parkview Road (to Campbell park and Allison

Park, Swannell Ave (to Lysaght Park), The Parade (to Russell Park), and the cul-de sac - Weddle Ave to Allison Park.

Public Parking

Parking is available to most street frontages adjoining the parks. This provides around 1,625 lin/m of kerbside space directly adjoining the parks which equates to approximately 250-260 parallel parking spaces (excluding opposite sides of streets).

Council has trialled a no boat trailer parking regime to adjoining streets to free up equitable use of spaces and improve pedestrian safety (refer p22-23). Council intends to continue with these restrictions based on follow up community consultation.

Maintenance and Emergency Access

Maintenance and emergency access is provided to Campbell Park from Bibby Street and informally to other parks from kerb crossings to adjoining streets. There is no vehicular kerb crossing to Allison Park.

Key Influences

- 75% of the frontage / edge to the parks is to adjoining streets - providing good surveillance and security and close parking.
- There is limited space within the parks to supplement on street parking with off street parking without impact on recreational values.
- There is no maintenance / emergency access into Allison Park (kerb crossover).



Figure 1.1: Context Plan

Landform and drainage

Landform

The landform of the park sites is generally flat to undulating being formed through past reclamation filling. The parks rise up gently to higher ground along Blackwall Point Rd in the north west and Parkview Rd in the south west.

Campbell Park has a field platform accommodating three sports fields that grade gently to the north east, but rise up more steeply through grassed embankments in the south by 1-1.5 metres.

The lowest landform within the parks generally occurs along the foreshore edge and along the overland flow path that crosses Bibby Street.

Surface drainage

Overland flow moves generally west to east across Allison, Campbell and Lysaght Parks and north across Russell Park to Five Dock Bay. A major overland flow path crosses Bibby Street from Campbell Park into Lysaght Park and onwards to the bay, and can disrupt vehicular and pedestrian movements in periods of high rainfall.

Compacted soils with limited subsurface drainage capacity, combined with the high volume of overland flow moving across Campbell Park in heavy rain mean, that the fields have a slow recovery time after heavy rain.

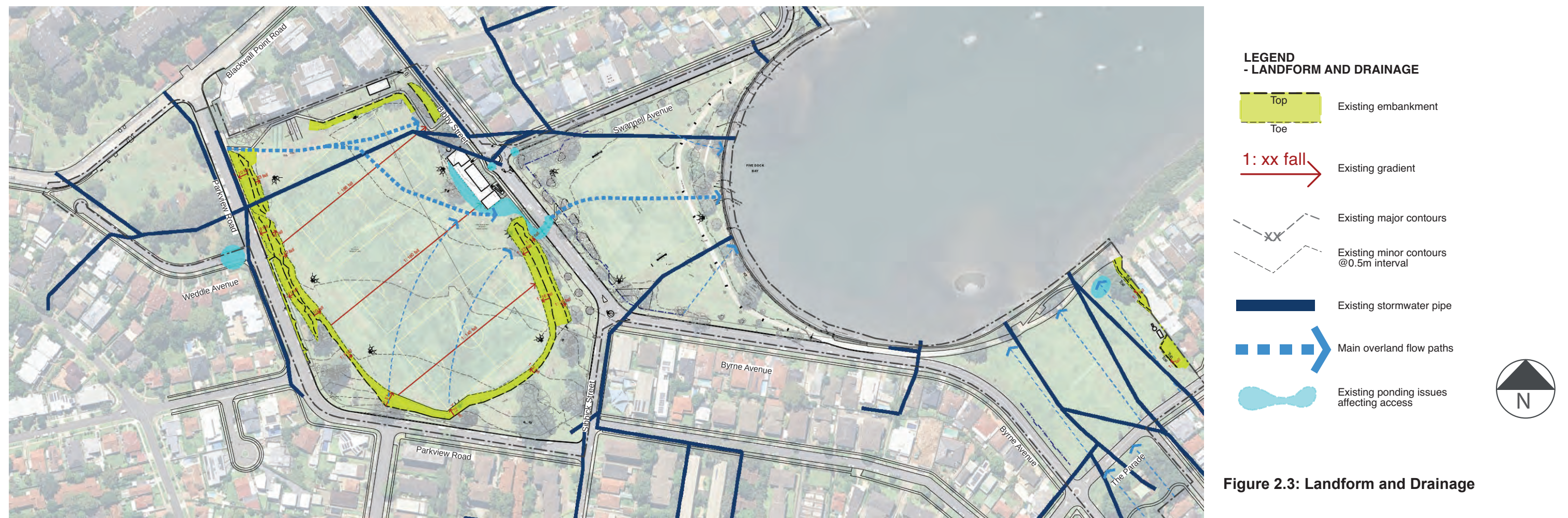
Overland flow and ponding to west and south of the amenities block to Campbell Park restricts access in times of high rainfall.

Stormwater infrastructure

Piped drainage from adjoining urban areas enters Five Dock Bay at several locations to the foreshore of Lysaght and Russell Parks. This water is untreated and can create turbidity at outfalls in heavy rain.

Key influences

- Flood overland flow paths and extents across Campbell Park, Bibby Street and Lysaght Park are a constraint to park and recreational access and use
- Overland flow path and trapped low point to Bibby Street creates challenges for vehicles and pedestrians in flood events
- Poor soil and drainage conditions in all parks exacerbate impacts of rainfall and create extended recovery times for sports fields
- Stormwater outfalls to Five Dock Bay are generally untreated can contribute to the degradation of water quality and turbidity of bay waters



Flooding

A flood study examining Campbell and Lysaght Parks was undertaken in 2025 by GRC Hydro for Council.

This report identified that the parks are affected by overland flow flooding from a moderately sized catchment.

Flooding occurs when heavy rainfall over the catchment forms overland flowpaths and discharges across the parks towards Sydney Harbour.

The study examined several options for modifying levels within Campbell Park to facilitate surface improvements. The main findings with regards to the options and more broadly are:

- Upgrade of the park is suitable from a flooding perspective, provided that flood planning controls are met
- Both parks have an area of significant flooding, and then areas with quite shallow or negligible flooding. New buildings, and raised playing fields, should generally be located outside the areas of significant flooding
- Testing of a raised playing field (such as for construction of a synthetic field, or through raised profiles to increase permeability and soil quality for improved sports turf condition) in the north of Campbell Park showed it caused significant flood impacts and is not feasible. Filling of any part of the park may also need to consider rarer events up the Probable Maximum Flood (PMF) event
- Any new buildings may need a minimum floor level set by the 1% Annual Exceedance Probability (AEP) flood level plus 0.5 m, and flood compatible building materials below this level

