



NOTICE OF MEETING

ASSET MANAGEMENT COMMITTEE AGENDA & REPORTS

for the meeting

commencing at 07:00 PM on Monday, 20 November 2023

Council Chambers

To All Members of Asset Management Committee

Councillor Chidambaranathan - Presiding Member
Councillor Fardone - Deputy Presiding Member
Her Worship the Mayor, Angela Evans (ex officio)
Councillor Thomas
Councillor Turelli

Councillor Campbell
Councillor Scheffler
Councillor Agius
Councillor Ghent

A handwritten signature in black ink, appearing to read 'ARL', is centered on the page.

ADRIAN RALPH

GENERAL MANAGER ASSET MANAGEMENT SERVICES

Dated 15 November 2023

Please advise Brooke Bezzina if you are unable to attend this meeting or will be late. Phone 8408 1510.

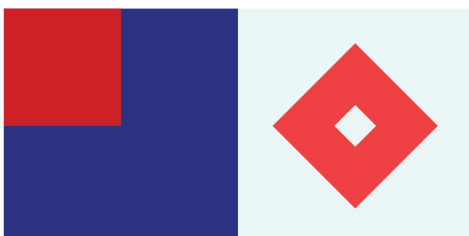


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1. COMMITTEE OPENING

1.1 ACKNOWLEDGEMENT

Niina Marni is Kurna for ' Welcome'. The City of Charles Sturt acknowledges and pays respect to the traditional custodians of the land, the Kurna people of the Adelaide plains. We pay our respect to Elders past, present and emerging. We respect their spiritual beliefs and connections to land which are of continuing importance to the Kurna people of today. We acknowledge the contributions and important role that Aboriginal people continue to play within our local community in Charles Sturt. We also respect the culture of Aboriginal people visiting from other areas of South Australia and Australia.

1.2 APOLOGIES AND LEAVE OF ABSENCE

2. CONFIRMATION OF MINUTES

Note: The Committee does not have the power to make final decisions, it considers reports and makes recommendations (which are included as the minutes of this meeting) to full Council. The power to make the final decision rests with Council. Council may alter a recommendation made by the committee as part of this process. These minutes will be considered by the Council at its meeting on Monday, 27 November 2023.

2.1 CONFIRMATION OF MINUTES

Brief

Confirmation of the minutes of the previous meeting held on Monday, 16 October 2023.

Recommendation

That the minutes of the previous meeting held on Monday, 16 October 2023 be taken as read and confirmed.

3. DEPUTATIONS

3.10 DEPUTATION - MR ROD WORTHINGTON - GIBSON STREET STREETScape UPGRADE

TO Asset Management Committee

FROM: Executive Assistant to the GM AMS - Brooke Bezzina

DATE: 20 November 2023

Brief

A deputation request was received from Mr Worthington who is requesting to speak to the Asset Management Committee in relation to the Gibson Street Streetscape Upgrade.

Recommendation

- 1. That the deputation be received and noted.**
- 2. That Mr Rod Worthington be thanked for his presentation and any notes that comply with Council's Code of Practice for Meeting Procedures and the laws of defamation, be included in the Minutes.**

Deputation

A deputation request was received from Mr Rod Worthington who is requesting to speak to the Asset Management committee about the Gibson Street Streetscape Upgrade. In particular, he will be seeking a higher priority and more prompt time lines be given to the proposed upgrade and that on going maintenance of Gibson Street occurs immediately and regularly.

4. BUSINESS

4.75 GIBSON STREET STREETScape UPGRADE PROJECT UPDATE

TO: Asset Management Committee

FROM: Acting Manager Engineering Strategy and Assets - Carmine D'Amico

DATE: 20 November 2023

Brief

This report provides an update to the future streetscape upgrade in Gibson Street, Bowden and discusses next steps for the project.

This report presents the outcomes of community engagement for a proposal to establish a one-way street system in the Bowden area, a proposed landscaping materials palette and streetscape design for future road reconstructions in the Bowden area, and a proposal to construct a single-vehicle-width two-way driveway link in Gibson Street in Bowden, between Seventh and Eighth Streets.

Recommendation

1. That the report is received and noted.
2. That Council note previous decisions regarding the Gibson Street Streetscape Project and changes for the Historic Bowden Precinct.
3. That Council staff proceed with an application to the Public Lighting Environment Committee (PLEC) to underground power lines in Gibson Street between Seventh Street and Hawker Street noting the \$850,000 Council contribution budget required to complete this project and the potential that PLEC may not approve and proceed with the project due to it's high cost and complexity.

OR

That Council staff do not proceed with an application to the Public Lighting Environment Committee (PLEC) to underground power lines in Gibson Street between Seventh Street and Hawker Street

4. That Council staff investigate removing above ground electrical infrastructure in the broader Historic Bowden Precinct that impacts Disability Discrimination Act compliant access.
5. That funding of \$1,100,000 be included in Council's Long Term Financial Plan in the 2025/26 financial year to fund Council's contribution to the Power Line Environment Committee to enable above ground electrical infrastructure to be placed below ground and to fund removing above ground electrical infrastructure in broader Historic Bowden Precinct that have impacts with regard to Disability Discrimination Act compliant access.

OR

That funding of \$250,000 be included in Council's Long Term Financial Plan in the 2025/26 financial year to fund removing above ground electrical infrastructure in broader Historic Bowden Precinct that have impacts with regard to Disability Discrimination Act compliant access.

6. That Council staff undertake community consultation to finalise the concept for the future upgrade of the project.
7. That the outcomes of consultation and the final concept design is presented to Council prior to entering into the detailed design phase of the project.
8. That staff report back the outcomes of the application to the PLEC committee and investigations of underground other above ground electrical infrastructure.

Status

This report relates to or impacts upon the following Community Plan Objectives 2020-2027.

Our Community - A strong and connected community

Charles Sturt is made up of strong and vibrant communities; we celebrate our identity; heritage and cultural diversity. People feel a sense of belonging, inclusion and social connectedness.

Our Liveability - A liveable City of great places

City assets and infrastructure are developed and enhanced on a strategic and equitable basis in collaboration with local communities and other relevant parties, including industry and government.

Drive an integrated, responsive transport system and well-maintained network of roads and paths that facilitate safe, efficient and sustainable connections.

Enhance the diversity of open spaces to create innovative, accessible and flexible community spaces.

Our Environment - An environmentally responsible & sustainable City

Our city is greener to reduce heat island effects and enhance our biodiversity.

Our Leadership - A leading & progressive Local Government organisation

The management of our city is progressive, responsive and sustainable to ensure a united and unique place for future generations.

Relevant Council policies are:

- Asset Management Policy
- Street tree canopy improvement strategy
- Transport Asset Management Plan
- Public Lighting Asset Management Plan
- Disability Inclusion Action Plan
- Inner West Traffic and Parking Plan

Relevant statutory provisions are:

- Local Government Act 1991
- Disability Discrimination Act 1992

Background

The Inner West Transport and Parking Plan (IWPTPP) defines Key Strategies and Actions for improvements to transport networks and car parking accessibility within the area bounded by Torrens Road, South Road, the River Torrens and Park Terrace. It was developed using area-wide consultation with local community and key stakeholders and was endorsed by Council in August 2015 (refer CL 24/08/2015, Item 2.2). The IWPTPP included a number of recommendations that relate to, or have direct implications for, Gibson Street.

The Gibson Street Integrated Streetscape Project was finalised in 2015/16. Community engagement for that project found community interest for a driveway link in Gibson Street between Seventh and Eighth Streets based on its potential to provide traffic calming. Interest was also shown for a one-way traffic restriction in Gibson Street due to the benefits in terms of traffic calming and reallocation of road space for wider footpaths, more street trees and verge planting.

The outcomes of community engagement for a proposal to establish a one-way street system in the Bowden area, a proposed landscaping materials palette and streetscape design for future road reconstructions in the Bowden area, and the direction of the Gibson Street Streetscape Upgrade were endorsed by Councils Asset Management Committee in September 2016 (refer AM 19/09/16; Item 3.81).

There has also been a series of decisions relating to these initiatives and the direction of the Gibson Street Streetscape Project; they have been outlined below for context.

At the meeting of the Asset Management Committee on 20 June 2016 (Item 3.57) the Committee recommended that Council endorse the installation of a driveway link in Gibson Street. The Committee also recommended that a decision about the installation of a one-way traffic restriction in Gibson Street be deferred pending further community engagement about a one-way traffic system in the Bowden area.

At the meeting of Council on 27 June 2016 (Item 2.2) the above recommendations of the Asset Management Committee were considered and Council endorsed undertaking further community engagement on the Gibson Street driveway link and further consultation on a one-way street system in Bowden.

At the meeting of the Asset Management Committee on 19 September 2016 (Item 3.81) community consultation outcome about the proposed Bowden one-way street system, proposed Bowden landscaping and streetscape designs, and proposal to construct a single-vehicle-width two-way driveway link in Gibson Street were presented and the following was resolved;

1. *That Council note the outcomes of community engagement including:*
 - *the response rate of 22%, or 67 responses from 306 consultation packages sent;*
 - *the overall positive support for a Bowden one-way system and the Gibson Street Driveway Link;*
 - *the proposed landscaping materials palette and streetscape design as shown in Appendix E*
2. *That staff proceed with detailed design of the Bowden one-way system as part of PR17007 - Bowden Historical Area, One-way Street System and Streetscape Upgrade project and submit a budget bid to commence implementation in 2017/18.*

3. *That staff proceed with detailed design and construction of the Gibson Street Driveway Link in 2016/17, as part of CW2872, Road Safety - Driveway Link Gibson Street.*
4. *That road reconstruction projects in the Bowden One-way Streets study area be constructed with the proposed landscaping materials palette and streetscape design shown in Appendix E, with the inclusion of red clay pavers in lieu of grey concrete pavers in east-west side streets and a combination of red clay pavers and grey concrete pavers in Drayton and Gibson Streets.*
5. *That Crepe Myrtles be used as street trees as per streetscape design shown in Appendix E.*
6. *That the owners and occupiers within the community engagement area be advised of Council decisions in relation to this initiative.”*
7. *That staff investigate and report back to the Asset Management Committee regarding the costs of undergrounding the power lines from Hawker Street to Seventh Street along Gibson Street and replacing existing street lights with the same as used in the Bowden Development.*

The endorsed streetscape design principles and material palette that support the resolved recommendations for the project from September 2016 can be found in **Appendix 1** of the report.

In May 2017 Council considered and endorsed an amended Bowden one-way system plan, consultation and design outcomes for the Gibson Street Driveway Link and the outcome of investigations into the costs of undergrounding the power lines in Gibson Street, between Hawker Street and Seventh Street. At that meeting it was resolved to (refer AM 09/5/2017, Item 3.42);

1. *That Council endorses the Bowden One-Way Traffic System Option 2, as shown in Appendix E.*
2. *That Council endorses the concept design for the Gibson Street Driveway Link, as shown in Appendix G.*
3. *That an application is made for a PLEC funding contribution toward the undergrounding of power when the sections of Gibson Street between Seventh Street and Hawker Street are due for reconstruction.*
4. *That Council proceeds with the undergrounding of power in Gibson Street only if a PLEC funding contribution is approved.*
5. *That the owners and occupiers within the community engagement area be advised of Council decisions in relation to this report.*

Report

Since 2017 Council has been progressively delivering on previous recommendations and treatments for the historic Bowden precinct. The Community highlighted that wider footpaths, street trees, verge planting and traffic calming are important elements of the streetscape in Bowden. An overall concept plan was developed in 2015/16 to lead the future direction of a streetscape upgrade for Gibson Street and to also consider the impacts and viability of a one-way system in the historic precinct.

Since that time, Council has delivered the following endorsed initiatives for the community;

- Gibson Street Driveway Link adjacent Emu Park
- Implementation of the one-way system (with two-way traffic on Gibson Street) throughout the historic Bowden precinct as per resolution in 2017.
- Progressed upgrades of Eighth, Ninth, Tenth and Eleventh (partial) Streets
- Progressed renewal of the roadway adjacent Emu Park between Seventh Street and Eighth Street (currently in scheduled for late 2023/early 2024).

The Council owned infrastructure assets (roads, paths and drains) in Gibson Street, Bowden are planned for renewal in the 2026/2027 financial year.

Previous decisions of Council endorsed recommendations to make an application to the Public Lighting Environmental Committee (PLEC) to seek undergrounding powerlines as a joint project when these infrastructure assets are due for renewal as part of a streetscape upgrade to Gibson Street in Bowden. Staff are in the early planning stages for the next phase of the streetscape upgrade and are looking to progress into the next steps of the project.

Undergrounding of Power Lines

Council staff have commenced discussions with PLEC representatives regarding the project and a future application for placing above ground power lines below ground. The estimates received from PLEC representatives are much higher than originally provided to Council in 2016/17 and they are discussed in the financial section of this report.

PLEC representatives have informed staff that undergrounding of the above ground electrical infrastructure in this section of Gibson Street is a complex project electrically it is very dense with High Voltage assets in the street. This creates significant risk with project delivery timing and budget management (ie. high risk of cost and timing overruns and variations). PLEC representatives have also informed staff that there may be a requirement for four large switching cubicles (approx. 2m (High) x 1.8m (Wide) x 1m (Deep) Green Cabinets) which will need to be installed on the footpath that may impact landscaping opportunities and need consideration from a Disability Discrimination Act access width perspective in the design phase. The undergrounding of electrical infrastructure may also impact the ability to plant and maintain a tree canopy in the street due to the restriction on the number and type of trees than could be replanted (PLEC will likely necessitate the removal of the existing street trees).

This report does not recommend to proceed with an application to the PLEC to seek approval to underground the above ground powerlines on Gibson Street between Eighth Street and Hawker Street as the cost is very high and the there is significant risk with the project delivery and outcomes. The benefits do not justify the significant cost and risk with the project. However, the option to proceed has been provided in the

recommendation if the community and Council believe the cost and risk of the project is justified.

Staff have also note that there are other locations where above ground electrical infrastructure across the broader historic bowden precinct has impact with regard to Disability Discrimination Act (DDA) compliant access. These locations can be identified below (subject to detailed investigation);

- Eighth Street - 4 poles between Drayton Street and Gibson Street
- Tenth Street - 2 poles between Gibson Street and Trembath Street
- Eleventh Street - 2 poles between Drayton Street and Gibson Street

An opportune time to remove this type of infrastructure that impacts DDA access may be at the time of undergrounding of power lines in the precinct. The consideration to underground these isolated locations from a cost perspective has been considered in the financial section of this report.

Streetscape Concept Design

In addition to the under grounding of power the original concept design for Gibson Street in Bowden proposes to incorporate the following elements into the project;

- A driveway link between Seventh Street and Eighth Street intersections (complete)
- Renewal of Road Assets (surface, Pavement and Kerb & Gutter assets where required)
- Renewal of all footpaths (proposed to be a mix of red clay and grey pavers) to ensure DDA compliance.
- Renewal of kerb access ramps
- Kerb build-outs on the northern side of the street at intersections to promote a slow speed environment
- A new threshold treatment at the intersection of Gibson Street and Ninth Street
- Removing and re-planting of all trees in the street with new Crepe Myrtle street trees.

Past decisions of Council have resolved that Gibson Street Bowden will remain a two way road as part of the broader Bowden one-way system. This report proposes to proceed with implementing the two way proposal concept design and undertake further community consultation to finalise the scope of the concept design (between Eighth Street and Hawker Street) prior to the project entering into detailed design as follows;

- Undertaking community consultation to understand community desire for a solution for increasing the tree canopy in the street (seeking feedback regarding infill planting between existing mature street trees in the street or replanting the entire street with new street trees).
- Confirming community desire regarding the footpath material for the street (seeking feedback for either red clay pavers to match the existing side streets or a mix of red clay and grey pavers).
- Undertaking community consultation regarding a solution for the threshold treatment at the intersection of Gibson Street and Ninth Street (seeking feedback for either a raised intersection or at grade narrowed two -way intersection).

The original concept design that will be progressed can be found in **Appendix 2** in this report.

Since the development of the concept design in 2015/16 staff have noted that Infrastructure assets in Gibson Street between Hawker Street and Thirteenth Street are also approaching renewal also in 2026/27. This report also proposes to include the renewal of Council owned infrastructure assets between Hawker Street and Thirteenth Street as part of the Gibson Street Streetscape Upgrade Project.

It should also be noted that since the concept design in 2015/16 the Council Tree Canopy Improvement Strategy has been endorsed to protect and enhance our tree canopy across the City. As a result the removal and replacement of trees as part of an infrastructure upgrade is not in line with this strategy unless the trees are in poor health, or they create hazards in the streetscape design, or removal and replacement is needed to facilitate DDA access improvements or compliance.

Financial and Resource Implications

In 2017 consultants provided high level estimates for the undergrounding of power at that time. It was reported that the total undergrounding costs were approximately \$1.0-1.5 million per kilometre (to which Council would need to contribute 30%). The estimated cost for Council to contribute to the PLEC for the undergrounding component of the project in 2017 was \$450,000-540,000.

Staff have begun early discussions with PLEC representatives and have been informed that high level estimates for undergrounding the infrastructure in Gibson Street is much higher than reported to staff by external consultants in 2017. Due to the complex nature of the SA Power Networks Electrical infrastructure in the area PLEC representatives have informed Council staff that an appropriate budget for Council's contribution to the power line undergrounding would be \$850,000.

As the costs are significantly higher than originally anticipated to undertake the undergrounding works staff do not recommend to still proceed with an application to the PLEC to seek approval to underground the above ground powerlines on Gibson Street between Eighth Street and Hawker Street as the cost is excessive and the benefits do not justify the significant cost and risk with the project. However, the option to proceed has been provided in the recommendation if the community believe the cost and risk is justified.

An additional allowance is also sought to underground other above ground electrical infrastructure across the broader historic bowden precinct that has impact with regard to DDA compliant access. An estimate of \$250,000 is required to undertake removal of these electrical assets and it is recommended to undertake these works in conjunction either with the Gibson Street PLEC project or as a standalone project. It is recommended that, as a minimum, this is completed as a standalone project to remove electrical infrastructure obstacles that reduce footpath accessibility.

Funding of \$1,100,000 will be included in Council's Long Term Financial Plan (LTFP) in the 2025/26 financial year for this component of the project.

Future upgrade costs associated with the reconstruction of Council's infrastructure assets will be included in a future revision of the Transport Asset Management Plan to ensure the project is included in Council's LTFP.

Customer Service and Community Implications

Staff have undertaken a notification to all residents within the catchment area to inform them on the next steps of the project and future engagement for the project. Streetscape improvements for this section of Gibson Street aim to provide substantial improvement to transport, safety and amenity in the street for the local community.

Environmental Implications

The existing streetscape concept proposes to remove all street trees and replant them with new deciduous trees. Currently the existing street trees in the street are quite mature and offer an acceptable canopy to the street. Removing and replanting the current street trees will have medium to long term impacts on tree canopy cover in the street and further investigation and consultation is required prior to finalising the solution for improving tree canopy in the street to ensure there are no major environmental impacts in the street.

PLEC work to underground the powerlines may significantly impact (negatively) the plantable spaces and tree canopy the could be achieved.

Community Engagement/Consultation (including with community, Council members and staff)

The community have been notified of the next steps of the project and that Council are considering this report to proceed with the next phase of the project.

Upon endorsement of this report Council staff will proceed with a consultation (in accordance with Council's consultation policy) to progress the final scope of the streetscape upgrade to Gibson Street with the community. This includes a solution for increasing the tree canopy in the street and threshold treatment at the intersection of Gibson Street and Ninth Street for community consideration.

Risk Management/Legislative Implications

Where opportunities arise at the time of asset renewal Council has an obligation to comply (within reason) with the DDA act and improve access for all road users across the transport network. This project aims to improve walkability and road safety for all road users.

Conclusion

The future streetscape upgrade in Gibson Street, Bowden discusses next steps for the project aims to provide substantial improvement to transport, safety and amenity in the street for the local community. Further consultation will be undertaken to finalise the concept design for the streetscape project prior to entering into detailed design.

This report updates Council on current estimated costs and project risks for undergrounding the power lines in Gibson Street prior to a decision on proceeding with an application to PLEC for consideration of the project.

Appendices

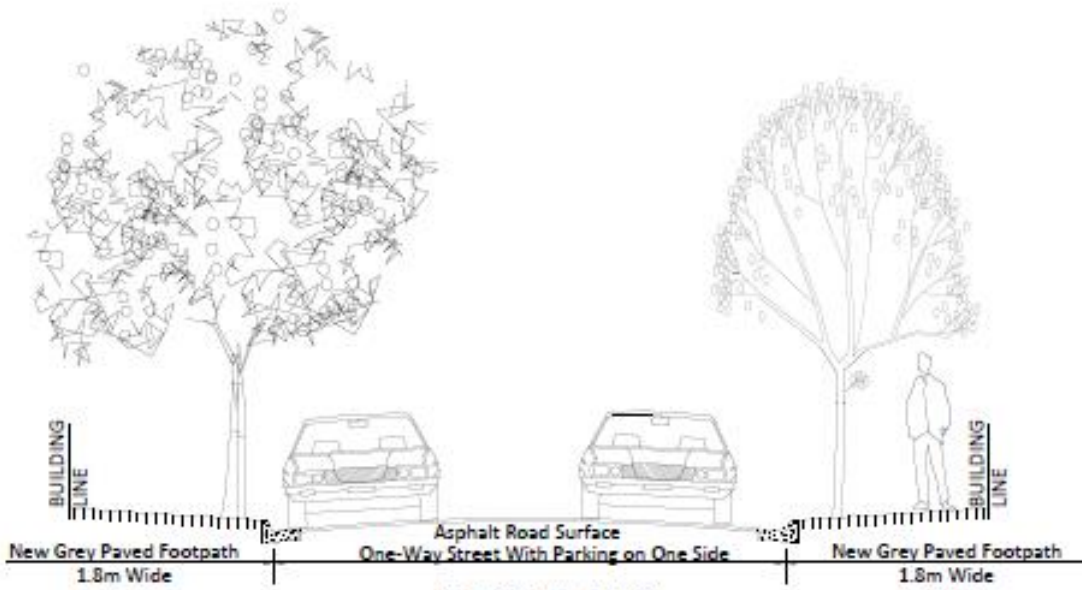
#	Attachment
1	Appendix 1 - Gibson Street - Endorsed Streetscape Principles and Material
2	Appendix 2 - Gibson Street - Streetscape Concept Plan
3	Appendix 3 - Gibson Street - Mailing Map Catchment Area

APPENDIX 1

Streetscape Design



Typical Intersection Treatment (Patterned Asphalt)



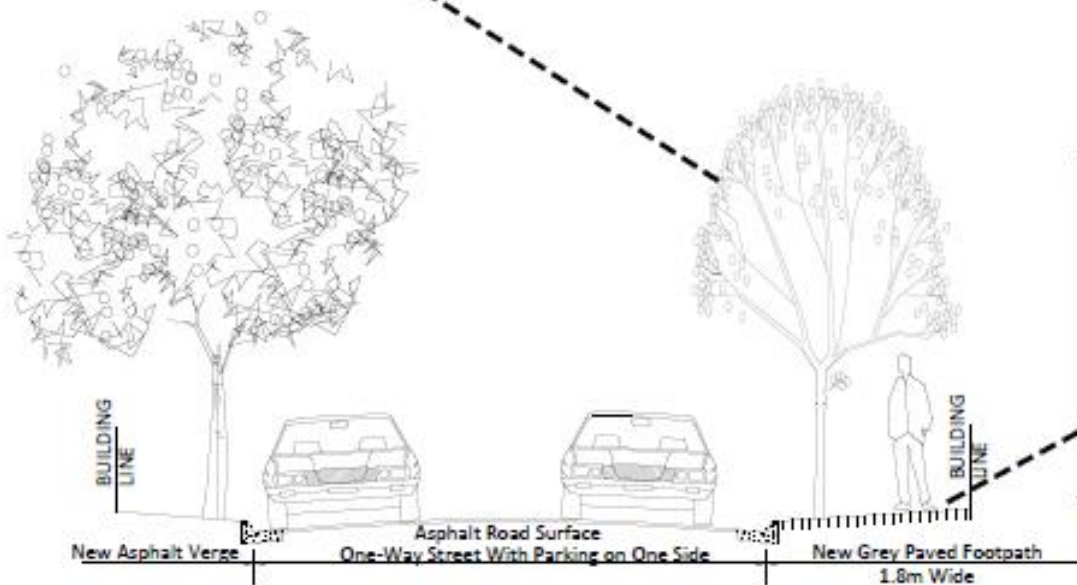
GIBSON AND DRAYTON STREET



Crepe Myrtle

The Crepe Myrtle (*Lagerstroemia indica* "Indian Summer") is a deciduous round-headed tree which grows to a height of approximately 4 metres and enjoys full sun. Leaves are small and dark green changing to yellow to orange in autumn. New foliage begins to appear in September. Flowers have crinkled petals which appear from January to April and can last for up to three months. The flower colours vary from white, pink, rose, mauve and crimson.

Note:
These trees can be viewed in Pickering Street, Brompton.



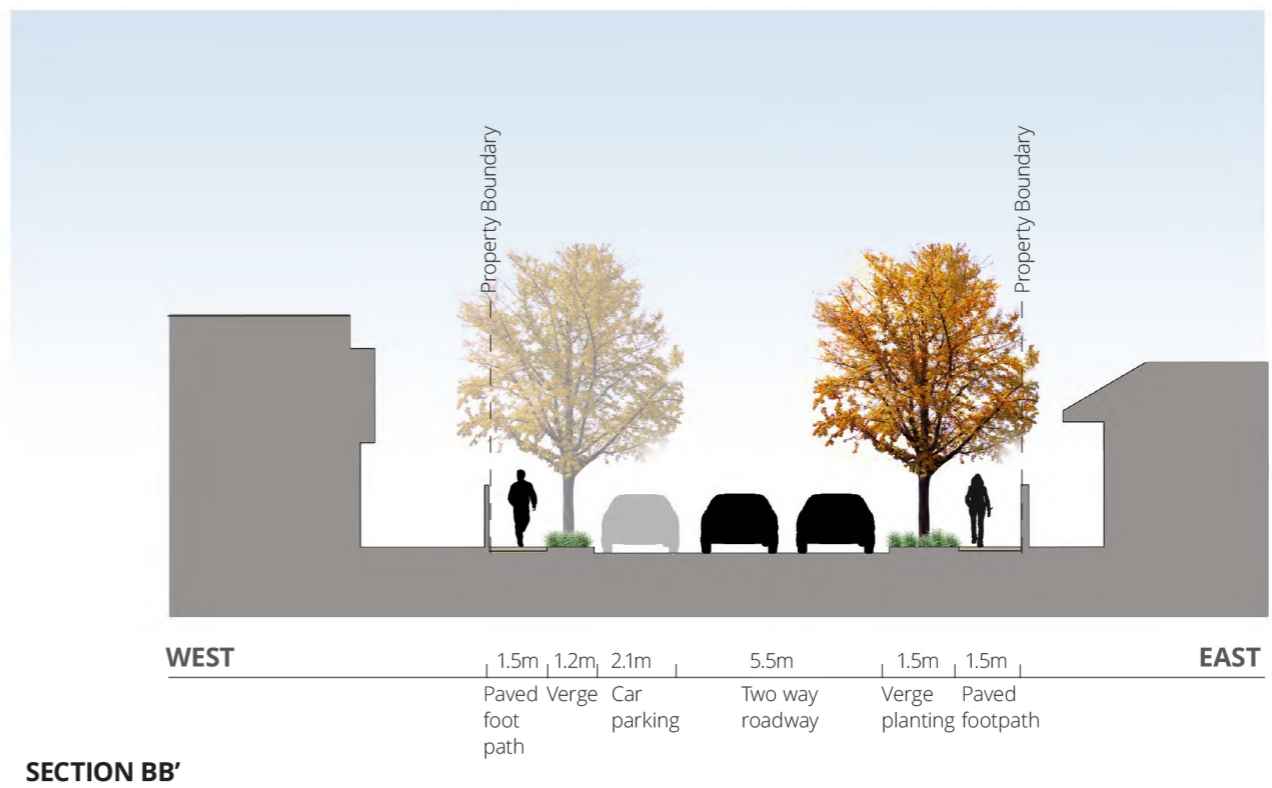
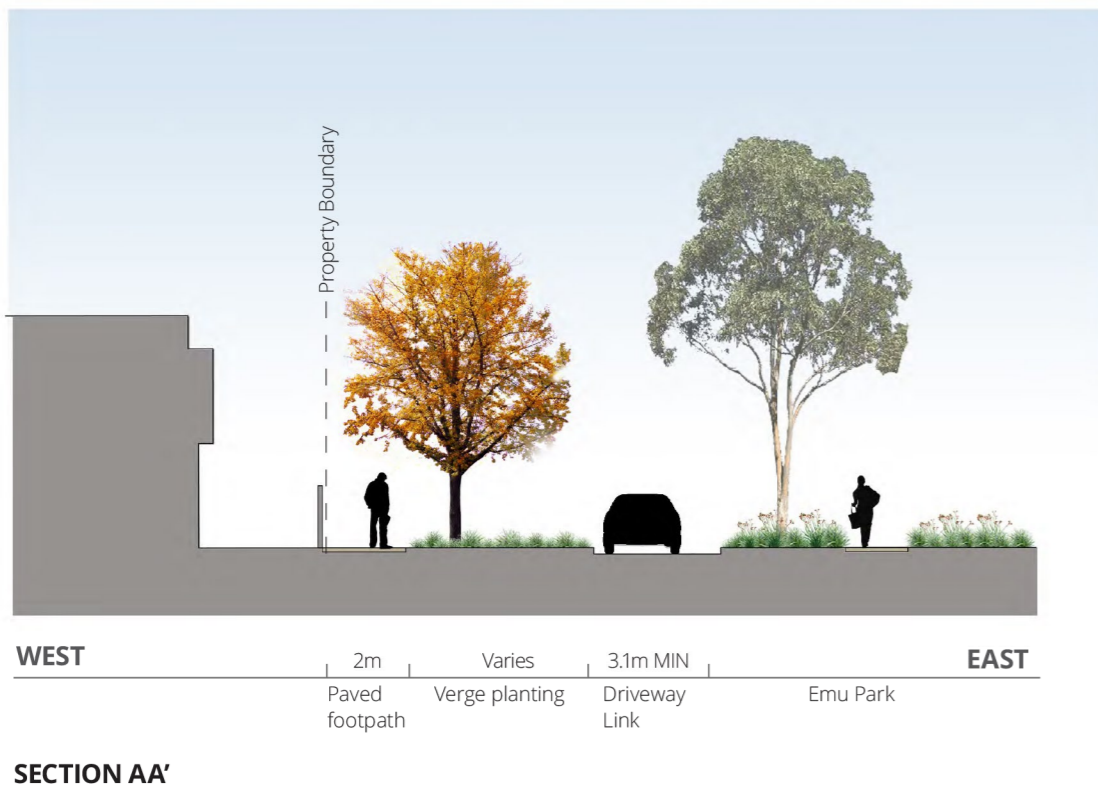
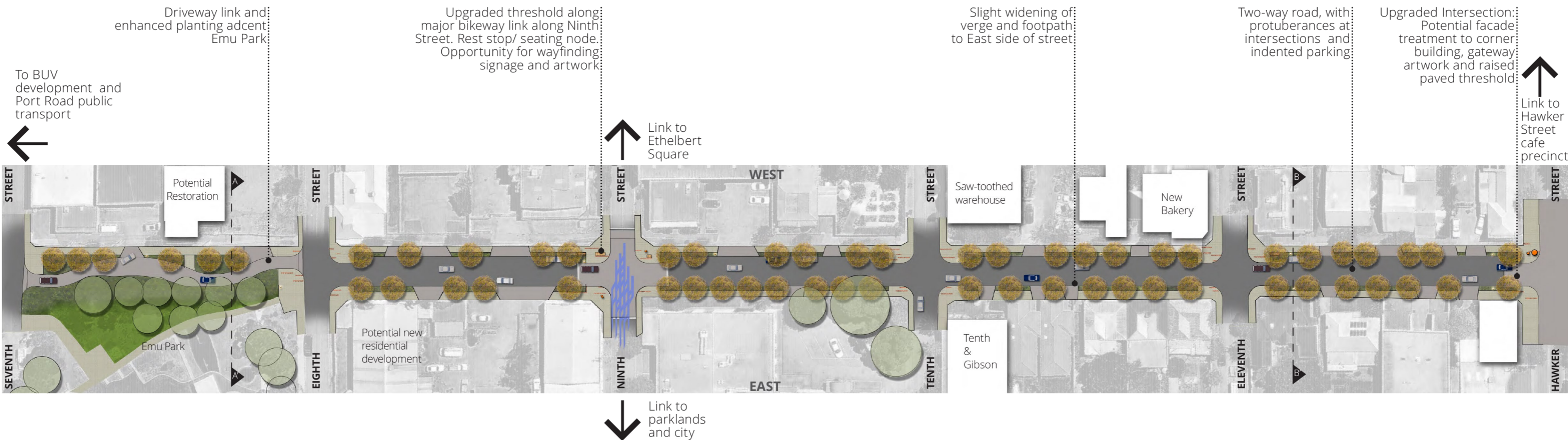
Grey Paved Footpath

EIGHTH, NINTH, TENTH AND ELEVENTH STREETS

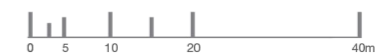


APPENDIX 2

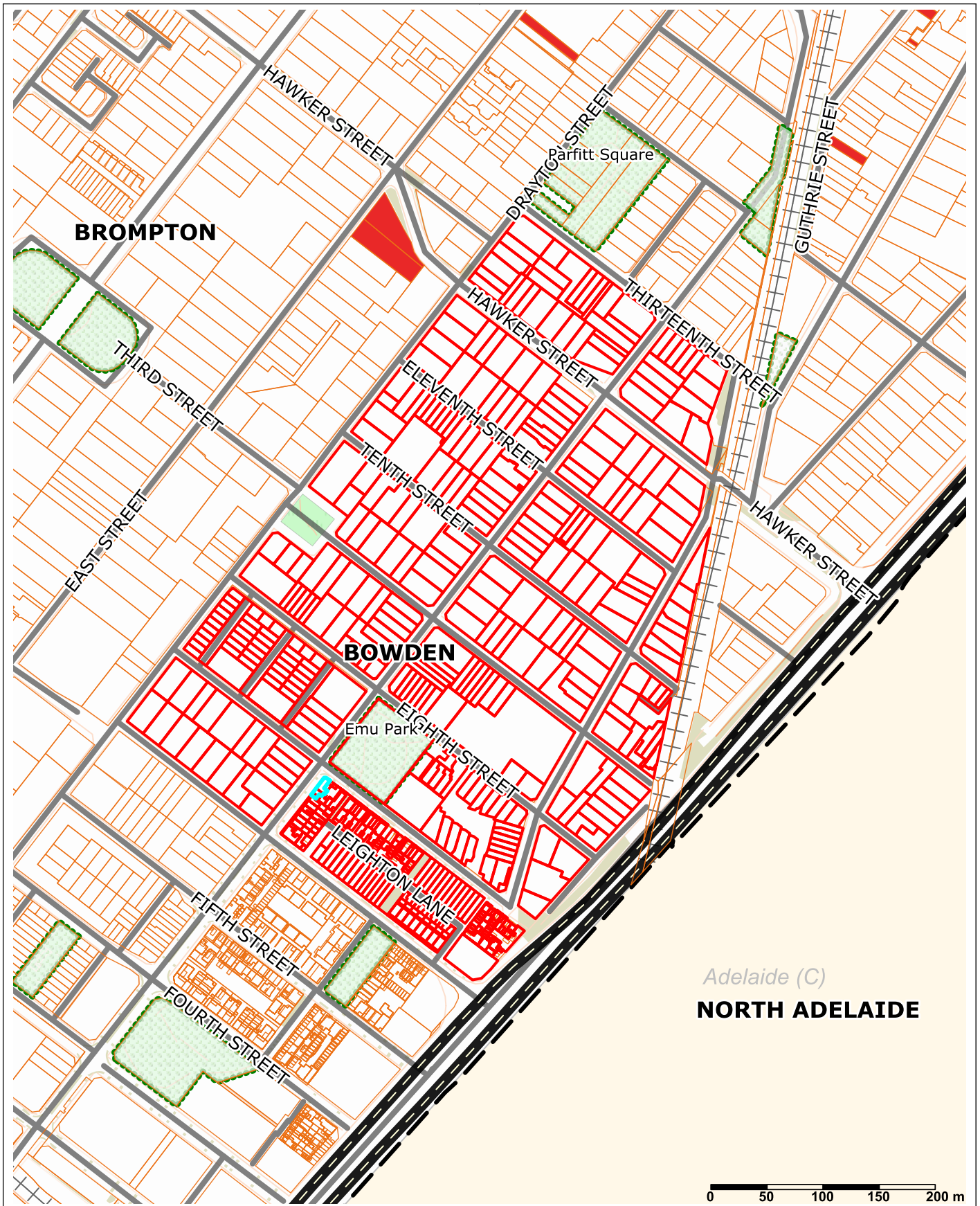
Two-way with Driveway Link



- KEY**
- New deciduous tree planting
 - Existing trees
 - Driveway link/ driveway pavement
 - Paved pedestrian footpaths
 - Two-way roadway
 - Red brick paving inlays (potential interpretation)
 - Artwork/ Gateway signage
 - Verge planting
 - Timber bench seating



APPENDIX 3



SCALE: 1:4178

DATE: 21/09/2023

AUTHOR: Julia De Musso



Comments:

Warning:
 The data displayed is intended as a guide only, and must not be relied upon.
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4.76 DRAFT TRANSPORT ASSET MANAGEMENT PLAN 2024 - 2034

TO Asset Management Committee

FROM: Acting Manager Engineering Strategy and Assets - Carmine D'Amico

DATE: 20 November 2023

Brief

This report presents the Draft Transport Asset Management Plan 2024 - 2034 (AMP) in accordance with Council Policy and Legislation in preparation for community consultation as required under the Local Government Act 1999.

