

ITEM 8 POLICY REVIEW - COMMUNITY AND SPORTING GROUP RENTALS COUNCIL POLICY

Council’s policy for the management of Community and Sporting Groups Rentals has been reviewed in line with Council’s four year rolling review process. The policy in its current form is still fit for purpose and only requires the inclusion of the word ‘independent’ which relates to Licensed Valuer in the Statement of Procedures [2].

RECOMMENDATION

- 1 Council adopt the Community and Sporting Group Rentals Council Policy.
- 2 The policy review date be updated to 30 October 2022.

REPORT AUTHORISATIONS

Report of: Peter Coyte, Manager Property and Recreation
 Authorised by: Kerry Hunt, Director Community Services - Creative and Innovative City

ATTACHMENTS

- 1 Community and Sporting Group Rentals Council Policy

BACKGROUND

The purpose of this policy is to provide Council with a framework under which it can charge rentals to community and sporting groups occupying land and assets owned or controlled by Council. As a general rule, community and sporting groups will pay a rental fee as outlined in Council’s Fees and Charges. However, where it is determined that due to commercial operations being undertaken, the lessee has the capacity, a commercial market fee will be applied by way of a market valuation. The policy enables Council to assess the financial capacity of the occupying groups to determine their capacity to pay a rental above the minimum charge contained with Council’s Fees and Charges.

The Executive Management Committee on 7 August 2018 endorsed that the revised policy be referred to Council for adoption in its current form as it delivers the required outcomes.

PROPOSAL

It is proposed that Council adopt the retention of the policy in its current form with the inclusion of the word ‘independent’ which relates to Licensed Valuer in the Statement of Procedures [2].

CONSULTATION AND COMMUNICATION

- Executive Management Committee; and
- Community and Library Services.

PLANNING AND POLICY IMPACT

This report contributes to the delivery of Our Wollongong 2028 goal “Our Council is accountable, financially sustainable and has the trust of the community”. It specifically delivers on the following:

Community Strategic Plan	Delivery Program 2018-2021	Operational Plan 2018-19
Strategy	3 Year Action	Operational Plan Actions
4.3.1 Positive leadership and governance, values and culture are built upon	4.3.1.1 Ensure appropriate strategies and systems are in place that support good corporate governance	Conduct rolling review of Council’s policy register.

CONCLUSION

The Community Group and Sporting Groups Council Policy be adopted in its current form with the inclusion of the word 'independent' which relates to Licensed Valuer in the Statement of Procedures [2].



ADOPTED BY COUNCIL: [TO BE COMPLETED BY CORP SUPPORT]

BACKGROUND

This policy has been developed in order to ensure responsible occupation of premises which are under the control of Council by charging appropriate fees for such occupation.

Council recognises that some occupants do not have the ability to pay market-level fees for occupation of its premises and in such circumstances it is inappropriate to require a market-level fee to be charged to some worthy occupants.

OBJECTIVE

The main objectives of this policy are to formally adopt fees and charges to be paid by community and sporting organisations for occupation of premises under the control of Council.

POLICY STATEMENT

Council will charge community and sporting organisations a minimum annual rental/fee under lease/licence agreements granted to the organisations for the use of Council-controlled premises and sporting facilities.

POLICY REVIEW AND VARIATION

- 1 Council is to have opportunity to review and adopt, at least once during its Term, each Council policy.
- 2 A resolution of Council is required to adopt any variations to this policy, with the exception of minor administrative changes, such as updates to legislative references, which may be endorsed by the Executive Management Committee (EMC). Endorsement of administrative changes made to this policy by EMC does not alter the requirement for it to be reviewed and adopted by each Term of Council.

COMMUNITY AND SPORTING GROUP RENTALS

COUNCIL POLICY

STATEMENT OF PROCEDURES

- 1 The minimum rental/fee will be determined by Council on an annual basis and included in Council's fees and charges.
- 2 In order to establish the eligibility of an organisation to pay the minimum fee, each organisation shall be requested to submit its annual report and financial statement.

Where it is clear an organisation has an ability to pay a market rental or fee, the rental/fee payable shall be the market rate as determined by an independent Licensed Valuer.
- 3 Where it has been requested or is intended that rental/fees to be paid by an organisation are to be different from (in excess of or less than) the fees/rentals as outlined in the preceding paragraphs, such matter to be the subject of a report to Council for determination.
- 4 This policy is not to be applied in respect of licences for community halls granted under the provisions of Council's Halls Strategy, nor in respect of management agreements for child care centres managed on behalf of Council by community committees. In these cases a rental of \$1.00 is to be charged by Council.

COMMUNITY AND SPORTING GROUP RENTALS

COUNCIL POLICY

SUMMARY SHEET	
Responsible Division	Property and Recreation
Date adopted by Council	[To be inserted by Corporate Governance]
Date of previous adoptions	Adopted at EMC 26 May 2015 with administrative changes only; 23 May 1994
Date of next review	May-2021
Responsible Manager	Property Services Manager
Authorised by	Manager Property and Recreation