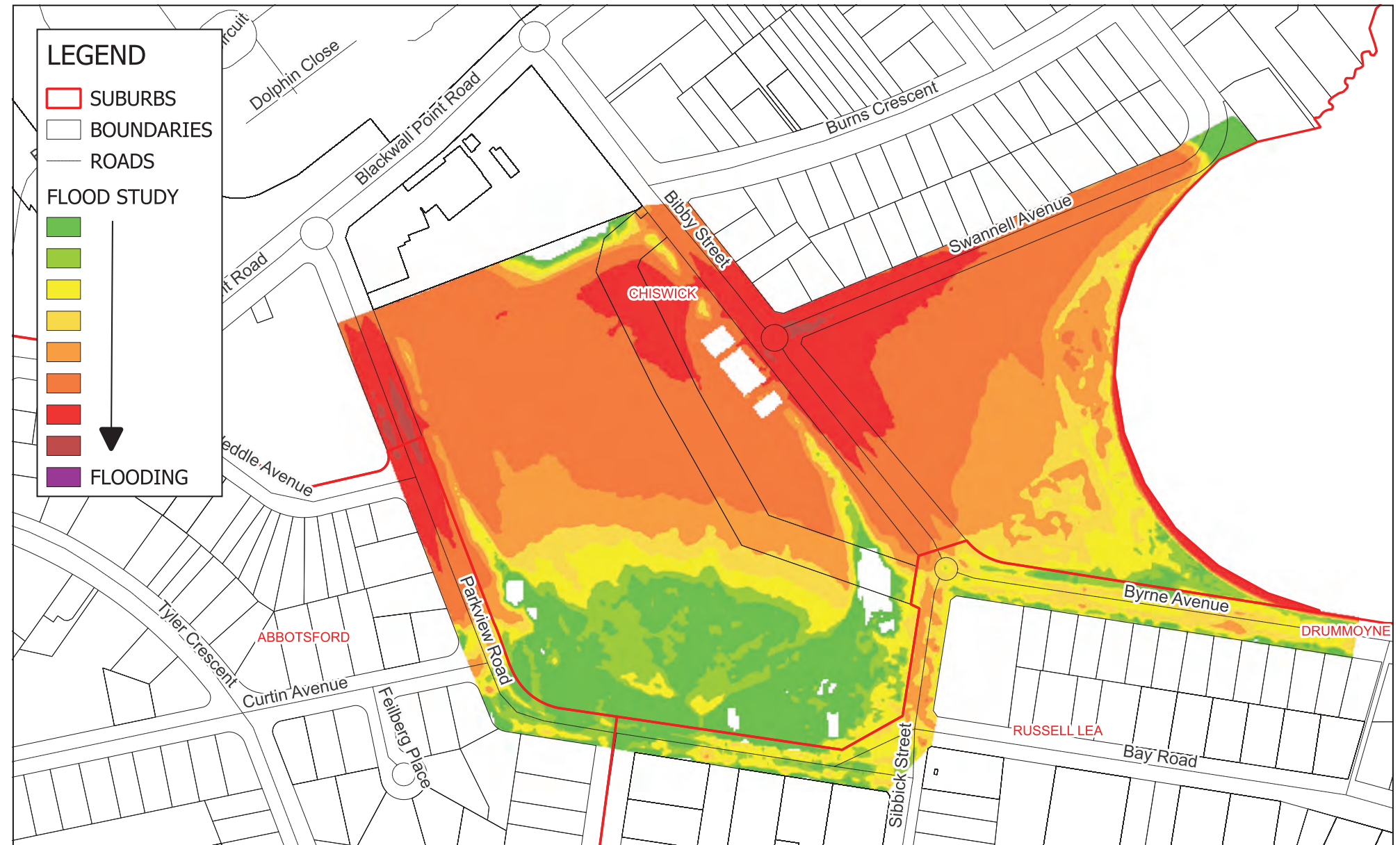


Figure 2.4: PMF Flood extents (Source GRC Hydro 2025)

The report assesses the level of flood hazard through the parks during the different flood events. For the 1% AEP (1 in 100 year flood) the figures show that the majority of the two parks are generally safe for vehicles, people and buildings. During the PMF event (extreme flood), the northern halves of both parks are more impacted and unsafe for vehicles and people.

Parkview Rd, Bibby St, and Swannell Ave, which are located along topographic low points, are subject to a moderate level of hazard.

While potential to raise levels for construction of a playing field platform in the south of Campbell Park is of less impact to the 1% AEP, it would potentially impact the PMF event. In addition development in the south of Campbell Park would severely impact the function and character of the park day to day severing the southern slopes from the rest of the park.

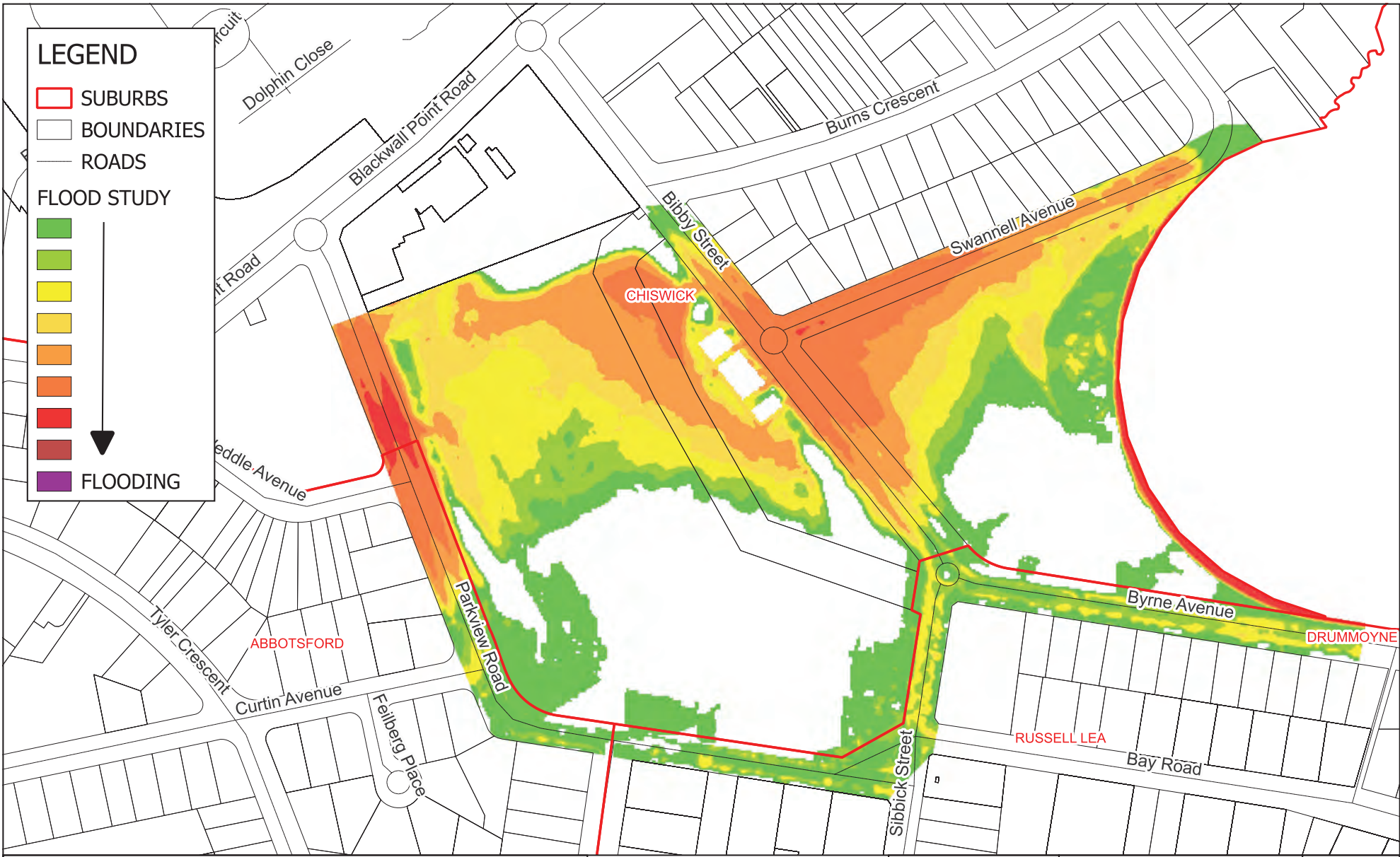


Figure 2.5: AEP Flood extents (Source GRC Hydro 2025)

Vegetation

Typically for sportsfield parks tree canopy within the parks is concentrated to non field areas. Planting is primarily of native species a mix of site endemic and general native species.

The largest and most mature trees are in:

- the southern zones of Allison Park and Campbell Park
- along the Bibby Street edge of Campbell Park
- in the north west corner and along the foreshore of Lysaght Park
- along the foreshore of Russell Park

Areas typified by a lack of tree canopy affecting summer heat comfort and visual amenity include:

- Parkview Road edge of Campbell Park
- Byrne Ave frontage of Lysaght Park and Russell Park
- The Parade frontage of Russell Park

Within Allison Park and to the foreshores of Lysaght and Russell Parks past plantings of She Oak (*Allocasuarina* species) whilst appropriate to the location do in some cases create challenges for sightlines and passive surveillance of park areas and limit connections from park areas to the water.

There is minimal understorey (groundcover and shrub planting) through the parks which contributes to a limitations to habitat values within the parks.

