



Submission
No 53

1 Susan Street, P.O. Box 118 Auburn, NSW Australia 1835

Telephone: 9735 1222 Facsimile: 9643 1120
ABN 63 914 691 587

The Committee Manager
Standing Committee On Public Works
Parliament House
Macquarie Street
SYDNEY NSW 2000

In reply quote:

P-02-01/04

Contact Name:

M Craven - 9735 1224

7 August 2006

**SUBJECT: INQUIRY INTO SPORTSGROUND MANAGEMENT IN NSW
SUBMISSION BY AUBURN COUNCIL**

I refer to the letter from Mr. Kevin Greene MP dated 7 July 2006, calling for submissions to the Inquiry into Sportsground Management in NSW currently being undertaken by the Legislative Assembly Standing Committee on Public Works.

As part of Auburn Council's Strategic Plan, Council is currently in the process of preparing a Sport and Recreation Strategy, which will include a Sportsground Strategy.

This strategy will build on previous work done in the preparation of a Recreation Needs Study and cover all the issues relating to our management of sportsgrounds and the level and type of service Council provides to the community including:

- Community needs including sporting clubs, casual recreation and schools.
- Adequacy of existing facilities including consideration of future trends and growth.
- Utilisation and promotion of facilities.
- Potential for the provision of additional facilities.
- Conditions of use including obligations of Council and the users.
- Cost of maintaining the facilities including risk management.
- Benchmarking with equivalent facilities and adoption of best practice.
- Management options for the facilities.
- Environmental impacts including impacts on residential amenity.
- Fees and charges and the level of subsidy provided to the users.
- Provision for disadvantaged sections of the community.
- Capital improvements and how they are funded.
- Asset management including infrastructure maintenance.
- Encouraged increased participation.

Whilst Council believes it is currently managing sportsgrounds in an effective and environmentally responsible manner Council is not in a position to provide a detailed submission addressing all the factors listed in the terms of reference to the inquiry at this stage and within the available timeframe.

T040538/2006

Council has however provided the following attachments:

1. Summary of the sportsgrounds currently available and their existing uses.
2. Copy of the Fees and Charges from the current Management Plan.
3. Current Policy on the use of sporting fields.

Whilst Council regrets it is unable to provide more detailed information at this stage and within the available timeframe Council hopes that the information included is useful to your inquiry.

Yours faithfully,

A handwritten signature in black ink that reads "John Burgess". The signature is written in a cursive style with a large initial 'J' and 'B'.

JOHN BURGESS
GENERAL MANAGER

Auburn Council Sportsfield Summary

Sportsground Use	Number of Fields	Comments
Playing Fields	25	Set up for the winter season as 20 soccer, 4 rugby and 1 Gaelic football field.
Junior Playing Fields	4	In addition there may be a number of the full sized fields which are configured to junior fields on a seasonal basis.
Synthetic Cricket	15	Cricket fields in the summer season are set up within the 25 playing fields.
Turf Cricket	3	Cricket fields in the summer season are set up within the 25 playing fields.
Baseball / Softball	5	
Athletics Field	1	Dedicated Athletics Field at Wyatt Park
Cricket practice wickets	10	
Netball Courts	28	
Tennis Courts	8	Excludes private courts
Public Golf Course	1	