Recommendation

- 1. That the report be received and noted.**
- 2. That Council note the Asset Classes contained in the Draft Transport Asset Management Plan.**
- 3. That Council note the replacement value of Transport Assets is \$1,204,969,442.97.**
- 4. That Council note the projected outlay necessary to provide the services of the 10 year planning period is an average of \$21,785,883 per year on maintenance, renewal and upgrade of Transport Assets.**
- 5. That the Draft Transport Asset Management Plan (Appendix 1) be endorsed for inclusion into the Council's long term financial plan (LTFP).**
- 6. That the Draft Transport Asset Management Plan (Appendix 1) be endorsed for the purpose of community engagement. A final version will then be presented to the Asset Management Committee at the next available meeting for adoption and include any changes to service levels and funding requirements.**
- 7. That Council endorse the Community Engagement Approach for the Transport Asset Management Plan (Appendix 2).**
- 8. That Council endorse the 4-year works program for Transport Assets (Appendix 3) for the purpose of community engagement.**

Status

This report relates to or impacts upon the following Community Plan Objectives 2020-2027.

Our Liveability - A liveable City of great places

A well-designed urban environment that is adaptive to a diverse and growing City. City assets and infrastructure are developed and enhanced on a strategic and equitable basis in collaboration with local communities and other relevant parties, including industry and government.

Support diverse events and experiences that bring people together and contribute to the history, culture and vitality of our neighbourhoods.

Drive an integrated, responsive transport system and well-maintained network of roads and paths that facilitate safe, efficient and sustainable connections.

Enhance the diversity of open spaces to create innovative, accessible and flexible community spaces.

Our Environment - An environmentally responsible & sustainable City

Charles Sturt is recognised as a leading partner and educator pursuing a sustainable future with our community.

Relevant Council policies are:

- City of Charles Sturt Asset Management Policy
- City of Charles Sturt Asset Accounting Policy
- City of Charles Sturt Asset Fund Policy
- City of Charles Sturt Corporate Plan 2016/2027
- City of Charles Sturt Community Plan 2013-2027 – A city where people come first
- City of Charles Sturt Environmental Sustainability Policy
- City of Charles Sturt Living Green to 2020
- City of Charles Sturt Transport Plan 2016-2031
- City of Charles Sturt Path Policy and Path Guideline
- City of Charles Sturt Infrastructure Guidelines

Relevant statutory provisions are:

- South Australian Local Government Act 1999
- Planning and Design Code for South Australia
- Disability Discrimination Act 1993

Background

The Local Government Act 1999 requires that Council have a strategic management plan to manage assets and that a comprehensive review of the plans be undertaken within 2 years after a general election of the Council. The Draft Transport Asset Management Plan (AMP) has been developed in accordance with Chapter 8 of the act as follows;

Chapter 8 – Administrative and financial accountability; Part 1 Strategic Management Plans; Section 122 of the Local Government Act 1999 requires that:

“(1a) A council must, in conjunction with the plans required under subsection (1), develop and adopt – (a) a long term financial plan for a period of at least 10 years; and (b) an infrastructure and asset management plan, relating to the management and development of infrastructure and major assets by the Council for a period of at least 10 years”

Council’s Asset Management Policy was originally approved in July 2009 and has been reviewed and revised on a regular basis since that time. The policy establishes a framework for implementing consistent asset management processes throughout the City of Charles Sturt.

In 2020 Council endorsed the first Transport Asset Management Plan. This document was a major revision to the Road Asset Management Plan 2018 (AM 21/05/2018, Item 3.27). The 2018 Road AMP identified future actions and opportunities to combine the AMP with other transport related assets. This would allow management of Transport Assets on a network level and allow better integration of asset renewals for different assets. Since this time, detailed condition audits and financial re-valuations have been completed for Path Assets, Bridge Assets and Bus shelters. This has led to the endorsement of the Transport Asset Management Plan (AMP) to manage these assets in an integrated way.

The Draft Transport AMP 2024 -2034 has used Council's Strategic Asset Management (SAM) system to model intervention levels and replacement programs dependant on the latest condition data.

The purpose of the AMP is to ensure adequate provision is made for the long-term management of major council infrastructure and assets by:

- Ensuring Council’s services and infrastructure are provided in a suitable manner, with the appropriate levels of service to residents, visitors and the environment.
- Safeguarding Council assets including physical assets by implementing appropriate asset management strategies and appropriate financial resources for those assets.
- Creating awareness amongst employees and elected members for our responsibilities for the creation and management of sustainable assets.
- Meeting legislative requirements for Asset Management.
- Ensuring resources and operational capabilities are identified and responsibility for asset management is allocated.
- Demonstrating transparent and responsible asset management processes that align with demonstrated best practice.
- Ensuring an integrated approach across all Business Units in asset management service delivery.

The Draft Transport AMP (refer **Appendix 1**), reflects major revisions to useful lives of assets and major changes in funding scenarios for transport assets.

On endorsement of this draft plan, the plan will be presented for consultation to the local community for a 4 week consultation period. Staff will present the final draft for adoption at a future committee meeting after the nominated 4 week consultation period is complete.

The Community Engagement Approach is provided in **Appendix 2**.

The Draft Renewal Program is provided in **Appendix 3**. It should be noted that due to a path condition audit being planned for 2024, the path renewal program is only provided for 2023/24 and 2024/25, and this renewal program will be further extended once the audit is completed and the data analysed.

Report

The Draft Transport Asset Management Plan (AMP) communicates the actions required for the management of Transport Assets owned and maintained by the City of Charles Sturt (and services provided from assets), compliance with regulatory requirements, and funding needed to provide the required levels of service over a 20-year planning period.

The Transport Infrastructure Assets covered by this AMP are;

- Bridges, Boardwalks and Beach Accessways
- Roads (Surface, Kerbing and Pavement)
- Footpaths and Shared Use Paths
- Kerb Access Ramps
- Traffic Control Devices
- Bus Stop Assets (pads and shelters)
- Off-Street Carparks

Transport Infrastructure supports movement of people across the Council area, whether by bicycle, walking, public transport or vehicles. The network also ensures the transport of commuters to businesses, key destinations and allows transport of goods for commercial and industrial purposes.

This AMP update is a major revision of the Council endorsed Transport AMP from 2020. This major revision of that AMP continues a holistic integrated Asset Management Strategy for all Council Transport Assets. Major revisions of Long-Term Financial Plans (LTFP), condition audits and renewal/maintenance strategies for all assets in the class have been conducted for the preparation of this AMP, these are summarised as follows;

- Community Infrastructure Survey to understand community satisfaction with Transport Assets.
- Inclusion of Council's endorsed road hierarchy in all asset data for Transport Assets.
- Revised renewal strategy for traffic control devices.
- Prioritising of bridge assets to establish major revision of Bridge Renewal Program and increase in Bridge Maintenance funding by 10% to account for increase in asset stock and replacement costs.
- Updated renewal works programs for Roads, Traffic Control Devices, Paths, Bridges and Bus stop assets
- Inclusion of allowances to prepare for major transport upgrade projects;
 - Chief Street Streetscape Upgrade
 - Bartley Terrace Streetscape Upgrade
 - Gibson Street Streetscape Upgrade
- Preliminary Investigation into climate change and sustainability factors and their effects on Transport Assets.
- Revision of current ongoing strategic transport projects (shared use paths, walking and cycling upgrades and alternative modes of transport) along with updates to the existing LTFP;
 - Grange Lakes Corridor Shared Use Path Program
 - West Lakes Lake Edge and Link Path Program
 - Sustainable Transport Infrastructure Program
 - Grange Greenway Corridor (planning only)

This AMP has also reviewed maintenance and expenditure practices and it is noted that the majority of Council's maintenance programs are funded through capital expenditure due to historical practices. This AMP proposes a review of operating vs capital

expenditure for maintenance programs at the conclusion of a future path condition audit to understand the ratio of operational vs capital expenditure for maintenance and any future revisions to maintenance practices that may be required for the future (25/26 onwards).

The entire Transport Asset network is generally in good condition and less than 10% of the network is below an acceptable service level. This is due to the ongoing investment and maintenance practices conducted by the City of Charles Sturt.

The organisation uses a Strategic Asset Management (SAM) system which uses advanced asset management principles to model service levels, future demands and network risks. This assists in modelling the timing of intervention to ensure the service level across the entire network can be managed through a sustainable funding scenario and assists Council in integrating transport assets into single projects where possible.

The data used in generating this AMP has been broken down into individual assets using advanced principles however the AMP will focus on network level transport assets. Accordingly we have a high confidence in the asset data including condition ratings and Estimated Useful Lives (EUL's) of Transport Assets.

Financial and Resource Implications

The City of Charles Sturt's Transport Assets, which are financial and are represented as the book value, have a current replacement cost of \$1,204,969,442.97.

The AMP aims to intervene at asset condition 3 and approach asset replacements by a risk based approach depending network hierarchy, climate impact and land use impact.

In order to keep all Transport Assets in this condition, integrate projects and provide the necessary facilities for future community needs, the projected outlay necessary to continue to provide services over the 10 year planning period from 2023/2024 until 2032/2033 is an average of \$21,785,883.10 per year on maintenance, renewal and upgrade of Transport Assets.

This AMP proposes to make amendments to the current Long Term Financial Plan funding for transport projects to re-prioritise spending for major projects (due to external factors altering their programs) and include endorsed income from the State Government for Renewal projects.

The spend that each asset class contributes to the overall Transport Asset LTFP can be seen below. Currently on average over the planning period Council spend 65% of funding on Roads and carparks, 30% of funding on Paths, and 1% on bridges and bus shelters. Just over 10% (approx. \$2.5Mil) of the overall spend contributes to bicycle facilities across the City of Charles Sturt budget.

Endorsing the draft AMP allows the figures in the AMP to be transferred to the LTFP.

Customer Service and Community Implications

The satisfaction of infrastructure assets has historically been measured using a Council wide community survey every 2 years. This survey seeks general feedback on many services undertaken by the City of Charles Sturt from the community.

In June 2023 the City of Charles Sturt undertook a targeted Community Infrastructure Survey prior to developing this AMP. This has lead service levels and assisted understanding residents' and business owners' satisfaction with aspects of services and facilities provided by Council.

A total of 620 people responded to the Community infrastructure Survey . 93% of respondents were residents and 7% of respondents were visitors.

The survey results identified the following community satisfaction with regard to Transport Infrastructure over the last 5 years;

	CCS Community Survey Satisfaction 2018	CCS Community Survey Satisfaction 2020	ESA Infrastructure Survey Satisfaction 2023
Local Streets	62%	59%	55%
Footpaths	51	50%	51%
Shared Use Paths	79%	71%	77%

Key themes of the survey identified the following.

- More bike paths that are separated from vehicles/need more bike friendly paths.
- Kerb maintenance (weed poisoning, gutter sweeping, leaf litter) should be undertaken on a more frequent basis.
- Tree maintenance and pruning.
- More cleaning and upkeep of streets.
- We need more footpaths and wider paths.
- The speed limit should be reduced, and more design ques introduced to help people slow down such as more street trees, speed bumps, slow points, narrowing etc.
- More investment into active transport.

Respondents felt that the condition and maintenance of assets could be improved along with an expectation of improving amenity in local streets. Based on the following comments.

In addition to the above in response to Council's Climate Emergency declaration (2019), Council's Asset Management Plans are being updated to include the identification and assessment of risks or vulnerabilities to climate change risks. This also reflects community sentiment, evident by our Community Survey (2022), with 80% of respondents agreeing that taking action to combat climate change is important, and 81% of respondents agreeing that local council's play an important role in this.

Upon endorsement of the draft version of this AMP a 4-week community consultation period between undertaken. The purpose of the consultation will be to understand the

community satisfaction with Transport Assets and the proposed service levels in this AMP that have been based on the City of Charles Sturt's initial Community Infrastructure Survey and past Asset Management Plan practices.

Environmental Implications

We are already feeling the effects of climate change. Predictions for Western Adelaide indicate further reduction in annual rainfall, more frequent and intense heatwaves along with sea level rise. These are all significant risks for the City of Charles Sturt area and risks to Transport Assets. The ongoing effect of climate change will affect the serviceable life of Transport Assets and have potential to increase service level costs over time. The City of Charles Sturt are committing to understanding these risks and impacts to better inform decision making through the improvement plan in this AMP.

Opportunities for Transport Assets to have major positive impact on climate change include the investment into recycled construction materials which diverts CO2 emissions through sustainable construction of transport assets, invests in alternative modes of transport (E-scooters, walking and cycling) along with partnering with 3rd party providers to provide such transport facilities (ride share initiatives, EV Chargers, bus shelters etc).

Transport Assets play a key role in reducing our carbon footprint. They assist in reducing the impacts of climate change, population density, pressure on our open spaces and connection between destinations. This is critical to creating social inclusiveness and developing healthy and active communities.

Over the last 5 years Council has progressively begun to invest in the construction of sustainable and recycled road materials. Staff and the industry are now understanding the best way to use recycled materials and have the opportunity to integrate using recycled materials in day to day practices for the benefit to our future climate condition.

Community Engagement/Consultation (including with community, Council members and staff)

The draft AMP will be presented to the community for a 4 week consultation period as per the Community Engagement Approach (refer **Appendix 2**).

If required, amendments will be made to the AMP accordingly. The AMP will then be presented to the committee for endorsement at the next available meeting.

Risk Management/Legislative Implications

The AMP aims to assess Transport Asset replacements on a risk based approach depending on where Assets sits in the network hierarchy, climate impact and land use impact. Risk management/legislative implications associated with the management of Transport Assets are identified in the AMP.

Conclusion

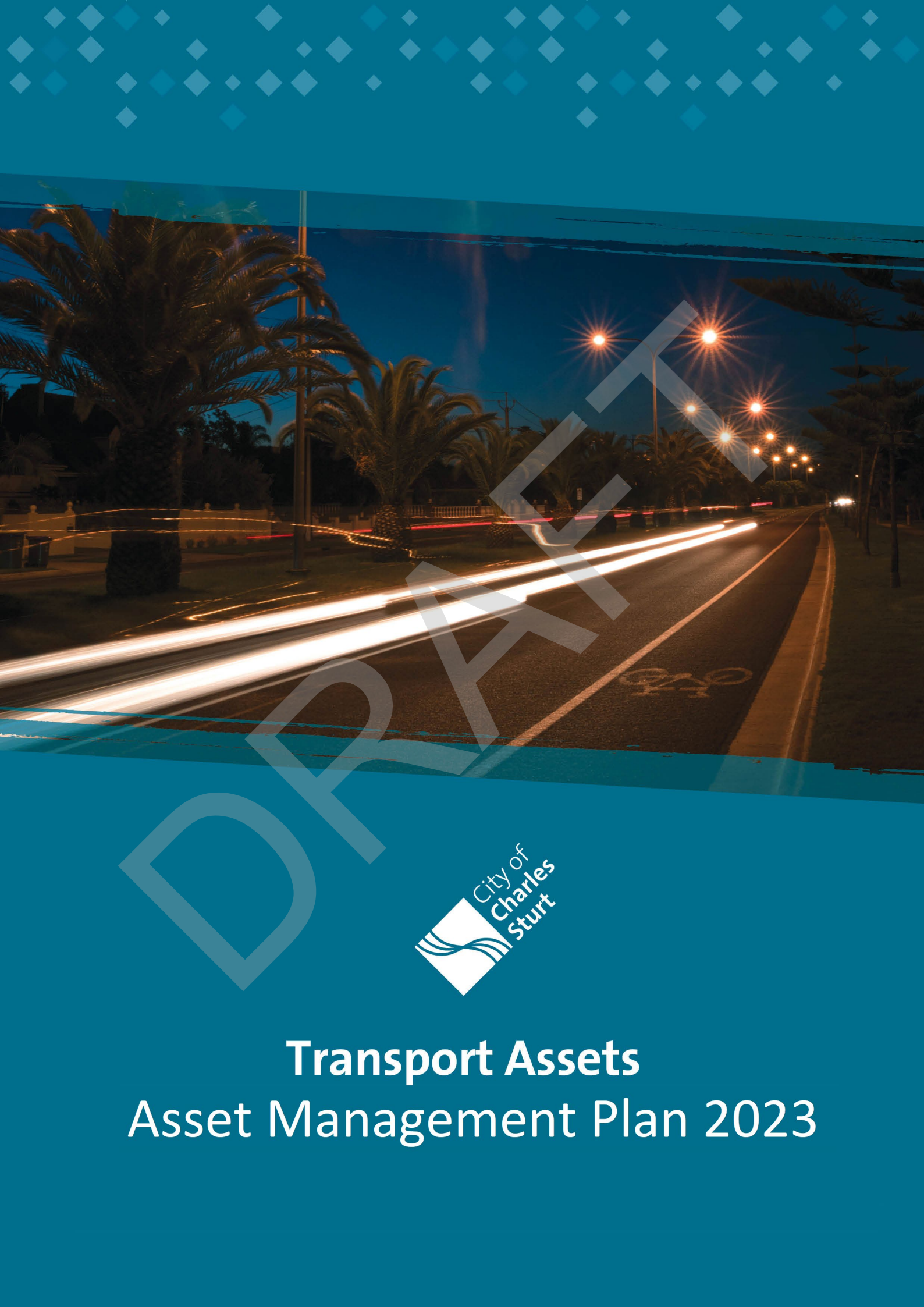
Transport Assets play an important role in providing services to our community. The Draft Transport AMP provides a framework for managing these assets in the short, medium and long term and is a vital link between Council's Long Term Financial Plan and Annual Plan.

The Draft Transport AMP has been prepared in accordance with policy and legislation.

Appendices

#	Attachment
1	Appendix 1 - Draft Transport Asset Management Plan
2	Appendix 2 - Community Engagement Approach - Transport Asset Management Plan - 2023
3	Appendix 3 - Transport Renewal Program

APPENDIX 1



Transport Assets Asset Management Plan 2023

Document Control		Transport Asset Management Plan			
Rev No	Date	Revision Details	Author	Reviewer	Approver
1	February 2020	Transport Assets - Asset Management Plan – Endorsed for Consultation	CDA	SAD	AMC
2	September 220	Transport Assets - Asset Management Plan – FINAL	CDA	SAD	AMC 21/9/2020 Item 4.7
3	November 2023	DRAFT Transport Assets - Asset Management Plan – Endorsed for Consultation	CDA	CS	AMC

DRAFT

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DRAFT

Executive Summary

The requirements for our Transport Assets are closely aligned with the State Government Planning and Design Code and are considerate of local community expectation of streets and transport systems and the principles of “Living Neighbourhoods”. This is consistent with the 30-Year Plan for Greater Adelaide that facilitates a sustainable city through more compact communities, provision of opportunities for multiple land uses and reducing reliance on the use of private vehicles through investment in – walking, cycling, public transport and shared mobility platforms.

The City of Charles Sturt aims to encourage transport design that promotes a sense of place for people and the sharing of streets to meet all their community, transport, and service needs. Our transport network objectives include:

Protect our environment and minimise our ecological footprint.

The City of Charles Sturt is committed to protecting and enhancing our natural environment while balancing the needs of the built environment. Creating a diverse environment is integral to promoting the wellbeing of residents and businesses and needs to be balanced with the needs of the transport network.

Create a safe, healthy, and supportive community which encourages participation, creativity, and diversity.

The City of Charles Sturt aims to establish connected communities and spaces that create and embrace social inclusion and healthy, liveable environments. A planned transport network is integral to connecting communities with spaces, and land use planning is the key to positioning communities with transport infrastructure.

Build an economically thriving and competitive city.

An efficient transport network is vital to providing cost efficient freight services for the economy which benefits the whole community. Development and land zoning challenges have caused recent changes to manufacturing and service-based industries in our council, and this has resulted in needing a flexible transport system.

Demonstrate effective leadership with strong community collaboration.

The City of Charles Sturt works with many partners, including all levels of governments, and our community. Community partners include residents, businesses, investors and developers, community interest groups, and service providers. We work with our partners in many ways to show leadership, develop innovative approaches and share risk. Our community partners play an important role in providing feedback through consultation and collaboration.

Build healthy, functional, and attractive neighbourhoods.

This action develops local places for our residents to provide them with a sense of community and place. By developing neighbourhood ‘hearts’, such as main streets, meeting places and community open spaces, this will create locations where residents can interact and build community ties. These ties are critical to creating social inclusiveness and developing healthy and active communities.

Asset Management Plans play an important role in facilitating the delivery of our objectives in a considered and sustainable way. The Transport Asset Management Plan (AMP) aims to establish a service level for Transport Assets to ensure the overall Transport Network is in suitable condition, functions correctly and has sufficient capacity for existing use and future demand to minimise risk of incident and injury.

Council is becoming much more advanced in its Asset Management practices and manages Transport Assets at a network level using a Strategic Asset Management (SAM) system. This assists in modelling the likely timing of intervention to ensure the service level across the entire network can be managed through a sustainable funding scenario and assists Council in prioritising and integrating Transport Asset works.

It should be noted that the 30-Year Plan for Greater Adelaide is currently under review as is the City of Charles Sturt Community Plan. Once these strategic documents have been finalised, we will undertake a further review of our Asset Management Plans to ensure that they continue to align or to identify changes that might be required.

What are Transport Assets?

Transport Assets are all assets that have a primary function of facilitating the movement of people and goods within our City. They include.

- Roads (consisting of road seals, road pavement, kerb & gutter and including on-street car parking areas)
- Walking and Cycling Paths and Kerb Access Ramps
- Bridges, Boardwalks and Beach Access Ways
- Traffic Control Devices (i.e., roundabouts and speed humps)
- Bus Stop Assets (Pads and Shelters)
- Off Street Carparks

Condition audits, revaluation and revision of capital expenditure has been undertaken for all these assets. This AMP has also reviewed maintenance and expenditure practices to ensure renewal and maintenance service levels are optimised throughout the life of the plan. Overall, it can be observed that the Transport Asset network is in generally good condition with less than 10% of the network below what would typically be considered an acceptable service level. It should be noted that assets in “poor” condition in the network has increased from 3% in 2020 to 8% in 2023. This increase is due to the inclusion of further accurate condition data Transport Assets.

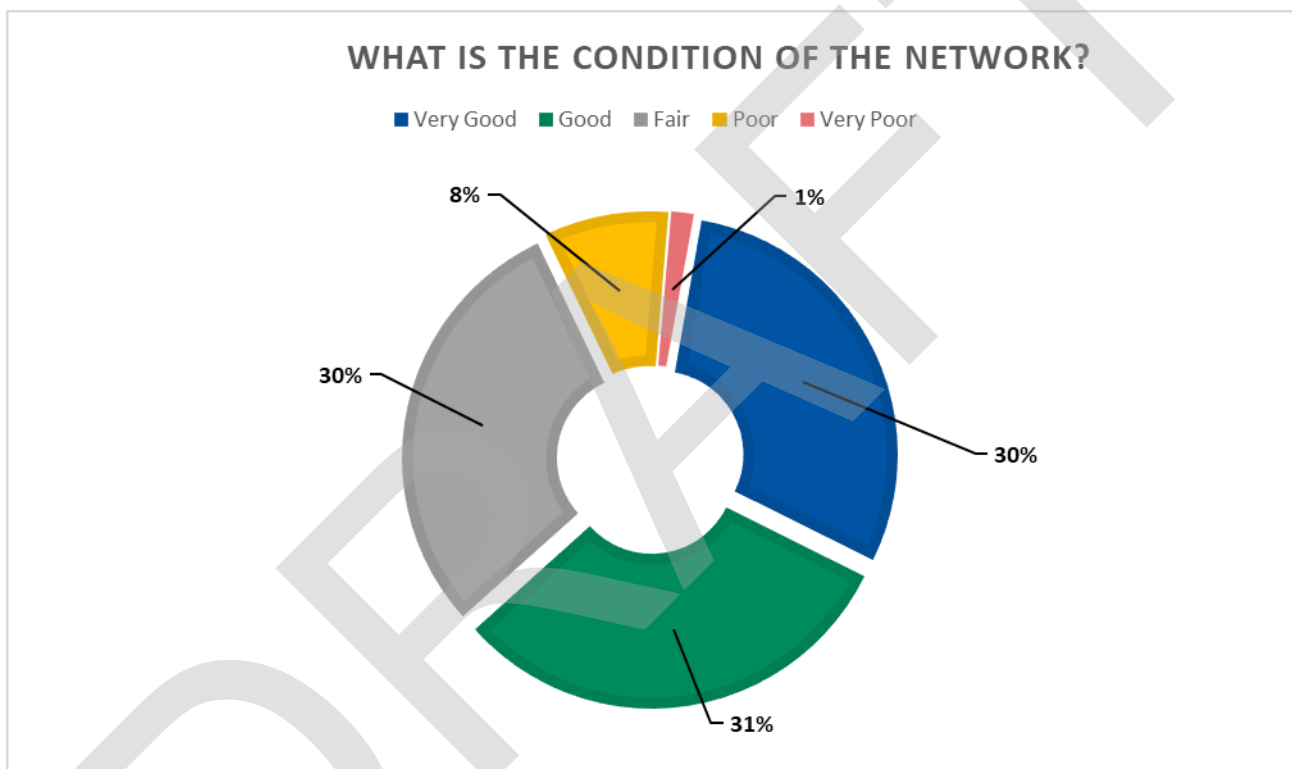


Figure 1 – Overall Network Condition

The City of Charles Sturt’s Transport Assets, which are financial and are represented as the book value, have a current replacement cost of **\$1,204,969,442.97** (as of October 2023).

Asset Strategy

This AMP aims to keep all Transport Assets at a condition 3 (Fair) or better. Where reasonably possible the City of Charles Sturt maintains and renews assets and installs new assets consistent with the objectives and actions of endorsed corporate documents (strategic plans/City Plan). Key criteria that are considered in decision making include asset condition, risk, current/future use demands, changing travel patterns, climate risk, population, and interaction with adjoining land uses.

To fulfil the above asset strategy and continue to provide services over the 10-year planning period from 2023/2024 until 2032/2033, an average spends of approximately \$21,785,883.10 per year on maintenance, renewal and upgrade of Transport Assets would be required (inclusive of endorsed strategic upgrade projects).

This AMP proposes to make amendments to the current Long Term Financial Plan funding for transport projects to re-prioritise spending for major projects (due to external factors altering their programs) and include endorsed income from the State Government for Renewal projects.

The spend that each asset class contributes to the overall Transport Asset LTFP can be seen below. Currently on average over the planning period Council spend 65% of funding on Roads and carparks, 30% of funding on Paths, and 1% on bridges and bus shelters. Just over 10% (approx. \$2.5Mil) of the overall spend contributes to bicycle facilities across the City of Charles Sturt budget.

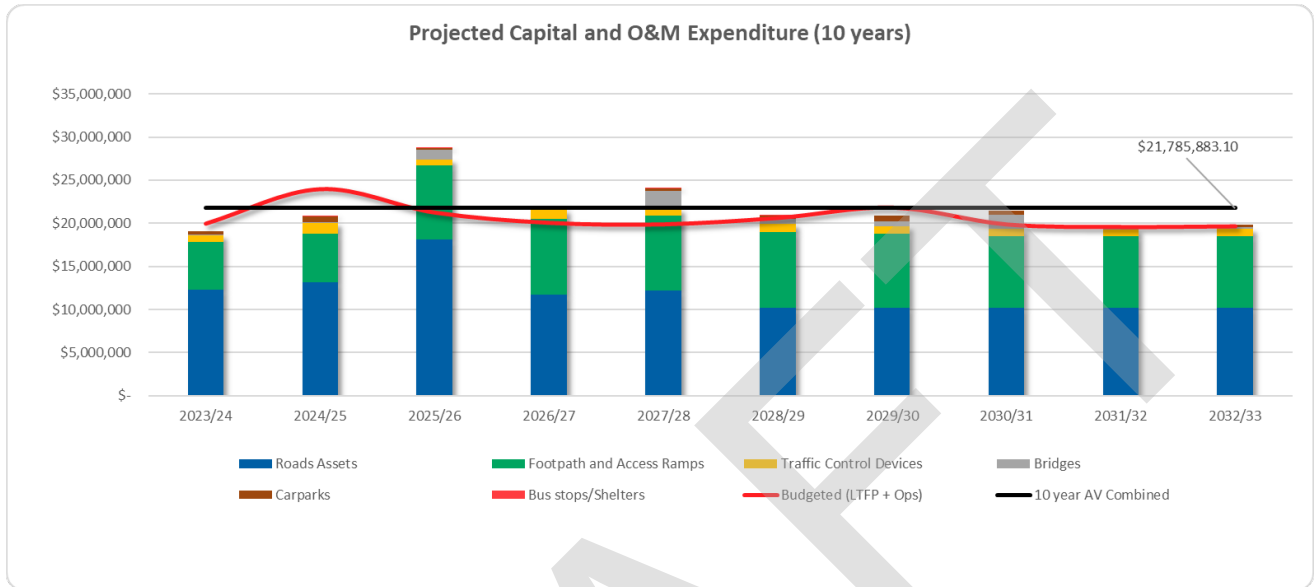


Figure 2 – Overall projected expenditure for Transport Assets

****Note the above graph shows entire spend of all Maintenance, Renewal and Upgrade costs for Transport Assets. Hence, average spend is higher than average capital spend of 19.5Million****

Upon endorsement of this AMP in Draft format all figures will be included in Councils Long Term Financial Plan expenditure to continue to fund services included in this AMP.

A summary of each asset class has been provided as follows.

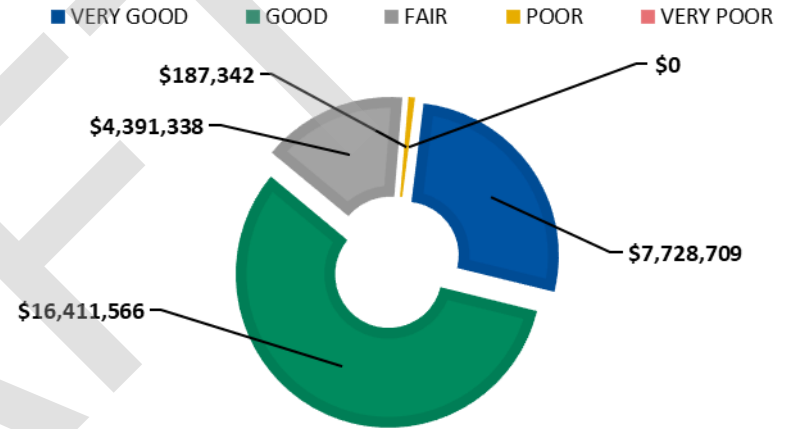
Bridge Assets (Bridges and Boardwalk Structures)

The City of Charles Sturt manage 70 Bridge, Boardwalks and Beach Accessway Assets, they are worth \$28.7 Million. Currently Bridge Assets are in good condition due to the significant increase and investment in planned maintenance the City of Charles Sturt has undertaken over the last 5 years.