Key Opportunities

- Established tree canopy to some areas of the parks can be supplemented to further enhance shade for summer use and enhance visual and habitat values
- Potential to provide selective areas of understorey planting to enhance habitat values on the site
- Potential to provide mulch under groups of trees to enhance grass growth and reduce maintenance
- Look for opportunities to increase tree canopy

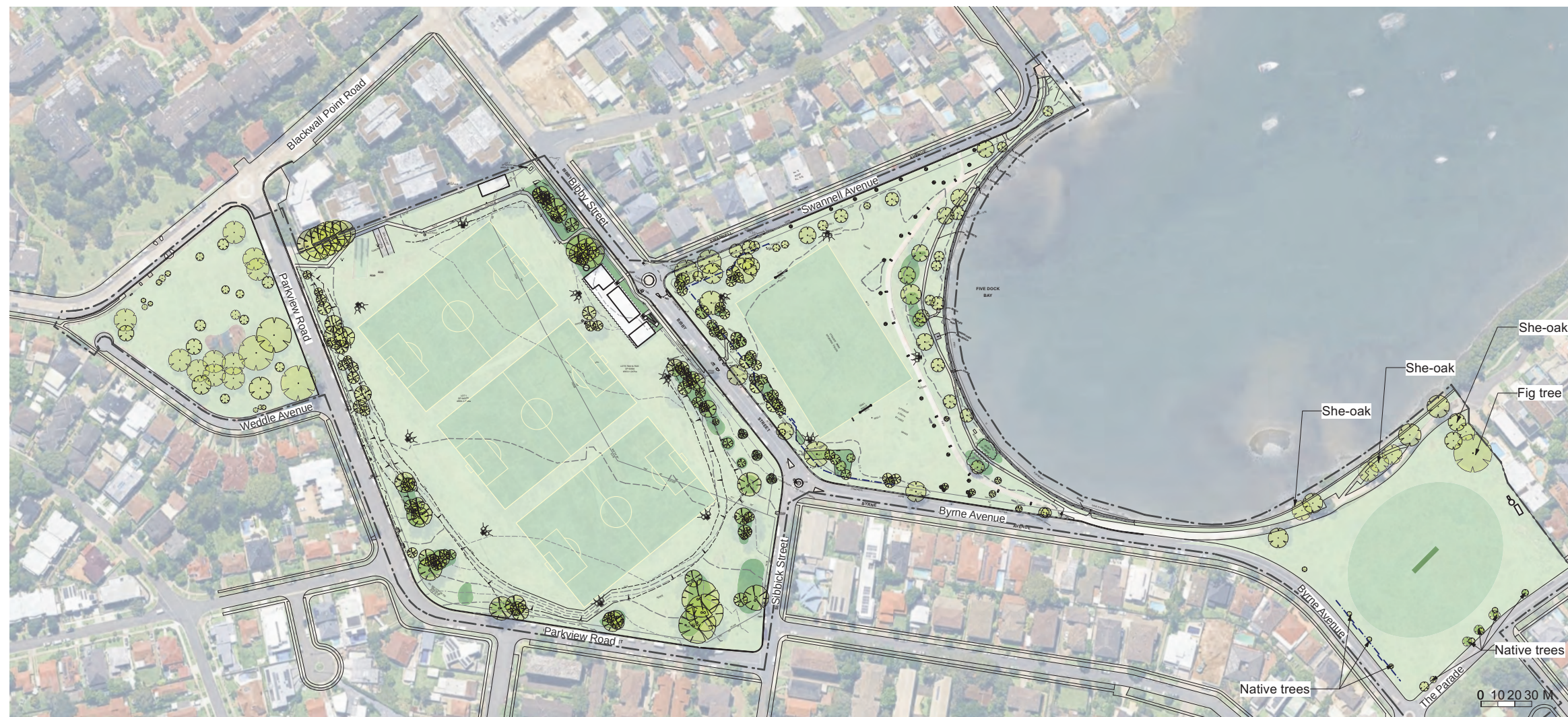


Figure 2.6:Vegetation

Organised Sports Use

Facilities within the parks facilitate seasonal sports usage as listed below:

Campbell Park

- Winter
- Football training multiple nights per week and games on Friday evenings, Saturdays and Sundays
- Summer
- 2 Cricket wickets - note alignment of pitches and available space does not allow two senior matches to be undertaken

Lysaght Park

- Winter
- Football training multiple nights per week and games on Saturdays and Sundays
- Summer
- No organised sport

Russell Park

- Winter
- Cricket matches
- Summer
- Junior Cricket matches

Football club users note that the drainage conditions in Campbell Park result in loss of training and match play due to unplayable conditions. They have lobbied Council for potential provision of a synthetic surface. Such a proposal is made challenging by the flood conditions within the park, and potential impacts on park use outside of football activities (such as passive recreation and summer cricket use). Council has indicated their intent to complete and LGA wide investigation to guide the provision of synthetic surfaces across Canada Bay.

Key Opportunities

- Field conditions in Campbell Park currently reduce capacity for Football club users
- Lack of storage for Lysaght Park creates operational issues for training and match play
- Look for opportunities to increase sportsfield capacity across the precinct



Informal / Casual Use

The parks although heavily oriented to organised sports usage do play an important informal recreational role for the local community.

Allison Park

Provides a neighbourhood park role for the local community including small playground, some park furniture and some shade tree canopy.

Campbell Park

Informal use of the playing fields is made by the community for games and family activities along with fitness. The elevated southern area of the park has attractive tree canopy and shade and would provide a good location for a playspace to support active and informal use of Campbell Park.

Lysaght Park

The foreshore provides an important attractor for the local community to be close to the water supported by path access seating and picnic shelters.

The field and surrounds also supports dog off leash use the majority of the time when not used for organised sport.

Russell Park

As in Lysaght Park the foreshore provides a similar amenity to be close to the water. Conditions could be enhanced through improvements to access and park furniture.

To all parks the provision of path access and access loops to considered locations would greatly enhance the passive recreational usage.

Key Opportunities

- Improved path access and provision of a recreational loop in Campbell park would enhance informal recreational use
- Potential to upgrade and provide additional park furniture to support informal park use
- Potential to Improve the foreshore at Lysaght Park and Russell park
- Desire of community for outdoor fitness facilities



Figure 2.8 :Recreational use - day to day

Facilities and Furniture

The parks have a base range of facilities that support recreational and community use. This includes:

Allison Park

- small playground,
- limited park seating

Campbell Park

- amenities building with toilets change rooms kiosk and community meeting / function room
- limited park seating

Lysaght Park

- park seating to west side of playing fields in addition to limited locations in foreshore area
- picnic shelters to foreshore area
- drinking fountain
- DOLA bag dispensers and bins

Russell Park

- small toilet block with poor access
- limited park seating
- picnic shelters to foreshore area
- playground to western park area (south side of The Parade).

Key Opportunities

- Aged condition of most furniture
- Playgrounds in Allison Park and Russell Park are in fair condition but will reach the end of their useful lifespan within the 10 year planning period of the Masterplan
- Desire of community for outdoor fitness facilities
- Improve access to amenities



Figure 2.9: Facilities and Furniture

Engagement

An engagement program has been undertaken both within Council and externally to inform development of the Masterplan

The objectives of the engagement program have been to:

- Seek stakeholder input to inform the Campbell and Lysaght Parks Precinct Masterplan
- Identify key stakeholders who can assist in producing a Masterplan that will effectively guide planning and implementation
- Provide a range of opportunities for key stakeholders to have their say
- Facilitate a process that can build effective communication
- Facilitate a process that provides a platform for an ongoing collaborative relationship
- Provide clear, visual and written outputs from engagement

Consultation has been undertaken over three main phases:

Phase 1 Review and understanding

Phase 2 Draft Masterplan

Phase 3 Public Exhibition

Phase 1 consultation is complete and methods include the following:

- i Council officer liaison
- ii TfNSW liaison
- iii Online project presence
- iv On line park users survey
- v Direct liaison with organised sports users
- vii On site Have your say pop-ups
- viii Consultation report
- viii Council officer draft concepts review
- ix Executive and Councillor briefings

Help us plan for the future of Campbell Park and Lysaght Park



Feedback closes Sunday, 29 June 2025



City of
Canada Bay

collaborate.canadabay.nsw.gov.au

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Version: 2, Version Date: 27/05/2025



The City of Canada Bay is developing a 10-year Masterplan for Campbell Park and Lysaght Park in Chiswick—and we'd love to hear from you.

The Masterplan will guide future upgrades and improvements to these much-loved local parks, ensuring they continue to meet the needs of our community. This is your chance to share your ideas and help shape a vision for these spaces. There are plenty of ways to get involved, and I encourage you to have your say by Sunday, 29 June.

Mayor Michael Megna
City of Canada Bay



Get involved!