2006/2009 MANAGEMENT PLAN

PART 6 – FINANCIAL ASSUMPTIONS: ANNUAL STATEMENT OF REVENUE POLICY

J. PARK HIRING CHARGES				
ITEM	06/07 Charge \$	GST	TOTAL	CASHIER CODE
CRICKET				
Turf Wicket per day per Season	2,909.09	290.91	3,200.00	DR OR RC 353
Turf Wicket per day (casual)	709.09	70.91	780.00	DR OR RC 353
Turf Practice Wicket per day per Season	250.00	25.00	275.00	DR OR RC 353
Synthetic Wicket per day per Season	536.36	53.64	590.00	DR OR RC 353
Synthetic Wicket per day (Casual)	104.55	10.45	115.00	DR OR RC 353
FOOTBALL (ALL CODES)				
Weekends				
One day per week per season per field	595.95	59.60	655.55	DR OR RC 353
Casual per field per day	163.64	16.36	180.00	DR OR RC 353
Junior Field				
One day per week per season per field	295.45	29.55	325.00	DR OR RC 353
Midweek				
One night per week per season per field	454.55	45.45	500.00	DR OR RC 353
Casual single night use per night	104.55	10.45	115.00	DR OR RC 353
Junior Field				
One day per week per season per field	222.73	22.27	245.00	DR OR RC 353
BASEBALL/SOFTBALL DIAMOND				
Per diamond per day per season (with lights)	313.64	31.36	345.00	DR OR RC 353
Per diamond per day per season (no lights)	109.09	10.91	120.00	DR OR RC 353
<i>Coleman Park Baseball pitch (midweek per hour)</i>	27.27	2.73	30.00	DR OR RC 353
CYCLING TRACK				
Lidcombe Oval – per day per season	545.45	54.55	600.00	DR OR RC 353
Lidcombe Oval – casual hire per hour	54.55	5.45	60.00	DR OR RC 353
CATEGORY "A" FIELDS				
Princes Park	6,790.91	679.09	7,470.00	DR OR RC 353
Mona Park No.1 (per Winter Season)	6,790.91	679.09	7,470.00	DR OR RC 353
Mona Park No.1 (Midweek per hour)	104.55	10.45	115.00	DR OR RC 353
Lidcombe Oval – casual per hour	104.55	10.45	115.00	DR OR RC 353
Field Linemarking – per field per marking upon request	500.00	50.00	550.00	DR OR RC 353
SCHOOL GROUPS **** (See Note below)	NIL		NIL	
BOND				
ALL SPORTS, ALL GROUPS BUT NOT SCHOOLS	250.00	Nil	250.00	DR 501702-2
<p>* A cleaning bond is payable by all casual hirers of Parks and, unless otherwise stipulated, is equivalent to the hire fee.</p> <p>** Cancellation fees will be charged as follows</p> <ul style="list-style-type: none"> ▪ If the booking is cancelled four weeks prior to the usage, Council will refund all fees. ▪ Between two and four weeks – 20% of hire fees forfeited. ▪ Less than two weeks – 50% of hire fees forfeited. <p>*** Refund of fees</p> <ul style="list-style-type: none"> ▪ 'No show' by customer at scheduled booking time, 100% fee forfeited. ▪ 'No show' due to 'inclement weather', refund to be determined by Manager, P&R through weather register conditions at time of actual booking. Up to 90% of fee may be refunded. <p>**** No charge for sporting fields except Turf Wicket Preparation \$60 per use. Outside school hours schools will be charged the normal seasonal rate or casual.</p>				

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DEPARTMENT: BUSINESS AND FINANCE, WORKS AND SERVICES			
PROJECT: GENERAL POLICY MANUAL		REFERENCE: AUBURN COUNCIL MANUAL OF STANDARD PROCEDURES	
DATE ADOPTED:	AUTHOR: DIRECTOR, , WORKS AND SERVICES	AUTHORISATION: GENERAL MANAGER	
TITLE: L2 LEASING OR HIRE OF COUNCIL'S SPORTING AND RECREATIONAL FACILITIES			

OBJECTIVE

To allocate Council's sporting and recreational facilities so that the benefits from the facility are enjoyed by as wide a cross-section of the local community as possible, either by way of direct usage and/or revenue gain to the Council (and thus an opportunity for funding projects which will thereby provide wider community benefits).

REQUIREMENTS

1 Allocation

In allocating venues for user groups, preference will be given to arrangements where the following criteria are met:-

- a) The granting of usage will be as a consequence of publicly inviting submissions for the use of a particular facility, or where there is a recognised expectation that prior use has established a case for the renewal of an occupational agreement or lease.

The cases where a recognised expectation might exist include circumstances where:

- significant capital expenditure was incurred over the period of a prior lease which was to facilitate the usage by that occupation - e.g. a netball court, basketball facility.
 - the facility has structural features which limit or designate the type of uses, e.g. indoor sporting facility.
 - the original need for the venue's establishment continues to exist and the purpose built nature of the facility is still applicable, e.g. Youth Club hall.
 - where there has been a longstanding use of a facility by the same user and it is generally recognised within the community that such use might continue
- b) Renewal of existing arrangements will only be granted where the benefits to the local community will continue and where there will be no other clear gains to the wider community by granting user rights to a new group.
 - c) Preference will be given to local groups or groups where the clear majority of users will be local people.
 - d) Arrangements will be preferred where the facility will be utilised by a greater number of users or where the facility will be used on a greater number of occasions.

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- e) The term of a lease or licence will be for an extended period where the user accepts responsibility for maintenance costs, and similarly, long-term leases will be granted where the user is required to make significant capital investment for improvements which are subject to prior agreement with the Council.

An extended or long-term lease or licence may also be granted where special circumstances warrant such a term.

In this context, an extended period will generally be for two or more seasons or years dependent on the overheads to be incurred by a user in order to carry out the maintenance functions, e.g. purchase of mowers, sweepers, etc.

Maintenance costs will relate to those which have general benefit to the community and not be such as line-marking, relocation of goal posts, and the like.

Long-term leases will generally be for a period of ten to twenty years, dependent on the value or extent of improvements to be undertaken.

- f) Prior users who have been in breach of a condition/s of their occupational arrangement with the Council will jeopardise their application for future usage unless all matters of contention are satisfactorily resolved.
- g) Any lessee may not lease or sub-lease any part of any Council facility to another party. Any breach of lease terms will result in forfeiture of the lease.

