

CITY OF WEST TORRENS



# **MINUTES**

**of the**

## **CITY FACILITIES AND WASTE RECOVERY GENERAL COMMITTEE**

Members: Councillor K McKay (Presiding Member), Mayor M Coxon,  
Councillors: D Huggett, D Mugavin, C O'Rielley, B Reynolds, J Woodward, S Pal, A McKay

**of the**

## **CITY OF WEST TORRENS**

held in the George Robertson Room, Civic Centre  
165 Sir Donald Bradman Drive, Hilton

on

**TUESDAY, 28 SEPTEMBER 2021**  
**at 6.00pm**

**Terry Buss PSM**  
**Chief Executive Officer**

### **City of West Torrens Disclaimer**

Please note that the contents of this Committee Minutes have yet to be considered by Council and Committee recommendations may be altered or changed by the Council in the process of making the formal Council decision.

## Index

<b>1</b>	<b>Meeting Opened.....</b>	<b>1</b>
1.1	Evacuation Procedure	
1.2	Electronic Platform Meeting	
<b>2</b>	<b>Present .....</b>	<b>1</b>
<b>3</b>	<b>Apologies .....</b>	<b>1</b>
<b>4</b>	<b>Disclosure Statements .....</b>	<b>2</b>
<b>5</b>	<b>Confirmation of Minutes.....</b>	<b>2</b>
<b>6</b>	<b>Communication by the Chairperson.....</b>	<b>2</b>
<b>7</b>	<b>Outstanding Reports / Actions .....</b>	<b>2</b>
<b>8</b>	<b>Reports of the Chief Executive Officer.....</b>	<b>2</b>
8.1	South Australian National Football League (SANFL) - Request for grant of long term lease and land owner consent over portions of the Thebarton Oval complex.....	2
8.2	Licence Agreements - New Sporting Club Buildings.....	3
8.3	New Lease Agreements - Department of Education operated Kindergartens within the City of West Torrens.....	4
8.4	Site Licence Agreement(s) with Department of Infrastructure and Transport - Shared Use Pathway(s) .....	5
8.5	New Shed - Golflands Reserve - West Torrens Birkalla Soccer Club .....	5
8.6	Mellor Park - Update Report.....	6
8.7	Camden Oval - Update Report .....	6
8.8	Apex Park - Update Report .....	7
8.9	EPA Kerbside Recycling Report.....	7
8.10	Waste Management Activity Report .....	7
<b>9</b>	<b>Other Business .....</b>	<b>8</b>
9.1	Brickworks Riverfront Land and Thebarton Community Centre .....	8
9.2	Shared use of Camden Oval Facilities .....	8
<b>10</b>	<b>Confidential.....</b>	<b>8</b>
<b>11</b>	<b>Next Meeting .....</b>	<b>8</b>
<b>12</b>	<b>Meeting Close .....</b>	<b>8</b>

## **1 MEETING OPENED**

The Presiding Member declared the meeting open at 6.00pm.

### **1.1 Evacuation Procedure**

The evacuation procedures were taken as read.

### **1.2 Electronic Platform Meeting**

The Presiding Member advised the meeting was being livestreamed via a Zoom public link available on the City of West Torrens website.

## **2 PRESENT**

### **Committee Members:**

Cr K McKay (Presiding Member)

Mayor M Coxon (6.01pm)

Councillors: D Huggett, D Mugavin, C O'Rielley, B Reynolds, J Woodward, A McKay

### **Officers:**

Mr T Buss	(Chief Executive Officer)
Mr A Catinari	(General Manager Urban Services)
Mr P Della	(General Manager Corporate and Regulatory)
Mr D Ottanelli	(Manager City Property)
Ms R Butterfield	(Manager Regulatory Services)
Mr S Watson	(Senior Property Assets Advisor)
Mr N Teoh	(Team Leader Waste Management)

## **3 APOLOGIES**

### **Apologies**

#### **Committee Member:**

Cr Surender Pal

#### **Officers:**

Ms P Koritsa (General Manager Business and Community Services)

### **Lateness**

#### **Committee Member:**

Mayor Michael Coxon (6.01pm)

## **RECOMMENDATION**

That the apologies be received.

## **COMMITTEE RESOLUTION**

Moved: Cr Brandon Reynolds

Seconded: Cr John Woodward

That the recommendation be adopted.

**CARRIED**

#### 4 DISCLOSURE STATEMENTS

The following disclosures of interest were made:

Item	Type of Conflict	Elected Member
Committee Item 8.2 - Licence Agreements - New Sporting Club Buildings	Material	Cr John Woodward

**6.01pm** Mayor Michael Coxon entered the meeting.

#### 5 CONFIRMATION OF MINUTES

##### RECOMMENDATION

That the Minutes of the meeting of the City Facilities and Waste Recovery General Committee held on 27 July 2021 be confirmed as a true and correct record.

##### COMMITTEE RESOLUTION

Moved: Cr Daniel Huggett  
Seconded: Cr Dominic Mugavin

That the recommendation be adopted.