Online: visit bit.ly/campbell-lysaght or scan the QR code

Email: council@canadabay.nsw.gov.au with the subject 'Campbell Park and Lysaght Park Masterplan'

In-person:

Sunday, 8 June 1–5pm
Community Fun Day, Drummoyne Oval
Tuesday, 10 June 4–6pm
Campbell Park Amenities Building
Saturday, 14 June 7–9:30am
Lysaght Park

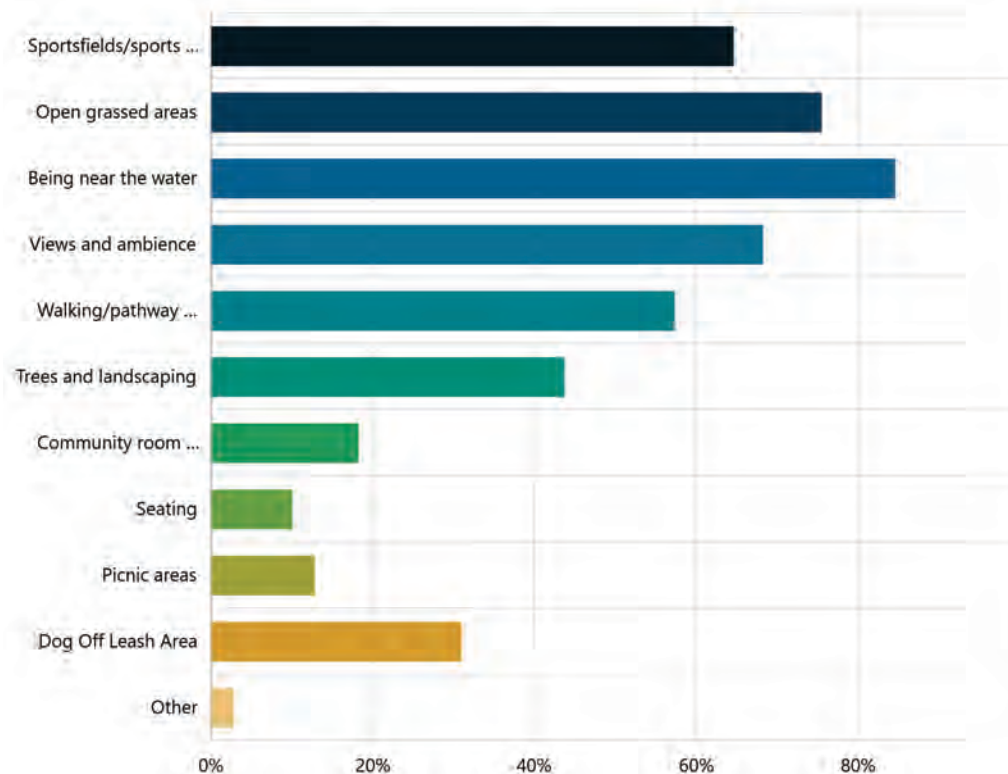
Phase One Engagement Outcomes

The various mediums yielded the following contributions

- 110 surveys from 109 contributors
- 129 Social Pinpoint Pins from 45 contributors
- 9 emails / letters
- Submission from Abbotsford Junior Football Club.

The following highlights the key themes raised across the various consultation mediums for the parks:

What Do You Like about Campbell and Lysaght Parks



Field Drainage Condition and Surfacing

Both Campbell and Lysaght Parks are challenged by poor drainage and soil conditions leading to the following concerns by organised sports users:

- Poor recovery times after rain and resultant cancelling of matches and training during the winter season
- Some uneven surface and grass cover
- Ponding of water in general grassed areas around amenities block and base of southern slopes to Campbell Park



Several responses suggested the need to carry out field surface improvements works including drainage, soil works – and noted that major works of this type have not been undertaken for an extended period.



Left and above: community engagement activities

Site Drainage Generally

In addition to the field areas, drainage in other areas was noted as problematic for general park use and access. This included:

- The area adjoining the Campbell Park amenities building to the west and south (this zone is effectively the overland flow path from the Park to Bibby Street).
- At the base of the embankment at the southern end of Campbell Park.
- To Bibby Street in the area of the existing refuge crossing which is a low point in the street and gathers water after even minor rainfall – while heavy rainfall and high tides can create more significant flooding in Bibby Street.

Synthetic Sports Surface

Winter organised sports users advocated strongly for a synthetic surface to Campbell Park which they believe is the best way to address the drainage and surface conditions.

At the same time there was also feedback from other community members concerned about the impact of synthetic surfacing on the environment and character of the reserve, and on their multi use (including loss of a cricket wicket in summer) and general equity of use for the community.

Sports Facilities

There were several aspects of sports facilities flagged by sports users as desirable for enhancement:

Cricket nets	Cricket users advocated upgrading of existing nets and provision of additional nets to meet community demand
Cricket pitches	The southern pitch currently impinges on the football field and requires winter coverage. Cricket NSW has requested retaining the current configuration to avoid issues with low sunlight late in the afternoon. The existing alignment and winter coverage arrangements are therefore proposed to continue.
Goal storage	The moveable goals are seen as advantageous by the users and Council – however the existing storage within disused cricket nets is temporary – and a permanent location that is less intrusive is preferred
Storage to Lysaght Park	Currently training and game day equipment is carried across Bibby Street each time for setup. This is not ideal and a storage area within Lysaght Park would enable users more efficient and safe setup for training and games

Pedestrian Movements Between the Parks

The existing refuge crossing between the parks to Bibby Street is seen as problematic, in particular:

- Flooding of Bibby Street can restrict safe pedestrian use
- Pedestrian movements in busy times can conflict with

parking and general traffic

- Refuge / vehicular priority crossing can create uncertainty in peak use times
- Linemarked and potentially raised pedestrian crossing seen as better option

Path Access

There was strong interest in further development of path loops in particular around Campbell Park that would:

- Provide recreational loops for walking fitness and young children's cycle use
- That can enhance accessibility to adjoining streets and street corners

In addition the need for pedestrian paths along Sibbick Street and Bibby Street to connect crossing points in to the path network and provide access to kerb side parking areas.

Public Toilets

A number of responses across all mediums expressed the need for publicly accessible toilets across weekdays and weekends. The amenity block toilets are currently locked other than in sports usage times (training and game days).

Dog Off Leash Area (DOLA)

The existing DOLA in Lysaght Park raised a lot of community responses. Some dog owners flagged the winter season limitation on dog use by sports training and game days as problematic while others suggested such a compromise was appropriate.

Childrens Play Space

Notwithstanding the presence of a play space within the nearby Allison Park (to the west of Campbell Park on Parkview Avenue), a number of responses requested consideration of a playspace within Campbell or Lysaght Parks to complement day to day informal use and sports use.

Fitness Equipment

Several responses noted the desirability of fitness equipment for general public use within the parks as a consideration for the Masterplan.

Parking and Traffic

Parking availability did not come through as a major issue flagged in responses although it was mentioned by several respondents. A great number of responses related to traffic and related pedestrian amenity and safety given the need to cross roads to enter the parks.

There was the recognition in several responses that integrating park edge angle parking would be difficult on some streets and that perhaps the major possibility for this with be the western park edge adjoining Parkview Road.

Tree Planting and Shade

There was strong interest in further tree planting within the parks for shade and amenity. In particular shade to walkways was mentioned along with shaded seating areas.

Habitat and Ecology

Several responses flagged the potential to enhance ecological values within the park though additional native plantings to support existing and additional tree plantings. In addition the potential to enhance the ecological qualities of the foreshore edge was noted by several responses as a potential opportunity.

Maintenance

Several responses flagged potential for improved maintenance related to field surfacing and drainage as considerations for the Masterplan.

Phase two engagement outcomes

Phase 2 consultation ran from 30 January – 1 March 2026 and involved collecting feedback on the first draft of the Masterplan:

Engagement mediums

Feedback was collected via:

- Online survey
- 3 in-person sessions at:
 - Council’s Foreshore Flicks event at Campbell Park – 30 January from 5-6.30pm
 - Campbell Park Community Room – Tuesday, 10 February from 4-6pm
 - Lysaght Park – Sunday, 15 February from 3-5pm
- Email
- Meetings with key stakeholders (Abbotsford Football Club and Inner West Harbour Cricket).

Notification

The following methods were used to notify the community of the opportunity to provide feedback:

- 1,834 postcards distributed to surrounding residents
- Posters installed throughout the precinct
- Email to key stakeholders and previous participants
- Council print newsletter and enewsletters
- Social media.

Responses

The there was a good response from the community including:

- 36 completed online surveys
- 16 submissions from drop-in sessions
- 14 emails
- Submission from Abbotsford Junior Football Club
- Submission from Football Canterbury
- Submission from Football NSW
- Social media posts.

Support

Support for Draft Masterplan (Collaborate survey – 36 surveys)

Support	44.5% (16)
Support with changes	47.2% (17)
Don’t support	8.3% (3)

City of Canada Bay E News February 2026



Campbell and Lysaght Parks Precinct Masterplan

The City of Canada Bay has developed a draft Precinct Masterplan for Campbell, Lysaght, Allison and Russell Parks in Chiswick. This plan will guide future improvements and upgrades over the next 10 years and has been drafted using community feedback that was collected in June 2025. We now want to hear from you again to make sure the first draft captures your vision for these spaces. Scan the QR code or visit bit.ly/campbell-lysaght to learn more and share your feedback before Sunday, 1 March 2026.

Help shape the City of Canada Bay!

