



Community Land Management Plan – Henley Beach Meals on Wheels

Name and Address of Property	Henley Beach Meals on Wheels – 2 Hill Street HENLEY BEACH
Ownership	City of Charles Sturt
Legal Description	Lot 264 in DP 4590 (Certificate of Title Vol 3480 Fol 40)
Location	Bordering Chambers Street and Hill Street HENLEY BEACH
Trust, Dedication or Restriction	Nil
Leases or Licences Issued	Refer Lease/Licence Register of Community Land
Open Space Category	Neighbourhood
Open Space Types	Community
Endorsed by Council	Item 4.04 - 22 February 2021
Relevant Policies/By Laws (no order of priority is intended)	Environmental Sustainability Policy Memorials Policy Path Policy Public Art Policy Public Environment – Smoke Free Policy Public Open Space Water Consumption Policy Tree and Streetscape Policy Telecommunication and Electricity Infrastructure on Council Land Policy Council By-Law No. 1 – Permits and Penalties Council By-Law No. 3 – Local Government Land Council By-Law No. 5 – Dogs and Cats

General description of the land

Henley Beach Meals on Wheels is a community building with facilities that is shown in the 'Site Map' of this Community Land Management Plan. The land parcel (except for any part of the land, where relevant, that is subject to any lease/licence as granted by Council in accordance with Section 202 of the Local Government Act) is categorised as Neighbourhood Open Space and Community in the Types and Hierarchy explained in Community Land Management Plans – An introduction.

Purpose for which the lands are held

The Council holds this land for the primary purpose of providing community facilities and services for community use and spaces that may be utilised from time to time for complementary business purposes. The Council also holds this land for secondary purposes associated with addressing environmental, urban design, heritage and stormwater management needs (in no particular order of precedence).



Lease or Licence Permissions

Council may grant or renew leases and/or licences over any part or parts of the Henley Beach Meals on Wheels facility.

Any lease or licence granted or proposed to be granted must be consistent with the uses and purposes for which the Council holds the land, and its objectives for the land, as outlined in this Community Land Management Plan. They may be issued to various business, social or community clubs or groups for the use of buildings or any other open space within the facility whose activities cater for the local or broader community.

The Council may grant leases and licences of any length, and on any terms, to organisations established for social and/or community purposes over any land and/or buildings to which this Community Land Management Plan relates.

Council may issue a licence and/or permit to allow access over the land, or to allow for an activity of a short-term nature. Uses of the land prohibited by Council by laws without approval or uses not identified in this management plan may be approved in relation to the land for instances such as, but not limited to, access to adjoining properties during building construction work.

Council may issue an authorisation for commercial activities under Section 200 of the Local Government Act 1999. Authorised activities must be consistent with the purposes for which the land is held. Approvals may be given on conditions the Council considers appropriate.

An example of activities Council considers relevant to the purposes of the land when considering lease, licence, authorisation or permit requests are (without limitation)

- Community and recreational activities and/or services catering to all ages and cultural groups ie meal preparation and delivery service, Rotary, Lions etc.
- Educational and community awareness activities that support cultural diversity, health, fitness and general community wellbeing.

Permits, licences or easements may be granted by Council to public service provider authorities, within delegations of a relevant Act, for the purposes of provision of electricity, gas, water, internet and telecommunications services (except for above ground telecommunications towers).

Management Objectives for the land (in no particular order of precedence)

- To provide a facility, and services from the facility, that encourages participation in and facilitates, cultural and community pursuits and to seek to maximise the use of the land and facility for these purposes.
- To provide service groups an appropriate facility in which to prepare and provide a meal delivery service for the community.



- To address specific environmental, heritage and urban design objectives.
- To utilise a portion of the land for stormwater management or for recycled water operational purposes if necessary

Proposal for managing the land

The management of Henley Beach Meals on Wheels is to be consistent with the descriptions and guiding principles for use and development identified in Neighbourhood Open Space Hierarchy and Community Open Space types described in Community Land Management Plans – An introduction.

Performance Targets and Measures for the lands

The performance targets and measures for the Henley Beach Meals on Wheels are outlined below. They do not indicate an order of hierarchy or priority.

Performance Targets	Performance Measures
To develop and pursue increased usage of the land and its facilities to support the provision of a meal delivery service (including but not limited to facilities such as seating, shade, shelter, food preparation equipment, lighting, paths, fencing, amenities, art works and cultural heritage references etc.).	Increased community satisfaction and use of Council's facilities measured by an audit of Council's registers, customer feedback platforms and issued permits as conducted from time to time and reported to the Asset Management Committee.
Renew/upgrade/develop building assets, food preparation facilities and associated infrastructure as outlined in the relevant Asset Management Plan.	Completed works reported to Asset Management Committee.
Support lessees and/or licensees to provide and develop a meal delivery service.	Lessee/licensee obligations met, and volunteer membership retained, as measured by a review of Council's registers and annual rent review processes with noncompliance matters reported to the Asset Management Committee.
Provide a safe environment for visitors and users of the facility.	Reduction in security incident reports to Council as measured by an annual audit of Council's customer feedback platforms.



Site Map