**CARRIED**

#### 6 COMMUNICATION BY THE CHAIRPERSON

Nil

#### 7 OUTSTANDING REPORTS / ACTIONS

Nil

#### 8 REPORTS OF THE CHIEF EXECUTIVE OFFICER

##### 8.1 South Australian National Football League (SANFL) - Request for grant of long term lease and land owner consent over portions of the Thebarton Oval complex

**6.02pm** Mayor Michael Coxon declared a perceived conflict of interest in this item as he is a patron of West Adelaide Football Club and left the meeting for the discussion and vote on the item.

This report advised Members that the South Australian National Football League (SANFL) has written to Council seeking the grant of a long term lease over portions of the Thebarton Oval complex.

## RECOMMENDATION(S)

The Committee recommends to Council that:

1. Council provide its consent for the Administration to commence negotiations with the South Australian National Football League (SANFL) for the proposed grant of a long term lease (or licence) to the SANFL for its use of portion of the Thebarton Oval complex, on the proviso that no final commitment can be provided to the SANFL until such time that:
  - The Adelaide Football Club has determined whether it wishes to relocate/collocate to the Thebarton Oval complex;
  - Public consultation has occurred in regard to the proposed grant of lease (or licence); and,
  - Any submissions which may be received arising out of that public consultation have been considered by the Council.
2. A further report be provided to the Committee / Council detailing the outcome of the negotiation process, prior to any necessary public consultation regarding the proposed grant of lease (or licence) occurring.
3. Council provides in principle consent, in its capacity as landowner/landlord of the Thebarton Oval complex for the works proposed in **Attachment 2** of the Agenda report, only within the current leased area, subject to any necessary development consents being sought and obtained.

## COMMITTEE RESOLUTION

Moved: Cr Brandon Reynolds

Seconded: Cr Dominic Mugavin

That the recommendation be adopted.

**6.23pm** Cr Daniel Huggett left the meeting.

**6.25pm** Cr Daniel Huggett returned to the meeting.

**CARRIED**

**6.28pm** Mayor Michael Coxon returned to the meeting.

### 8.2 Licence Agreements - New Sporting Club Buildings

**6.28pm** Mayor Michael Coxon declared a perceived conflict of interest in this item as he is a patron of PHOS Camden Football Club and left the meeting for the discussion and vote on the item.

**6.29pm** Cr John Woodward declared a material conflict of interest in this item as he is a sponsor of the Adelaide Angels Baseball Club and the Adelaide Omonia Cobras Football Club and left the meeting for the discussion and vote on the item.

This report provided Committee Members with information in regard to proposed new licence agreements for those clubs using the new clubroom buildings and facilities at Camden Oval, Lockleys Oval and Weigall Oval.

**RECOMMENDATION(S)**

The Committee recommends to Council that:

1. The report be noted.
2. The methodology which has been developed and presented to determine the proposed licence fees for Clubs occupying the recently completed facilities at Camden Oval, Lockleys Oval and Weigall Oval within this report be agreed and that the Administration be authorised to prepare new licence agreements for the Clubs, in accordance with the methodology and information contained within this report for execution by the Clubs.
3. The Mayor and Chief Executive Officer be authorised to sign and seal any documentation to give effect to the grant of this resolution.

**COMMITTEE RESOLUTION**

Moved: Cr Brandon Reynolds

Seconded: Cr Cindy O'Rielley

That the recommendation be adopted.

**CARRIED**

**6.48pm** Mayor Michael Coxon and Cr John Woodward returned to the meeting.

**8.3 New Lease Agreements - Department of Education operated Kindergartens within the City of West Torrens**

This report advised Committee Members of a proposal to grant new (further) 5 year lease terms to the Department for Education for the three kindergartens it currently operates, (i.e. Glandore, Kurralta Park and Netley) within the City of West Torrens.

**RECOMMENDATION(S)**

The Committee recommends to Council that:

1. Ground Leases for a term of 5 (five) years be granted to the Minister for Education, commencing on 1 July 2022 and expiring on 30 June 2027 for the following properties:
  - Glandore Kindergarten - at a commencing rental of \$4,680pa plus GST and outgoings. The rental to be increased by \$100pa plus GST on each anniversary of the lease commencement date during the term.
  - Kurralta Park Kindergarten - at a commencing rental of \$4,500pa plus GST and outgoings. The rental to be increased by \$100pa plus GST on each anniversary of the lease commencement date during the term.
  - Netley Kindergarten - at a commencing rental of \$2,550pa plus GST and outgoings. The rental to be increased by \$50pa plus GST on each anniversary of the lease commencement date during the term.
2. The Mayor and Chief Executive Officer be authorised to sign and seal any necessary documentation to give effect to the grant of leases.

**COMMITTEE RESOLUTION**

Moved: Cr Cindy O'Rielley

Seconded: Cr Anne McKay

That the recommendation be adopted.