Want to know what's happening across the City and have your say on local projects? Subscribe to Collaborate Canada Bay — our online community engagement hub. Collaborate lets residents learn about upcoming projects, share ideas, provide feedback and track projects from planning through to delivery. You can also follow specific suburbs and be notified when new projects are open for consultation, so you can contribute when it matters most. Visit collaborate.canadabay.nsw.gov.au or scan the QR code to get involved.



Support for key recommendations

The following tables summarise general support / comments and queries across all mediums:

SUPPORTED IN ALL CONSULTATION MEDIUMS
SPORTING FACILITIES
• Potential for all-weather field surface at Campbell Park • Improved field drainage and turf condition • Goal Storage on Lysaght Park • Sports storage in Lysaght Park • Additional cricket nets added to the existing
CONNECTIVITY
• Improved pedestrian crossing between Campbell Park and Lysaght Park, and further refuge crossings to adjoining streets linking people into the parks • Upgraded and extended pathways • Provision of a circuit path loop and additional links to key park access points • Making the walkways free from off leash dogs. Cycleway / shared path connecting to longer cycle path • Better integration / connection of the parks together
INFORMAL RECREATION AND PLAY
• Seating on Campbell Park • Provision of a new children’s playspace on Campbell Park • Provision of outdoor fitness facility
PARKING
• Maintenance of the boat parking restrictions around the Campbell and Lysaght Parks • Increased Parking adjoining Parkview Rd
HABITAT / ECOLOGY
• Increased tree canopy • Native vegetation

OTHER COMMENTS
SPORTING FACILITIES
• Add a cricket pitch to Lysaght Park to replace the lost pitch on Campbell Park • Extend fencing along Swannell Ave (Lysaght Park) to stop balls • Stop soccer practice use of cricket nets (kicking balls in nets) in particular at night it is very noisy • Why not provide two all weather fields at Campbell park • Why not Lysaght or Russell as all weather options
CONNECTIVITY
• Don't remove the narrow path near foreshore in Lysaght park –although it breaks up the foreshore grassed space for other use it is used by the community • Potential crossing / refuge to Byrne Ave near laneway joining Bay Road and Byrne Ave. The section of Byrne Ave just before this laneway is curved and out of site which provides very little viewing of oncoming cars for people who want to cross the Byrne Ave to access Russell Park. • A formal cycling entry/exit should be provided at the Byrne Street / Sibbick Avenue roundabout, with a further connection between the PSFL and Byrne Street at Russell Park • There is a potential choke point along the PSFL to the east of the Campbell Park amenities building. • Provide a pedestrian crossing on Swannell Ave • Avoid reliance on shared paths – separate bikes and pedestrians
INFORMAL RECREATION AND PLAY
• Make Allison Park a dog park • Provide fencing to dog off leash area • Don't limit dog access in Lysaght Park • Extend off leash dog access (to foreshore area) • The dog water bowl at Lysaght Park is very close to end of fence – could the fence be extended • Consider Futsal Courts • Provide a Hub for children in Drummoyne/Abbotsford/Chiswick area similar to that offered at Majors Bay Reserve. • Provide more BBQ's near resting recreation areas • Provide further shelter, water, toilet utilities at Lysaght Park • Extend fencing along all park edges

OTHER COMMENTS
INFORMAL RECREATION AND PLAY
• Additional management required to Lysaght Park and multi use area – safety etc • Public toilets should be available 24hrs day and in summer • Potential kayak launching at foreshore • Provide the playspace to Lysaght Park south so it serves the foreshore area
PARKING
• Potential to close The Parade from the roundabout to the end of Gears Ave to connect the two sections of Russell Parks together for a safer park area for the children. • Provide more off street parking than indicated in the masterplan • Parking spaces off Parkview Rd – could encourage 'hoons'
HABITAT / ECOLOGY
• Potential naturalisation of foreshore area at Lysaght and Russell Parks - improved habitat for native birds / fauna at foreshore – possible sanctuary

Phase Three Engagement

Phase three involves public exhibition of the Masterplan after which the plan will be finalised integrating any agreed refinements arising from inputs and comments.

5.1 Masterplanning Principles

As a means of providing a foundation for the development and appraisal of planning solutions for the Campbell and Lysaght Parks Precinct a series of Masterplanning actions have been identified.

The actions directly respond to the principles identified in Canada Bays Open Space and Recreation Strategy, 2019.

	guiding principles from Open Space and Recreation Strategy 2019	actions
1	Optimise Capacity	• Secondary foreshore path to be retained and integrated with improvements to accessible foreshore facilities, including park furniture. Provide selectively located seating to take in views to water • Improve amenity of parkland slopes to Campbell park (access paths, seating, additional shade tree canopy) • Consider a playspace to Campbell Park to support parkland use and game day sports use • Provide outdoor fitness node in Campbell Park • Consider options to enhance drainage and recondition sports turf surface in Campbell Park to improve resilience and reduce wet weather field down time • Consider feasibility of a potential synthetic field in Campbell Park to reduce wet weather field down time • Provide goal storage enclosure to north edge of Campbell Reserve • Recondition existing and provide additional cricket nets
2	Diversity	• Ensure improvement and management of the parks maximises opportunities for a broad range of users • Provide flexible spaces and facilities that can cater for multiple uses and activities where practical
3	Accessibility and connectivity	• Provide linemarked crossings at the key connection between Campbell and Lysaght Parks on Bibby Street and Allison-Campbell Parks on Parkview St • Provide road verge pathways at key locations to park edges (eg Sibbick St and Bibby St) • Investigate pram ramps (as minimum) and potentially refuge crossings at key access points to the parks • Provide recreational access path loop to Campbell Park and connect to park facilities and access points • Provide improved path access through and around Allison Park and Russell Park and playspace • Provide improved connections to foreshore parklands areas
4	Partnerships & collaboration	• Continue integrating community engagement to the development and finalisation of the Masterplan • Continue to work with organised community groups in relation to key park facilities
5	Well-designed	• Guide improvements in accordance with the coordinated Masterplan strategies
6	Sustainability - natural environment	• Provide progressive enhancement of foreshore parkland tree plantings with appropriate species to provide strong habitat value but enhance visual links to water and safety and security sight lines • Provide additional tree plantings to Campbell Park to enhance character and usability of informal use spaces
6	Sustainability - economic	• Ensure designed and implemented improvements offer value for money • Ensure planning and management decision making is able to be maintained with available resources



Foreshore parkland to Lysaght Park

5.2 Concept Masterplan

The Masterplan at Figure 5.1 illustrates the preferred concept Masterplan direction for the parklands based on consideration of a range of options for individual elements. Sections 5.3-5.7 illustrate the proposals in closer detail and where applicable indicate some longer term options for further enhancement of facilities should funding enable.

Refer to the following overview of the Masterplan proposals related to the numbered proposals.

1. Allison Park

Investigate with the NSW Department of Housing the future tenure of Allison Park.

Consider a low level landscaped buffer to traffic on Blackwall Point Road along with tree canopy that can provide shade relief to the path and enhance the streetscape.

2. Allison Park playground

Maintain the existing playground until the end of its safe and useful asset life. Undertake selective thinning of She-oaks behind playground and to park edge.

3. Potential verge footpath link connecting parking spaces and pedestrians to crossing

4. Potential off street car parking

Potential for provision of angle parking area.

5. Cricket nets

Upgrade cricket nets with due consideration to safety design standards.

6. Proposed goal storage enclosure

Provide an enclosure adjoining existing tank structure and minimise aesthetic impact.

7. Campbell Park sports field

Investigate and design field drainage and sports turf resurfacing of the playing fields. Works within levels range determined by flood modelling.

8. Amenities

Provide public toilet access.

9. Provide seating / viewing platform under existing trees and to bare grassed area

10. Improved drainage adjoining amenities

Provide subsoil drainage in area of existing swale to prevent ponding and soggy condition after rainfall.

11. Campbell Park playground

Provide new playspace to elevated and shaded area adjoining Parkview Parade in lieu of/ to replace Allison Park playground at its end of life.

12. Campbell Park fitness node

Consider outdoor fitness node adjacent to play space.

13. Lysaght Park field and dog off leash area

Limit off leash dog exercise to western edge of existing shared path, to avoid conflict with foreshore picnic areas. Upgrade open DOLA entrance on Bibby St with a gate.

14. Storage for Lysaght Park sports field

Provide small secure storage space adjoining field with path access from shared path.

15. Lysaght Park foreshore parkland

Secondary foreshore path to be retained and integrated with improvements to park furniture adjacent to the foreshore.

16. Russell Park foreshore parkland

Plant native canopy trees to retain views from foreshore open space to water, provide shade and maintain use under. Integrate areas of native understorey planting to enhance habitat.