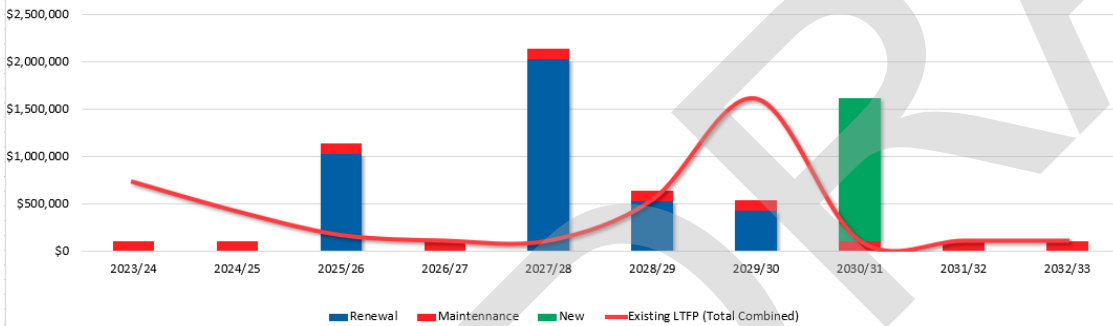
CCS manages bridges by prioritising works to each component to ensure they are safe and accessible for the local community.

All bridges are ranked based on condition, risk and function for renewal/maintenance and upgrade to form the major revision of the bridge LTFP.

BRIDGE CONDITION PROFILE



Projected Renewal, New and Maintenance 10yrs forecast



The Existing LTFP has been revised as major projects were recently deferred due major state government initiatives over the last 3 years that impacted Council undertaking renewal of these assets.

Major renewals for Port Road Underpass and Seaview Road Underpass are all planned for renewal within the next 5 years.

Path Assets

(Footpaths, Shared use paths and Kerb Access Ramps)

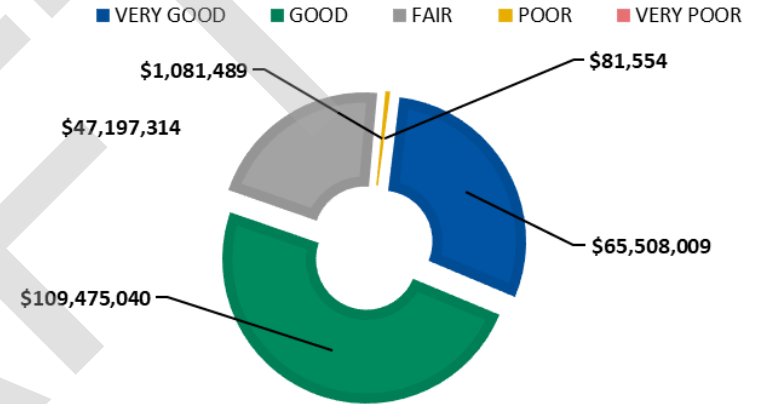
The City of Charles Sturt manage approximately 1,300km's of path assets and almost 10,0000 kerb access ramps. These assets are worth a combined \$232.8 Million.

Paths and ramps are required to ensure access is available to strategic destinations for pedestrian, cyclists and for people with mobility disabilities.

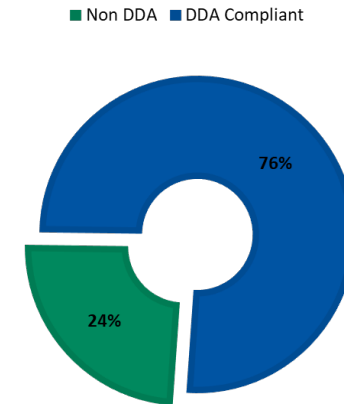
In 2019 a path condition audit and revaluation was completed to assist the forming of the previous version of this AMP. The audit identified that paths are in an acceptable condition but identified a large amount of isolated path defects. These isolated defects are a high risk to path users and a planned maintenance strategy has been developed to inform the changes to this AMP.

Early indication of asset data shows that the change in strategy is further improving the condition of the network and a recent community infrastructure survey shows an increase in satisfaction of path assets. This AMP proposes a scheduled path audit for 2024 to verify the revised maintenance and renewal service levels endorsed by Council in the previous revision of this AMP in 2020. A path condition audit is scheduled for early 2024.

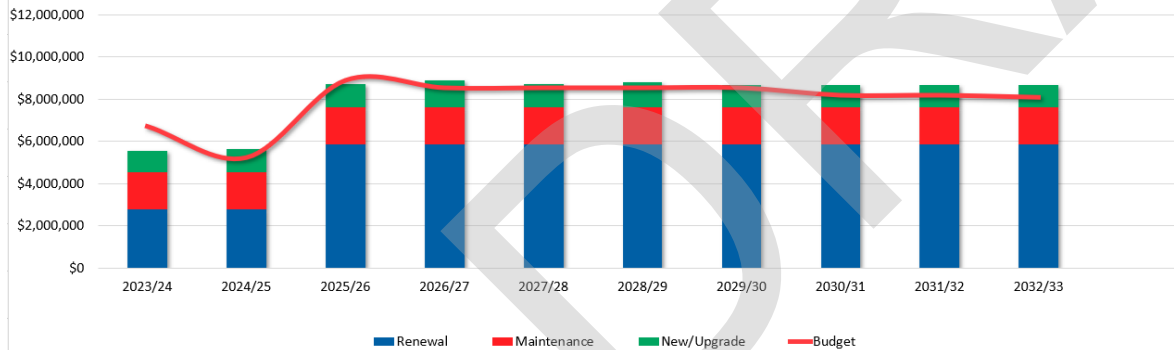
FOOTPATH CONDITION PROFILE



DDA ACCESS KERB RAMPS



Projected Renewal, New/Upgrade and Maintenance 10yrs forecast



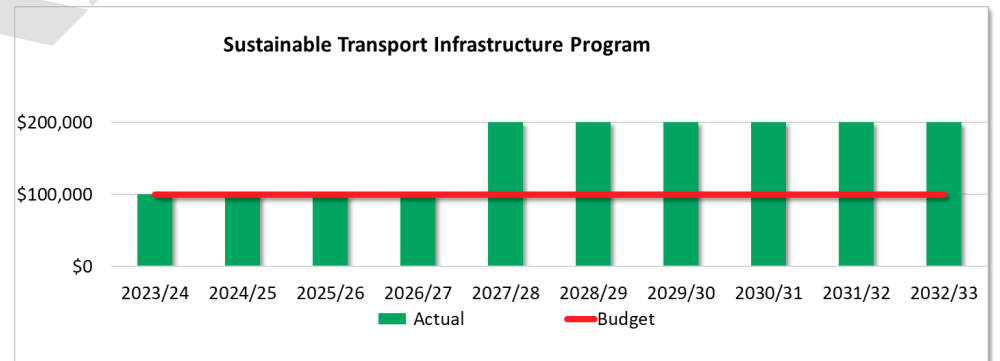
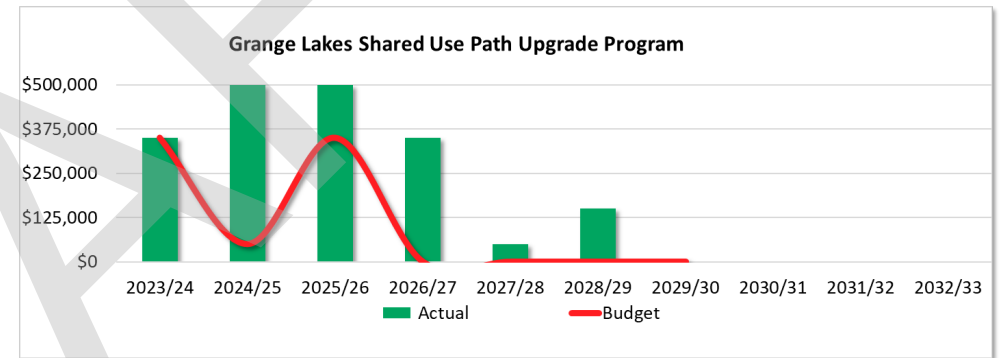
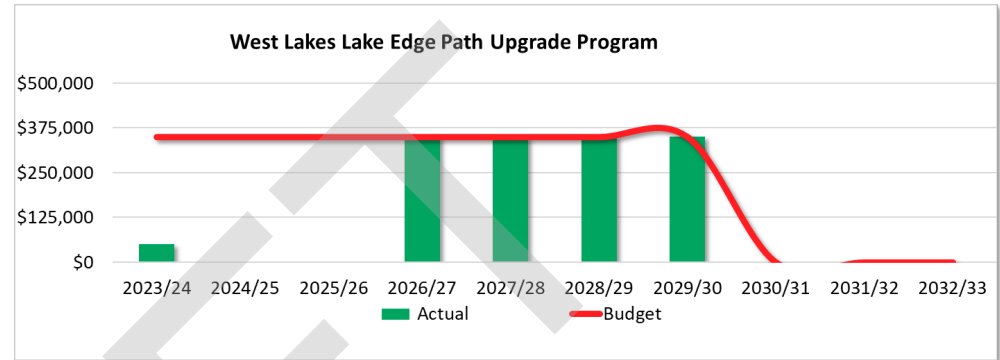
In addition to renewing and constructing new footpaths, the City of Charles Sturt also constructs strategic walking and cycling corridors. These paths typically form part of a strategic network for walking and cycling across the Council and are either new assets or upgrades of existing assets.

These projects contribute directly to the City of Charles Sturt strategic planning documents, including the Open Space Strategy, the Transport Plan and the Community Plan and supporting documents such as the Walking & Cycling Strategy.

These strategic path projects are separated out in the Council’s LTFP due their significance. They are.

- Grange Lakes Corridor Shared Use Path Program
- West Lakes Lake Edge and Link Path Program
- CCS Sustainable Transport Infrastructure Program

A funding summary for new/upgrade works for strategic walking and cycling projects can be seen below. This AMP proposes changes to funding for these programs to ensure ongoing investment and extension of key walking and cycling corridors are planned and delivered for the community.



Bus Stop Assets

(Bus stop pads/surface and bus stop shelters)

The City of Charles Sturt owns 585 Bus stops with an asset value of \$2.27 Million.

Bus stops ensure patrons can access public transport provided by the Department of Planning Transport and Infrastructure (DPTI). DPTI determine the location of the stop and Council provide the Bus stop pad and maintain existing shelters.

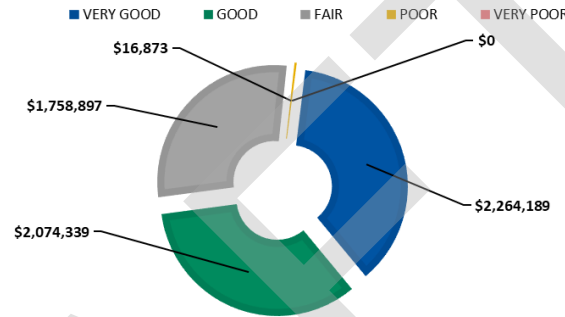
The City of Charles Sturt has invested \$400K per annum since 2008 to undertake DDA replacements of bus stop pads/surfaces to meet legislative targets. The City of Charles Sturt completed this program of upgrades well before the required Disability Discrimination Act (DDA) legislated deadline of 31st December 2022.

Although the City of Charles Sturt renewal program is completed; 6 bus stop surfaces remain as not DDA compliant due to significant challenges and costs associated with design and construction of a compliant bus stop. An application for these stops was submitted to the Human Rights Commission for an exemption to comply with the Disability Standards for Accessible Public Transport (DSAPT) under section 33a of the DSAPT for these 6 locations.

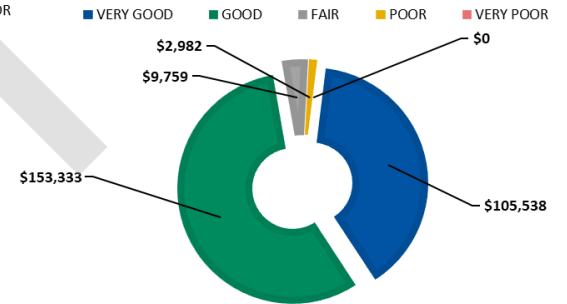
The 6 stops are located along Seaview Road between Grange and West Beach. The Commission has informed staff that although there are significant challenges and cost implications to ensure these 6 bus stop surfaces are DDA compliant the City of Charles Sturt's exemption has been declined. This AMP proposes to fund these last 6 stops within Councils AMP over the next 3 years (from 2024/25 onwards).

Council also owns a small amount of bus shelters which are slowly being phased out as they reach end of life and replaced (where demand exists) with shelters by a 3rd party provider (whom has been issued a licence to advertise on the shelters) at no cost to Council.

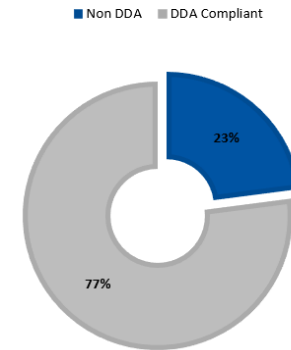
BUS STOP SURFACE CONDITION PROFILE



BUS SHELTER CONDITION PROFILE



DDA COMPLIANT SHELTERS (%)



Road Assets

(On street carparks, Road seal, Road Pavement, kerb & gutter)

The City of Charles Sturt manage approximately 4.5 Million m² area of road network and approximately 1,400km's of road kerbing. Road Assets have a replacement value of just under \$920 Million and are the highest valued Transport Asset. From an overall perspective less than 12% of the road network is in poor condition or considered below current service level.

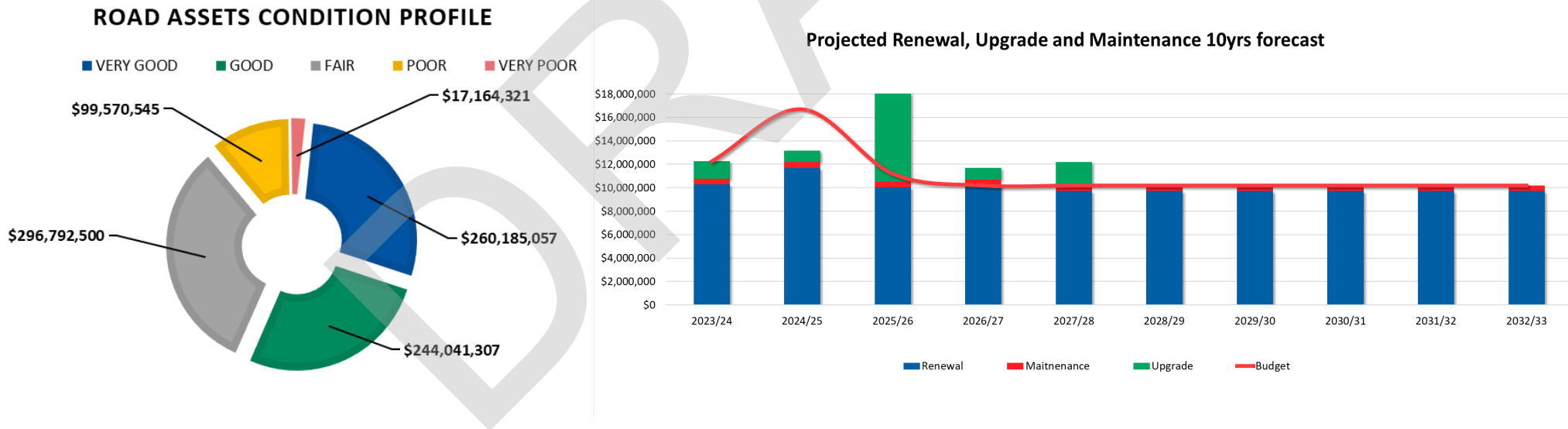
Road Assets support movement of people whether by bicycle or vehicles and the transport of goods for different industries and services. Roads provide access to schools, shopping centres, recreational areas, and strategic destinations.

Currently Council's LTFP has sufficient funding to ensure that road maintenance and renewal remains as per the current desired service level for all road seal and pavement assets.

Council staff have been able to use the existing LTFP to also invest into planned maintenance and undertake a formal seal and kerb and gutter preservation program to compliment the Road Rehabilitation and Road Reconstruction programs.

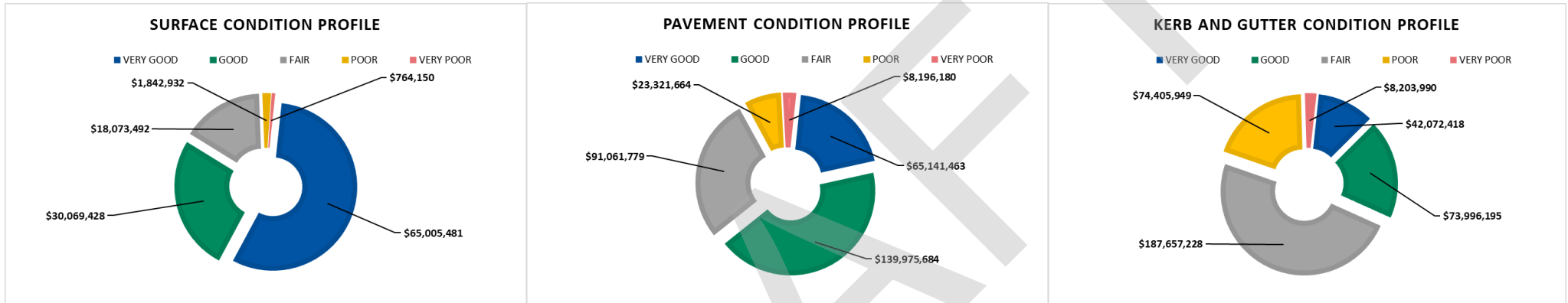
This AMP proposes minor changes to the existing LTFP to recognise income received from the State Government for road works associated with the Ovingham Level Crossing Project and include \$900K of renewal funding that was deferred from Council's expenditure during the COVID-19 pandemic.

A detailed asset condition audit for road surfaces is scheduled in 2024/25 to continue to refine and monitor the condition of road assets.



The condition of each asset from the road asset class is shown below. The key contributing factor in the condition profile of road assets is the outcome of the 2020/21 kerb and gutter asset condition audit. The outcome of the audit identified a large portion of the network below current service level identified in this AMP.

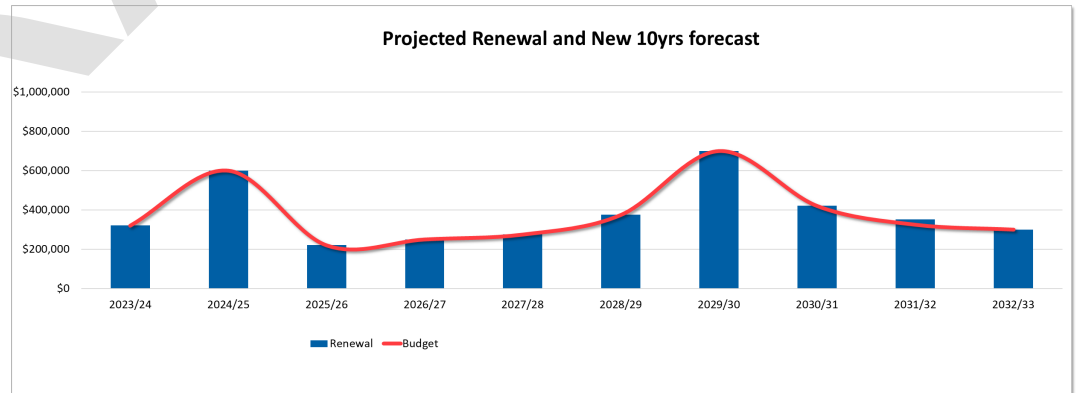
Since the completion of the audit Council staff have begun to revise Council maintenance and renewal strategies for kerb and gutter assets. Staff have been able to use Council's existing LTFP to also begin investment into further renewal and maintenance of kerb and gutter assets to improve its condition profile over the next 5-10 years.



Off Street Carparks Assets

The City of Charles Sturt own and Manage 139 off street carparks valued at \$19.6 Million. Like road assets, off street carparks provide access to schools, shopping centres, recreational areas, and strategic destinations.

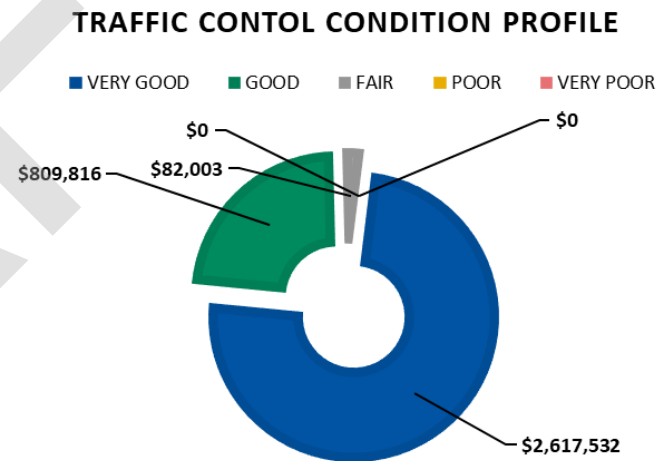
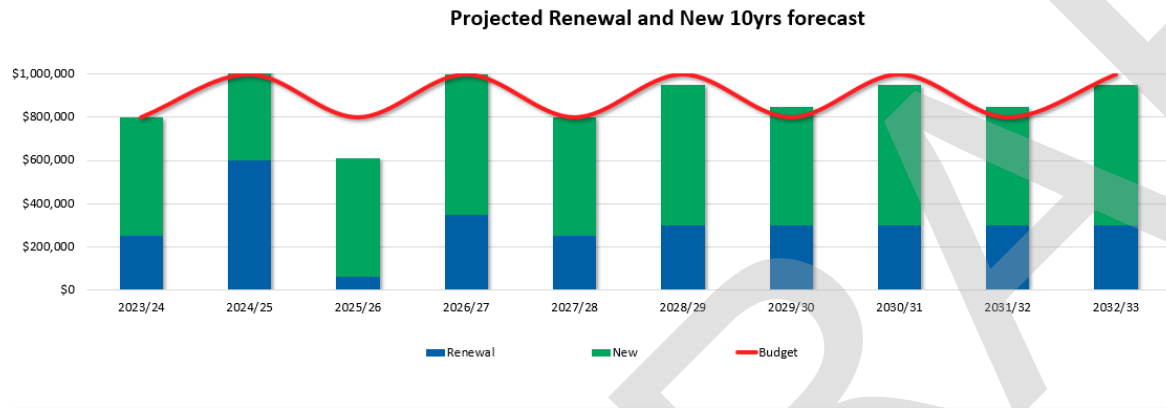
The management of car parking in high utilisation areas and strategic destinations e.g., the Coastal areas and core retail and business areas is of importance to our community. In these locations parking controls are installed to best support the various stakeholder interest. As our City continues to grow the management of these parking controls is becoming increasingly difficult by traditional means and more innovative methods are required. This AMP makes allowance within the current renewal program to install 'smart' and parking technology at strategic locations in on and off-street parking areas to ensure that we can continue to manage parking in line with community expectations.



Traffic Control Devices

Traffic Control Devices exist to assist with functionality of the road network, control traffic movements and keep road users safe. Council needs to ensure they have enough funding to replace existing assets during major road works and have funding when traffic control devices are required to be retrofitted to an existing street.

On average the City of Charles Sturt spends \$300K per annum renewing existing assets and on average the City of Charles Sturt spends \$650K per annum on new traffic control devices. This AMP proposes minor changes to the current LTFP as projects continue to be prioritised over the next 4 years.



Introduction

This Asset Management Plan (AMP) communicates the actions required for the management of Transport Assets owned and maintained by the City of Charles Sturt (and services provided from assets), compliance with regulatory requirements, and funding needed to provide the required levels of service over a 20-year planning period.

The AMP is to be read in conjunction with the City of Charles Sturt's planning documents. This should include the Asset Management Policy and Asset Management Strategy (where these have been developed) along with other key planning documents:

- City of Charles Sturt Organisational Plan 2020-2025
- Community Plan 2020-2027, Charles Sturt – A Leading, Liveable City
- City of Charles Sturt Asset Accounting Policy
- City of Charles Sturt Asset Fund Policy
- Engineering and Open Space Guidelines
- SA Infrastructure Guidelines
- City of Charles Sturt Endorsed Road Safety Assessment Procedure
- City of Charles Sturt Environmental and Sustainability Policy
- Net Zero – Our Map to Net Zero Corporate Emissions 2020-2025
- City of Charles Sturt Open Space Strategy
- City of Charles Sturt Transport Plan
- City of Charles Sturt Your Neighbourhood Plan
- City of Charles Sturt Path Policy and Guidelines

The Transport Infrastructure assets covered by this AMP are.

- Bridges, Boardwalks and Beach Accessways
- Roads (Surfaces, Kerbing and Pavement)
- Footpaths and Shared Use Paths
- Traffic Control Devices
- Bus Stop Assets (Pads and Shelters)
- Off Street Carparks

Transport Infrastructure supports movement of people across the Council area, whether by bicycle, walking, public transport, or vehicles. The network also ensures the transport of commuters to businesses, key destinations and allows transport of goods for commercial and industrial purposes.

This AMP update is a major revision of the Council endorsed 2020 Transport AMP. This AMP forms a wholistic integrated Asset Management Strategy for all Council Transport Assets. Revisions of Long-Term Financial Plans (LTFP), condition audits and renewal/maintenance strategies for all assets in the class have been conducted for the preparation of this AMP, these are summarised as follows.

- Community Infrastructure Survey to understand community satisfaction with Transport Assets.
- Inclusion of Council's endorsed road hierarchy in all asset data for Transport Assets.
- Asset condition audits of traffic control devices and Kerb and Gutter Assets.
- Revised renewal strategy for traffic control devices.
- Prioritising of bridge assets to establish major revision of Bridge Renewal Program and increase in Bridge Maintenance funding by 10% to account for increase in asset stock and replacement costs.
- Updated renewal works programs for Roads, Traffic Control Devices, Paths, and Bridges.
- Major revision of asset maintenance service levels for Field Services.
- Inclusion of allowances to prepare for major transport upgrade projects.
 - Chief Street Streetscape Upgrade
 - Bartley Terrace Streetscape Upgrade
 - Gibson Street Streetscape Upgrade
- Preliminary investigation into climate change and sustainability factors and their effects on Transport Assets along with commencement of support tools for understanding climate change impacts.
- Revision of current ongoing strategic transport projects (shared use paths, walking and cycling upgrades and alternative modes of transport) along with updates to the existing LTFP.
 - Grange Lakes Corridor Shared Use Path Program
 - West Lakes Lake Edge and Link Path Program
 - Sustainable Transport Infrastructure Program
 - Grange Greenway Corridor (planning only)

Asset Management Framework

The City of Charles Sturt exists to provide services to its community, some of which are provided by Transport Assets. Transport Assets have been acquired by construction undertaken by Council and through contribution of new public infrastructure from developers. The organisation's goal in managing Transport Assets is to meet a defined level of service in the most cost-effective manner for present and future consumers. This AMP is prepared as a combination of 'core' and 'advanced' AMP over a 10-year planning period in accordance with the International Infrastructure Management Manual¹. Core asset management is a 'top down' approach where analysis is applied at the system or network level. An 'advanced' asset management approach uses a 'bottom up' approach for gathering detailed asset information for individual assets.

The organisation uses a Strategic Asset Management (SAM) system which uses advanced asset management principles to model service levels, future demands, and network risks. This assists in modelling the timing of intervention to ensure the service level across the entire network can be managed through a sustainable funding scenario and assists Council in integrating Transport Assets into single projects where possible.

The data used in generating this AMP has been broken down into individual assets using advanced principles however the AMP will focus on network level Transport Assets.

The process the City of Charles Sturt follows for preparing an asset management plan is shown on the following page.

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¹ IPWEA, 2015, IIMM.

INFORMATION FLOWS

- Asset register data on size, age, value, remaining life of the network
- Unit rates for categories of work/material
- Adopted service levels
- Projections of various factors affecting future demand for services
- Correlations between maintenance and renewal, including decay models
- Data on new assets acquired by council

ASSET MANAGEMENT PLAN

- Assumed Works Program and trends
- Resulting budget, valuation and depreciation projections
- Useful life analysis

- Long term financial plan
- Strategic business plan
- Annual budget
- Departmental business plans and budgets

Level of Service for Transport Assets

Levels of Service are a commitment to carry out a given action or actions within a specified time frame in response to an event or asset condition data. The levels of service defined in this section will be used to:

- Identify the desired level of service that our customers seek and clarify the level of service that our customers should expect.
- Identify works required to meet these levels of service.
- Identify the costs and benefits of the services offered; and
- Enable Council and customers to discuss and assess the suitability, affordability, and equality of the existing service level and to determine the impact of increasing or decreasing this level in future.

The adopted levels of service Transport Assets are based on legislative requirements, customer research and expectations and technical requirements set out by industry standards.

Legislative Service Level Requirements

There are many legislative requirements and regulations relating to the management of assets. Council must comply with these requirements and ensure their assets meet these legislative service levels these include.

- South Australian Local Government Act 1999
- South Australian State Records Act 1977
- Environment Protection Act 1993
- Disability Discrimination Act 1992
- Australian Road Rules
- Planning, Development, and Infrastructure Act 2016
- Planning and Design Code for South Australia
- Work Health and Safety Act 2012
- AUSTROADS Guidelines
- Australian Standards

Community Level of Service

Transport Assets

The Community Level of Service measures how the customer receives the service and whether value to the customer is provided. The satisfaction of infrastructure assets has historically been measured using a Council wide community survey every 2 years. This survey seeks general feedback on many services undertaken by the City of Charles Sturt from the community.

In June 2023 the City of Charles Sturt undertook a targeted Community Infrastructure Survey prior to developing this AMP. This has lead service levels and assisted understanding residents' and business owners' satisfaction with aspects of services and facilities provided by Council.

A total of 620 people responded to the Community infrastructure Survey. 93% of respondents were residents and 7% of respondents were visitors.

The survey results identified the following community satisfaction regarding Transport Infrastructure over the last 5 years.

	CCS Community Survey Satisfaction 2018	CCS Community Survey Satisfaction 2020	ESA Infrastructure Survey Satisfaction 2023
Local Streets	62%	59%	55%
Footpaths	51	50%	51%
Shared Use Paths	79%	71%	77%

Table 1 - Community Survey and Infrastructure Survey Results

Key themes of the survey identified the following.

- More bike paths that are separated from vehicles/need more bike friendly paths.
- Kerb maintenance (weed poisoning, gutter sweeping, leaf litter) should be undertaken on a more frequent basis.
- Tree maintenance and pruning.
- More cleaning and upkeep of streets.
- We need more footpaths and wider paths.
- The speed limit should be reduced, and more design cues introduced to help people slow down such as more street trees, speed bumps, slow points, narrowing etc.
- More investment into active transport.

Respondents felt that the condition and maintenance of assets could be improved along with an expectation of improving amenity in local streets. Based on the following comments.

In addition to the above in response to Council's Climate Emergency declaration (2019), Council's Asset Management Plans are being updated to include the identification and assessment of risks or vulnerabilities to climate change risks. This also reflects community sentiment, evident by our Community Survey (2022), with 80% of respondents agreeing that taking action to combat climate change is important, and 81% of respondents agreeing that local council's play an important role in this.

Upon endorsement of the draft version of this AMP a 4-week community consultation period between undertaken. The purpose of the consultation will be to understand the community satisfaction with Transport Assets and the proposed service levels in this AMP that have been based on the City of Charles Sturt's initial Community Infrastructure Survey and past Asset Management Plan practices.

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Technical Level of Service

Supporting the Community Level of Service are operational or technical measures of performance. These technical measures relate to the allocation of resources to service activities to best achieve the desired customer outcomes and demonstrate effective performance.

Council's current technical level of service is to aim to keep all Transport Assets at a condition 3 (Fair) or better on average throughout the network. The Technical Level of Service measures are linked to ensure the correct activities and appropriate budgets exist to cover the intended service level:

Operations & Maintenance

The activities necessary to retain assets as near as practicable to the City of Charles Sturt's desired service level throughout the network. Maintenance activities enable an asset to provide service for its planned life (e.g., road patching, path defect replacement, bridge maintenance, bus shelter maintenance).

Renewal

The activities that return the service capability of an asset up to that which it had originally (e.g., road resurfacing and pavement reconstruction, path replacement, bridge reconstruction) or in line with current standards.

Upgrade/New

The activities to provide a higher level of service (e.g., widening a path or bridge) or a new service that did not exist previously (e.g., a new path or bridge).

Asset Managers plan, implement and control technical service levels to influence the Community Level of Service, the table below identifies the City of Charles Sturts Technical levels of service for all Transport Assets

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<u>Technical levels of service</u>				
<u>Maintenance/Operations</u>				
Transport Assets and are well maintained and services provide value for money to the local community				
Roads & TCD's	Paths Assets	Bridge Assets	Bus Stop Assets	Carparks
Roads remain functional and safe.	Paths remain free of significant trip hazard defects.	Planned maintenance is undertaken to bridges to ensure access is safe and well maintained.	Bus shelters remain safe and functional for use of commuters and bus stop pads remain free of trip hazard defects.	Off street carparks remain functional and safe.
Roads are free of localized damage to the roadway (potholes and unsafe edges).				Off street carparks are free of localized damage to the roadway (potholes and unsafe edges).
<u>Renewal</u>				
Transport Assets are renewed and replaced in accordance with asset lifecycle requirements				
Roads & TCD's	Paths Assets	Bridge Assets	Bus Stop Assets	Carparks
Successfully planning and delivering annual asset renewal programs to ensure the road network meets best practice service levels and vehicle loading.	Successfully planning and delivering annual asset renewal programs to ensure paths are safe and serviceable for the community and comply with best practice design.	Successfully planning and delivering annual asset renewal programs to ensure connectivity is not affected in the transport network and comply with best practice design.	Successfully planning and delivering annual asset renewal programs to ensure all bus stops are DDA compliant.	Successfully planning and delivering annual asset renewal programs to ensure carparks meet current service levels and vehicle numbers.
<u>Upgrade/New</u>				
Transport Assets are constructed or upgraded to meet current and future function or demand in the network				
Roads & TCD's	Paths Assets	Bridge Assets	Bus Stop Assets	Carparks
New road & TCD assets are constructed to ensure connectivity in the transport network, designed to incorporate adjacent land uses, low speed environments and anticipated vehicle loading.	New paths are constructed to ensure access is available to strategic destinations and for people with mobility disabilities.	Bridges are widened or extended to ensure connectivity in the transport network.	Determined by State Government Service levels and decision making and comply with the Disability Discrimination Act.	Carparks are upgraded or newly constructed to accommodate measured demand from adjacent land use.

