

Bass Coast Aquatic and Leisure Centre Redevelopment

A modern, inclusive, future-ready aquatic and leisure centre for a rapidly growing region





Bass Coast Shire, located on Bunurong land, is one of Victoria's fastest-growing regional municipalities, less than two hours from Melbourne. The two major industries are tourism and agriculture. Population growth is dynamic, with significant growth in permanent residents and during peak holiday periods, a population in excess of 80,000.

Bass Coast Shire



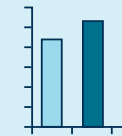
- Wonthaggi Regional Growth Centre
- **130 km** south-east of Melbourne

3.4M annual visitors; **35%** of international visitors to Victoria visit Bass Coast



Why This Project? (The Case for Investment)

A growing region under pressure



- Population **41,654** projected **47,408** by 2036

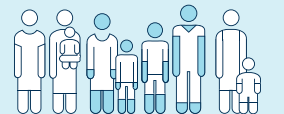
- Wonthaggi forecast growth at **17.21%** by 2036



- Wonthaggi Precinct Structure Plan - **5000** new homes in the next 20 years



- Ageing population: median age **51**; fast growth **70–84** cohort



- Growing young families driving learn-to-swim demand

- Bass Coast Aquatic and Leisure Centre - **140000** visits in 2024/25

A facility at end of life



- Built in early **1970s** – over **50** years old

- Ageing infrastructure, inefficient systems



- Space constraints limiting participation

- Not compliant with modern accessibility/inclusion expectations



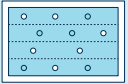
- Rising maintenance costs; not fit-for-purpose



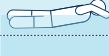
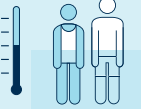
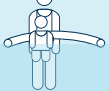
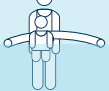
“Without redevelopment, the Centre will be unable to support the needs of an ageing population and the growing number of young families.”

Community Demand and Engagement Insights

Community Support Snapshot

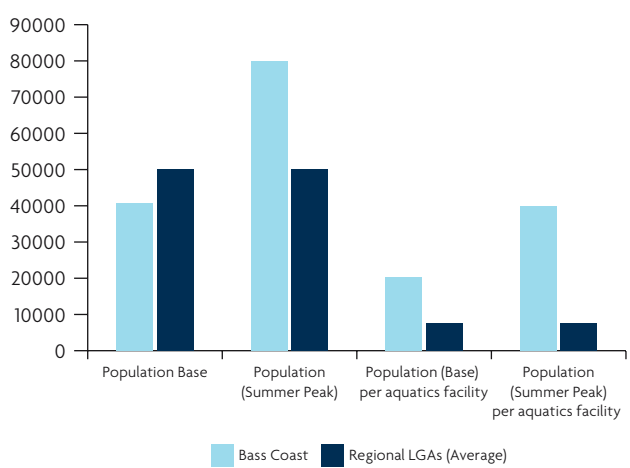
-  • **299** survey submissions
-  • **789** Engage Bass Coast visitors
-  • **70%** seeking better ventilation
-  • **56%** want more lap swimming
- **69%** say the Centre is essential to the community
- **69%** will use it more after redevelopment

Top uses identified by community

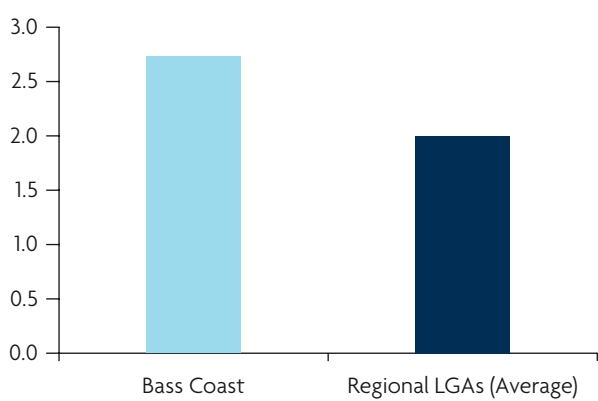
-  1. Lap swimming **(197)** responses
-  2. Warm water rehab **(98)**
-  3. User group activities **(97)**
-  4. Swim lessons **(90)**
-  5. Recreational water play **(85)**

Stakeholder Themes

- Need for competition-standard lanes and depth
- Improved accessibility (ramps, change village)
- Strong desire for warm water therapy and rehab spaces
- Future-proofing and operational sustainability