Integrate new picnic shelters within the foreshore setting accessed from shared path.

17. Provide accessible path to existing Russell Park toilets

18. Russell Park sports field

Provide sports field lighting for training purposes.

19. Russell Park playground

Consider potential to link verge pathway to existing linemarked pedestrian crossing to improve local accessibility and safety.

Retain existing play facilities.

20. Parramatta to Sydney Foreshore Link (PSFL)

Shared path connection through parks.

21. New linemarked pedestrian crossing

New shared pedestrian cycle crossing.

22. New refuge pedestrian crossing

Investigate potential pedestrian refuge crossing.

23. New loop path to Campbell Park

New pedestrian loop path around Campbell Park and linking to entry points and street corners. Loop Pathway to be lit to pedestrian standards giving context to the regular use of sportsfield lighting during winter.

24. Native shade tree canopy

Provide enhancement of high tree canopy across site to park edges, residual spaces and to shade pathways and informal recreational use.

25. Repurpose irrigation tank

Council to investigate the potential modification and / or re-purposing of the tank structure at the northern end of Campbell Park.

26. Relocate drinking fountain

Relocate drinking fountain near the fence in Lysaght Park to middle of sportsfield adjacent to foreshore shared path so it can service more users and improve safety for dogs.

27. Periodic investigations for traffic and need for changes to conditions or additional parking

Applies generally across precinct.

28. Intersection upgrade

At Byrne Ave and The Parade for pedestrian access and traffic calming (including roundabout, kerb ramps and speed cushions).

Concept Masterplan

5.0



Figure 5.1 Concept Masterplan

LEGEND	
	Extent of concept masterplan
	New Parramatta to Sydney Foreshore Link (PSFL)
	New Campbell Park pedestrian loop path
	New pedestrian path to other locations
	Existing path
	Mulch zone under tree canopies
	Dog off leash area (DOLA)
	Potential synthetic turf field
	Park fence
	Existing refuge crossing
	Proposed refuge crossing
	Proposed speed cushion
	Play space
	Fitness node
	Existing cricket net
	Proposed cricket net
	New storage areas
	Existing sports light
	Proposed sports light

Option 1 - Natural Turf

5.3 Campbell Park

4. Potential off street car parking

Provide additional 90 degree parking - subject to demand.

5. Cricket nets

Upgrade cricket nets with due consideration to safety design standards.

6. Proposed goal storage enclosure

Provide enclosure adjoining existing tank structure to minimise aesthetic impact.

7. Campbell Park sports fields

Investigate and design field drainage and sports turf resurfacing of the playing fields to improve surface quality condition and resilience. Works to be carried out within levels range determined by flood modelling, to avoid adverse impacts on existing flood conditions.

8. Amenities

Provide public toilet access to existing toilet facilities.

9. Provide seating / viewing platform under existing trees and to bare grassed area

Integrate potential seating and gathering area under existing trees to take advantage of summer shade.

10. Improved drainage adjoining amenities

Provide subsoil drainage in area of existing swale to prevent ponding and soggy condition after rainfall.

11. Campbell Park playground

Provide small new playspace to elevated and shaded area adjoining Parkview Parade in lieu of/ to replace Allison playground at its end of life

12. Campbell Park fitness node

Provide outdoor fitness node adjacent play space overlooking park.

20. Parramatta to Sydney Foreshore Link (PSFL)

Shared path connection through parks.



Figure 5.2 :Concept Masterplan - Campbell Park - option 1

Concept Masterplan



General area of proposed playspace and fitness node to Campbell Park

23. New loop path

Provide pedestrian path loop around park and connecting to adjoining streets for access and recreational use. Loop Pathway to be lit to pedestrian standards giving context to the regular use of sports field lighting during winter.

24. Additional native shade tree planting

Provide additional native tree canopy to shade pathways and informal recreational use.

25. Repurpose tank

Council to investigate the potential modification and / or repurposing of the irrigation tank at the northern end of Campbell Park.



Figure 5.3 :Concept plan and section - Campbell Park parkland slopes playspace and fitness

5.3 Campbell Park

Options For Recreational Facilities

Potential Synthetic Surface Location

As identified earlier, Campbell Park is affected by stormwater overland flow flooding from a moderately sized catchment. Flooding occurs when heavy rainfall over the catchment forms overland flowpaths and discharges across Campbell and Lysaght Parks to Sydney Harbour.

Synthetic surfaces are problematic within floodways due to high potential for structural damage to infrastructure and to surfaces from water borne sediments and debris.

For this reason, the only feasible location for a synthetic surface would be in the south of the park in the area of the southern field.

Provision of a synthetic surface in this location would be subject to LGA wide assessment of Councils approach to synthetic surface and reconciliation of on site factors. These include:

- Ancillary facilities (fencing, lighting etc)
- Business case
- Compliance with relevant playing standards
- Environmental considerations
- Greater multipurpose use
- Geo-technical conditions
- Impact on informal / community use
- Increased capacity of playing field
- Intensification of use
- Loss of one cricket wicket
- Management model
- Thermal (heat) effect

Option 2 - Synthetic Field



Figure 5.4 :Concept Masterplan - Campbell Park - option 2

Options For Recreational Facilities

Cricket wickets to Campbell Park

There are two existing synthetic wickets within Campbell Park the north pitch oriented east west and the south oriented north south.

The location of the southern pitch means that the southern field requires covering and turfing over during winter to enable use of the southern football field which is time consuming and costly.

Consideration was given to replacing the southern synthetic pitch and aligning it east-west between the central and southern football field to avoid the need for winter covering.

Cricket NSW and Inner West Harbour Cricket Association have subsequently requested the current configuration remain to minimise field crossover and avoid issues with low sunlight late in the afternoon. This is reflected in the Masterplan.

Cricket Nets

It is proposed to upgrade and provide two additional cricket nets with due consideration to safety design standards.

New Goal Storage Enclosure

With proposed removal of the existing disused cricket nets, it is proposed to provide a lockable enclosure for storage of mobile goals tucked in against the existing masonry detention tank on the northern boundary of the park.



Figure 5.5 Campbell Park - additional sports facilities proposals

5.4 Lysaght Park

13. Lysaght Park field and Dog Off Leash Area

Maintain current management of dog off leash during training and game times. Limit off leash dog exercise to western edge of existing shared path to avoid conflicting use with the proposed improvements to the foreshore area. Foreshore area to be on leash only. Upgrade open DOLA entrance on Bibby St with a gate.

14. Storage adjacent to Lysaght Park sports field

Provide a small secure storage space adjoining field with path access from shared path, to reduce demand for game day movement of equipment from Campbell Park.

15. Lysaght Park foreshore parkland

Secondary foreshore path to be retained and integrated with improvements to park furniture adjacent to the foreshore.

As above foreshore area will be dog on leash only.

20. Parramatta to Sydney Foreshore Link (PSFL)

Shared path connection through parks.

21. New linemarked pedestrian crossing

New shared pedestrian and cycle crossing improving safety and amenity of access crossing Bibby Street.

22. Refuge pedestrian crossing

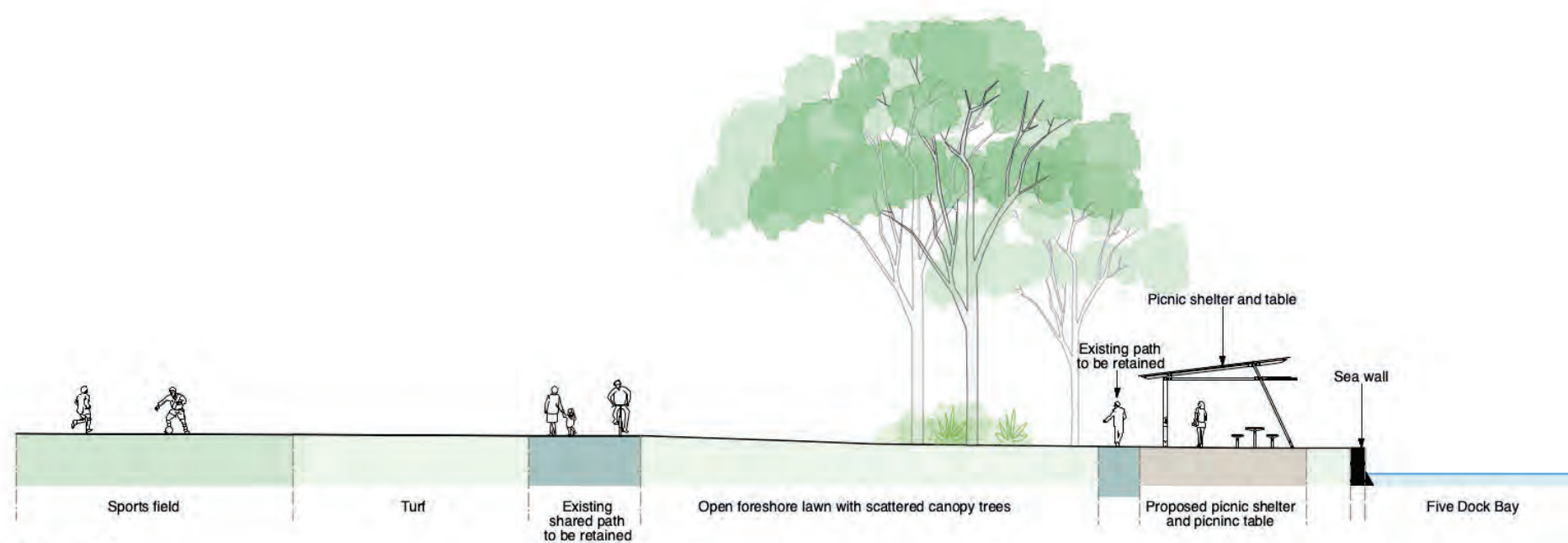
Investigate potential pedestrian refuge crossings to support major pedestrian movement routes between parks and adjoining areas.