Table 2 - Technical Level of Service

Transport Asset Lifecycle Management

The City of Charles Sturt uses all principles of Asset Lifecycle Management to manage Transport Assets. and aims to encourage transport design that promotes a sense of place for people and the sharing of streets to meet all their community, transport, and service needs.

Overall expenditure is provided in the executive summary for all asset classes in this AMP.

Asset Strategy

Transport Assets located in different areas of the Transport Network may require very different designs or layouts and these are reviewed on a case-by-case basis depending on different demand drivers. Generally, there is an aim for assets in high density areas are to incorporate shared spaces, wide paths, encourage low speeds, and Water Sensitive Urban Design treatments due to the competing demands.

Demographics, density, land use, network hierarchy, technology, legislation, climate risks and environmental impacts all effect the requirements and demand for Transport Assets. As these factors change, the way Transport Assets are used will also change and subsequently alter the demand for Transport Assets.

This AMP's strategy is to ensure Transport Assets are renewed depending on how they fit into the transport network now and for in the future. The City of Charles Sturt uses the following main criteria to priorities Transport Assets when undertaking renewal, upgrade, and new planning.

- Condition
- Risk
- Network Hierarchy
- Strategic Importance
- Land Use

Condition and risk form the basis of renewal required in the network and then all other criteria are used to priorities works.

Condition

Council regularly audits conditions of Transport Asset classes to ensure data is up to date and the overall condition of the network is understood.

Conditions are determined as per table 3 below.

Condition Grading	Description of Condition
1	Very Good: only planned maintenance required
2	Good: minor maintenance required plus planned maintenance
3	Fair: significant maintenance and or renewal required
4	Poor: significant renewal/rehabilitation required
5	Very Poor: physically unsound and/or beyond rehabilitation

Table 3 - Description of Condition

Risk

Council uses the risk assessment in this AMP to evaluate where risks in the network are and ensures that when required maintenance and replacement is undertaken.

Network Hierarchy

Assets that provide a high function in the network hierarchy get higher weighting on renewal as they have a higher function in the network.

E.g., a collector road performs a key function in the road network by providing safe and convenient access to properties within a local area for relatively high volumes of traffic. These assets are generally prioritised over lower traffic volume local streets when they are due for renewal at the same time.

Strategic Importance

Assets that form part of a strategic corridor are a key driver for the future of the network. Prioritising the replacement of assets with a high weighting on these criteria will ensure the network can cater for future demands.

E.g., paths along the River Torrens Linear Park which cater for much higher pedestrian and cyclist numbers than most local paths will generally be prioritised when they are due for renewal.

Land Use

The City of Charles Sturt is undergoing significant urban redevelopment. This redevelopment and re-zoning of land changes the demand on the transport network and changes what assets are suitable for different uses.

These key criteria are then broken down into many test points to develop renewal/new/upgrade programs using the Council’s Strategic Asset Management system. This strategy has been developed specifically by CCS for CCS and uses all principles from the following Asset Management Lifecycle.

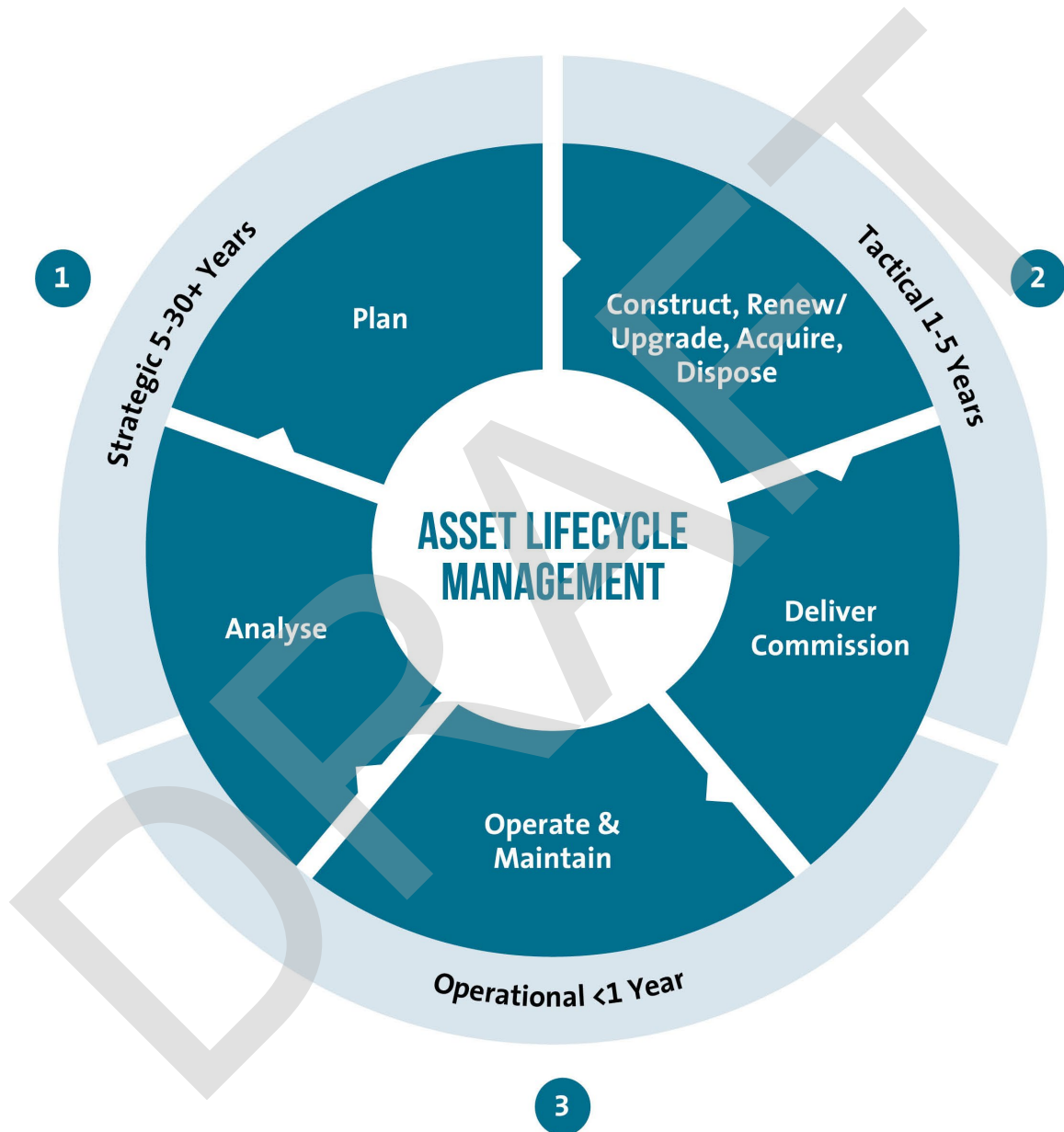


Figure 3 - Asset Lifecycle Management

Asset Maintenance Strategy

To minimise risks and keep service levels acceptable during the life of the asset, Council undertakes key maintenance tasks to ensure all Transport Assets are still serviceable until they require replacement.

Each asset class requires a different strategy for maintenance intervention and associated expenditure and is maintained in accordance with the City of Charles Sturt Civil and City Maintenance Service Level Agreements (for detailed information refer CM 22/12532 - Civil Maintenance and Construction and City Maintenance - Maintenance Service Standards, 22/125396 - Civil Maintenance and Construction and City Maintenance - Maintenance Plan).

The Transport Asset Maintenance strategy is as follows.

Asset Class	Activity	Budget	Maintenance Tasks
Roads, Carparks & TCD's	Reactive Maintenance	\$322K	Replacement of potholes/ road patches funded through Council's operating expenditure
	Concrete Maintenance	\$150,000	Minor replacement of Kerb and Gutter assets funded through Capital expenditure. <u>This is currently funded through Councils Concrete Path Defect Program and this AMP proposes to review maintenance practices from 25/26 onwards</u>
	Surface Preservation	\$850K	Surface Preservation, crack sealing and Large area patch treatments funded through the road rehab program Capital expenditure.
Paths	Concrete Defect Program	\$1.5 Mil	Planned replacement of high-risk defects identified through condition audits and customer requests. <u>Councils Concrete Path Defect Program is currently funded through capital expenditure and this AMP proposes to review maintenance practices from 25/26 onwards.</u>
	Scheduled Maintenance	\$250,000.00	Footpath grinding funded through Council's operating expenditure.
Bridges	Planned Maintenance	\$110K	Planned maintenance is undertaken to bridges to ensure access is safe and well maintained based on their condition and specific technical requirement. Funded through Council's operating expenditure. This AMP proposes to increase this budget line by \$10K ongoing.
	Reactive Maintenance	\$5K	For quick activity work to minimise urgent safety issues. Funded through Council's operating expenditure
Bus Shelters	Shelter Maintenance	\$20K	General maintenance where Charles Sturt is responsible for maintaining bus shelters

Table 4 - Transport Asset Maintenance Strategy

Majority of Council's maintenance programs are funded through capital expenditure due to historical practices. This AMP proposes a review of operating vs capital expenditure for maintenance programs at the conclusion of a future path condition audit to understand the ratio of operational vs capital expenditure for maintenance.

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Transport Asset Risk Management

The purpose of risk management for this AMP is to understand and document consequences and outcomes related to the risks associated with managing Transport Assets at a network level. Risks identified in the Transport Asset Risk Assessment have been used to form the basis of analysing and determining renewal priorities. Risks need to be managed to ensure operations, maintenance and renewal all follow the same direction to ensure all risks are mitigated throughout the network consistently.

Risk priorities are determined due to level of risk consequence, risk likelihood, strategic priorities, financial outcome, Land use and asset condition. CCS manages risks in the following way.



Figure 4 - Risk Management Process

The above risk assessment process:

- identifies credible risks.
- the likelihood of the risk event occurring.
- the consequences should the event occur.
- evaluates the risk.
- develops a risk treatment plan for non-acceptable risks.

The organisation has prioritised decisions made in adopting this AMP to obtain the optimum benefits from its available resources. Council has an existing budget that allows the AMP to balance the risks of Transport Assets and the asset register data provides a basis for where the AMP and future works is generated from. The LTFP that coincides with this AMP ensures major risks are mitigated and the network remains safe and useable for all users.

There are some operations and maintenance activities and capital projects that are unable to be undertaken within the 10-year planning period. These include:

- Renewal of roads with poor base that may fail prematurely or suddenly.
- Renewal of roads associated with transport routes that may fail prematurely due to increased traffic conditions.
- Renewal of Transport Assets associated with transport routes that may fail prematurely due to increased traffic conditions or climate change impacts.
- Renewal of large kerb and gutter sections that are not associated with the CCS Road Rehab program.
- Renewal of Transport Assets impacted by development or damaged by a third party suddenly.

Operations and maintenance activities and capital projects that cannot be undertaken because of the above will affect the level of service of the network and pass on risks to users. These result in lack of connectivity for public transport, vehicular and cycling activities, deterioration of residential access, increase in area maintenance costs in residential streets.

Transport Assets are also exposed to both physical and transition climate change-related risks requiring different types of risk reduction measures:

- **Physical risks (Acute)** result from extreme weather events including storms, floods, and heatwaves. These can damage physical infrastructure and present disruptions to service delivery or asset function.
- **Physical risks (Chronic)** result from the gradual change in climate. For example, increasing frequency and intensity of heavy rainfall events can undermine road surfaces.
- **Transition risks** are associated with the social, economic, and technological transition to a low-carbon economy. These risks can result from policy changes to limit greenhouse gas emissions, technology advancement, and shifts in market supply and demand, including increased demand for low-emissions technologies and products.

Better understanding the scale and extent of these climate change risks on Council's assets will help inform our asset management and planning and identify priorities to build resilience in our assets, so they can function effectively into the future and contribute to the climate resilience of our community.

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Financial Summary

This section contains the financial requirements resulting from all the information presented in the previous sections of this AMP. The financial projections will be improved as further information becomes available with strategic asset management modelling in future AMPs, on desired levels of service and current and projected future asset performance.

The expenditure and valuations projections in this AMP are based on best available data. Currency and accuracy of data is critical to effective asset and financial management.

Data confidence is assessed as reliable with high confidence for this AMP. Data based is based on sound records, procedures, investigations, and analysis, documented properly but has minor shortcomings, for example some of the data is old, some documentation is missing and/or reliance is placed on unconfirmed reports or some extrapolation. Dataset is complete and estimated to be accurate $\pm 5\%$.

Asset valuations

The Overall value of Transport Assets is more than \$1.2 Billion, and the value of each asset class can be found below.

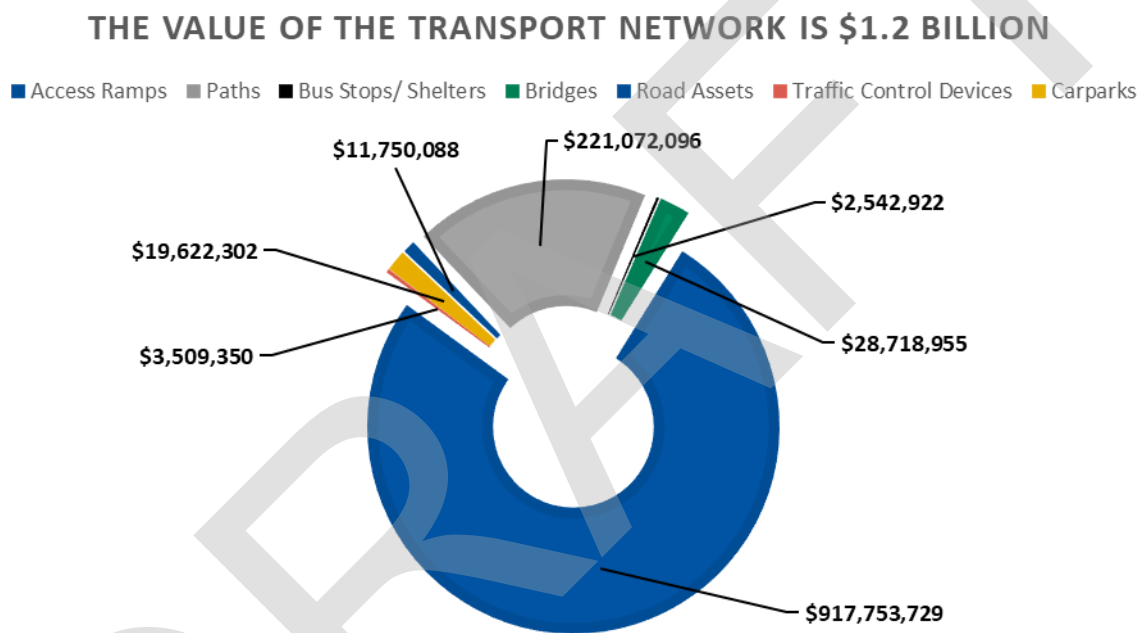


Figure 5 - Transport Asset Network Values

The best available estimate of the value of assets included in this Asset Management Plan are outlined below.

- Gross Replacement Cost \$1,204,969,442.97
- Current Depreciation \$428,794,956.90
- Carrying Amount \$777,752,326.40
- Annual Average Asset Consumption \$15,664,564.42

Gross Replacement Cost

Refers to the current replacement value of all Transport Assets.

Current Depreciation

Refers to the cost of an asset, or other amount substituted for its cost, less its residual value.

Carrying Amount

Refers to the current replacement cost of an asset less, where applicable, accumulated depreciation calculated based on such cost to reflect the already consumed or expired future economic benefits of the asset.

Annual average asset consumption

Refers to the ratio of annual asset consumption relative to the depreciable amount of the assets. It measures the amount of the consumable parts of assets that are consumed in a period (depreciation) expressed as a percentage of the depreciable amount.

Long Term Asset Renewal Funding Costs

Life cycle costs (or whole of life costs) are the average costs that are required to sustain the service levels over the asset life cycle. Life cycle costs include renewal, operations and maintenance expenditure and asset consumption (depreciation expense). The life cycle cost for the services covered in this asset management plan is **\$37,550,447** per year (average operations and maintenance expenditure plus depreciation expense projected over 10 years).

This AMP proposes to make amendments to the current Long Term Financial Plan funding for transport project to re-prioritise spending for major projects (due to external factors altering their programs) and include endorsed income from the State Government for Renewal projects.

The proposed LTFP will ensure that Life cycle expenditure is **102%** of life cycle costs. The life cycle costs, and life cycle expenditure comparison highlights any difference between present outlays and the average cost of providing the service over the long term. If the life cycle expenditure is less than that life cycle cost, it is most likely that outlays will need to be increased or cuts in services made in the future.

Sustainability of service delivery

Two key indicators for service delivery sustainability that have been considered in the analysis of the services provided by this asset category, these being the:

- asset renewal funding ratio; and
- long term budgeted expenditures/projected expenditure (over 10 years of the planning period).

Projected expenditures for Long Term Financial Plan

LTFP's and projected expenditure can be found above in the executive summary of Transport Assets and asset classes.

Expenditure projections are in 2023 real values. It is evident that Transport Assets are the City of Charles Sturts Major Asset class and have significant impact on LTFP spending. Due to changes in renewal and maintenance strategies proposed in this AMP the projected required renewals do not provide any funding gap per year for the life of the plan with the City of Charles Sturts existing LTFP budget.

Building for the future

Future Demand

Our population continues to grow with the current estimated resident population being 124,864. The chart below shows the growth in our City's population in the past 10 years, increasing in that time by more than 14,000 people.

Planning and Land Use Services South Australia forecast high population projections for Adelaide West. It is projected that an average of 642 dwellings per annum will be required in Charles Sturt over the next 30 years. This is slightly less than the last ten years average of 690 dwellings per annum. Based on such projections, over the next 20 years it is expected that population will increase by approximately 30,000 people. This will deliver a greater demand on Transport Assets and the greater Transport Network across the City of Charles Sturt. It is imperative that the City of Charles Sturt continue to invest in the Transport Asset Network to ensure the network remains safe and the network provides availability and expansion for all modes and types of transport.

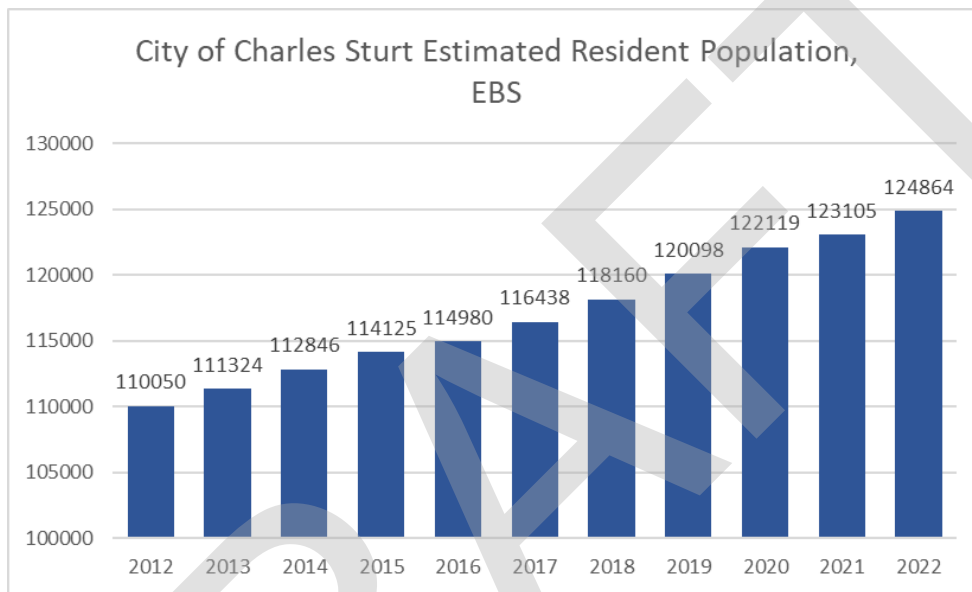


Figure 6 - City's Population Growth

The 30-Year Plan for Greater Adelaide is currently under review as is the City of Charles Sturt Community Plan. Once these strategic documents have been finalised, we will undertake a further review of our Asset Management Plans to ensure that they continue to align or to identify changes that might be required.

Climate Impacts

In response to its climate emergency declaration (2019), Council is seeking to improve its understanding of, and response to, climate change risks and adapt to climate change to reduce our environmental footprint. This requires investigation into renewing Transport Assets with a focus of street greening, increasing tree canopies, investing into alternative modes of transport, and investing in recycled materials.

We are already feeling the effects of climate change. Predictions for Western Adelaide indicate further reduction in annual rainfall, more frequent and intense heatwaves along with sea level rise. These are all significant risks for the City of Charles Sturt area and risks to Transport Assets. The ongoing effect of climate change will affect the serviceable life of Transport Assets and have potential to increase service level costs over time. The City of Charles Sturt are committing to understanding these risks and impacts to better inform decision making through the improvement plan in this AMP.

This AMP identifies an improvement for future revisions to develop a decision support tool to understand the vulnerability of our assets to both the physical and economic transition risks of climate change and provides a process for our asset managers to consider climate-resilient response options. Staff will continue to refine this process over time as knowledge and capacity grows with an emphasis on addressing embodied emissions of our Transport Assets.

With climate change, our Transport Assets may be exposed to climate hazards based on their location and their materials and design. As our climate warms and evenings are a better time to be outside, lighting of public spaces may

become increasingly important for safe access by our community. Energy efficiency and power reliability will be key objectives for climate resilient public lighting. Consideration of design and materials that consider minimizing impacts to fauna and biodiversity is also key for supporting climate resilience across our city.

Through our asset management planning, we aim to:

- Minimise our greenhouse gas (GHG) emissions.
- Design, construct and manage assets to reduce exposure to, and build resilience to, the impacts of climate change.
- Support the circular economy.
- Consider the whole of lifecycle costs (incl emissions) of managing assets.
- Improve our environment through design, construction, and maintenance of natural and built assets.

Opportunities for Transport Assets to have major positive impact on climate change include the investment into recycled construction materials which diverts CO2 emissions through sustainable construction of Transport Assets, invests in alternative modes of transport (E-scooters, walking and cycling) along with partnering with 3rd party providers to provide such transport facilities (ride share initiatives, EV Chargers, bus shelters etc).

Transport Assets play a key role in reducing our carbon footprint. They assist in reducing the impacts of climate change, population density, pressure on our open spaces and connection between destinations. This is critical to creating social inclusiveness and developing healthy and active communities.

Over the last 5 years Council has progressively begun to invest in the construction of sustainable and recycled road materials. Staff and the industry are now understanding the best way to use recycled materials and can integrate using recycled materials in day-to-day practices for the benefit to our future climate condition.

Designing for predicted future climate conditions, changes in demographic, future transport choices (walking, bicycle, autonomous vehicles, and electric vehicle use) and their cost implications is yet to be understood and a key improvement of this AMP.

Staff have begun working with other Council's and state departments to undertake an analysis of Council's current greenhouse gas (GHG) emissions from construction of Transport Assets to lead decision making for best practice design for future renewal projects.

Such items for future renewal strategy and any associated cost implications include.

- Increased Tree canopy - Increase the number of trees in streets to promote cooler streets and help prevent urban heat islands across the city.
- Increased street greening - Improve streetscapes and the way streets look with higher quality landscaping other integrated treatments.
- Improved transport function – Provide an appropriate balance of the road reserve to the various transport modes to accommodate current and future demand.
- Safer streets - Ensure Transport Assets promote slower speed limits, better connectivity to strategic destinations and integrate design for opportunities for different modes of transport.
- Alternative modes of Transport – continued investment in shared use and cycling paths and future consideration in the renewal of Transport Assets for other alternative modes of transport (e.g., driverless vehicles and ride share initiatives) that promote low carbon transport choices.
- Data Collection and Research – continued investment in understanding how to develop resilience in council's assets for the change in climate.
- Increase in recycled material in construction of Transport Assets and standardising the use of recycled materials in Engineering design standards.

Continuous Improvement

In May 2018 Council endorsed the latest revision of the Road Asset Management Plan. The Road AMP aimed to undertake significant improvements in the next revision and combine the Road Asset Management Plan with other existing Asset Management Plans to form a Transport Asset Management Plan for all Transport Assets.

This has been achieved with this latest revision and first AMP for Transport Assets.

To undertake this AMP the City of Charles Sturt undertook the following tasks.

- Scheduled Financial Valuation of Road Assets (mid 2023)
- Scheduled Condition Audit of Kerb and Gutter Assets (mid 2020)
- Scheduled Condition Audit of Traffic Control Devices (mid 2021)
- Scheduled Condition Audit of Beach Access Ways (Mid 2023)
- Revision of Major renewal and upgrade programs.
- Revision of Maintenance Strategy for all assets.
- Update of all Transport Asset Data.
- Revision of LTFP's for all Transport Assets.
- Major revision of all maintenance and operational service levels
-

The improvement plan below shows that many actions have been achieved in this current revision or are in progress to ensure continual improvement of the Transport AMP.

This AMP will be reviewed during annual budget planning processes and amended to show any material changes in service levels and/or resources available to provide those services because of budget decisions.

The AMP will be updated every 2-4 years to ensure it represents the current service level, asset values, projected operations, maintenance, capital renewal and replacement, capital upgrade/new and asset disposal expenditures and projected expenditure values incorporated into the LTFP.

Initiative	Status	Year
Implementation of Strategic Asset Management (SAM) System	Completed in 2020	Min 2021
Establishment and confirmation of intervention levels for road preservation treatments	Completed in 2020	2022
Kerb and Gutter asset condition audit	Completed in 2020	2024
Condition Audit of Beach Accessways	Completed in 2023	2024
Condition Audit of Traffic Control Devices	Completed in 2021	2025
Revision of Kerb and Gutter Renewal Strategy	Completed in 2023	2024
Formal Crack Sealing and Road Preservation Program included in Road Rehabilitation Program	Completed in 2020	2023
Future revisions of the Road AMP to include Transport Assets and Bridge Assets	Completed in 2020	2023
Rolling Condition audits and re-valuations 5 years ongoing – due for path and road surface condition audits respectively	Scheduled	2024 and 2025
Review Capital and Operating expenditure practices for Maintenance of Kerb & Gutter and Path Assets	Yet to commence	2025
Review values and LTFP for Traffic Control Devices	Completed in 2023	2025
Undertake lifecycle analysis to understand financial impact of investment into greening and tree canopy strategies for Transport Assets	Yet to commence	2027
Review design standards to support Predicted Future Climate Conditions and climate response initiatives.	Early works commenced	2027

Table 5 - Transport AMP Improvement Plan

Conclusion

This Asset Management Plan (AMP) communicates the actions required for the management of Transport Assets owned and maintained by the City of Charles Sturt (and services provided from assets), compliance with regulatory requirements, and funding needed to provide the required levels of service over a 10-year planning period.

The identified funding scenarios and asset lifecycle management strategies in this AMP have been designed to ensure that Transport Infrastructure supports movement of people and goods across the Council area while ensuring the overall asset network is in an acceptable and safe condition.

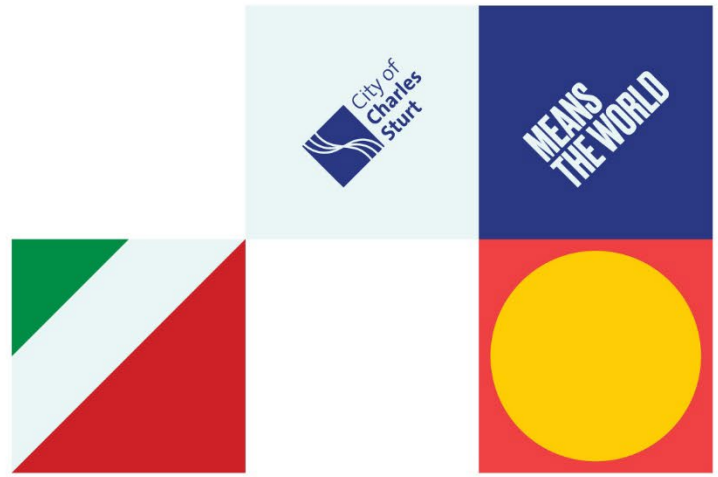
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- City of Charles Sturt Path Condition and Revaluation Audit – IMG – December 2018
- City of Charles Sturt Bridge Condition and Revaluation Audit – G-Force – August 2018
- City of Charles Sturt Kerb and Gutter Condition Audit July 2019 – August 2020
- City of Charles Sturt Traffic Control Condition January 2021 – April 2021
- City of Charles Sturt Condition Audit of Beach Access Ways March 2023- August 2023
- 23/253107 – Transport AMP Asset Replacement Cost, Depreciation and Condition Data Extracts
- 23/253106 – Transport AMP – Financial and LTFP Information
- 22/125392 - Civil Maintenance and Construction and City Maintenance - Maintenance Service Standards
- 22/125396 - Civil Maintenance and Construction and City Maintenance - Maintenance Plan

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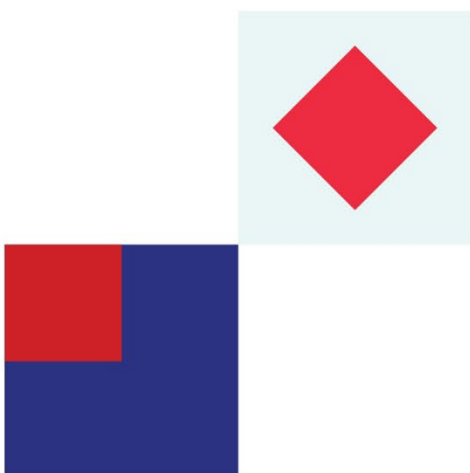
APPENDIX 2



Community Engagement Approach for Transport Asset Management Plan (AMP) 2023

November 2023

Contact: Kath Mardon
Community Engagement Officer
Engineering Strategy & Assets
PH: 8408 1270
kmardon@charlessturt.sa.gov.au



Community Engagement Approach for Transport Asset Management Plan (AMP) 2023

1. Purpose and Objectives

The purpose of this Community Engagement Approach is to articulate the process and measures that will be undertaken to ensure our community, stakeholders, The Mayor and Elected Members are appropriately informed and engaged in relation to the intent of this project. The engagement techniques referenced in this Community Engagement Approach are consistent with Council's Public Consultation Policy (PCP)

The revision of this Asset Management Plan is a matter set out in **Part 1** of Council's Public Consultation Policy (PCP) and follows the public consultation steps prescribed in the relevant parts of the Local Government Act 1999.

Legislative Requirements

The Local Government Act 1999 states the following requirements regarding the review of strategic management plans: Chapter 8, Part 1 - Strategic Management Plans; Section 122

Section 122 (4) – Requirement to undertake a review within two years of an election, that is November 2020.

Section 122 (6) – Council must adopt a process for public involvement in the review giving reasonable opportunity to be involved in the development and review of its strategic plans.

Section 122 (7) – Make available copies for inspection and purchase by the public.

Section 122 (8) – Specifically declare which plans will constitute the strategic management plans of the council.

The objectives of this Community Engagement Approach are to ensure that:

- Our Charles Sturt community has easy access to the appropriate information associated with the Review of the Transport AMP.
- Our Charles Sturt community is given opportunities to provide comment and feedback on the review of our Transport AMP in ways that promote community participation, and in ways that are inclusive and interesting.
- The process builds positive relationships between Council and the community, and positions Charles Sturt as an organisation that is providing sound management decisions.
- Information is provided to the Charles Sturt community of the decision and reasoning for the decision.

2. Project Background

Transport Assets are all assets that have a primary function of facilitating the movement of people and goods within our City. They include.

- Roads (consisting of road seals, road pavement, kerb & gutter and including on-street car parking areas)
- Walking and Cycling Paths and Kerb Access Ramps
- Bridges, Boardwalks and Beach Access Ways
- Traffic Control Devices (i.e., roundabouts and speed humps)
- Bus Stop Assets (Pads and Shelters)
- Off Street Carparks

Condition audits, revaluation and revision of capital expenditure has been undertaken for all these assets. This AMP has also reviewed maintenance and expenditure practices to ensure renewal and maintenance service levels are optimised throughout the life of the plan. Overall, it can be observed that the Transport Asset network is in generally good condition with less than 10% of the network below what would typically be considered an acceptable service level.

The AMP aims to keep all Transport Assets at a condition 3 (Fair) or better. Where reasonably possible the City of Charles Sturt maintains and renews assets and installs new assets consistent with the objectives and actions of endorsed corporate documents (strategic plans/City Plan). Key criteria that are considered in decision making include asset condition, risk, current/future use demands, changing travel patterns, climate risk, population, and interaction with adjoining land uses.

This approach outlines the process of consultation on the Transport AMP.

3. Consultation Scope

This consultation will be carried out in accordance with the requirements of Council's Public Consultation Policy Part 1 requirements. The aspects of the consultation for the Asset Management Plan that the community can influence are:

Project Negotiables

We are seeking to understand from our stakeholders and community the:

- General satisfaction of the City's transport assets and how they perform in local streets
- Level of Service expectation or minimum required standards of the assets
- Renewal strategy for Transport Assets across the City

Project non-negotiables

- Changes to financial valuation information and audit renewal programs
- Timing of Consultation – Council must meet the legislative requirements prescribed in the Local Government Act 1999.

A minimum of 28-days from the date of advertisement, will be given to the community to submit any concerns, queries, or feedback.

Any submissions received will be considered by the project team and responded to or actioned accordingly.

4. Communities of Interest

Stakeholders and people who reside in, own property in, and do business in the City of Charles Sturt form our communities of interest for this project.