**CARRIED**

**8.4 Site Licence Agreement(s) with Department of Infrastructure and Transport - Shared Use Pathway(s)**

This report provided information and sought approval from the Committee to enter into agreements provided by the Department of Infrastructure (DIT) for new / renewal of site licence agreements for the land known as the Westside Bikeway Linear Park and the shared pathway along James Congdon Drive, Mile End / Mile End South.

**RECOMMENDATION(S)**

The Committee recommends to Council that the Mayor and Chief Executive Officer be authorised to sign and/or seal any documentation to give effect for a Heads of Agreement / Site Licence Agreement for the following:

1. The land known as the Westside Bikeway Linear Park, between South Road, Richmond and Morphett Road, Novar Gardens;
2. Shared Pathway along James Congdon Drive, between South Road, Mile End South to Sir Donald Bradman Drive, Mile End; and
3. Shared Pathway along James Congdon Drive, between Sir Donald Bradman Drive, Mile End and Railway Terrace, Mile End.

**COMMITTEE RESOLUTION**

Moved: Cr Dominic Mugavin

Seconded: Cr Cindy O'Rielley

That the recommendation be adopted.

**CARRIED**

**8.5 New Shed - Golflands Reserve - West Torrens Birkalla Soccer Club**

This report advised the Committee that the WTB (West Torrens Birkalla) Soccer Club (Birkalla) has confirmed its desire to erect a shed on the northern side of Golflands Reserve at Glenelg North.

**RECOMMENDATION**

The Committee recommends to Council in its capacity as landlord, consent be granted for the West Torrens Birkalla Soccer Club to erect a shed on the northern boundary of Golflands Reserve, in accordance with the information provided within this report, and subject to any necessary development consents being sought and obtained.

**COMMITTEE RESOLUTION**

Moved: Cr Cindy O'Rielley  
Seconded: Cr John Woodward

That the recommendation be adopted.

**CARRIED**

**8.6 Mellor Park - Update Report**

This report provided Committee Members with a status update in regard to the upgrade at Mellor Park.

**RECOMMENDATION**

The Committee recommends to Council that the report be noted.

**COMMITTEE RESOLUTION**

Moved: Cr Cindy O'Rielley  
Seconded: Cr Daniel Huggett

That the recommendation be adopted.

**CARRIED**

**8.7 Camden Oval - Update Report**

**7.00pm** Mayor Michael Coxon declared a perceived conflict of interest in this item as he is a patron of PHOS Camden Football Club and left the meeting for the discussion and vote on the item.

This report provided Committee Members with a status update in regard to the upgrades at Camden Oval.

**RECOMMENDATION**

The Committee recommends to Council that the report be noted.

**COMMITTEE RESOLUTION**

Moved: Cr Anne McKay  
Seconded: Cr Cindy O'Rielley

That the recommendation be adopted.

**CARRIED**

**7.01pm** Mayor Michael Coxon returned to the meeting.

### **8.8 Apex Park - Update Report**

This report provided Committee Members with a status update in regard to the upgrade at Apex Park.

#### **RECOMMENDATION**

The Committee recommends to Council that the report be noted.

#### **COMMITTEE RESOLUTION**

Moved: Cr Brandon Reynolds

Seconded: Cr Anne McKay

That the recommendation be adopted.

**CARRIED**

### **8.9 EPA Kerbside Recycling Report**

This report presented to Council the data in relation to Kerbside Recycling during the reporting period of period 1 July 2020 to 30 June 2021 pursuant to the *Environment Protection (Used Packaging Materials) Policy 2012*.

#### **RECOMMENDATION**

The Committee recommends to Council that the report be received.

#### **COMMITTEE RESOLUTION**

Moved: Cr Dominic Mugavin

Seconded: Cr Cindy O'Rielly

That the recommendation be adopted.

**CARRIED**

### **8.10 Waste Management Activity Report**

This report provided information on waste management activities undertaken between July and August 2021.

#### **RECOMMENDATION**

The Committee recommends to Council that the report be received.

#### **COMMITTEE RESOLUTION**

Moved: Cr Daniel Huggett

Seconded: Cr Dominic Mugavin

That the recommendation be adopted.

**CARRIED**

## **9 OTHER BUSINESS**

### **9.1 Brickworks Riverfront Land and Thebarton Community Centre**

The Chief Executive Officer, Terry Buss, advised that he would be seeking to present a report to Council regarding the potential sale of the Brickworks Riverfront Land and the possible impacts in that area due to the Torrens to Darlington (T2D) project.

The Chief Executive Officer further advised that a report would be presented to Council detailing the potential impacts of the T2D project on Thebarton Community Centre and exploring possible options for the relocation of the community space.

### **9.2 Shared use of Camden Oval Facilities**

The Senior Property Assets Advisor, Steve Watson, elaborated on the availability of the Camden Oval facilities and praised the cooperation shown between the PHOS Camden Football Club and the Glenelg ANA Cricket Club in regard to sharing use of the facilities.

## **10 CONFIDENTIAL**

Nil

## **11 NEXT MEETING**

23 November 2021, 6.00pm in the George Robertson Room.

## **12 MEETING CLOSE**

The Presiding Member declared the meeting closed at 7.17pm.