24. Native shade tree canopy

Provide enhancement of high tree canopy across site to park edges, residual spaces and to shade pathways and enhance informal recreational use.

26. Relocate drinking fountain

Relocate drinking fountain near the fence to middle of sports field adjacent to foreshore shared path so it can service more users and improve safety for dogs.



Section 1-1

Figure 5.6: Concept Masterplan - Lysaght Park - section through foreshore parkland



Existing Foreshore Path to be refurbished



Existing Shared Path

Concept Masterplan

5.0



LEGEND

	Extent of concept masterplan		Existing refuge crossing
	New Parramatta to Sydney Foreshore Link (PSFL)		Proposed refuge crossing
	New Campbell Park pedestrian loop path		Proposed speed cushion
	New pedestrian path to other locations		Play space
	Existing path		Fitness node
	Mulch zone under tree canopies		Existing cricket net
	Dog off leash area (DOLA)		Proposed cricket net
	Potential synthetic turf field		New storage areas
	Park fence		Existing sports light
			Proposed sports light



Figure 5.7 :Concept Masterplan - Lysaght Park

5.5 Allison Park

The majority of Allison Park is owned by the NSW Department of Housing. As such council is mindful of over investing in upgrading land where they currently have limited tenure. Council will undertake further liaison with the Department of Housing to confirm future tenure and inform appropriate future investment in the open space.

1. Allison Park Grassed Space

The northern (upper) section of Allison Park provides an informal multi-purpose grassed space for flexible informal community use.

To the Blackwall Point Road frontage consider a low level landscaped buffer to traffic on along with tree canopy that can provide shade relief to the path and enhance the streetscape.

2. Allison Park Playground

Maintain the existing playground until the end of its safe and useful asset life.

Enhance visual permeability, passive surveillance and sight lines to playspace and play equipment.

3. Consider Potential Footpath Link Adjoining Park

Consider potential to provide footpath to street verge adjoining park to improve accessibility along street to park and from parked cars to the pedestrian crossings.

LEGEND



Figure 5.8 :Concept Masterplan - Allison Park



5.6 Russell Park

16. Russell Park foreshore parkland

Plant native canopy trees to retain views from foreshore open space to water, provide shade and maintain use under (refer cross section below). Integrate areas of native understorey planting to enhance habitat. Integrate replacement picnic shelters within the foreshore setting accessed from the shared path.

17. Provide accessible path to Russell Park toilet block from foreshore

18. Russell Park field

Provide sports lighting for training purposes subject to intrusive light assessment.

19. Russell Park playground

Consider potential to link verge pathway along The Parade to connect to existing linemarked pedestrian crossing to improve local accessibility and safety. Consider potential for future upgrade of play facilities when existing equipment reaches end of asset life.

20. Parramatta to Sydney Foreshore Link (PSFL)

Shared path connection through parks.

24. Additional shade tree planting.

28. Intersection upgrade

At Byrne Ave and The Parade for pedestrian access and traffic calming (including roundabout, kerb ramps and speed cushions).

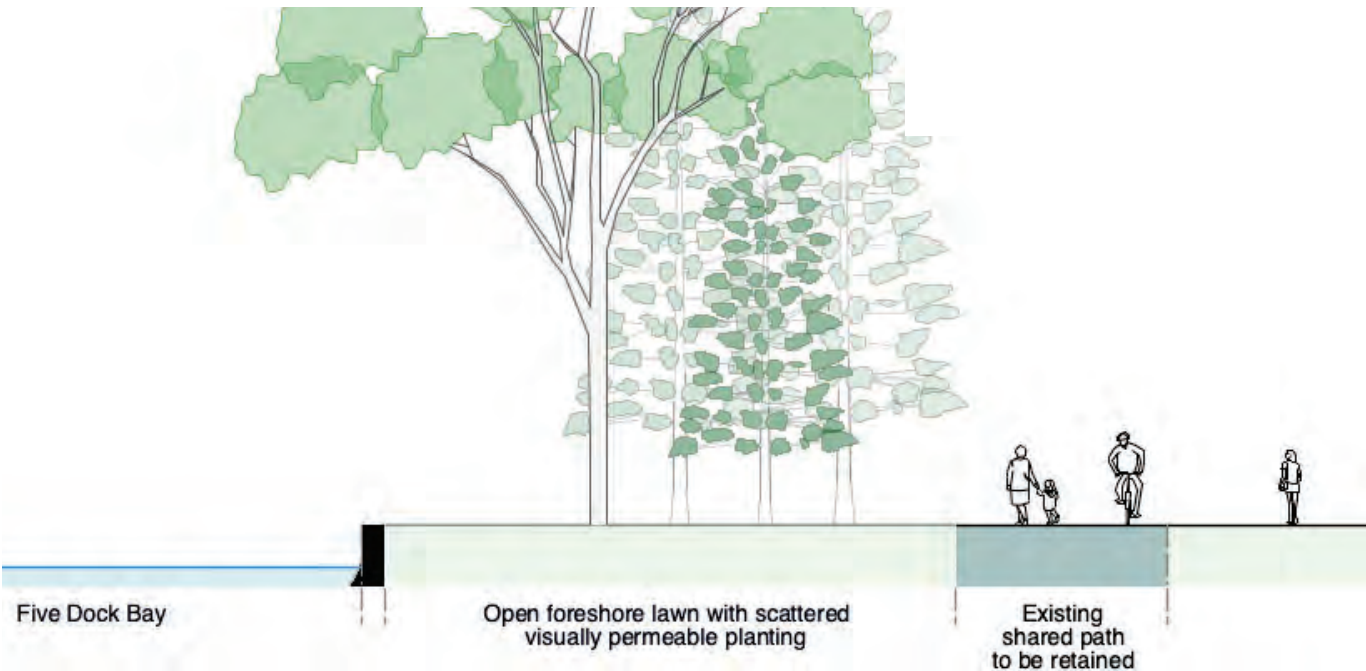


Figure 5.9 :Concept Masterplan - Russell Park - section through foreshore parkland



Figure 5.10 :Concept Masterplan and Section - Russell Park

5.7 Site Wide Strategies

Parking

On Street Parking

Parking for sports field users and general park users is provided to the fringes of the parks to adjoining streets. In past years the capacity of this parking has been impacted by extended boat trailer parking.

To improve safety for pedestrians and drivers, Council trialled changes to parking restrictions in November 2023. Consultation on the trials indicated a general preference for the restrictions to be continued.

The ongoing parking restrictions are identified on Figure 5.12 opposite and include:

- 'No Parking Motor Vehicles Excepted' around Allison, Campbell and Lysaght Parks
- 'No Parking' zones on Bibby Street, on either side of the refuge

Potential Off Street Parking

There are limited opportunities to provide off street parking within the parks that would not compromise and impact existing recreational use and parkland amenity.

Potential has however been identified for potential road edge ninety degree parking adjoining Parkview Road. Refer Figure 5.11.



Trailer parking restrictions to Bibby Street and other adjoining streets will continue



General area of park edge to Parkview Road with potential for provision of 90 degree parking.