Key stakeholders and communities of interest for this project include:

External

- The whole of City of Charles Sturt community.
- Mayor and Elected members.
- Local resident and business groups known to Council.
- Collaboration Councils (Cities of Marion and Port Adelaide Enfield).
- Department of Infrastructure and Transport (DIT)
- Adjacent councils that may be impacted by transport assets within identified streets (Port Adelaide Enfield and West Torrens)

Internal

- Open Space and Recreation
- Field Services
- Other relevant Engineering business units

Planning Community Engagement and Timeframe

The scope for community engagement includes the following steps and timing.

Step	Title	Description	Timeframe
1.	Prepare Approach	Prepare a community engagement approach in relation to the matter.	November 2023
2.	Authorise Approach	Obtain authorisation of the community engagement approach from the Council. CEA to be presented at the November AMC Meeting for endorsement along with the Draft Transport AMP.	November 2023
3.	Undertake Community Engagement	The engagement activities include the following minimum statutory requirements under the Local Government Act 1999, Council's PCP (where applicable) and additional, discretionary engagement activities, as detailed in the techniques & promotions.	End January to end February 2024 Minimum 28 Days
4.	Consider Feedback	Consider any feedback received within the consultation timeframe.	March 2024
5.	Council Decision	Council members will consider the report and recommendation(s) and decide on the matter. The right of a member of the community to address Council by way of deputation in support of any written submission may be granted at the discretion of the Mayor.	April 2024
6.	Communicate Decision	Following the adoption of the new Public Lighting Asset Management Plan and communicate by: <ul style="list-style-type: none"> • YourSay Charles Sturt website page <ul style="list-style-type: none"> ○ Campaign email • City of Charles Sturt social media platforms. • Kaleidoscope article – if timing permits • Copies of the AMP are available at the principal office of the Council as well as Civic Centre Internal Street, Beverley Office, libraries and community centres. • E-Newsletter email 	May/June 2024

Levels of Engagement

The level of engagement for this project is **Consult** given the:

- Few issues of interest involved in the matter.
- Moderate degree of impact on the community.
- Low to Moderate degree of complexity across a broad community of interest.

Communication and Engagement Techniques and Marketing Promotions

The following communication and engagement techniques and promotions are proposed.

- Video introducing the importance of our assets seeking participation
- Coloured brochures/posters displayed in Community Centres and Libraries -raising awareness and inviting participation.
- Port Road Banners x 2
- Digital signage in Internal Street and other TV locations
- YourSay Charles Sturt Website
 - Online survey
- Corflute signs with QR codes (limited, targeted locations)
- Direct email to YourSay Members
- Public Notice in the newspaper (The Advertiser)
- Latest News on website
- Social Media platforms
- Information available for inspection at Civic Centre (internal street)
- Email those who participated in the infrastructure survey
- eNewsletter (if timing permits)
- Kaleidoscope article (if timing permits)

Marketing and Communications

All Marketing and Communications requirements (listed above) will be detailed in a separate Marketing and Communications Plan once timing of this consultation has been defined.

Reporting on Community Engagement

All submissions received electronically, verbally and written will form the Community Engagement Feedback report which will be prepared detailing the outcomes and key themes along with the project next steps. The outcomes will be communicated to those only who responded via email, along with an update on the Your Say platform.

A report will be presented to the relevant Committee and then Council that summarises the community engagement process, community feedback and how this has informed any potential changes to the AMP.

5. Budget

The resources required to plan, deliver and report on the public consultation of the proposed Draft Transport Asset Management Plan include the following:

Resource Requirement	Budget Estimate
Internal administration costs (staff time) associated with the project and preparation of associated key messages and documents	Covered by recurrent operational budget Approx \$2000
Public Notice in Messenger Newspaper	\$1000
Use of City of Charles Sturt website, Charles Sturt YourSay site, and City of Charles Sturt's social media platforms	Covered by recurrent operational budget
Printing and distribution of Posters for display in civic centre, libraries and community centres inviting participation	\$150
Charles Sturt Banners on Port Road (two banners) (under consideration)	\$600
Total	\$3750

6. Risk Management

The key issues and risks for Council if a community engagement approach is not delivered, or not delivered well, include:

- Balancing individual views with broader community views.
- Community satisfaction.
- Failing to understand community sentiments on a project.
- Impacts associated with project delays.
- Media interest.
- Reputational risks.

7. Approval of the Community Engagement Approach

Seek **Asset Management Committee** approval for the community engagement approach.

APPENDIX 3

Year	Bridge Renewal Program
2025/2026	RTLTP Seaview Road underpass West Beach Upgrade
2027/2028	RTLTP Port Road underpass Hindmarsh Renewal
	Overpass corner Beach Street and Charlotte Terrace Grange Renewal - Deck replacement only
	Overpass Grange Creek south of Sylvan Way Grange Component Renewal - Deck replacement only
2028/2029	Bartley Terrace West Lakes Shore - northern overpass West Lakes Shore Renewal
2029/2030	Freshwater Lake Island Drive Bridges West Lakes Renewal

Road Renewal Program

Road Reconstruction 2023/24 (Current Year)			
Road Name	Suburb	From Road	To Road
Albemarle Street	WEST HINDMARSH	Grange Nth Road	Bond Street
Albemarle Street	WEST HINDMARSH	Bond Street	Glanton Street
Albemarle Street	WEST HINDMARSH	Glanton Street	Morgan Street
Albemarle Street	WEST HINDMARSH	Morgan Street	Port Road
Wright Street	RENOWN PARK	Torrens Road/Dead End	Tait Street
Wright Street	RENOWN PARK	Tait Street	Bishop Street
Wright Street	RENOWN PARK	Bishop Street	Ann PL
Wright Street	RENOWN PARK	Ann PL	Lamont Street
Coglin Street	BROMPTON	Railway	First Street
Coglin Street	BROMPTON	First Street	Second Street
Flinders Parade	FLINDERS PARK	Eucalypt Avenue	Birch Avenue
Flinders Parade	FLINDERS PARK	Birch Avenue	Fowler PDE
Flinders Parade	FLINDERS PARK	Fowler PDE	Hartog Street
Flinders Parade	FLINDERS PARK	Hartog Street	Van Dieman Street
Road Rehabilitation 2023/24 (Current Year)			
Road Name	Suburb	From Road	To Road
Glen Lossie Street	WOODVILLE SOUTH	Oval Avenue	Koolunda Avenue
Glen Lossie Street	WOODVILLE SOUTH	Koolunda Avenue	TP
Glen Lossie Street	WOODVILLE SOUTH	TP	End
James Street	ROYAL PARK	George Street	Henry Street
James Street	ROYAL PARK	Henry Street	Royal Terrace
Royal Terrace	ROYAL PARK	Frederick Est Road	Johnson Street
Royal Terrace	ROYAL PARK	Johnson Street	Kingston Avenue
Poplar Street	ROYAL PARK	Crescentown Terrace	Palm Avenue
Poplar Street	ROYAL PARK	Palm Avenue	Maple Avenue
Poplar Street	ROYAL PARK	Maple Avenue	Wattle Avenue
Poplar Street	ROYAL PARK	Wattle Avenue	Cedar Avenue
Poplar Street	ROYAL PARK	Cedar Avenue	Tapleys Hill Wst Road
Kaupur Street	ROYAL PARK	Wattle Avenue	12M East Of Wattle Avenue
Kaupur Street	ROYAL PARK	12M East Of Wattle Avenue	Tapleys Hill Wst Road
Davidson Avenue	HENDON	Tapleys Hill Est Road	Paqualin Street
Davidson Avenue	HENDON	Paqualin Street	Dehavilland Avenue
Davidson Avenue	HENDON	Dehavilland Avenue	Vincent Street
Davidson Avenue	HENDON	Vincent Street	Bayly Street
Davidson Avenue	HENDON	Bayly Street	Avenuro Avenue
Smith Avenue	WOODVILLE WEST	Trimmer Nth PD	Albany Street
Smith Avenue	WOODVILLE WEST	Albany Street	Gawler Street
Smith Avenue	WOODVILLE WEST	Gawler Street	Lachlan Avenue
Smith Avenue	WOODVILLE WEST	Lachlan Avenue	Lewis Crescent
Lachlan Avenue	WOODVILLE WEST	Smith Avenue	Cardiff Street
Lachlan Avenue	WOODVILLE WEST	Cardiff Street	Went Street
Lachlan Avenue	WOODVILLE WEST	Went Street	Lewis Crescentes
Went Street	WOODVILLE WEST	Lachlan Avenue	TP
Went Street	WOODVILLE WEST	TP	Driveway Like
Went Street	WOODVILLE WEST	Driveway Like	End
Murray Street	ALBERT PARK	West Lakes Boulevard	Herbert Street
Murray Street	ALBERT PARK	Herbert Street	Nesbit Street
Murray Street	ALBERT PARK	Nesbit Street	20m south of Osbourne Street
Murray Street	ALBERT PARK	20m south of Osbourne Street	End
Actil Avenue	ST CLAIR	Brocas West Avenue	Leslie Street West
Actil Avenue	ST CLAIR	Leslie Street WeStreet	Torrens Road
Military Road	HENLEY BEACH SOUTH	Gilmore Road	Lexington Road
Buccleuch Avenue	FINDON	Angley Avenue	Amberley CRT
Buccleuch Avenue	FINDON	Amberley CRT	Wychwood CRT
Buccleuch Avenue	FINDON	Wychwood CRT	McAllan Avenue
Buccleuch Avenue	FINDON	McAllan Avenue	Ashington CRT
Buccleuch Avenue	FINDON	Ashington CRT	Brice Street
Buccleuch Avenue	FINDON	Brice Street	Dominion Avenue
Buccleuch Avenue	FINDON	Dominion Avenue	Balcombe Avenue
Buccleuch Avenue	FINDON	Balcombe Avenue	Centenary Avenue
Buccleuch Avenue	FINDON	Centenary Avenue	Lucerne GV
Lucerne Grove	FINDON	Pioneer Street	Buccleuch Avenue
Lucerne Grove	FINDON	Buccleuch Avenue	Drummond Avenue
Mill Street	SEATON	Angley Avenue	McAllan Avenue
Mill Street	SEATON	McAllan Avenue	Hector Street
Mill Street	SEATON	Hector Street	Dawkins Avenue
Mill Street	SEATON	Dawkins Avenue	Brice Street
Mill Street	SEATON	Brice Street	Balcombe Avenue
Brice Street	SEATON	Kingborn Avenue	Mill Street
Brice Street	FINDON	Mill Street	Buccleuch Avenue

Road Rehabilitation 2023/24 (Current Year)			
Road Name	Suburb	From Road	To Road
Brice Street/Mill Street (Intersection)	SEATON		
Chenoweth Avenue	WEST CROYDON	Reynell Street	Rowell Crescent
Chenoweth Avenue	WEST CROYDON	Rowell Crescent	Torrens Road
Durham Street	HENLEY BEACH	Military Road	East Terrace
Phillip Street	HENLEY BEACH SOUTH	Halsey Road	Hobart Road
Raymond Avenue	SEATON	Tapleys Hill Est Road	Green Avenue
Murray Street	FULHAM GARDENS	Lancaster Avenue	Westminster Avenue
Murray Street	FULHAM GARDENS	Westminster Avenue	112M East Of Mitton Avenue
Murray Street	FULHAM GARDENS	112M East Of Mitton Avenue	Mitton Avenue
Lancaster Avenue	FULHAM GARDENS	Marborough Street	Buckingham Avenue
Lancaster Avenue	FULHAM GARDENS	Buckingham Avenue	Bolingbroke Avenue
Lancaster Avenue	FULHAM GARDENS	Bolingbroke Avenue	Murray Street
Lancaster Avenue	FULHAM GARDENS	Murray Street	Devonshire Avenue
Devonshire Avenue	FULHAM GARDENS	Lancaster Avenue	Shaftesbury Avenue
Devonshire Avenue	FULHAM GARDENS	Shaftesbury Avenue	County Street
Grand Junction Road	ATHOL PARK	Hanson Road	Wride Street

Road Reconstruction 2024/25 (Year 1)			
Road Name	Suburb	From Road	To Road
Hawker Street	RIDLEYTON	Blight Street	Wood Avenue
Hawker Street	RIDLEYTON	Wood Avenue	36m east of Wood Avenue
Hawker Street	RIDLEYTON	56m off Wood Avenue	Tabard Avenue
Hawker Street	RIDLEYTON	Tabard Avenue	Holles Street
Hawker Street	RIDLEYTON	Holles Street	Coglin Street
Hawker Street	BROMPTON	Coglin Street	Elizabeth Mews
Hawker Street	BROMPTON	Elizabeth Mews	Miller Street
Hawker Street	BROMPTON	Miller Street	Green Street
Hawker Street	BROMPTON	Green Street	Griffin LN
Hawker Street	BROMPTON	Griffin LN	West Street
Hawker Street	BROMPTON	West Street	Chief Street
Bishop Street	RENOWN PARK	South Road	Ferris Street
Bishop Street	RENOWN PARK	Ferris Street	Wright Street
Bishop Street	RENOWN PARK	Wright Street	Harrison Road
Queen Street	CROYDON	Port Road	Princess Street
Queen Street	CROYDON	Princess Street	Euston Terrace
Elizabeth Street	CROYDON	Day West Terrace	Robert Street
Elizabeth Street	CROYDON	Robert Street	Henry Street
Elizabeth Street	CROYDON	Henry Street	William Street
Elizabeth Street	CROYDON	William Street	End (South Road)
Torrens Road (partial repairs)	Ovingham/Renown Park	Railway	South Road

Road Rehabilitation 2024/25 (Year 1)			
Road Name	Suburb	From Road	To Road
Somerset Avenue	FULHAM GARDENS	Milton Avenue	Olver Avenue
Somerset Avenue	FULHAM GARDENS	Olver Avenue	Coppin
Oliver Avenue	FULHAM GARDENS	Somerset Avenue	Rose Avenue
Oliver Avenue	FULHAM GARDENS	Roase Avenue	Peters Avenue
Oliver Avenue	FULHAM GARDENS	Peters Avenue	Jasmine Grove
Jasmine Grove	FULHAM GARDENS	Oliver Avenue	Coppins Terrace
Jasmine Grove	FULHAM GARDENS	Coppins Terrace	Riverway Street
Reynell Street	WEST CROYDON	Aroona North Road	Rowell Crescent
Reynell Street	WEST CROYDON	Rowell Crescent	Chenoweth Avenue
Reynell Street	WEST CROYDON	Chenoweth Avenue	Clarence Street
Reynell Street	WEST CROYDON	Clarence Street	Gardner Avenue
Reynell Street	WEST CROYDON	Gardner Avenue	Ralph Avenue
Reynell Street	WEST CROYDON	Ralph Avenue	Rosetta Street
Reynell Street	KILKENNY	David Est Terrace	Grayson Street
Belgrave Avenue	FLINDERS PARK	34 Belgrave Avenue	Catherine Avenue
Belgrave Avenue	FLINDERS PARK	Catherine Avenue	Tracy Avenue
Belgrave Avenue	FLINDERS PARK	Tracy Avenue	Bronia Street
Belgrave Avenue	FLINDERS PARK	Bronia Street	Jarman Terrace
Belgrave Avenue	FLINDERS PARK	Jarman Terrace	54m west of Brentwood Road
Belgrave Avenue	FLINDERS PARK	54m west of Brentwood Road	Brentwood Road
Stroud Street South	CHELTENHAM	Fourth Avenue	Wotton Street
Stroud Street South	CHELTENHAM	Wotton Street	Fifth Avenue
Stroud Street South	CHELTENHAM	Fifth Avenue	CirenceStreeter Street
Stroud Street South	CHELTENHAM	CirenceStreeter Street	Sixth Avenue
Stroud Street South	CHELTENHAM	Sixth Avenue	WoodStreetock Street
Stroud Street South	CHELTENHAM	Woodstock Street	Seventh Avenue
Stroud Street South	CHELTENHAM	Seventh Avenue	Tewkesbury Street
Stroud Street South	CHELTENHAM	Tewkesbury Street	Railway Terrace
Hughes Street North	WOODVILLE	Belmore Terrace	Harvey Wst Street

Road Rehabilitation 2024/25 (Year 1)			
Road Name	Suburb	From Road	To Road
Hughes Street North	WOODVILLE	Harvey Wst Sreet	Stanley Street
Hughes Street North	WOODVILLE	Stanley Street	Beaufort Street
Hughes Street North	WOODVILLE	Beaufort Street	Ranelagh Street
Hughes Street North	WOODVILLE	Ranelagh Street	Radstock Street
Hughes Street North	WOODVILLE	Radsock Street	TP
Hughes Street North	WOODVILLE	TP	End (Leslie Street East)
Russell Terrace	WOODVILLE	Hughes Street	Park Street South
Military Road	HENLEY BEACH	Henley Beach Road	South Street
Tarcowie Street	KILKENNY	Arkaba Road	Aroona North Road
Robert Street	WEST CROYDON	Brown Street	Croydon Avenue
Robert Street	WEST CROYDON	Croydon Avenue	53 Robert Street
Robert Street	WEST CROYDON	53 Robert Street	Thomas Street
Robert Street	CROYDON	Elizabeth Street	Thomas Street
Robert Street	CROYDON	South Road	Elizabeth Street
Russ Avenue	SEATON	Green Avenue	Ladd Street
Russ Avenue	SEATON	Ladd Street	Frederick Road

Road Reconstruction 2025/26 (Year 2)			
Road Name	Suburb	From Road	To Road
Chief Street	BROMPTON	Port Nth Road	64M South Of First Street
Chief Street	BROMPTON	64M South Of First Street	9M South Of First Street
Chief Street	BROMPTON	9M South Of First Street	Second Street
Chief Street	BROMPTON	Second Street	Ethelbert Sth SQ
Chief Street	BROMPTON	Ethelbert Sth SQ	Ethelbert Nth SQ
Chief Street	BROMPTON	Ethelbert Nth SQ	Hawker Street
Pitman Street	WOODVILLE WEST	Alma Terrace	May Street
Pitman Street	WOODVILLE WEST	May Street	Levi Street
Pitman Street	WOODVILLE WEST	Levi Street	James Street
Pitman Street	WOODVILLE WEST	James Street	Green Road
Pitman Street	WOODVILLE WEST	Green Road	Findon Wst Road
Baker Street	RENOWN PARK	Gosport Street	Torrens Road
Baker Street	RENOWN PARK	McQuillan Avenue	Gosport Street
Gosport Street (reseal + kerb)	RENOWN PARK	Baker Street	St Johns Avenue STH
Gosport Street (reseal + kerb)	RENOWN PARK	St Johns Avenue STH	Exeter Terrace
Seaview Road - K&G renew	HENLEY BEACH	North Street	Main Street

Road Rehabilitation 2025/26 (Year 2)			
Road Name	Suburb	From Road	To Road
Malin Street	SEMAPHORE PARK	Fairford TerraceE	Bend
Malin Street	SEMAPHORE PARK	Gordon Street	Bend
Federick Street	WELLAND	MusgrAvenuee Avenue	Morefield TerraceE
Federick Street	WELLAND	Morefield TerraceE	Hindmarsh Avenue
Federick Street	WELLAND	Hindmarsh Avenue	Gawler Avenue
Federick Street	WELLAND	Gawler Avenue	Grey Avenue
Federick Street	WELLAND	Grey Avenue	Grange Road
Charles Sturt Avenue	GRANGE	Railway	Baker Street
Charles Sturt Avenue	GRANGE	Baker Street	Old Post Office PI
Charles Sturt Avenue	GRANGE	Old Post Office PI	Jetty Street
Alfred Road	WEST CROYDON	Rosetta Street	Marion Street
Alfred Road	WEST CROYDON	Marion Street	Brown Street
Reynell Street	KILKENNY	David Terrace	Grayson Street
Reynell Street	KILKENNY	Grayson Street	Copley Street
Reynell Street	KILKENNY	Copley Street	Wilpena Terrace
Reynell Street	KILKENNY	Wilpena Terrace	Shearer Street
Reynell Street	KILKENNY	Shearer Street	Aroona North Road
North Street	HENLEY BEACH	Griffiths Street	Cheadle Street
North Street	HENLEY BEACH	Thomson Street	Griffiths Street
North Street	HENLEY BEACH	Varcoe Street	Thomson Street
North Street	HENLEY BEACH	Badenoch Street	Varcoe Street
North Street	HENLEY BEACH	Cudmore Terrace	Badenoch Street
Cudmore Terrace	HENLEY BEACH	Marlborough Street	Hill Street
Cudmore Terrace	HENLEY BEACH	Hill Street	Harrison Street
Cudmore Terrace	HENLEY BEACH	Harrison Street	North Street
Lasscock Avenue	FINDON	Angley Avenue	Hardy Street
Pierce Street	GRANGE	Matthew Street	Beach Street
Peters Avenue	FULHAM GARDENS	Milton Avenue	Olver Avenue
Joseph Avenue	FULHAM GARDENS	Jamaica Avenue	Bentley Avenue
Joseph Avenue	FULHAM GARDENS	Bentley Avenue	Milton Avenue
Bentley Avenue	FULHAM GARDENS	Joseph Avenue	Sandra Court
Bentley Avenue	FULHAM GARDENS	Sandra Court	Jilian Court
Bentley Avenue	FULHAM GARDENS	Jilian Court	Debney Street
Craig Avenue	FULHAM GARDENS	Jamaica Avenue	Shelley Avenue

Road Rehabilitation 2025/26 (Year 2)			
Road Name	Suburb	From Road	To Road
Fourth Place	BROMPTON	Drayton Street	End (Hawker Street)
Drayton Street	BOWDEN	End (Hawker Street)	Fourth PL
Drayton Street	BOWDEN	Fourth PL	Thirteenth Street
Drayton Street	BOWDEN	Thirteenth Street	Fourteenth Street
Drayton Street	BOWDEN	Fourteenth Street	Gething CR
Drayton Street	BOWDEN	Gething Crescent	Fifth Street
Drayton Street	BOWDEN	Fifth Street	Gething Nth Crescent
Drayton Street	BOWDEN	Gething Nth Crescent	Church Street
Drayton Street	BOWDEN	Church Street	Plane Way
Hawkesbury Drive	WEST LAKES SHORE	Sansom Road	Bermuda Avenue
Hawkesbury Drive	WEST LAKES SHORE	Bermuda Avenue	Bartley Terrace
Aberfeldy Aenue	WOODVILLE	Woodville Road	14M East Of Yarinda Street
Aberfeldy Aenue	WOODVILLE	12M West Of Yarinda Street	15M East Of Rodney Street
Aberfeldy Aenue	WOODVILLE	14M West Of Rodney	Jersey Terrace
Aberfeldy Aenue	WOODVILLE	23M East Of Bower Street	Guernsey Terrace
Aberfeldy Aenue	WOODVILLE	36M North Of Port Nth Road	8M West Of Bower Street

Road Reconstruction 2026/27 (Year 3)			
Road Name	Suburb	From Road	To Road
Curtis Street	WOODVILLE SOUTH	Church Street	Cedar Avenue
Cedar Avenue	WOODVILLE SOUTH	Curtis Street	Angus Street
Cedar Avenue	WOODVILLE SOUTH	Angus Street	Oval Avenue
McEwin Street	RENOWN PARK	Napier Street	Exeter Terrace
Napier Street	RENOWN PARK	Torrens Road	McEwin Street
Napier Street	RENOWN PARK	McEwin Street	Exeter Terrace
Brebner Drive	WEST LAKES	Private Road	West Lakes Sth BV
Brebner Drive	WEST LAKES	Private Road	Sportsmans Street
Brebner Drive	WEST LAKES	Sportsmans Street	Turner Est Street
Turner Drive	WEST LAKES	Brebner Street	Troubridge Street
Turner Drive	WEST LAKES	Troubridge Street	Charles Street
Turner Drive	WEST LAKES	Charles Street	West Lakes Boulevard
Tait Street	RENOWN PARK	29M East of South Est Road	Ferris Street
Tait Street	RENOWN PARK	Ferris Street	Wright Street
Tait Street	RENOWN PARK	Wright Street	Blight Street
Tait Street	RENOWN PARK	Blight Street	Harrison Road
Blight Street	RENOWN PARK	Torrens Road	Tait Street
Blight Street	RENOWN PARK	Tait Street	Harrison Road
Gibson Street	BOWDEN	Eighth Street	Ninth Street
Gibson Street	BOWDEN	Ninth Street	Tenth Street
Gibson Street	BOWDEN	Tenth Street	Eleventh Street
Gibson Street	BOWDEN	Eleventh Street	Hawker Street
Gibson Street	BOWDEN	Hawker Street	Thirteenth Street
Gibson Street	BOWDEN	Thirteenth Street	Fourteenth Street

Road Rehabilitation 2026/27 (Year 3)			
Road Name	Suburb	From Road	To Road
Military Road	HENLEY BEACH SOUTH	South TP	End
Military Road	HENLEY BEACH SOUTH	Tyler Street	South TP
Military Road	HENLEY BEACH SOUTH	Flora Street	Tyler Street
Military Road	HENLEY BEACH SOUTH	Catalina Street	Flora Street
Military Road	HENLEY BEACH SOUTH	Lexington Road	Catalina Street
Waldron Street	HENLEY BEACH SOUTH	Halsey Road	Tyler Street
Waldron Street	HENLEY BEACH SOUTH	Tyler Street	Thornton Street
Waldron Street	HENLEY BEACH SOUTH	Thornton Street	Nimitz Street
Waldron Street	HENLEY BEACH SOUTH	Nimitz Street	Catalina Street
Cameo Street	ST CLAIR	Actil Street	Driveway
Cameo Street	ST CLAIR	Driveway	Bend
Cameo Street	ST CLAIR	Bend	Swan Place
McCloud	ST CLAIR	Post Parade	Stewart Lane
Cudmore Terrace	HENLEY BEACH SOUTH	Henley Beach Sth Road	Hmas Australia Nth Road
Cudmore Terrace	HENLEY BEACH SOUTH	Hmas Australia Nth Road	Henley Beach Sth Road
Thornton Street	HENLEY BEACH SOUTH	Military Road	Waldron Street
North Street	HENLEY BEACH	Chambers Street	Cudmore Terrace
North Street	HENLEY BEACH	Wright Street	Chambers Street
North Street	HENLEY BEACH	East Terrace	Wright Street
North Street	HENLEY BEACH	Military Road	East Terrace
North Street	HENLEY BEACH	Seaview Road	Military Road
North Street	HENLEY BEACH	Esplanade	Seaview Road
Hennessy Terrace	PENNINGTON	Eastbourne Terrace	Campbell Avenue
Hennessy Terrace	PENNINGTON	Campbell Avenue	Addison Road
Gordon Street	ALBERT PARK	Spence Street	Lorne Street
Gordon Street	ALBERT PARK	Lorne Street	Milan Street
Gordon Street	ALBERT PARK	Milan Street	Victoria Street

Road Rehabilitation 2026/27 (Year 3)			
Road Name	Suburb	From Road	To Road
Gordon Street	ALBERT PARK	Victoria Street	Prince Street
Gordon Street	ALBERT PARK	Prince Street	Lawrence Street
Columbine Avenue	WEST LAKES SHORE	Santiago Street	Dolphin Terrace
Columbine Avenue	WEST LAKES SHORE	Recreation PD	Recreation Parade
Santiago Street	WEST LAKES SHORE	Bermuda Avenue	Columbine Avenue
Santiago Street	WEST LAKES SHORE	Columbine Avenue	Finke Avenue

Road Reconstruction 2027/28 (Year 4)			
Road Name	Suburb	From Road	To Road
Seaview Road	HENLEY BEACH SOUTH	Henley Beach Road	Gilmore Road
Seaview Road	HENLEY BEACH SOUTH	Gilmore Road	Lexington Road
Seaview Road	HENLEY BEACH SOUTH	Lexington Road	Flora Street
Seaview Road	HENLEY BEACH SOUTH	Flora Street	Ozone Street
West Beach Road	WEST BEACH	Military Road	Seaview Road
Bartley Terrace	WEST LAKES	Greenfield Crescent	Anglers Court
Corcoran Drive	WEST LAKES	Anthea Nth Court	Delfin Sth Drive
Corcoran Drive	WEST LAKES	Delfin Sth Drive	Anna Court

Road Rehabilitation 2027/28 (Year 4)			
Road Name	Suburb	From Road	To Road
Hurtle Street	CROYDON	Thomas Street	Brown Street
East Terrace	GRANGE	North Street	Chester Street
East Terrace	GRANGE	Chester Street	Franklin Street
East Terrace	GRANGE	Franklin Street	Crewe Street
East Terrace	GRANGE	Crewe Street	Marlborough Street
East Terrace	GRANGE	Marlborough Street	Beck Street
East Terrace	GRANGE	Beck Street	Victoria Street
East Terrace	GRANGE	Victoria Street	Reedie Street
East Terrace	GRANGE	Reedie Street	Henley Aenue
East Terrace	GRANGE	Henley Avenue	Grange Sth Road
Sportsman Drive	WEST LAKES	Trimmer Parade	St Andrews Way
Military Road	HENLEY BEACH	North Street	CreStreeter Street
Military Road	HENLEY BEACH	Crester Street	Crewe Street
Military Road	HENLEY BEACH	Crewe Street	Marlborough Street
Military Road	HENLEY BEACH	Marlborough Street	Foord Avenue
Military Road	HENLEY BEACH	Foord Avenue	Beck Street
Military Road	HENLEY BEACH	Beck Street	Victoria Street
Military Road	HENLEY BEACH	Victoria Street	Reedie Street
Elizabeth Street	WOODVILLE WEST	Todsville Street	Nicholls Terrace
Elizabeth Street	WOODVILLE WEST	Nicholls Terrace	Emily Street
Manly Circuit	WEST LAKES SHORE	Fairford Terrace	Reserve
Manly Circuit	WEST LAKES SHORE	Manly Entrance	106M North Of Manly Entr Ct
Manly Circuit	WEST LAKES SHORE	Nth Wst Crnr Of Reserve	Clockwise Around Reserve
Manly Circuit	WEST LAKES SHORE	106M North Of Manly Entr Ct	Nth Wst Bend
Manly Circuit	WEST LAKES SHORE	Nth Wst Bend	Nth Wst Corner
Manly Circuit	WEST LAKES SHORE	Nth Wst Bend	Nth Wst Bend
Manly Circuit	WEST LAKES SHORE	Nth Est Bend	Sth Est Bend
Manly Circuit	WEST LAKES SHORE	Sth Est Bend	14M East Of Sth Wst Bend
Manly Circuit	WEST LAKES SHORE	14M East Of Sth Wst Bend	13M North Of Sth Wst Bend
Manly Circuit	WEST LAKES SHORE	13M North Of Sth Wst Bend	Manly Entr Court
Ashburton Avenue	WEST LAKES SHORE	Bermuda Avenue	Finke Avenue
Ashburton Avenue	WEST LAKES SHORE	Finke Avenue	14M North Wst Of Sth Bend
Ashburton Avenue	WEST LAKES SHORE	14M North Wst Of Sth Bend	15M Nth East Of Sth Bend
Ashburton Avenue	WEST LAKES SHORE	15M Nth East Of Sth Bend	Todd Place
Ashburton Avenue	WEST LAKES SHORE	Todd Place	Ord Close
Ashburton Avenue	WEST LAKES SHORE	Ord Close	Fairford Terrace
Todd Place	WEST LAKES SHORE	Ashburton Avenue	TP
Todd Place	WEST LAKES SHORE	TP	End
Eagle Court	SEMAPHORE PARK	TP	Bartley Terrace
Eagle Court	SEMAPHORE PARK	TP	Clockwise Back To TP
Grenada Street	WEST LAKES SHORE	Sansom Road	Bermuda Avenue
West Street	SEMAPHORE PARK	Lower Street	Bower Road
Greenfield Crescent	WEST LAKES SHORE	Bartley Terrace	Greenfield Crescent
Greenfield Crescent	WEST LAKES SHORE	Greenfield Entr CR	Sth Wst Bend
Greenfield Crescent	WEST LAKES SHORE	Sth Wst Bend	Nth Wst Bend
Greenfield Crescent	WEST LAKES SHORE	Nth Wst Bend	19M N W Of Nth Est Bend
Greenfield Crescent	WEST LAKES SHORE	19M N W Of Nth Est Bend	20M S W Of Nth Est Bend
Greenfield Crescent	WEST LAKES SHORE	20M S W Of Nth Est Bend	Sth Est Bend
Greenfield Crescent	WEST LAKES SHORE	Sth Est Bend	Greenfield Crescent

Path Renewal Program

Path Renewal 2023/2024 Program			
Street Name	Suburb	From	To
Rawson Drive	ALLENBY GARDENS	Bend	Young Street
Burley Griffin Boulevard	BROMPTON	No.14	Coglin Street
Gething Crescent	BOWDEN	Drayton (Sth)	No. 146
Gething Crescent	BOWDEN	Drayton (Sth)	No. 9
Coglin Street	BROMPTON	Hawker Street	Goyder Place
Coglin Street	BROMPTON	Goyder Place	Third Street
Coglin Street	BROMPTON	Hawker Street	Burley Griffin Boulevard
Coglin Street	BROMPTON	Burley Griffin Boulevard	Third Avenue
Walkway - Torres Avenue - Road Closure	FLINDERS PARK	Torres Avenue (Sth)	Torres Avenue (Nth)
Reserve Path - Collins Reserve	FULHAM GARDENS		
Wandilla Street	GRANGE	Military Road	Charles Sturt Avenue
Hannam Avenue	GRANGE	Michael Street	Pierce Street
Grand Junction Road	PENNINGTON	Addison Road	67M East Of Addison Road
Addison Road	PENNINGTON	36M Sth Of Grand Junc Road	Grand Junction Road
Albany Street	GRANGE	Military Road	Charles Sturt Avenue
Gluyas Avenue	GRANGE	Nash Street	Eldridge Crescent
Fort Street	GRANGE	29M East Of Military Road	Charles Sturt
Bower Road	SEMAPHORE PARK	Sw Of Bridge	Se Of Bridge
Bower Road	SEMAPHORE PARK	32M East Of No. 200	45M West Of Sw Of Bridge
Old Port Road	WEST LAKES	Frederick Road	Lord Hobart Way
Old Port Road	WEST LAKES	Lord Hobart Way	Hero Way
Bower Road	WEST LAKES	Bower Road	32M East Of No. 200
Old Port Road	WEST LAKES	Hero Way	Bower Rd
Military Road	WEST BEACH	Council Bd	West Beach Road
Jenna Close (ramps only)	SEMAPHORE PARK		
Jane Street	West Croydon	Port Road	117M Nth Of Port Road
Jane Street	West Croydon	117M Nth Of Port Road	74M Sth Of Euston Terrace
Jane Street	West Croydon	74M Sth Of Euston Terrace	Euston Terrace
Albemale Street	WEST HINDMARSH	Grange Nth Road	65M Nth Of Grange Rd
Albemale Street	WEST HINDMARSH	Grange Nth Road	Bond Street
Coglin Street	BROMPTON	Second Street	Railway
Murray street	ALBERT PARK	West Lakes Blvd	Road Closure
Murray street	ALBERT PARK	West Lakes Blvd	Herbert Street
Murray street	ALBERT PARK	Herbert Street	Nesbit Street
Murray street	ALBERT PARK	Nesbit Street	Osborne
East Terrace	HENLEY BEACH	Henley Beach Road	North Street
Albemale Street	WEST HINDMARSH	88M Nth Of Grange Road	Bond Street