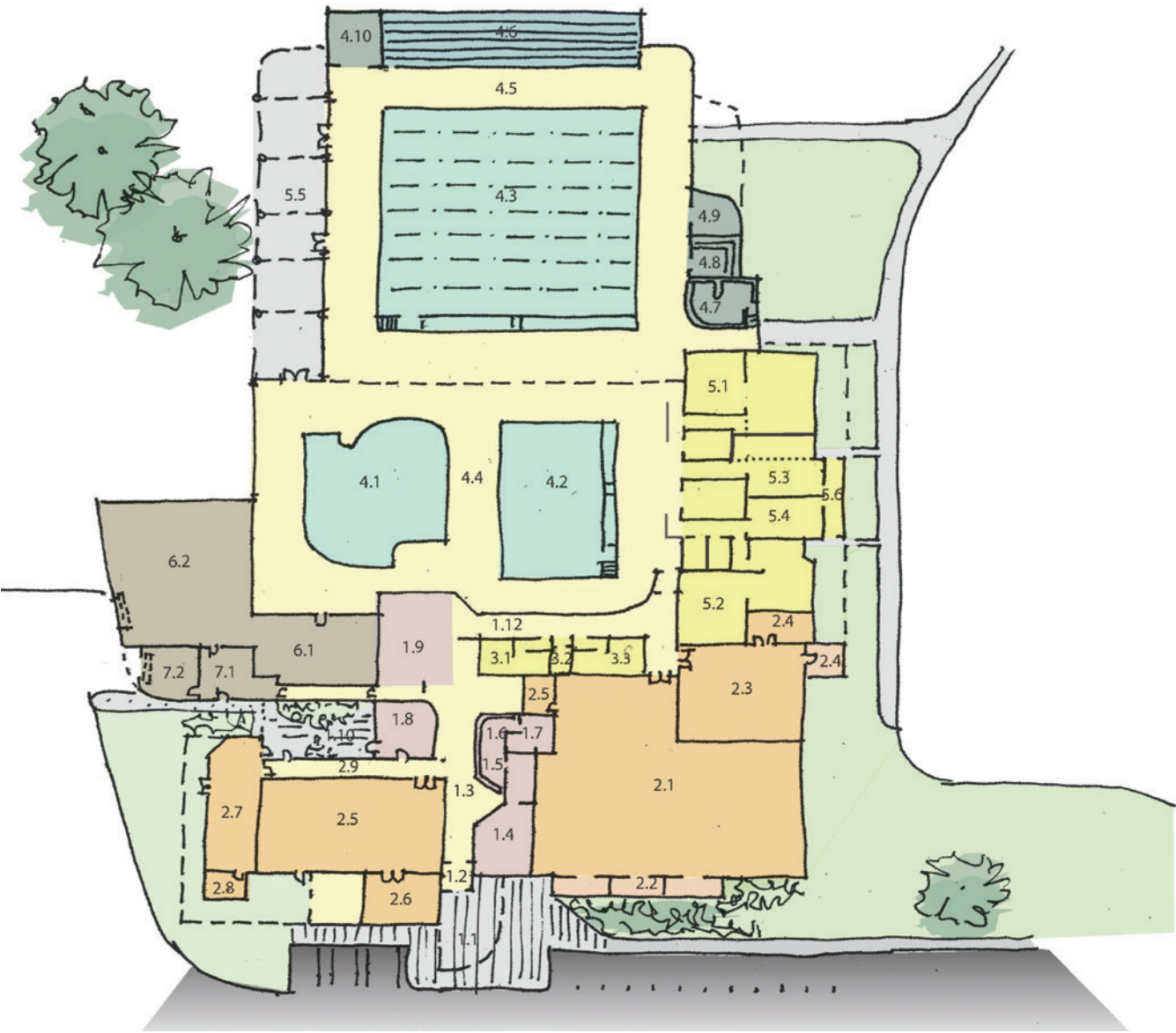
Aquatic Facility Visits Per Head of Population (Per Facility)



The Redevelopment Concept

Vision Statement

A modern, flexible and inclusive aquatic and leisure centre delivering health, wellbeing, recreation, rehabilitation and community connection for the next 50 years.



Benefits, Strategic Alignment and The Value Proposition

Economic and Social Benefits

- \$43M Total Project Expenditure to construct BCALC will result in:
Total Output Effect of \$79M
Total Jobs Effect of 161 (FTE)
(Remplan Impact Report)
- BCALC will employ an estimated 28.2 FTE to operate the facility.
- Every \$1 spent on an aquatic centre there is a social return on investment of \$4.87 in a capital city, and \$2.18 in Regional Victoria.
(Royal Life Saving Australia)

Health and Wellbeing Outcomes

- Increased community health and wellbeing
 - Increased social connection
 - Safe environments for swimming and education
 - Facilitation of social cohesion in communities
 - Provision of significant employment benefits
(Swinburne and SLV)
- “Pools are a generator of \$2.5 billion in health benefits, ranging across a reduction in the burden of disease, improved mental health outcomes, reduced absenteeism, and fewer childhood drownings.”
(Royal Life Saving Australia)

Strategic Alignment

- Bass Coast Community Vision 2041 ☒
- Municipal Public Health & Wellbeing Plan ☒
- Active Bass Coast Strategy ☒
- Victorian Government’s Active Victoria Framework ☒
- Growth area needs for Wonthaggi North PSP ☒
- Victoria’s Infrastructure Strategy 2025-2055 ☒

Regional Significance

- Serves the broader Bass Coast region
- Compliments future Cowes aquatic facility
- Supports peri-urban growth corridor needs

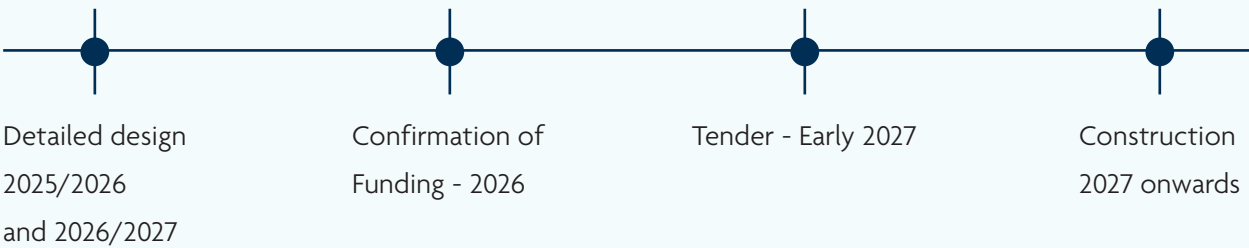


The Ask and Delivery Pathway

Funding Ask

- **Total Project Cost:** \$45M
- **Council committed to fund detailed designs**
- **Funding sought: State + Federal contributions** at least \$30M

Shovel-Ready Pathway



Why invest now?

- Facility is beyond functional life
- Community is rapidly growing
- Health and wellbeing needs increasing
- Strong community support
- High public value and regional uplift
- Improve access requirements
- Innovative redevelopment

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Engage Bass Coast project page.