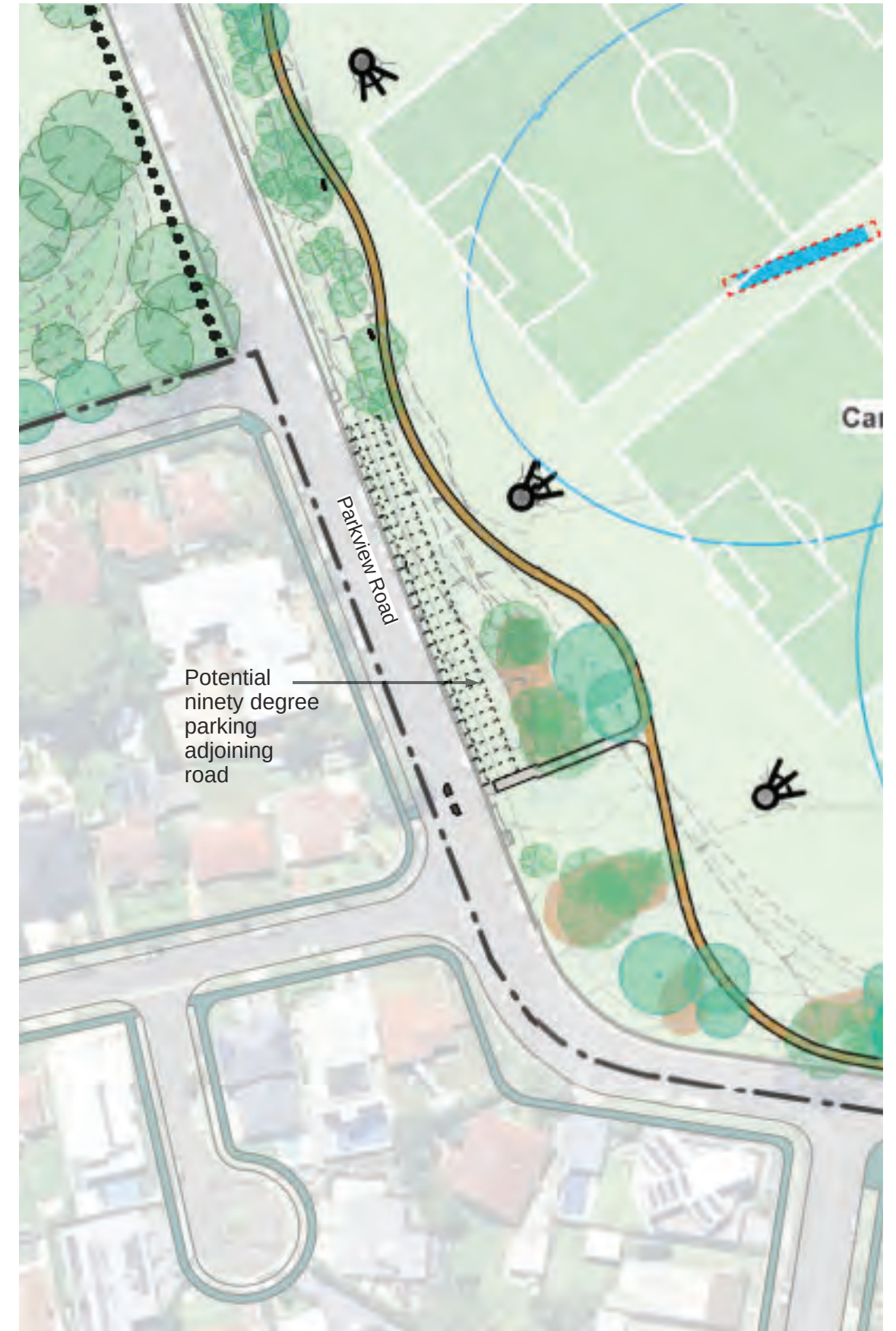


Figure 5.11 Potential ninety degree parking adjoining Parkview Road



Figure 5.12 Trailer parking restricted zones adjoining parks

6.1 Priorities and Staging

The realisation of the Masterplan vision will be a long term undertaking. As such it is necessary to approach implementation in a staged manner that prioritises and activities in a logical and efficient sequence.

For the purposes of this draft Masterplan a series of key criteria for setting priorities have been identified. These should be applied to future decision-making in relation to priorities.

Ultimately priorities will also be determined by availability and the specific intent and focus of funding. The strategies outlined in this Masterplan provide high level direction to ongoing park management but will need to be subject to further investigations design development consultation and collaboration.

Facilitating Key Collaboration and Engagement

SHORT TERM 1-2 years
17. Provide accessible path to existing Russell Park toilets
20. Parramatta to Sydney Foreshore Shared Path Link (PSFL)
21. New linemarked pedestrian crossings as part of PSFL to: -Blackwall Point Road -Parkview Road -Bibby Street"
8. Amenities - provide public toilet access out of sports use hours
24. Native shade tree canopy planting to: - Campbell Park - Lysaght Park - Russell Park"
18. Russell Park sports field - provide sports field lighting for training purposes
14. Storage for Lysaght Park sports field
16. Russell Park foreshore parkland - additional native trees incl selective understorey
27. Periodic investigations for traffic and need for changes to conditions and / or additional parking
1. Investigations with Dept of Housing re tenure of Allison Park
28. Investigate gate configuration options for the DOLA as part of implementation.

- Liaison with State Government
- Further developing relationships and collaboration with user groups
- Contact and information flow to the general community

Facilitating Analysis and Investigations

- Completion of ongoing assessments into environmental, operational and recreational factors to inform ongoing park improvement and management

Environmental Management

- Planning and implementation of water management
- Planning and implementation of tree canopy and shade enhancements
- Improvements of terrestrial and foreshore habitat values
- Safeguarding of wildlife habitat and movement corridors

MEDIUM TERM 3-5 years
1. Allison Park - buffer planting to Blackwall Point Rd
4. Potential off street parking adjoining Parkview Road
7. Campbell Park sports field upgrade - options for improvements to natural turf or potential synthetic surface subject to outcomes from Infrastructure Strategy.
23. New loop pedestrian path to Campbell Park incl lighting
10. Improved drainage to adjoining amenities building
9. Provide seating / viewing platform under existing trees and to bare grassed area to Campbell Park
15. Lysaght Park foreshore parkland - retain foreshore path and upgrade are incl picnic shelters and park furniture
13. Lysaght Park field and dog off leash area - limit dog exercise area to west edge of existing shared path
22. New pedestrian refuges at: - Byrne Avenue - Sibbick Street
5. Cricket nets upgrade and additional 2 Cricket nets
6. Proposed goal storage enclosure
25. Investigate and implement if feasible re-purposing of irrigation tank to north boundary of Campbell park
27. Periodic investigations for traffic and need for changes to conditions and / or additional parking
28. Intersection upgrade (roundabout, kerb crossings and speed cushions) at Byrne Ave and The Parade.

Facilitating and Enhancing Recreation

- Improving recreational access and accessibility to facilities
- Facilitating recreational path loops
- Improving the capacity of existing facilities to meet community needs
- Improving recreational facilities within the carrying capacity of the parks

Cost effective and efficient

- Able to be implemented with sustainable costs implications and over a short timeframe

Short, Medium and Long Term Staging

Initial short, medium and long term staging has been established by Council and are outlined in the table below. Where projects would ideally be undertaken concurrently these have been grouped in colour.

LONG TERM 6-10 years
11. Campbell Park new playground to southern slopes of park
12. Campbell Park fitness node to southern slopes of park
16. Russell Park foreshore parkland - replace picnic shelters
19. Russell Park playground - path links from verge pathway on Byrne Ave to existing pedestrian crossing on The Parade
3. Potential verge footpath link on Parkview Road connecting parking spaces and pedestrians to crossing
4. Potential off street car parking to park edge adjoining Parkview Road
27. Periodic investigations for traffic and need for changes to conditions and / or additional parking



Figure 6.1 Concept Masterplan - project reference numbers for priorities table

LEGEND			
	Extent of concept masterplan		Existing refuge crossing
	New Parramatta to Sydney Foreshore Link (PSFL)		Proposed refuge crossing
	New Campbell Park pedestrian loop path		Proposed speed cushion
	New pedestrian path to other locations		Play space
	Existing path		Fitness node
	Mulch zone under tree canopies		Existing cricket net
	Dog off leash area (DOLA)		Proposed cricket net
	Potential synthetic turf field		New storage areas
	Park fence		Existing sports light
			Proposed sports light

Implementation

6.0

Precedent examples

The images these pages illustrate some examples of the potential implementation outcomes illustrated in this report

Shared access pedestrian links and seating



Implementation

6.0

Play and fitness and sports facilities



7.1 Phase One Community Engagement Report - Investigations

7.2 Phase Two Community Engagement Report - Draft Masterplan