Path Renewal 2024/2025 Program			
Street Name	Suburb	From	To
Reserve Path - McGrath Reserve	ALLENBY GARDENS		
McCole Circuit	ALLENBY GARDENS	No. 32	Young Street
Robert Street	ALLENBY GARDENS	Geoffrey Street	Andrew Street
Orsmond Street	HINDMARSH	68M East Of George St	106M East Of George St
Ryan Place	RIDLEYTON	Blight Street	Wood Avenue
Port Road	WOODVILLE SOUTH	Oval Avenue	Koolunda Avenue
Reserve Path - Victoria Parade	SEMAPHORE PARK		
Port Road	BEVERLEY	Charles Road	William Street
Reserve Path - Dampier Reserve	FINDON		
Reserve Path - Nash Reserve	GRANGE		
Wandilla Street	GRANGE	Ian Street	Willochra Avenue
Military Road	GRANGE	Beach Street	Lane 13
Jetty Street	GRANGE	Silver Crescent (E)	Sharpie Crescent (E)
Seabreeze Street	GRANGE	Silver Crescent	Sharpie Crescent
Military Road	GRANGE	Jetty Street	Old Post Office Pl(Lane)
Charles Sturt Avenue	GRANGE	Terminus Street	Lane 2
Military Road	GRANGE	43M Sth Of Jetty Street	Jetty Street
Manor Court	GRANGE	End(Sth)	Adele Avenue
Vickers Avenue	HENDON	Dehaviland Street	43.5M Est Of Dehaviland
Chambers Street	HENLEY BEACH	North Street	Harrison Street
Chambers Street	HENLEY BEACH	Hill Street	Marlborough Street

Path Renewal 2024/2025 Program			
Street Name	Suburb	From	To
Burford Road	HENLEY BEACH SOUTH	Lexington Road	Fletcher Road
Brigitte Court	KIDMAN PARK	William Blacker Drive	End
West Lakes Boulevard	SEATON	Tapleys Hill Road	38M East Of Tapleys Hill
Carbone Terrace	ST CLAIR	Robertson Court	20M West Of End
Cavendish Street	WEST BEACH	Bagshaw Street	Military Road
Reserve Path - Frome Reserve	WEST LAKES		
Antigua Grove	WEST LAKES	No. 42	No. 10
West Lakes Boulevard	WEST LAKES	No. 25/104	Lot 7
Antigua Grove	WEST LAKES	No. 10	Martinique Court
Martin Court	WEST LAKES	No. 25	No. 23
Walkway	WEST LAKES SHORE	Beach Street	Shore Court
RTLTP - Montgomery Reserve - Flinders Park (re-surface only)	FLINDERS PARK		
RTLTP - Tedder Reserve - Flinders Park (re-surface only)	FLINDERS PARK		
Hawker Street	BROMPTON	Blight Street	Coglin Street
Hawker Street	BROMPTON	Blight Street	Coglin Street
Hawker Street	BOWDEN	Coglin Street	Chief Street
Hawker Street	BOWDEN	Coglin Street	Chief Street
Elizabeth Street	CROYDON	Railway	Day Terrace
Elizabeth Street	CROYDON	Railway	Day Terrace
Elizabeth Street	CROYDON	William Street	Cedar Avenue
Elizabeth Street	CROYDON	William Street	Cedar Avenue
Elizabeth Street	CROYDON	Henry Street	William Street
Elizabeth Street	CROYDON	Henry Street	William Street
Elizabeth Street	CROYDON	William Street	Robert Street
Elizabeth Street	CROYDON	William Street	Robert Street
Queen Street	CROYDON	Port Road	Princes Street
Queen Street	CROYDON	Port Road	Princes Street
Queen Street	CROYDON	Princess Street	Euston Terrace
Queen Street	CROYDON	Princess Street	Euston Terrace
Queen Street	CROYDON	Euston Terrace	Railway
Queen Street	CROYDON	Euston Terrace	Railway

Traffic Control Renewal Program

2023/24 Traffic Control Renewal Program (Current Year)	
Location	Type of Device
Croydon Avenue and Hurtle Street	Roundabout
2024/25 Traffic Control Renewal Program (Year 1)	
Location	Type of Device
East Terrace/South Street Roundabout	Roundabout
Russell terrace	Raised Intersections/Driveway Links
2025/26 Traffic Control Renewal Program (Year 2)	
Location	Type of Device
Lisa Court Pennintgon	Traffic island
2026/27 Traffic Control Renewal Program (Year 3)	
Location	Type of Device
Park Street South	2 Roundabouts
2027/28 Traffic Control Renewal Program (Year 4)	
Location	Type of Device
Chief Street and Fifth Street Intersection	Roundabout/Raised Intersection

Bus Stop Renewal Program

2024/2025 Bus Stop Renewal Program (Year 1)		
Bus Stop Number	Road Name and Location	Suburb
Bus Stop 23C	Seaview Road	West Beach
Bus Stop 29C	Seaview Road	Henley Beach
2025/2026 Bus Stop Renewal Program (Year 2)		
Bus Stop Number	Road Name and Location	Suburb
Bus Stop 24	Seaview Road	Henley Beach South
Bus Stop 25	Seaview Road	Henley Beach South
2026/2027 Bus Stop Renewal Program (Year 3)		
Bus Stop Number	Road Name and Location	Suburb
Bus Stop 28	Seaview Road	Henley Beach
2027/2028 Bus Stop Renewal Program (Year 4)		
Bus Stop Number	Road Name and Location	Suburb
Bus Stop 29	Seaview Road	Henley Beach

4.77 DRAFT OPEN SPACE AND RECREATION INFRASTRUCTURE ASSET MANAGEMENT PLAN 2024 - 2034

TO: Asset Management Committee

FROM: Open Space Planner - John Wilkinson

DATE: 20 November 2023

Brief

This report presents the Draft Open Space and Recreation Infrastructure Asset Management Plan 2024 – 2034 (AMP) in accordance with Council Policy and Legislation in preparation for community consultation as required under the Local Government Act 1999. The AMP incorporates playgrounds, irrigation, fences, reserve furniture and sports accessories, and also includes water amenity assets (lakes and ponds), living assets and acknowledges coastal assets.

Recommendation

- 1. That the report be received and noted.**
- 2. That Council note the total replacement value for Open Space and Recreation Infrastructure is \$118.5 million.**
- 3. That Council note the projected outlay necessary to provide the services over the 10-year planning period from 2024 – 2034 as follows:**
 - **Renewal - \$30,711,712**
 - **Upgrade - \$5,065,000**
 - **Operations - \$2,250,000**
 - **Maintenance (Open Space Infrastructure) - \$5,880,752**
 - **Maintenance (Open Space Irrigation) - \$6,752,353**
 - **Maintenance (Living Assets) - \$101,245,932**
- 4. That the Draft Open Space Recreation Infrastructure Asset Management Plan (Appendix 1) be endorsed for the purpose of community engagement. A final draft will then be presented to the Asset Management Committee at the next available meeting for adoption.**
- 5. That Council endorse the renewals program (Appendix 2) and the 4-year new and upgrade program (Appendix 3) for the purpose of community engagement.**
- 6. That Council endorse the Community Engagement Approach for the Open Space Recreation Infrastructure Asset Management Plan (Appendix 4).**

Status

This report relates to or impacts upon the following Community Plan Objectives 2020-2027.

Our Liveability - A liveable City of great places

City assets and infrastructure are developed and enhanced on a strategic and equitable basis in collaboration with local communities and other relevant parties, including industry and government.

Enhance the diversity of open spaces to create innovative, accessible and flexible community spaces.

Our Environment - An environmentally responsible & sustainable City

Greenhouse gas emissions significantly reduce, and we adapt to our changing climate.

Our city is greener to reduce heat island effects and enhance our biodiversity.

Charles Sturt is recognised as a leading partner and educator pursuing a sustainable future with our community.

Reduced waste production across our city, combined with the growth of our circular economy..

We advocate for the protection of our coastal areas and enhancing biodiversity along our coast.

Our Leadership - A leading & progressive Local Government organisation

Our values, leadership and collaborative approach are bold and courageous and enables us to deliver value for our Community and create a leading liveable City.

The management of our city is progressive, responsive and sustainable to ensure a united and unique place for future generations.

Open and accountable governance.

Relevant Council policies are:

- Asset Management Policy
- Sporting and Community Clubs Fees Policy
- Play Space Policy
- Open Space Strategy 2025

Relevant statutory provisions are:

- Local Government Act 1999
- Local Government (Finance Management) Regulations 2011

Background

The Local Government Act 1999 states:

Chapter 8 – Administrative and financial accountability; Part 1 Strategic Management Plans; Section 122 of the Local Government Act 1999 requires that:

“(1a) A council must, in conjunction with the plans required under subsection (1), develop and adopt –
(a) a long-term financial plan for a period of at least 10 years; and
(b) an infrastructure and asset management plan, relating to the management and development of infrastructure and major assets by the council for a period of at least 10 years”.

The Act also requires that a comprehensive review of the plans be undertaken within 2 years after a general election of the council.

Council’s Asset Management Policy establishes a framework for implementing consistent asset management processes throughout the City of Charles Sturt. The Policy ensures that adequate provision is made for the long-term management of major council infrastructure assets by:

- Ensuring that Council’s services and infrastructure are provided in a sustainable manner, with the appropriate levels of service to residents, visitors and the environment.
- Safeguarding Council assets including physical assets by implementing appropriate asset management strategies and appropriate financial resources for those assets.
- Creating awareness amongst staff and elected members of our responsibilities for the creation and management of sustainable assets.
- Meeting legislative requirements for asset management.
- Ensuring resources and operational capabilities are identified and responsibility for asset management is allocated.
- Demonstrated transparent and responsible asset management processes that align with demonstrated best practice.
- Ensuring an integrated approach across all business units in asset management service delivery.

The previous Open Space and Recreation Infrastructure Asset Management Plan (AMP) was presented to and endorsed by Council on 17 June 2019 (Item 3.58). At this time, a major review of the AMP was undertaken, as required under the Local Government Act 1999 and Council’s Asset Management Policy, to reflect the aspirations of the Open Space Strategy 2025.

Following this, further review of the AMP has been undertaken, considering the age, condition, relative cost and Open Space Strategy directions relating to open space and recreation assets. This process has aimed to ensure a consistent approach to asset renewal and/or disposal, and where appropriate, aligned to larger strategic projects and Council’s Community Plan 2020 – 2027.

The revised Open Space and Recreation Infrastructure Asset Management Plan covers a 10- year planning period from 2024 to 2034 and is presented in **Appendix 1**.

Report

The City of Charles Sturt is responsible for managing Council's Open Space and Recreation assets on behalf of its community. These assets include irrigation, playgrounds, sporting accessories (such as tennis courts, basketball courts and skate parks), fences, walls and bollards and park furniture. In addition, the revision of the AMP now includes Living Assets and Water Amenity Assets (such as lakes and ponds, that were previously captured in the Water AMP).

The Open Space and Recreation Asset Management Plan is an important document that outlines:

- The anticipated future demand for the services provided by the asset including identifying desired increases in the services provided or rationalisation.
- The assets Council owns (inventory).
- The services levels or minimum required standards of the asset.
- The risks associated with the asset.
- Operation and maintenance of the network and the associated costs.
- Renewal and upgrade costs for the network over the next 10 years.
- Our climate change response in managing open space and recreation assets.
- Lifecycle costs and long-term financial plan for the network.
- A commitment to continuous improvement.

The preparation of this AMP has also recognised Council's Climate Change Response (page 25), including the importance of developing and implementing resilience strategies that will allow our city to survive, adapt and thrive in the face of climate change, while continuing to minimise our contribution to climate change through reducing greenhouse gas emissions.

The OSR portfolio assets have an estimated renewal cost of \$118.5 million. This represents an increase since the previous Asset Management Plan (AMP) in 2019, which was \$76,118,000. This increase is the result of various improvements to the plan including:

- Inclusion of the West Beach rock wall.
- Inclusion of water amenity assets (previously included in the Water Infrastructure AMP).
- Inclusion of replacement costs for non-commissioned records.
- New assets, including those within the Torrens to Torrens (T2T) development, West development, MJ McInerney Reserve upgrade, West Beach foreshore upgrade and Bowden Urban Village.
- Assets which have been discovered and included since the previous AMP.
- Updated renewal costs.
- Climate change mitigation measures

This AMP also acknowledges coastal infrastructure, such as seawalls, that have been constructed by the State Government with their care and control provided to Council, established under the Crown Land Management Act 2009. The management of these assets, including the maintenance and renewal requires the direction and approval of the Coast Protection Board and the financial allocation of such works is subject to appropriate negotiations.

This infrastructure is recognised as playing a significant role in managing coastal hazards as a result of climate change, and importance must be considered as part of future funding

allocation at the State and local government level.

This AMP provides direction for the capital expenditure for new, upgrade and renewal works over a 10-year period, with a future revision proposed in approximately 4 years. New capital expenditure creates a new asset that did not exist beforehand, and upgrade capital expenditure enhances an existing asset to provide a higher level of service or expenditure that will increase the life of the asset beyond that which it had originally. Renewal expenditure returns the service capability of the asset up to that which it had originally.

Audits of irrigation, playgrounds and sporting accessories were undertaken in 2017/18. These values have been reviewed, updated, and included in the AMP. In addition, an audit of fence and furniture assets was undertaken in 2021/22 and is included in the AMP. The graph below shows the proposed expenditure within the AMP and the budget estimates in the Long-Term Financial Plan over the 10-year planning period.

The program of renewal works (refer **Appendix 2**) sets out the capital renewal projects required over the next 4 years to maintain our Open Space and Recreation Asset Portfolio in line with the recommendations outlined in the Asset Management Plan and the Open Space Strategy 2025. The funding amounts for the next 4 years are included in Figure 1 below.

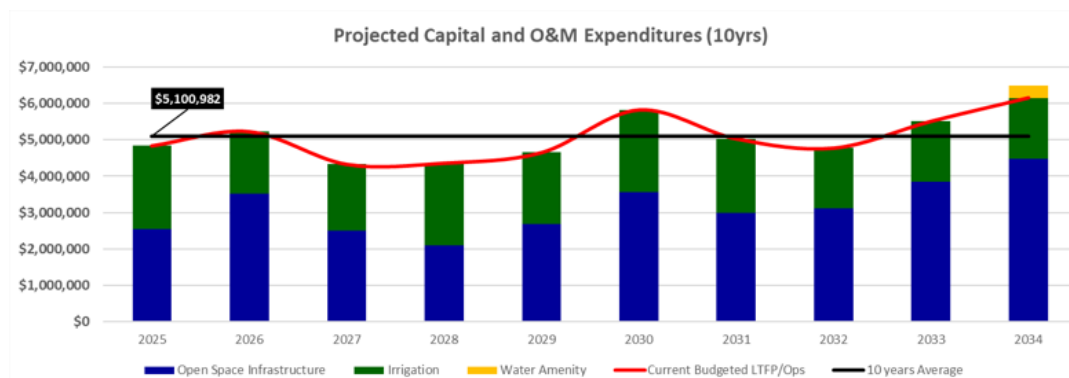


Figure 1: Overall projected expenditure for open space assets

The program of new/upgrade works (refer **Appendix 3**) sets out the proposed capital new/upgrade projects for the next 4 years, considering the commitments of Council and recommendations of the Asset Management Plan and the Open Space Strategy 2025.

Financial and Resource Implications

Council's Open Space and Recreation Infrastructure assets have an estimated renewal cost of \$118.5 million which is a 56% increase from the previous AMP (\$76,118,000). Endorsement of this revised AMP will enable the revised projections to be incorporated into the LTFP.

The projected outlay necessary to provide the services over the 10-year planning period from 2024 – 2034 is as follows:

- **Renewal - \$30,711,712**
- **Upgrade - \$5,065,000**
- **Operations - \$2,250,000**
- **Maintenance (Open Space Infrastructure) - \$5,880,752**
- **Maintenance (Open Space Irrigation) - \$6,752,353**
- **Maintenance (Living Assets) - \$101,245,932**

Based on the current Long Term Financial Plan, Council's estimated available funding for this period is \$50,659,817 or \$5,065,982 on average per year which is 100% of the cost to provide the service (there is no funding shortfall). Endorsing this AMP allows these figures to be transferred to the Long-Term Financial Plan.

Customer Service and Community Implications

Customer Research and Expectations related to the provision and management of open space and recreation infrastructure are outlined in the AMP. The 2022 Community Survey (880 respondents) shows that overall, 73% of people were satisfied with Council's performance. The percentage of respondents that use open space was high (81%) and the satisfaction rating for playgrounds and parks was also high (85%).

In addition, this AMP Council's Asset Management Plans are being updated to include the identification and assessment of risks or vulnerabilities to climate change risks. This also reflects community sentiment, with 80% of respondents agreeing that taking action to combat climate change is important, and 81% of respondents agreeing that local council's play an important role in this.

Environmental Implications

The community survey results (880 respondents) highlight the importance of open space and recreation infrastructure to our community. In response to Council's Climate Emergency declaration (2019), Council's Asset Management Plans are being updated to include the identification and assessment of risks or vulnerabilities to climate change risks. This also reflects community sentiment, evident by our Community Survey (2022), with **80% of respondents agreeing** that taking action to combat climate change is important, and **81% of respondents agreeing** that local council's play an important role in this.

Environmental implications associated with the management of open space and recreation infrastructure are identified in the draft AMP (refer **Appendix 1**).

Community Engagement/Consultation (including with community, Council members and staff)

In accordance with Council's Public Consultation Policy, the draft AMP will be presented to the community for a 4-week consultation period and if required amendments will be made to the AMP accordingly. The draft AMP will then be presented to the Asset Management Committee for endorsement at the next available meeting.

The Community Engagement approach is detailed in **Appendix 4**.

Risk Management/Legislative Implications

The Open Space and Recreation Infrastructure AMP contemplates the risk associated with the inability to undertake renewal works and the associated risks to the community (such as non-compliance with industry standards). These are mitigated through the assessment process and alignment with strategic directions identified by the community contained within the OSS.

The AMP contemplates the risk associated with the inability to undertake renewal works and the associated risks to the community (such as non-compliance with industry standards). These are mitigated through the risk assessment process and alignment with the strategic directions outlined in the Open Space Strategy 2025.

Risk Management/Legislative Implications associated with the management of open space and recreation infrastructure are identified in the AMP.

Based on the outcomes of this current review, the AMP also identifies opportunity for continuous improvement to ensure we continue to improve and manage our assets in a sustainable manner. These opportunities are identified on pg 32 of the AMP (**Appendix 1**).

Conclusion

As identified by the 2022 Community Survey, our open space and recreation assets play an important role in shaping the City of Charles Sturt and contributing to the liveability of our city. The Open Space and Recreation Infrastructure Asset Management Plan provides a framework for managing the assets in the short, medium and long term and is a vital link between Council's Long Term Financial Plan and the Annual Business Plan.

The program of renewal works (refer **Appendix 2**) sets out the capital renewal projects required over the next 4 years to maintain our Open Space and Recreation Asset Portfolio in line with the standards set out in the Asset Management Plan and the Open Space Strategy 2025.

The program of upgrade/new works (refer **Appendix 3**) sets out the upgrade/new capital projects required over the next 4 years to fulfil commitments already made by Council, and recommendations made in the Asset Management Plan and the Open Space Strategy.

Appendices

#	Attachment
1	Appendix 1 - Draft Open Space & Recreation Infrastructure - Asset Management Plan
2	Appendix 2 - Renewal program for Open Space AMP
3	Appendix 3 - Projected 4 year New and Upgrade Program - Open Space AMP
4	Appendix 4 - Community Engagement Approach - Open Space Recreation and Infrastructure AMP - November 2023

APPENDIX 1

OPEN SPACE AND RECREATION INFRASTRUCTURE ASSET MANAGEMENT PLAN 2024 – 2034



Document Control		Open Space & Recreation Infrastructure Asset Management Plan 2024 - 2034			
Rev No	Date	Revision Details	Author	Reviewer	Approver
1	Insert DATE	Open Space & Recreation Infrastructure Asset Management Plan 2024 –2034 – Endorsed for Consultation	JW		AMC Date Item
2	Insert DATE	Open Space & Recreation Infrastructure Asset Management Plan 2024 – 2034 – Final	JW		AMC Date Item

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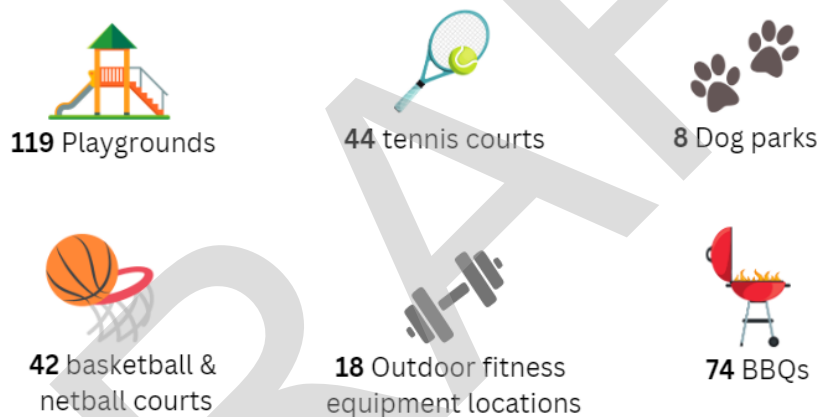
Executive Summary

The City of Charles Sturt (Council) is one of South Australia's largest metropolitan council areas, spanning approximately 5,500 hectares with a population of approximately 120,000 people (ABS Census, 2021). Located west of the Adelaide CBD, the city is defined by over 12 kilometres of coastline, the River Torrens (Karrawirra Pari), West Lakes and over 498.6 hectares of parks and reserves.

Asset Management Plans play an important role in facilitating the delivery of our objectives in a considered and sustainable way. The Open Space & Recreation Infrastructure Asset Management Plan (AMP) establishes a service level for these assets, to ensure they are provided in suitable condition, function correctly and contribute to the amenity and liveability of our city.

The preparation of this AMP has considered the directions of Council's Community Plan 2020 – 2027, Open Space Strategy 2025, and other relevant strategy and policy documents, to enable the alignment of resources to achieve the aspirations of the strategy. It also considers Council's climate change response and includes Water Amenity Assets (previously in the Water AMP) and Living Assets.

These assets include open space infrastructure, irrigation, living and water amenity assets and are outlined in more detail on pages 5 to 8.



Graphic 1: Open Space Asset Types

Council manages Open Space assets at a network level using a Strategic Asset Management (SAM) system. This assists in modelling the likely timing of intervention to ensure the service level across the entire network can be managed through a sustainable funding scenario and assists Council in prioritising and integrating works.

Coastal Infrastructure

This AMP also acknowledges our coast is protected with seawall infrastructure (plus a combination of sand management) which provides for the protection of council and private assets on the eastward side of the coastal reserve. These assets were constructed by the State Government with their care and control provided to Council, established under the Crown Land Management Act 2009. The management of these assets, including the maintenance and renewal requires the direction and approval of the Coast Protection Board and the financial allocation of such works is subject to appropriate negotiations.

This infrastructure is recognised as playing a significant role in managing coastal hazards as a result of climate change, and their value and importance must be considered as part of future funding allocation at the State and local government level.

Open Space Infrastructure Assets

The City of Charles Sturt manage open space infrastructure assets with an estimated total value of \$58.6m Book value and \$84.4m replacement value. The replacement value reflects revised and updated unit rates.

Open space assets contribute to the quality of life of City of Charles Sturt residents and visitors, by providing places for sport, recreation and play, improving urban amenity and achieving positive outcomes.

These assets are categorised as per the following:

- Playgrounds
- Furniture – seats, BBQs and bins
- Fencing
- Drinking fountains
- Ornamental fountains (e.g., Henley Square)
- Shelters and playground shade structures
- Sports Courts – tennis, netball and basketball
- Skate parks and BMX tracks

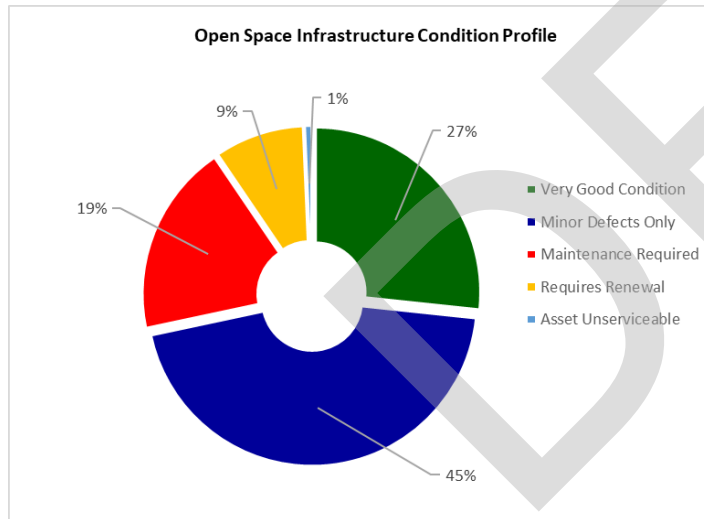


Figure 1: Open Space Infrastructure Condition Profile

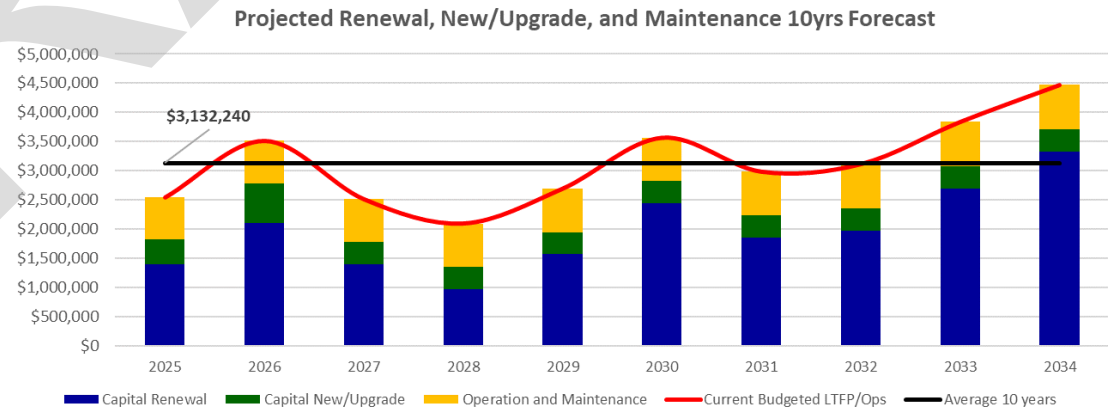


Figure 2: Projected Renewal, New/Upgrade Maintenance Forecast

Open Space Irrigation Assets

The City of Charles Sturt manages 371 Irrigation Systems with an estimated total value of \$28m or Replacement cost \$31m. The replacement value reflects revised and updated unit rates.

The function of these assets is to maintain green infrastructure and sustainable landscapes safe for public use, amenity, cooling and biodiversity to our reserves and landscaped areas.

Objective is to achieve sustainable landscapes, water management and climate adaptation approaches through a targeted and innovative approach to using water, irrigating parks, designing stormwater systems, managing trees and landscapes, and appropriately designing spaces and structures.

Irrigation assets include:

- underground pipes and wiring
- valves and sprinklers
- controllers
- tanks and pumps
- backflow prevention devices



Collins Reserve, Kidman Park

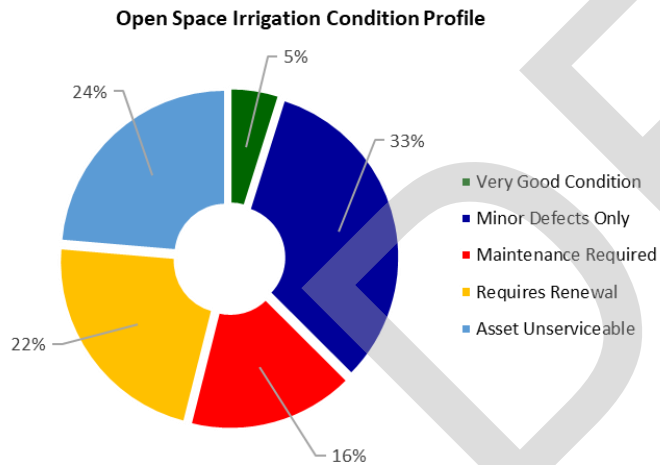


Figure 3: Open Space Irrigation Condition Profile

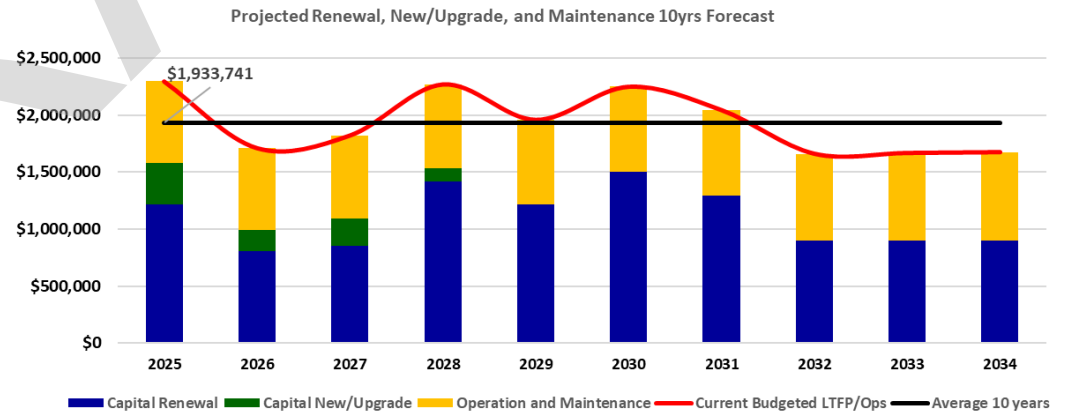


Figure 4: Projected Renewal, New/Upgrade Maintenance Forecast

Open Space Living Assets

The City of Charles Sturt owns and manages large areas of public land and living assets throughout the local government area. These are categorised as per below:

- Parks & Reserves – 383.6 hectares
- Landscape Areas – 66.5 hectares
- Coastal Dunes – 48.5 hectares
- Street Trees – 53,000+

The areas cover lands as diverse as waterfront reserves, linear parkways and open space, sportsgrounds and facilities, carparks, wetlands, natural areas, neighbourhood recreation parks and more. This open space contributes to quality of life, economic development, and urban amenity for all residents and visitors to the City of Charles Sturt.

As the owner or caretaker of public lands, Council seeks to always ensure that public land held for the use and enjoyment of the community is managed, maintained, and used within the legislative framework of the *Local Government Act 1999*.



Albert Greenshields Reserve, Ridleyton



Frederick Road Tree Screen, West Lakes

Water Amenity Assets

Ponds and Lakes

The City of Charles Sturt manage **6** ponds and lakes with an estimated value of \$3.3 million. It is noted that assets such as West Lakes and River Torrens are owned and managed by the State Government.

The function of these assets is to provide public amenity and biodiversity to our reserves and Council facilities.

These assets have traditionally been included in the Water Infrastructure AMP because they contain water.

We do not currently have condition data for these assets as they have been associated with the 'living' assets (reserves) they are located within, and generally only require maintenance to keep them rubbish and weed and pest free.

Water amenity assets include:

- Freshwater Lake (3 ponds)
- Collins Reserve (2 ponds)
- Brocas fish pond (1 pond)



Freshwater Lake – West Lakes

Coastal Infrastructure

Seawalls and Protection Structures

The City of Charles Sturt has 4.6km of seawalls, the majority of which were constructed by the EW&S in the 1970s (excluding West Beach). **This infrastructure is situated on Crown Land, with maintenance responsibilities defined under the Crown Land Management Act 2009.**

This infrastructure provides a unique function for the protection of public and private infrastructure against storm events, sea level rise and associated coastal hazards.

The function of this infrastructure is to provide a last line of defence and protection to eastward assets. The seawalls also provide for public amenity and assist with the preservation of sandy beaches and biodiversity.

We have undertaken a climate change and coastal hazard risk assessment for this infrastructure, which indicates there is a requirement to build the resilience of rock and sea wall infrastructure, currently in poor condition. The life span, value and maintenance requirements of this infrastructure is dependent upon the State Government beach nourishment strategy and long-term solutions. This was still pending at the time of writing this AMP.



Preparing this Asset Management Plan

To support the preparation of this AMP, an internal audit of fencing, furniture and sporting accessories was undertaken in 2020/21. An internal revaluation of all Open Space assets based on current market costs has also been completed and this data has been incorporated into this AMP.

These open space and recreation assets, which are financial and are represented as the **book value**, have a current replacement cost of **\$91.02m** (as at October 2023). This increase from the previous AMP is a result of a range of factors, including:

- Inclusion of the West Beach rock wall.
- Inclusion of water amenity assets (previously included in the Water Infrastructure AMP).
- Inclusion of replacement costs for non-commissioned records.
- New assets, including those within the Torrens to Torrens (T2T) development, West development, MJ McInerney Reserve upgrade, West Beach foreshore upgrade and Bowden Urban Village.
- Assets which have been discovered and included since the development of the previous AMP (fences and furniture).