2 Rentals

- a) Rentals for the leasing and licensing of major parks or recreational facilities will be determined so as to acknowledge the criteria referred to in paragraphs a) to f) above.
- b) Rental for each situation shall be based on the merits of each particular case, and the extent to which one or more of the criteria are met or otherwise relate to that case.
- c) Rentals shall be only set at nominal levels where the community benefit is very clearly over a wide section of the local community or where it satisfies a most worthwhile user's needs.
- d) Rentals for a lease or licence in excess of one season or one year, as the case may be, will be subject to a review on the basis of movements in economic conditions or other changes in circumstances; and such reviews should be annually or at most not more than three years apart.

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- e) Rentals may be set so as to incorporate a subsidy to provide financial support for local groups and sporting organisations where the criteria in a) to f) above are otherwise met and the Council acknowledges a special case based on community needs, e.g. youth development, community fitness, etc.
- f) Rentals will make appropriate provision for any applicable taxes, rates and charges, including GST.

3 Other

- a) Where capital investment is made by a lessee/licensee on structural improvements or items which become fixtures on Council facilities, such improvements or fixtures become the property of the Council but shall remain available for use by that lessee/licensee during the term of its occupation or use of the facility.
- b) All arrangements for the use of a facility on a seasonal, annual or longer term basis will be supported by a formal lease or licence document.
- c) The granting of usage arrangements to a user shall be determined by the General Manager or his/ her nominee/s in accordance with relevant policies.

This will be effective from time to time, usually on a seasonal basis.
- d) Casual users will be permitted access where a facility is not otherwise allocated and this will be handled by the Council's regular booking procedure, e.g. Customer Service Centre.

LEGISLATION:
DEPARTMENT: WORKS AND SERVICES

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DATE ADOPTED:	AUTHOR: DIRECTOR, WORKS AND SERVICES	AUTHORISATION: GENERAL MANAGER	
TITLE: S1 SPORTING FIELDS			

OBJECTIVES

- 1 To promote greater access and efficiency for use of Council sportsgrounds.
- 2 To implement a "user pay" fee and charges structure for Council sportsgrounds. The charges are aimed at recovering a percentage of the total sportsgrounds maintenance costs as fixed by Council (currently 15%).

REQUIREMENTS

Seasons

Council operates a six month season for summer and winter sports with summer being from the first full weekend in October to the last full weekend in March and winter being from the first full weekend in April to the last full weekend in September.

Priority of Use

Organisations that have approved bookings under the seasonal system have priority over casual bookings at all times.

Conditions of Use

- 1 The hirer must leave sportsgrounds including amenities in a clean and tidy condition upon completion of activities immediately after each usage. The cost to restore any damage to a sportsground or any facilities as a result of activities is to be borne by the hirer.
- 2 Council requires a copy of the hirer's public liability insurance policy and certificate of currency (minimum \$5,000,000 cover or as set from time to time by Council) one (1) week prior to the commencement of the season.
- 3 Activities are to cease at 9.30 pm unless other time is approved.
- 4 Noise levels are to meet Environmental Protection Authority requirements.
- 5 Provision, emptying and removal of extra litter bins is the responsibility of the hirer. Council will supply a minimum number of litter bins only.
- 6 No mechanical amusements are to be erected on the sportsground without Council approval.
- 7 Schools, colleges or groups of children using the reserve must be under the direct supervision of a responsible person whilst utilising the reserve.
- 8 No glass bottles are permitted onto Council sportsgrounds at any time.

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- 9 Authorised employees of Council shall have the right to direct the attention of the hirer to any breach of any of these conditions and require compliance therewith.
- 10 Sale of food and drinks must comply with the requirements of Council. A separate application is required to be submitted and approved for this activity other than in a canteen provided by Council at the sportsgrounds.
- 11 The hirer must obtain approval from Council and the Licensing Authority for the sale of liquor on Council sportsgrounds.
- 12 Equipment brought onto the sportsground must be removed from the ground on the same day or the next normal working day.
- 13 Fires may not be lit on sportsgrounds.
- 14 The hirer has no authority to sub-let any part of the sportsground.
- 15 Advertising signs require the approval of Council and will be in accordance with the relevant Code.
- 16 **Motor vehicles are not permitted on sportsgrounds unless specifically authorised.**
- 17 **Modifications or alterations to any facility on the sportsground will not be permitted without approval of the Manager, Parks.**
- 18 **Keys are provided to the hirer of a sportsground on payment of a deposit, which may be forfeited if the keys are lost or damaged.**

Wet Weather Closures

During periods of wet weather, the relevant sporting association shall be given the responsibility to close the sportsground for weekend competition where the grounds are likely to be damaged if played upon. For training and competition purposes from Monday to Friday, and pre-season trial games, Council will determine wet weather closures.

For wet weather on weekend or public holiday competition days, it is expected that the Association/Club will accept responsibility for any damage caused to the sportsground.

GOODS AND SERVICES TAX

Where any charge, fee, supply of products or services under this policy is subject to a goods and services tax (GST), an amount equal to the GST paid or payable in respect of the charge, fee, supply of products or services, shall be included in the amount of consideration paid or payable under this policy.

LEGISLATION: local government act 1993 - section 36f
DEPARTMENT: works and services