Several open space and recreation infrastructure assets will be handed to Council during the life of this AMP, including, but not limited to:

- Ovingham crossing plaza – Torrens Road, Ovingham.
- Former Metcash site – Rowells Road, Findon.
- Housing SA development – Viaduct Ave, Henley Beach.
- Breakout Creek stage 3 – River Torrens/Karrawirra Pari, Henley Beach South.

The total **current replacement cost** of all open space and recreation assets is **\$118.5m**. This figure includes all non-financial (valued under \$5,000), and excludes assets where clubs are responsible for their maintenance and renewal under a lease or licence agreement. The replacement value reflects revised and updated unit rates.

Asset Condition and Value

Asset Condition is monitored by a combination of field staff (for irrigation assets) and contractors (for other open space assets). A review of the open space and recreation assets nearing renewal is also undertaken by staff annually to ensure renewal is required before the annual budget cycle commences. The condition profile of Council's open space overall assets is shown in Figure 5.

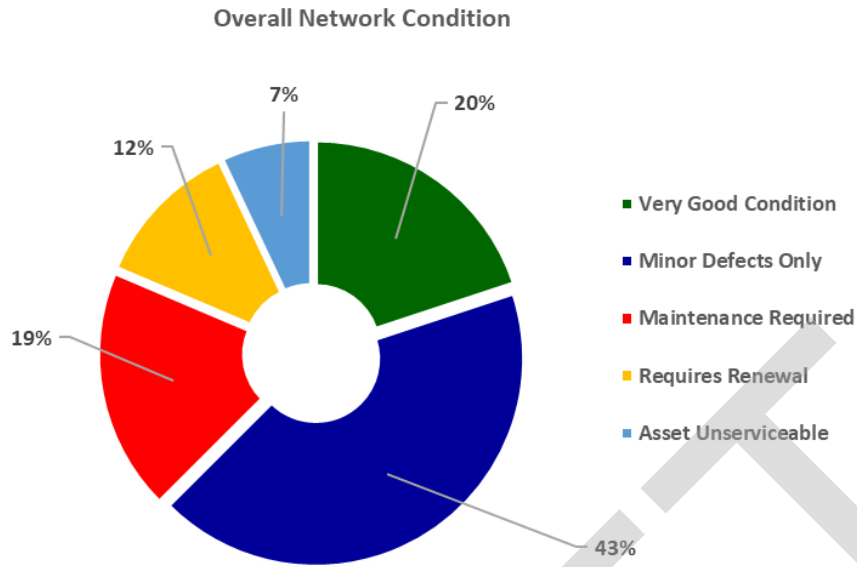


Figure 5: Overall Network Asset Condition Profile

The condition profile graph includes internal audit of fencing, furniture and sporting accessories in 2020 - 2021, and the internal revaluation of irrigation systems, pumps and tanks in 2022.

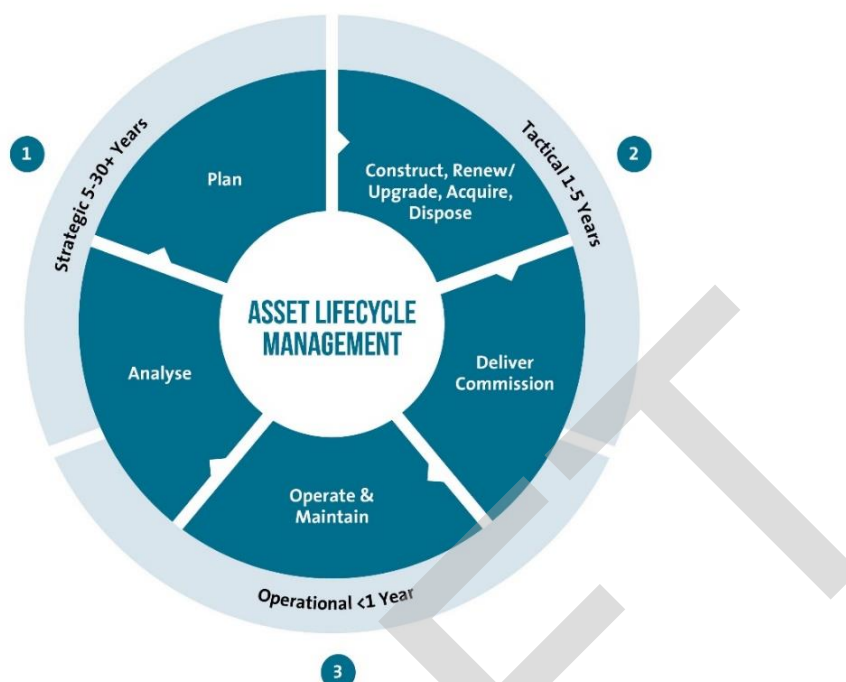
Overall, council’s open space and recreation assets are in good condition, due to early intervention measures and defined service levels. Current data confidence in irrigation systems, sports accessories, fences and furniture is **high**. Data confidence in shelters and playgrounds is **moderate**, however these are inspected frequently via an external contractor.

Asset Strategy

The City of Charles Sturt uses all principles of Asset Lifecycle Management to manage Open Space Assets. The lifecycle management plan details how the organisation plans to manage and operate the assets at the agreed levels of service, while optimising life cycle costs.

In response to its climate emergency declaration (2019), Council is seeking to improve its understanding of, and response to, climate change risks. As part of this AMP revision, a decision support tool has been developed to understand the vulnerability of our assets to both the physical and economic transition risks of climate change and provides a process for our asset managers to consider climate-resilient response options. This new process is considered an important first step to understand the financial and asset management implications of the impacts of climate change and the climate-resilient asset management response options. Staff will continue to refine this process over time as knowledge and capacity grows.

An overview of the asset lifecycle management process is outlined below:



Graphic 2: Asset Lifecycle Management

Council aims to maintain, renew, upgrade, and develop new assets consistent with the objectives and actions of endorsed corporate documents. Due to the nature of these assets and their ability to effectively function in a relatively poor condition, the current service level for condition-based renewal or replacement of these assets is modelled at **condition 4 and 5**.

Decision making criteria to guide maintenance, renewal, upgrade, and creation of new Open Space assets includes:

- **Asset condition**
- **Risk**
- **Alignment with Council strategy and policy**
- **Alignment with other capital works**

Asset Condition

Council regularly audits the condition of Open Space Assets to ensure data is up to date and the overall condition of the network is understood. Asset conditions are outlined in the table below:

Condition Grading	Description of Condition
1	Very Good: no defects, insignificant deterioration, only planned maintenance required.
2	Good: minor defects, minor deterioration, only planned maintenance required.
3	Fair: minor defects, moderate deterioration, minor maintenance and planned maintenance required.
4	Poor: moderate defects, significant deterioration, significant maintenance required.
5	Very Poor: significant defects, significant deterioration, likely requires replacement within 1-4 years.

Table 1: Asset Condition Profile

Risk

Council uses risk assessment as a key criterion to evaluate and prioritise maintenance and replacement of assets. Open Space and Recreation Infrastructure Assets are exposed to both physical and transition climate-related risks requiring different types of risk reduction measures:

- **Physical risks (Acute)** result from extreme weather events including storms, floods, and heatwaves. These can damage physical infrastructure and present disruptions to service delivery or asset function.
- **Physical risks (Chronic)** result from the gradual change in climate. For example, increasing average temperatures and reduced annual rainfall will challenge the provision of quality green open spaces and vegetation.
- **Transition risks** are associated with the social, economic, and technological transition to a low-carbon economy. These risks can result from policy changes to limit greenhouse gas emissions, technology advancement, and shifts in market supply and demand, including increased demand for low-emissions technologies and products.

Better understanding the scale and extent of these climate change risks on Council's assets will help inform our asset management and planning and identify priorities to build resilience in our assets, so they can function effectively into the future and contribute to the climate resilience of our community.

Alignment with Council Strategy and Policy

Assets that form part of a Council endorsed strategy are a key driver for the future of the network. Prioritising assets with a high weighting on this criterion will ensure the network can cater for future demands and community expectations. Key documents include Council's Corporate Plan 2020 – 2027 and Open Space Strategy 2025.

Alignment with other Capital Works

As most Open Space assets are located within parks and reserves, the associated construction activities can have impacts on community access and adjacent properties. To minimise this impact and achieve cost savings, both the renewal of and construction of new/upgraded assets are adjusted to align with other capital works where possible.

To fulfil the above asset strategy and continue to provide services over 10 years, an average spend of approximately **\$5,100,982** per year on maintenance, renewal and upgrade of Open Space Assets would be required (inclusive of strategic upgrade projects). This cost excludes the average maintenance expenditure of \$9,677,300 for open space living assets.

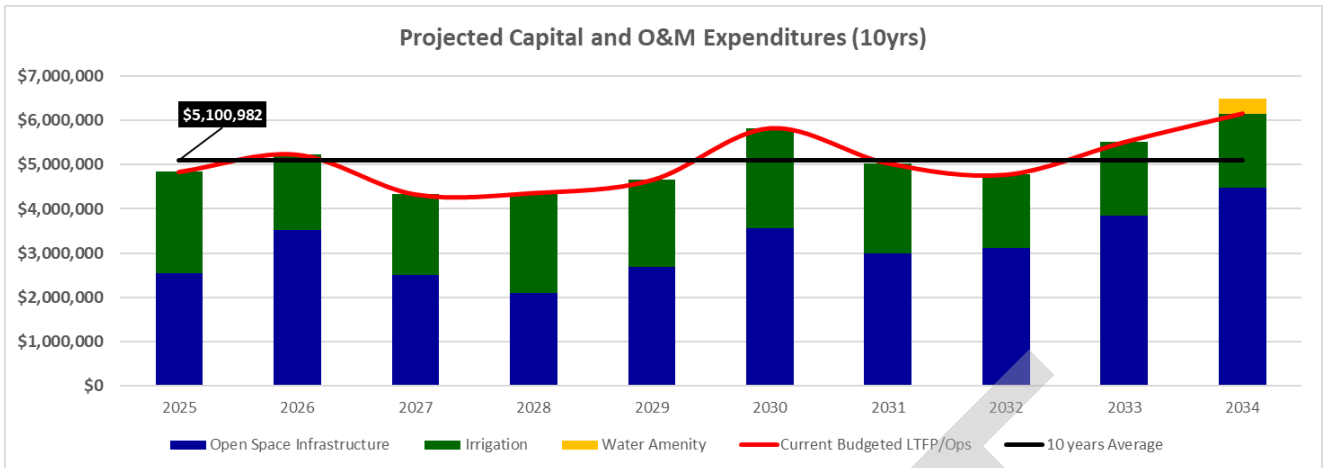


Figure 6 – Overall projected expenditure for Open Space Assets

Endorsing this AMP allows these figures to be transferred to the Long-Term Financial Plan (LTFP). Projected expenditure required to provide services in the AMP compared with planned expenditure currently included in the LTFP are shown in the graph above.

What does it Cost?

The projected outlay necessary to provide the services over the 10-year planning period from 2024 – 2034 is as follows:

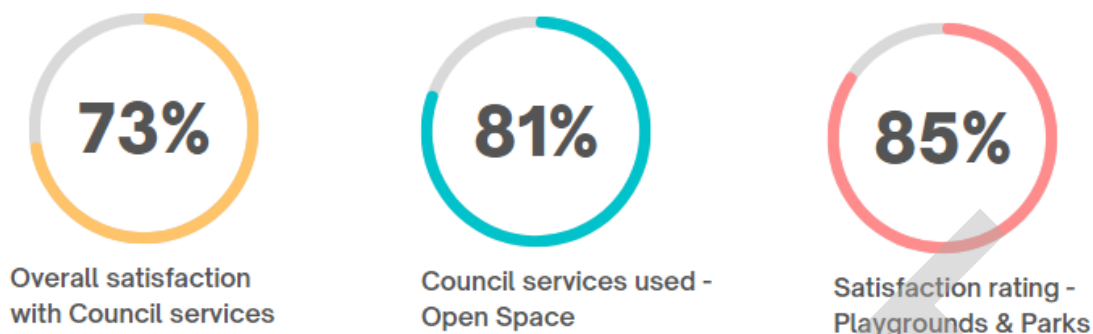
- Renewal - \$30,711,712
- Upgrade - \$5,065,000
- Operations – \$2,250,000
- Maintenance (Open Space Infrastructure) - \$5,880,752
- Maintenance (Open Space Irrigation) - \$6,752,353
- Maintenance (Living Assets) - \$101,245,932

The total for the 10-year planning period is **\$50,659,817** or **\$5,065,982** per year on average (excluding living assets and assets that are the responsibility of clubs). Asset upgrades represent approximately **\$5,065,000** or **\$506,500** on average per year which are discretionary items presented for consideration through the annual budget cycle.

Projected expenditure required to provide services in the AMP compared with planned expenditure currently included in the Long-Term Financial Plan are shown in the Figure 6 on page 14.

Customer Research and Expectations

A summary of the findings from Council's *Community Survey Report 2022* is outlined below:



Graphic 3: Customer Satisfaction Results (2022)

The community survey results (880 respondents) highlight the importance of open space and recreation infrastructure to our community.

In response to Council's Climate Emergency declaration (2019), Council's Asset Management Plans are being updated to include the identification and assessment of risks or vulnerabilities to climate change risks. This also reflects community sentiment, evident by our Community Survey (2022), with **80% of respondents agreeing** that taking action to combat climate change is important, and **81% of respondents agreeing** that local council's play an important role in this.

Introduction

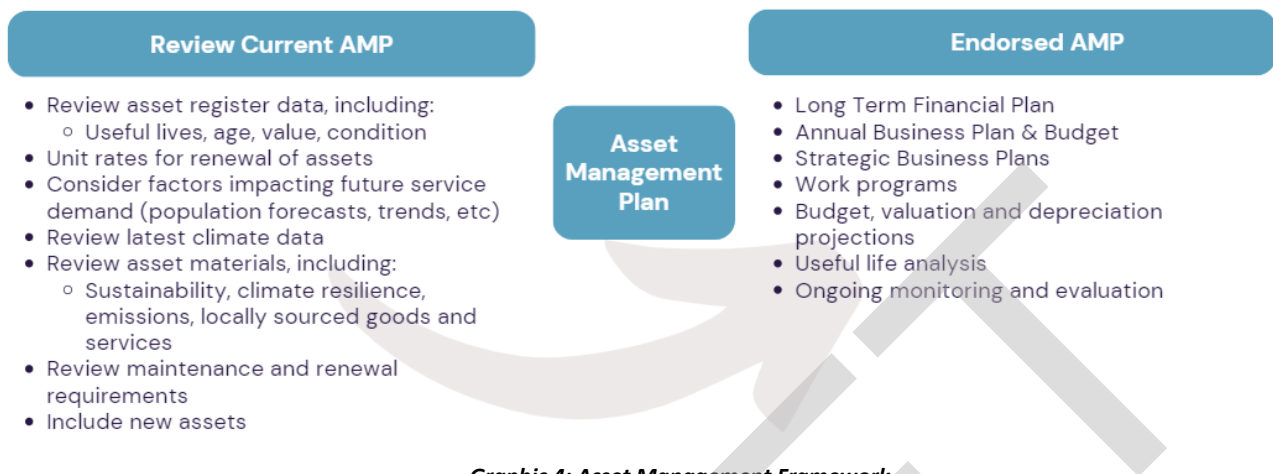
This Asset Management Plan (AMP) communicates the actions required for the management of assets (and services provided from assets); compliance with regulatory requirements and funding needed to provide the required levels of service over a 10-year planning period.

The AMP has been developed in consideration of a range of Council strategic planning and policy documents, as follows:

- Community Plan 2016 – 2027
- Organisational Plan 2020 – 2025
- Open Space Strategy 2025
- Climate Change Risk & Governance Assessment (2020)
- Net Zero: Our Map to Net Zero Corporate Emissions 2020 – 2025
- Adapt West Climate Change Adaptation Plan (2016)
- Tree Canopy Improvement Strategy 2021 – 2045
- Biodiversity Action Plan 2017 – 2030
- Asset Accounting Policy and Asset Fund Policy
- Environmental Sustainability Policy
- Sporting and Community Clubs Fees Policy
- City of Charles Sturt - Engineering and Open Space Development Guidelines
- City of Charles Sturt – Open Space Maintenance Service Standards (CM Record 22/125397)

Asset Management Framework

Graphic 3 (below) shows how the this AMP was developed, and how it informs Council’s Long-Term Financial Plan and other strategies and policies.



Graphic 4: Asset Management Framework

Levels of Service

Levels of Service are a commitment to carry out a given action or actions within a specified time frame in response to an event or asset condition data. The levels of service defined in this section will be used to:

- Identify the desired level of service that our customers seek and clarify the level of service that our customers should expect.
- Identify works required to meet these levels of service.
- Identify the costs and benefits of the services offered.
- Enable Council and customers to discuss and assess the suitability, affordability, and equality of the existing service level and to determine the impact of increasing or decreasing this level in future.
- Identify and assess asset vulnerability to climate change risks and any impacts to levels of service.

The adopted levels of service for Open Space and Recreation assets are based on legislative requirements, customer research and expectations, and corporate goals.

Legislative Service Level Requirements

Council must comply with these requirements and ensure their assets meet these legislative service levels these include:

- Local Government Act 1999 (SA)
- State Records Act 1977
- Environment Protection Act 1993
- Planning, Development, and Infrastructure Act 2016
- Work Health and Safety Act 2012 and Regulations
- Return to Work Act 2014
- Environment Protection (Water Quality) Policy 2015
- Australian Standards
- Water Industry Act 2012 and Regulations 2012
- Landscape South Australia Act 2019
- Dangerous Substances Act 1979 and Regulations 2008
- Public Health Act 2011

Customer Levels of Service

Customer Levels of Service measure how the customer receives the service and whether value to the customer is provided, including:

Quality <ul style="list-style-type: none">▪ What is the condition or quality of the service?	Safety <ul style="list-style-type: none">▪ Are open space and recreation assets free of hazards and safe to use?
Function <ul style="list-style-type: none">▪ Is the service suitable for its intended purpose?▪ Is it the right service?	Sustainability <ul style="list-style-type: none">▪ Is the service environmentally sustainable?▪ Is the service financially sustainable?▪ What are the potential impacts from, or to, climate change?▪ Has the use of sustainable materials been considered?
Legislative Requirements <ul style="list-style-type: none">▪ Does the service comply with current legislation?	

Table 2: Customer Levels of Service

Technical Levels of Service

Supporting the Community Level of Service are Technical Levels of Service, defined by standards and legislative requirements and relate to the allocation of resources to service activities that Council undertakes to best achieve the desired community outcomes and demonstrate effective organisational performance.

These are achieved through the following budgets:

Operations & Maintenance Budget

- The activities necessary to retain assets as near as practicable to the City of Charles Sturt's desired service level throughout the network.
- Maintenance activities enable an asset to provide service for its planned life (e.g., maintenance and replacement of damaged infrastructure).

Renewal Budget

- The activities that return the service capability of an asset up to that which it had originally (e.g., replacement of furniture, fencing, sports, playgrounds, and irrigation existing assets on Council land) or consistent with current standards.

Upgrade/New Budget

- The activities to provide a higher level of service (e.g., adding new components to existing playground assets) or a new service that did not exist previously (e.g., a new seat or shelter).

Technical levels of service for open space assets are outlined in the table below.

Technical Levels of Service

Maintenance/Operations

Open Space Assets and are well maintained and services provide value for money to the local community

Open Space Infrastructure	Irrigation	Living Assets	Water Amenity
Open Space infrastructure is maintained and repaired to ensure assets remain functional and safe.	Irrigation remains in working order to ensure turf areas are watered according to turf quality visual standards and landscaped areas are thriving and remain functional and safe.	Living assets are maintained in accordance with internal strategies, management plans and detailed maintenance service standards (CM Record 22/125397) to ensure trees and vegetated areas remain functional and safe.	Amenity assets are clean and well maintained to remain visually appealing to the community.

Renewal

Open Space Assets are renewed and replaced in accordance with asset lifecycle requirements

Open Space Infrastructure	Irrigation	Living Assets	Water Amenity
Successfully planning and delivering annual asset renewal programs to ensure furniture, fences, sports activities, and playgrounds are functional, safe, and serviceable for the community and comply with best practice design.	Successfully planning and delivering annual asset renewal programs to ensure irrigation systems are functional, safe, and serviceable for the community and comply with best practice design.	Successfully planning and delivering annual asset renewal programs to ensure trees and vegetation provide biodiversity benefits and amenity for the community and comply with best practice design.	Identify, plan and deliver renewal programs for ponds and lakes on an as needs basis or as part of a reserve or streetscape upgrade project.

Upgrade/New

Open Space Assets are constructed or upgraded to meet current and future function or demand in the network

Open Space Infrastructure	Irrigation	Living Assets	Water Amenity
Successful cross-Council planning and delivering of Open Space infrastructure projects to achieve the aspirations of the Open Space Strategy.	New irrigation systems are constructed to ensure compliance with standard design specifications.	Upgrade and new vegetation to comply with Open Space Strategy strategic directions and vegetation management plans and comply with best practice design.	New ponds and lakes will occur where Council works with developers to identify opportunities to beautify a new land development area using water sensitive urban design.

Table 3: Technical Levels of Service

Asset Maintenance

Council undertakes key maintenance tasks to minimise risks and keep service levels acceptable during the life of the asset, ensuring Open Space assets are still serviceable until they require replacement. Each asset class requires a different strategy for maintenance intervention and associated expenditure.

Maintenance includes all actions necessary for retaining an asset as near as practicable to an appropriate service condition, including regular ongoing day-to-day work necessary to keep assets operating, but excludes rehabilitation or renewal activities. For example, oiling of timber elements on reserve furniture. **(for detailed information on Open Space Maintenance Service Standards refer CM Record 22/125397)**

Maintenance activities are outlined as follows:

- **Reactive maintenance.**
 - Logged via Council's Customer Request Management (CRM) system, with work programmed through a Work Order (WO) process through the Works and Assets Systems. This repair work is carried out in response to service requests and management/supervisory directions.
- **Planned maintenance.**
 - Identified and managed through a maintenance management system (MMS). MMS activities include scheduling, prioritising, actioning the work and reporting what was done to develop a maintenance history and improve maintenance and service delivery performance.
- **Cyclic maintenance.**
 - Replacement of higher value components/sub-components of assets that is undertaken on a regular cycle including repainting, replacing timber components on furniture, etc. This work falls below the capital/maintenance threshold but may require a specific budget allocation.

Future operations and maintenance expenditure is forecast to trend in line with the value of the asset stock as shown in Figure 3. Note that all costs are shown in current 2023 dollar values (i.e. real values) and all operational and maintenance works are budgeted annually in the recurrent budget.

Asset Renewal

Renewal and replacement expenditure is major work which does not increase the asset's design capacity but restores, rehabilitates, replaces or renews an existing asset to its original service potential. Work over and above restoring an asset to original service potential is considered to be an upgrade/expansion or new work expenditure resulting in additional future operations and maintenance costs.

Summary of future renewal and replacement expenditure

Projected future renewal and replacement expenditures are forecast to increase over time when the asset stock increases. The expenditure associated with this AMP is shown in Figure 6 page 14.

Ancillary and Associated Sporting Infrastructure

Ancillary facilities (such as sports lighting, sight screens, scoreboards, sports fencing, practice nets and the like) are the responsibility of sporting clubs, who have a licence over sporting grounds. It is a licence condition that our licenced clubs provide, replace and maintain ancillary facilities.

The facilities are placed on Councils Asset Register and audited by Council, to ensure the safety of the community. Clubs will be instructed of any actions required as a result of the audit and where Clubs fail to undertake work specified in the audit, Council will undertake the work and charge the Club accordingly.

Council recognises the significant cost to our clubs for such works and, through an annual budget bid process, therefor seeks to contribute up to 50% of the cost of Ancillary and Associated Infrastructure works over \$10,000. Applications are considered on a case-by-case application basis annually. Councils' total expenditure budget is \$350,000.

Asset Upgrade, Creation and Acquisition Plan

New works are those that create a new asset that did not previously exist, or works which will upgrade or improve an existing asset beyond its existing capacity. Assets may also be acquired at no cost directly to Council from major land developments.

Criteria for assessing the upgrade, creation or acquisition of new assets is as follows:

- *Does the new asset or upgrade align with Council strategy and policy?*
- *Will the new asset or upgrade assist in meeting legislative or best practice requirements?*
- *Will the new asset or upgrade reduce Council's risk (including climate change risks)?*
- *Will the community directly benefit from the new asset/upgrade both now and in the future?*
- *Will the new asset or upgrade deliver economic benefits to Council and the community?*
- *Will the new asset or upgrade meet Council's sustainability targets? (e.g., net zero, recyclable materials, etc.).*

Acquiring these new assets will commit the organisation to fund ongoing operations, maintenance, and renewal costs of these assets for their economic lives. These future costs are identified and considered in developing forecasts of future operations, maintenance, and renewal costs.

Summary of future upgrade/new assets expenditure

Expenditure on new assets and services in the capital works program will be generated as required and budget approval will be at the discretion of Council approval. The 4-year projected capital renewal and replacement program is provided as a separate document to Council to the AMP.

Summary of asset expenditure requirements

The financial projections from this asset plan are shown in Figure 6 page 14 for projected operating (operations and maintenance) and capital expenditure (renewal and upgrade/expansion/new assets). These projections have been developed using Asset Register data to project the renewal costs using acquisition year, useful life and recent condition audits to determine the renewal year and will be reviewed to inform future updates of this AMP. Further information relating to financial projections is included in Financial Summary section.

Disposal Plan

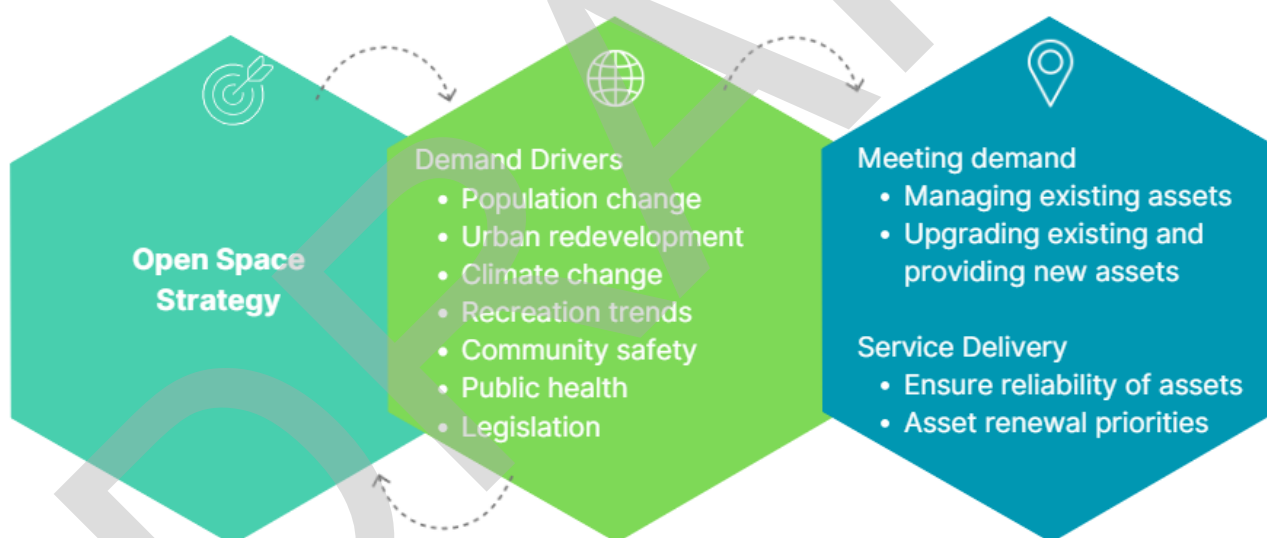
Asset disposal includes any activity associated with disposal of a decommissioned asset including sale, demolition, or relocation. Any revenue gained from asset disposals is accommodated in Council's Long-Term Financial Plan. Where cashflow projections from asset disposals are not available, these will be developed in future revisions of this asset management plan.

Increasingly, Council incurs greater costs in relation to asset disposals, such as electronic goods and the treatment of contaminated soils and other environmentally sensitive disposals. Council has not identified any Open Space assets within its network that are surplus to requirements or not required for possible decommissioning and disposal at this stage. However, this will continue to be reviewed.

Planning for the Future

Future demand for new assets and services will be managed through alignment to Council's Open Space Strategy 2025. In most instances, the creation of new assets to meet demand and growth will be funded by Council and other Federal and State Government partners where relevant, without developer contributions.

The flowchart below shows the relationship between the Open Space Strategy 2025 and the consideration of other factors in meeting demand through sound asset management practices.

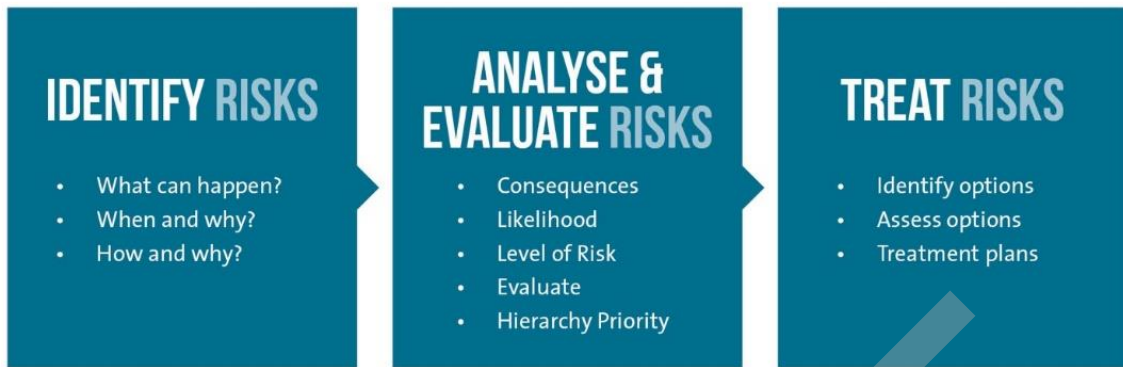


Graphic 5: Open Space Strategy Demand Drivers

Risk Management Plan

This AMP enables Council to assess and manage the risks associated with Open Space assets and prioritise decisions and achieve optimum benefits from available resources. Council aims to identify, assess, and treat risks associated with Open Space Assets using the fundamentals of *International Standard ISO 31000:2009 Risk management – Principles and guidelines*.

The risk assessment process is outlined as follows:



Graphic 6: Risk Management Process

A system to consider the management of climate change risks as part of new, upgrade and renewal of council assets has been developed as part of this AMP review cycle. This process will be continually reviewed and updated as knowledge, data, and capacity increases in understanding and responding to climate change risks.

What we cannot do

There are some operations and maintenance activities and capital projects that are unable to be undertaken within the next 10 years, including:

- Renewal of assets that may fail prematurely due to unforeseen events, such as storms.
- Renewal of assets that are not included within the Open Space asset renewal program.
- Minimise all climate change risks through asset renewal due to cost, lack of data, technology and/or products or cost-effective risk mitigation measures, may limit our climate change response.

Service consequences

Operations and maintenance activities and capital projects that cannot be undertaken will maintain or create service consequences for users. These include:

- Limited or prevention of access to impacted sites and/or infrastructure.
- Increase in maintenance costs.

Risk consequences

The operations and maintenance activities and capital projects that cannot be undertaken may maintain or create risk consequences for the organisation. These include:

- Increased risk of infrastructure failures, such as damaged irrigation systems or damaged playground components; and
- Increased customer complaints relating to lack of Open Space asset maintenance and renewal.

Once risks have been assessed and rated the most significant risks (those rated as high or extreme), are isolated for the implementation of treatment measures. Those identified as moderate or low will continue to be monitored and reviewed if circumstances change. A summary of open space and recreation infrastructure risks and treatment measures is outlined in the table below.

Service or Asset	What can Happen	Risk Rating	Risk Treatment Plan	Residual Risk	Treatment Costs
All Open Space assets	Assets are more frequently damaged or destroyed by climate related events, requiring additional maintenance, and decreasing useful life.	High	Continue to research and remain informed on latest climate data and implications for Council. Implement and refine the Decision Support Tool and other relevant plans as part of all Open Space asset management activities.	Moderate	Completed using internal resources, within existing recurrent budget.
Open Space Infrastructure					
Park Furniture	Fire and/or electrocution risk. Free standing bins chained to park furniture could cause fire/electrocution risk if vandalised.	High	Inspection program to be developed to ensure there are no bins chained to building or light poles.	Moderate	Completed using internal resources, within existing recurrent budget.
	Structural failure of park furniture, including seating, tables, shelter and playground shade structures.	High	Inspections to be implemented in accordance with maintenance service standards (CM Record 22/125397) and customer responses times. Any structural concerns to be reported and assessed by Council.	Low	Completed using internal resources, within existing recurrent budget.
	Fire and/or electrocution caused by electrical fault from electric BBQ.	High	Inspections to be undertaken when weekly BBQ cleaning occurs.	Low	Completed using internal resources, within existing recurrent budget.
	Contamination of drinking fountain water supply.	High	As per the Office of the Technical Regulator (OTR) requirements, Backflow prevention devices to protect the drinking water supply must be installed in accordance with the National Construction Code Volume Three Section B: Water Services and AS/NZS 3500.1 deemed to satisfy provisions.	Low	Average cost to install and test 2 backflow devices is \$4,500.
Playgrounds	Structural failure of play equipment.	High	All new playground infrastructure is designed and constructed to Australian Standards. Visual inspections (level 1 and 2) undertaken by external contractor (Regional weekly, District and Neighbourhood, 3-weekly). Inspections documented as per contract conditions. Reactive maintenance from customer and other work group requests.	Low	Playground maintenance contract.

	Public injury caused by unsafe or non-compliant play equipment.	High	All new playground infrastructure is designed and constructed in accordance with current Australian Standard (AS 4685). Comprehensive (level 3) audits undertaken annually.	Low	Playground maintenance contract.
Sports courts and accessories	Uneven playing surfaces.	Moderate	Monthly maintenance for removal of debris, weeds and edging to eliminate grass encroachment on to courts.	Low	Completed using internal resources, within existing recurrent budget.
	Structural failure of basketball and netball backboards and rings.	High	Routine annual inspections.	Low	Completed using internal resources, within existing recurrent budget.
	Radiant heat from synthetic surfaces impact use of sports facilities.	Moderate	Continue to research and remain informed on latest data relating to synthetic sports surfaces and adopt best practice principles.	Low	Completed using internal resources, within existing recurrent budget.
BMX and Skate Parks	Uneven surfaces and public injury.	High	Undertake monthly inspections using a risk management template. Undertake maintenance activities as required.	Low	Completed using internal resources, within existing recurrent budget.
Fence	Structural failure	High	Inspections to be implemented in accordance with maintenance service standards (CM Record 22/125397) and customer responses times. Any structural concerns to be reported and assessed by Council.	Low	Completed using internal resources, within existing recurrent budget.
Service or Asset	What can Happen	Risk Rating	Risk Treatment Plan	Residual Risk	Treatment Costs
Open Space Irrigation Assets					
Irrigation	Mains water supply (SA Water) pressure reduced.	High	Install holding tanks and pump infrastructure to maintain required pressure for optimum system efficiency.	Low	Estimated \$61k per site.
	Power supply: electrocution due to aged infrastructure.	High	A program for inspection, testing and certification.	Moderate	Approximately \$10K per year.
Service or Asset	What can Happen	Risk Rating	Risk Treatment Plan	Residual Risk	Treatment Costs
Open Space Living Assets					
Trees	Structural failure	High	Regular inspections for trees at risk	Low	Completed using internal resources,

					within existing recurrent budget.
	Tree canopy loss, ageing assets	High	Implement and fund regular replacement programs implement	Low	Annual Operating budget bids
Turf areas	Loss of turf due to poor irrigation systems/efficiencies	High	Implement regular inspections and maintenance programs.	Low	Completed using internal resources, within existing recurrent budget.
Landscaped Areas	Loss of vegetation affecting aesthetics and amenity.	High	Replacement planting programs implemented.	Low	Completed using internal resources, within existing recurrent budget.
Coastal Dunes	Loss of vegetation and sand dune stability.	High	Replacement planting programs implemented. Grant funding sourced to support Coastal Community works.	Low	Completed using internal resources, within existing recurrent budget.
Council Owned Properties	Loss of vegetation affecting aesthetics and amenity. Loss of turf due to poor irrigation systems/efficiencies	High	Replacement planting programs implemented.	Low	Completed using internal resources, within existing recurrent budget.
Sportsgrounds	Public injuries.	High	Sportsground Maintenance program implemented. Monthly inspection audits on quality of playing surface (Clegg Hammer testing).	Low	Completed using internal resources, within existing recurrent budget.
West Lakes Beaches	Weed infestation, litter, public injuries.	High	Implement regular weed control and litter collection programs. Undertake regular inspections and maintenance activities as required.	Low	Completed using internal resources, within existing recurrent budget.
Wetlands	Potential contamination.	High	Water quality testing. Revegetation program implemented.	Moderate	Completed using internal resources, within existing recurrent budget.
Water Features	Potential contamination.	High	Daily inspections for water quality.	Moderate	Completed using internal resources, within existing recurrent budget
Service or Asset	What can Happen	Risk Rating	Risk Treatment Plan	Residual Risk	Treatment Costs
Coastal Infrastructure					

Seawalls	Structural failure	High	Sand nourishment and State Government beach management programs must first be finalised before understanding the condition and risk profile for these assets	High	Unknown at the time of this AMP
Protection Structures	Structural failure	High	Sand nourishment and State Government beach management programs must first be finalised before understanding the condition and risk profile for these assets	High	Unknown at the time of this AMP

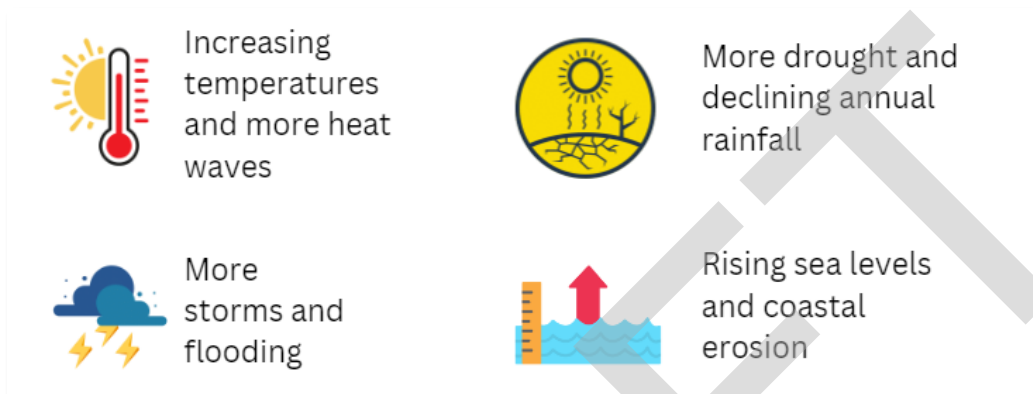
Table 4: Risks and Treatment Measures

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Our Climate Change Response

Council recognises the importance of developing and implementing resilience strategies that will allow our city to survive, adapt and thrive in the face of climate change, while continuing to minimise our contribution to climate change through reducing greenhouse gas emissions. We are also committed to growing the circular economy through our procurement and asset management decisions.

The impacts of climate change are likely as follows over the next 30 years:



Graphic 7: Climate Change Impacts

Source: Adapted from Department for Environment and Water (2022). *Guide to Climate Projections for Risk Assessment and Planning in South Australia 2022*, Government of South Australia.

Council will be undertaking a review of its Open Space Strategy in 23/24. This will be an important strategy for considering how to manage climate change risks for the health, and enjoyment of, our open spaces. With climate change, our open spaces and their assets (playgrounds, seating etc) may be exposed to climate hazards based on their location and their materials and design. The use of our open spaces may also change as our days and nights get hotter, and the demand for green and cool public open spaces and assets increases. Playgrounds are often used by community members more vulnerable to heat (young and elderly), so designing playgrounds for climate resilience is a key objective. Delivering assets with low embodied GHG emissions and with materials that either contain recycled content or can be recycled to support the growing circular economy are also key focus areas for our climate action.

Council will fund a marginal increase to our playground capital and maintenance expenditure, in order to fund the inclusion, or trials, of climate resilient design elements and /or low GHG emission materials or products.

Through our asset management planning, we aim to:

1. Minimise our greenhouse gas (GHG) emissions.
2. Design, construct and manage assets to reduce exposure to, and build resilience to, the impacts of climate change.
3. Support the circular economy.
4. Consider the whole of lifecycle costs (including emissions) of creating and managing assets.
5. Improve our environment through design, construction, and maintenance of natural and built assets.

A **Decision Support Tool** has been developed to support asset managers understand climate change risks, and is outlined as follows:

IMPACT	WHAT CAN HAPPEN	CONTROL MEASURE CONSIDERATIONS
CLIMATE		
Higher average temperatures and more high heat days	Asset material deterioration.	Control Measure considerations: <ul style="list-style-type: none"> • Renew like for like? Or like for better? • Protect/treat the existing asset and/or asset material? • Substitute the existing asset and/or asset material? • Redesign the existing asset and/or asset material? • Relocate the existing asset? • Do not replace existing asset? explore more resilient material options. • Assess each asset type using Asset Climate Vulnerability Assessment tool (CM Record 23/224599).
Increased frequency of intense rainfall events	Decrease in expected useful life. Asset material deterioration	
Decreased annual rainfall	Asset material deterioration	
Sea Level Rise/coastal erosion	Loss of assets Asset material deterioration	
IMPROVING SUSTAINABILITY OUTCOMES		
Recycled Content	Low % of recycled content	Control Measure considerations: <ul style="list-style-type: none"> • Use recycled content evaluation tool to assess recycled content. • Request information from suppliers regarding recycled content, recyclable proportion, source of materials source and end of life options. • Assess each asset type using Asset Climate Vulnerability Assessment tool (CM Record 23/224599).
Recyclable at end of life	Low % of proportion of product recyclable	
Embodied Emissions	High % of emissions during production	
Impacts to expected useful life of Open Space assets	Reduced useful life	
Whole of Life Cost	Increased whole of life cost	

Source: Adapted from IPWEA Practice Notes 12.1 and 12.2.

Table 5: Climate Impact and Decision Support Tool Summary

Implementing the Decision Support Tool

The Decision Support Tool considers the impacts of climate change on the useful life of open space and recreation assets and aims to inform decisions regarding the creation of new assets, and renewal and maintenance of existing assets.

It is recognised that there are limitations in using the tool as there are knowledge gaps regarding the use of certain materials and the products offered by the industry, such as playgrounds made from recycled products with low embodied emissions. In addition, Council must also consider whole of life costs relating to the asset, such as useful life and ongoing maintenance costs.

Council will continue to refine the Decision Support Tool during the 4-year period of this AMP, including research into preferred products and materials, as outlined in the Improvement Plan of this AMP.

Financial Summary

This section contains the financial requirements resulting from all the information presented in the previous sections of this asset management plan. The financial projections will be improved as further information becomes available with the introduction of a new strategic asset management modelling system in future AMPs, on desired levels of service and current and projected future asset performance.

Financial Statements and Projections

Asset Valuations

The Overall value of Open Space Assets as of the 1st of July 2023 is \$91m (**Asset Book Value**). The best available estimate of the value of assets included in this Asset Management Plan are outlined below;

- Gross Replacement Cost \$91,024,198
- Depreciation Expense \$32,684,816
- Fair Value \$58,339,382
- Annual Average Asset Consumption \$3,539,301

Gross Replacement Cost refers to the current replacement value of all Open Space and Recreation Assets.

Depreciation Expense refers to the cost of an asset, or other amount substituted for its cost, less its residual value.

Fair Value refers to Refers to the current replacement cost of an asset less, where applicable, accumulated depreciation calculated based on such cost to reflect the already consumed or expired future economic benefits of the asset.

Annual Average Asset Consumption refers to the ratio of annual asset consumption relative to the depreciable amount of the assets. It measures the amount of the consumable parts of assets that are consumed in a period (depreciation) expressed as a percentage of the depreciable amount.

The Total Current Replacement Cost of Open Space Network is \$118.5M

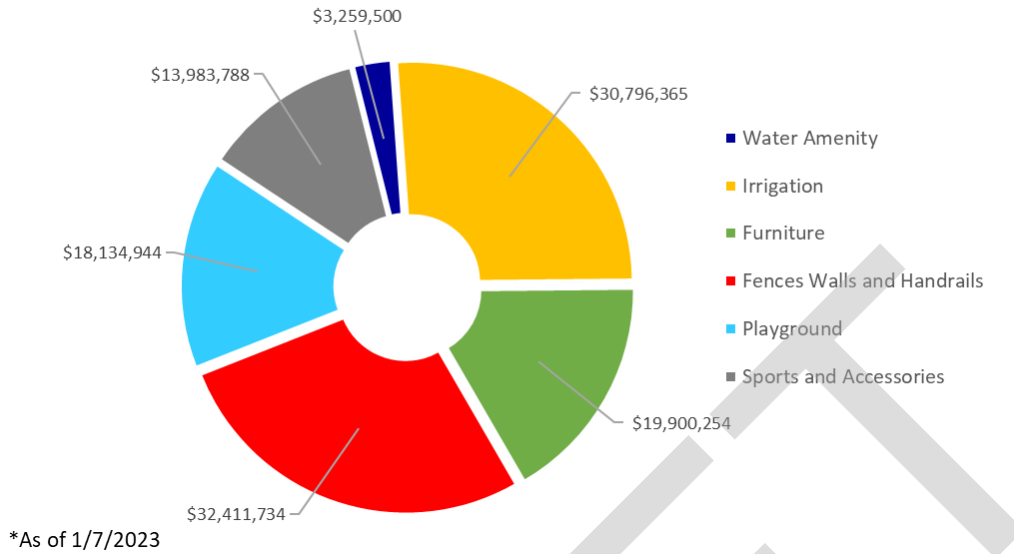


Figure 5 – Total Value of Open Space Network (current replacement value)

The Total Current Replacement Cost of the open space network reflects the unit rate review undertaken in July 2023, to determine the current replacement value of all open space and recreation asset classes.

Sustainability of service delivery

Two key indicators for service delivery sustainability that have been considered in the analysis of the services provided by this asset category, these being the:

- asset renewal funding ratio; and
- long-term budgeted expenditures/projected expenditure (over 10 years of the planning period).

Long Term Asset Renewal Funding Costs

Life cycle costs (or whole of life costs) are the average costs that are required to sustain the service levels over the asset life cycle. Life cycle costs include operations and maintenance expenditure and asset consumption (depreciation expense). The life cycle cost for the services covered in this asset management plan is **\$5,027,611** per year (average operations and maintenance expenditure plus depreciation expense projected over 10 years).

Life cycle costs can be compared to life cycle expenditure to give an initial indicator of affordability of projected service levels when considered with age profiles. Life cycle expenditure includes operations, maintenance and capital renewal expenditure. Life cycle expenditure will vary depending on the timing of asset renewals. The life cycle expenditure over the 10-year planning period is **\$4,559,482** per year (average operations and maintenance plus capital renewal budgeted expenditure in LTFP over 10 years).

Life cycle expenditure is **91%** of life cycle costs. The life cycle costs and life cycle expenditure comparison highlights any difference between present outlays and the average cost of providing the service over the long term. If the life cycle expenditure is less than that life cycle cost, it is most likely that outlays will need to be increased or cuts in services made in the future.

Projected expenditures for Long-Term Financial Plan (LTFP)

Table 6 shows the projected expenditures for the 10-year Long-Term Financial Plan.

Expenditure projections are in 2023 real values.

Projected Expenditure (\$000)	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034
Capital Expenditure on Renewal/Replacement of existing assets	\$2,605	\$2,913	\$2,247	\$2,388	\$2,786	\$3,941	\$3,139	\$2,872	\$3,593	\$4,222
Capital Expenditure on Upgrade/New assets	\$796	\$863	\$624	\$502	\$380	\$380	\$380	\$380	\$380	\$380
Operational cost of existing assets	\$225	\$225	\$225	\$225	\$225	\$225	\$225	\$225	\$225	\$225
Maintenance cost of existing assets	\$1,207	\$1,219	\$1,231	\$1,244	\$1,256	\$1,269	\$1,281	\$1,294	\$1,307	\$1,320
Operational cost of New assets	\$0	\$3	\$5	\$6	\$6	\$7	\$8	\$9	\$9	\$10
Maintenance cost of New assets	\$0	\$17	\$23	\$28	\$32	\$35	\$39	\$43	\$47	\$51
Disposal of Surplus Assets	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0

Table 6: Projected Expenditures for Long-Term Financial

Funding Strategy

Funding for assets is provided from the budget and Long-Term Financial Plan. The financial strategy of the entity determines how funding will be provided, whereas the asset management plan communicates how and when this will be spent, along with the service and risk consequences of differing options.

Forecast Reliability and Confidence

The expenditure and valuations projections in this AMP are based on best available data. Currency and accuracy of data is critical to effective asset and financial management. Data confidence is classified on a 5 level scale¹ in accordance with Table 12.

Data confidence is assessed as reliable with high confidence for this AMP. Data is based on sound records, procedures, investigations and analysis, documented properly but has minor shortcomings, for example some of the data is old, some documentation is missing and/or reliance is placed on unconfirmed reports or some extrapolation. The Open Space Asset data is complete and estimated to be accurate $\pm 10\%$.

Continuous Improvement

This AMP will be reviewed during annual budget planning processes and amended to show any material changes in service levels and/or resources available to provide those services as a result of budget decisions.

The AMP will be updated every 4 years to ensure it represents the current service level, asset values, projected operations, maintenance, capital renewal and replacement, capital upgrade/new and asset disposal expenditures and projected expenditure values incorporated into the LTFP.

The AMP has a life of 4 years but is due for complete revision and updating within 2 years of the upcoming Council election.

A future revaluation of all Open Space Assets is planned and any proposed changes to LTFP figures will be presented in a further revision of this AMP. In accordance with the Australian Accounting Standards and Local Government Regulations a revaluation will be required to recognise and reassess the values of non-commissioned assets following a recent city-wide audit. The revaluation will ensure the reporting of these discovered assets meet the requirements for financial reporting.

Improvement Plan

Action	Timeframe
Re-model the coastal hazards data once the final State Government decision has been made for the future management approach of beach nourishment, to determine risk profile along the coast and adaptation options with State Government and other stakeholders	2024 - 2026
Undertake research into climate change impacts of Open Space assets, including embodied emissions, local vs non-local production, useful life, maintenance costs and recyclability. Develop design guidelines for the use of preferred products and materials, in consideration of the Decision Support Tool.	2024 - 2026
Investigate the development of a Living Assets Asset Management Plan.	2024 - 2026

Continue to review, refine and adapt the process to assess and respond to climate change risks and building climate resilience relating to Open Space assets, as new information, knowledge and capacity grows.	Ongoing
Continue to monitor Open Space assets on Council-owned land that are the responsibility of clubs or other third parties under a lease/licence agreement, to ensure these groups are aware of their renewal and maintenance responsibilities.	Ongoing
Identify new efficient maintenance options to improve service and continue to update the maintenance service standards (CM Record 22/125397).	Ongoing
Continue to improve asset data including a review of expected useful lives and the asset handover process.	Ongoing
Continue to review and undertake site validation of Open Space assets to align the Finance Asset Register and the Operating Asset Register.	Ongoing
Aim to achieve sustainable landscapes, water management and climate adaptation approaches through a targeted and innovative approach to using water, irrigating parks and reserves, designing stormwater systems, managing trees and landscapes, and appropriately designing spaces and structures.	Ongoing

Table 7: Improvement Plan

Monitoring and Review Procedures

This AMP will be reviewed during annual budget planning processes and amended to show any material changes in service levels and/or resources available to provide those services as a result of budget decisions.

The AMP will be updated to ensure it represents the current service level, asset values, projected operations, maintenance, capital renewal and replacement, capital upgrade/new and asset disposal expenditures and projected expenditure values incorporated into the Long-Term Financial Plan.

Performance Measures

The effectiveness of the AMP can be measured in the following ways:

1. The degree to which the required projected expenditures identified in this AMP are incorporated into the Long-Term Financial Plan.
2. The degree in which the 4-year detailed works program considers climate change impacts.
3. The degree to which the existing and projected service levels and service consequences (what we cannot do), risks and residual risks are incorporated into the Strategic Plan and associated plans.
4. The Asset Renewal Funding Ratio achieving the target of 1.0. This measure ensures Council funding renewal of your assets as they reach end of useful life.

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Appendices

Appendix A - Budgeted Expenditures Accommodated in LTFP

Open Space and Recreation Asset Renewal

Year End	Projected Renewal	LTFP Renewal Budget As at 2023/24	Renewal Financing	Cumulative Shortfall
Jun-30	(\$'000)	(\$'000)	Shortfall (- gap, + surplus) (\$'000)	(- gap, + surplus) (\$'000)
2024/25	\$2,605	\$2,605	\$0	\$0
2025/26	\$2,544	\$2,544	\$0	\$0
2026/27	\$2,616	\$2,616	\$0	\$0
2027/28	\$2,388	\$2,388	\$0	\$0
2028/29	\$2,786	\$2,786	\$0	\$0
2029/30	\$3,941	\$3,941	\$0	\$0
2030/31	\$3,139	\$3,139	\$0	\$0
2031/32	\$2,872	\$2,872	\$0	\$0
2032/33	\$3,593	\$3,593	\$0	\$0
2033/34	\$4,222	\$4,222	\$0	\$0

Appendix B – Projected 4 Year Renewal Program

These tables show the indicative renewal and replacement cost estimates for the next four financial years. The renewal costs reflect current market rates, including design, project management and other relevant project costs.

2024/25

Asset Group	Projected Renewal Budget
Playgrounds	\$754,637
Irrigation	\$1,215,253
Fences, Walls, Bollards	\$129,498
Sporting Accessories	\$330,486
Furniture	\$175,192
TOTAL	\$2,605,066

2025/26

Asset Group	Projected Renewal Budget
Playgrounds	\$1,126,824
Irrigation	\$806,077
Fences, Walls, Bollards	\$329,824
Sporting Accessories	\$487,220
Furniture	\$163,777
TOTAL	\$2,913,722

2026/27

Asset Group	Projected Renewal Budget
Playgrounds	\$757,015
Irrigation	\$849,250
Fences, Walls, Bollards	\$200,890
Sporting Accessories	\$261,466
Furniture	\$179,119
TOTAL	\$2,247,740

2027/28

Asset Group	Projected Renewal Budget
Playgrounds	\$448,200
Irrigation	\$1,413,927
Fences, Walls, Bollards	\$157,644
Sporting Accessories	\$203,174
Furniture	\$165,728
TOTAL	\$2,388,673

Appendix C – Projected Capital New/Upgrade Program

2024/25

Description	Estimate
New minor open space infrastructure - community requests	\$30,000
Irrigation tanks & pumps	\$366,000
Sporting Ancillary and Associated Infrastructure Fund	\$350,000
Inlet Reserve – Inclusive Play Space (Planning and Design) as per the Open Space Strategy	\$50,000
TOTAL	\$796,000

2025/26

Description	Estimate
New minor open space infrastructure - community requests	\$30,000
Irrigation tanks & pumps	\$183,000
Sporting Ancillary and Associated Infrastructure Fund	\$350,000
Inlet Reserve – Inclusive Play Space Development of an inclusive play space to achieve the aspirations of the Disability Access & Inclusion Plan (DAIP) in addition to \$362k renewal funding	\$300,000
TOTAL	\$863,000

2026/27

Description	Estimate
New minor open space infrastructure - community requests	\$30,000
Irrigation tanks & pumps	\$244,000
Sporting Ancillary and Associated Infrastructure Fund	\$350,000
TOTAL	\$624,000

2027/28

Description	Estimate
New minor open space infrastructure - community requests	\$30,000
Irrigation tanks & pumps	\$122,000
Sporting Ancillary and Associated Infrastructure Fund	\$350,000
TOTAL	\$502,000

APPENDIX 2

Projected Renewals Program

2024/25

Description	Estimate
Playgrounds	
Playground - West Lakes Shore Oval - Outer - Play Equipment - Bartley Terrace West Lakes Shore	\$210,547
Playground - Thomas Harkness Reserve - Play Equipment - Spurs Avenue Brompton	\$157,861
Playground - Ray Street Reserve - Play Equipment - Ray Street Findon	\$128,237
Playground - Flinders Park Oval - Play Equipment - Flinders Park	\$119,441
Playground - Josiah Mitton Reserve - Play Equipment - Brompton	\$138,551
Total – Playgrounds	\$754,637
Irrigation	
Irrigation - Irrigation System - RTLP - Canino Res - 240V Hydraulic - Canino Drive Kidman Park	\$79,582
Irrigation - Irrigation System - Thiele Res - 240V Electric - Thiele Crescent West Lakes Shore	\$145,937
Irrigation - Irrigation System - Grange Lakes Reserve North- 240V Electric - Kentdale Street Grange	\$86,941
Irrigation - Irrigation System - Woodville Oval Dog Club - 240V Electric	\$85,287
Irrigation - Irrigation System - Tandanya Res - 240V Electric - Wandilla Street Grange	\$76,334
Irrigation - Irrigation System - St Clair Oval No 2 - 1 - 240V Electric - Woodville Road St Clair	\$361,472
Irrigation - Irrigation System - Todd Res 1 - 240V Electric - Daly Crescent West Lakes Shore	\$102,373
Irrigation - Irrigation System - Bunker Reserve - 240V Electric	\$77,702
Irrigation - Irrigation System - Robe Res - 240V Electric - Robe Street Kidman Park	\$86,941
Irrigation - Irrigation System - Somerset Res - 240V Electric - Riverway Place Fulham Gardens	\$36,298
Irrigation - Irrigation System - Woodlake Res - 240V Electric - Maramba Avenue West Lakes	\$76,384
Total - Irrigation	\$1,215,253
Fences	
Bollard - Musgrave Avenue Road Closure	\$140
Bollard - Sparrow Court Seaton	\$140
Bollard - Torres Avenue - Charles Street	\$140
Bollard Run - Sheridan Street - York Place	\$140
Bollard Run - Sheridan Street - York Place	\$700
Bollard Run - Torres Avenue - Charles St	\$560
Bollard Run - Torres Avenue - Charles St	\$560
Edging - Flinders Park Oval - Oval No 1	\$480
Fence - Bolingbroke Avenue Road Closure	\$2,400
Fence - Buckingham Avenue Road Closure	\$3,080
Fence - Buckingham Avenue Road Closure	\$1,600
Fence - Dutton Reserve West Lakes Shore	\$2,080
Fence - Eildon Reserve West Lakes	\$280
Fence - Grange Lakes Res South Grange	\$1,260
Fence - Grange Lakes Res South Grange	\$15,120
Fence - Grange Lakes Res South Grange	\$14,000
Fence - Grange Lakes Res South Grange	\$12,600
Fence - Marlborough Place Road Closure	\$900
Fence - Marlborough Place Road Closure	\$900
Fence - Murray St Road Closure	\$1,120
Fence - Samoa Court Walkway west Lakes	\$1,600
Fence - Samoa Reserve West Lakes	\$840
Fence - Samoa Reserve West Lakes	\$700
Fence - Samoa Reserve West Lakes	\$700
Fence - Sandpiper Reserve West Lakes	\$420
Fence - Sheridan Street - Edgecombe Street	\$560

Fence - Sheridan Street - York Place Road	\$560
Fence - Sparrow Court Seaton	\$840
Fence - Sparrow Court Seaton	\$280
Fence - Suffolk Avenue Road Closure	\$900
Fence - Suffolk Avenue Road Closure	\$900
Fence - Suffolk Avenue Road Closure	\$900
Fence - Thornton St Road Closure Findon	\$1,600
Fence - West Lakes Shore Oval	\$700
Fences - Clayton Drive Road Closure	\$880
Fences - Dumfries Avenue Islands	\$490
Fences - Dumfries Avenue Islands	\$448
Fences - Dumfries Avenue Islands	\$140
Fences - Dutton Reserve	\$1,280
Fences - Flinders Park Community Centre	\$320
Fences - Grange - Tapleys Hill Reserve	\$720
Fences - Grange - Tapleys Hill Reserve	\$1,400
Fences - Grange Lakes Reserve - North	\$18,600
Fences - Grange Recreation Reserve - Outer	\$560
Fences - Grange Recreation Reserve - Outer	\$10,400
Fences - Grange Recreation Reserve - Oval	\$140
Fences - Henley And Grange Memorial Oval	\$560
Fences - Henley And Grange Memorial Oval	\$2,160
Fences - Leven Avenue Road Closure	\$140
Fences - Lothian Avenue Road Closure	\$3,220
Fences - River Park Reserve	\$560
Fences - Samoa Reserve	\$2,640
Fences - Samoa Reserve	\$910
Fences - Samoa Reserve	\$2,080
Fences - Sheridan Street - Edgecombe Street	\$140
Fences - Trust Reserve - Outer	\$140
Fences - West Lakes Shore Oval - Oval	\$1,400
Fences – Woodville Oval – backstop lawn bowls	\$9,570
Guard Rail - Flinders Park Oval - Oval	\$900
Total – Fences	\$129,498
Furniture	
Bin on Stand - Allenby Gardens Reserve - Reserve Litter Bin	\$600
Seat - Bower Street - Woodville Road Island - Seat	\$5,005
Seat - Bower Street - Woodville Road Island - Seat	\$5,005
Bench - Hawker Street - Bench	\$5,005
Bench - Hawker Street - Bench	\$5,005
Seat - Hawker Street - Seat	\$3,375
Seat - Hawker Street - Seat	\$3,375
Seat - Hawker Street - Seat	\$3,375
Seat - Bus Stop 33G West Lakes Blvd - Seat	\$3,375
Drinking Fountain - Frederick Miller Res - Ornamental Fountain	\$13,000
Bin on Stand - Henley Civic Centre - Reserve Litter Bin	\$1,000
Furniture - Henley Civic Centre - Bench	\$3,375
Furniture - Henley Civic Centre - Bench	\$3,375
Furniture - Hindmarsh Cemetery - Seat	\$3,375
Table - Midcourse Reserve West Lakes - Table	\$3,105
Shelter - Pedlar Reserve - Oval - Shelter	\$4,850
Shelter - Pedlar Reserve - Oval - Coaches Boxes	\$4,850
Bin Chained - Carnegie North Reserve - Sportsground Litter	\$600
Furniture - Carnegie South Reserve - Bench	\$3,375
Bin - Carnegie South Reserve - Sportsground Litter	\$600
Bin in Encl - Carnegie South Reserve - Reserve Litter Bin	\$3,265
Bin on Stand - Pioneer Reserve - Reserve Litter Bin	\$600

Bin - Cheltenham Community Centre - Reserve Litter Bin	\$600
44G Drum - Adj Coronado Ct beach access - Beach Litter Bin	\$600
Bin on Stand - Bus stop 14 Hawker Street - Street Litter Bin	\$600
Seat - Fletcher Road Henley Beach South - Seat	\$5,005
Furniture - Devonshire Reserve - Seat	\$3,375
Shelter - Devonshire Reserve - Shelter	\$6,000
Bin on Stand - Eights Reserve lake edge - Reserve Litter Bin	\$600
Furniture - Fergusson Reserve - Barbeque	\$16,622
Furniture - Findon Community Centre - Seat	\$3,375
Furniture - Flinders Park Community Cent - Bench	\$3,375
Furniture - Flinders Park Community Cent - Seat	\$3,375
Bin on Stand - Flinders Park Comm Centre - Reserve Litter Bin	\$1,000
Furniture - River Park Reserve - Seat	\$3,375
Furniture - River Park Reserve - Bench	\$3,375
Furniture - River Park Reserve - Picnic Setting	\$5,335
Furniture - River Park Reserve - Picnic Setting	\$5,335
Furniture - River Park Reserve - Seat	\$3,375
Seat - River Park Reserve - Seat	\$5,005
Drinking Fountain - RTLP - George Jones - Drinking Fountain	\$11,000
Drinking Fountain - RTLP - George Jones - Drinking Fountain	\$11,000
Furniture - RTLP - George Jones Reserve - Seat	\$3,375
Total – Furniture	\$175,192
Sports and Accessories	
Basketball Back Board - Steel Hoop Timber Board - Kirkcaldy Park - Grange	\$5,000
Tennis Court - Plexipave - Leason Reserve - Grange	\$60,997
Tennis Court - Plexipave - MJ McInerney Reserve - West Croydon	\$124,033
Cricket Net - Chain Mesh - Robert Haigh Reserve Oval - Woodville North	\$5,137
Cricket Pitch - Concrete - Robert Haigh Reserve Oval - Woodville North	\$67,200
Cricket Pitch - Concrete - Robert Haigh Reserve Oval - Woodville North	\$67,200
Netball ring - Steel - Todville Street - Woodville West	\$920
Total – Sports and Accessories	\$330,486
TOTAL	\$2,605,066

2025/26

Description	Estimate
Playgrounds	
Playground - Westwood Reserve Playground Gateshead Street Athol Park	\$193,835
Playground - Croydon Playground Reserve 1 Senior - Play Equipment - Day Terrace Croydon	\$168,068
Playground - Croydon Playground Reserve 2 Junior - Play Equipment - Day Terrace Croydon	\$115,117
Playground - Grange Recreation Reserve 1 - Play Equipment - East side, near Hockey club	\$171,729
Playground - Grange Recreation Reserve 2 - Play Equipment - West side, near Military Rd	\$109,113
Playground - Inlet Reserve - Play Equipment - Military Road Tennyson	\$314,843
Playground - Inlet Reserve - Fitness Equipment - Military Road Tennyson	\$54,119
Total – Playgrounds	\$1,126,824
Irrigation	
Irrigation - Irrigation System - Valentine Res - 240V Electric - Veronica Street Kidman Park	\$77,223
Irrigation - Irrigation System - RTLP - Montgomery Res - 240V Hydraulic - Kanbara Street Flinders Park	\$161,625
Irrigation - Irrigation System - Huntingdale Res 1 - 240V Electric - Huntingdale Avenue West Lakes	\$42,322
Irrigation - Irrigation System - Gerard Res - 240V Electric - Gerard Road Flinders Park	\$50,364
Irrigation - Irrigation System - Pioneer Res - 240V Electric - Seaview Road Henley Beach	\$35,460
Irrigation - Irrigation System - Doughty Res - 240V Electric - Kennington Avenue Brompton	\$18,624
Irrigation - Irrigation System - Liberman Res - 240V Electric - Liberman Court West Lakes	\$15,860
Irrigation - Irrigation System - Shelley Res - 240V Electric - Jamaica Avenue Fulham Gardens	\$92,731
Irrigation - Irrigation System - Tatura Res - 240V Electric - Tatura Crescent Fulham Gardens	\$37,261
Irrigation - Irrigation System - Madeline Res - 240V Electric - Madeline Crescent Fulham Gardens	\$68,559
Irrigation - Irrigation System - Adam Street Reserve - 240V Electric - Adam Street Hindmarsh	\$158,527
Irrigation - Irrigation System - Hindmarsh Cemetery - Battery - Adam Street Hindmarsh	\$15,841
Irrigation - Irrigation System - Hindmarsh Cemetery - Battery - Adam Street Hindmarsh	\$15,841
Irrigation - Irrigation System - Hindmarsh Cemetery - Battery - Adam Street Hindmarsh	\$15,841
Total - Irrigation	\$806,077
Fences	
Fences - Woodville Oval – Retaining Wall (Koolundra Avenue)	\$232,804
Fences - Woodville Oval – Chain Mesh (Koolundra Ave)	\$63,480
Bollard - Lord Hobart Walkway 1	\$140
Bollard - Lord Hobart Walkway 2	\$140
Bollard - Lord Hobart Walkway 3	\$140
Bollard - Marlborough Pl Fulham Gardens	\$140
Bollard Run - Lonsdale Street - Box Road	\$1,120
Fence - Lines Reserve Grange	\$1,260
Fence - Lines Reserve Grange	\$1,820
Fence - Lonsdale Street - Box Road Closu	\$280
Fence - Lord Hobart Walkway 2 West Lakes	\$420
Fence - Lord Hobart Walkway 3 West Lakes	\$420
Fence - McKenzie Court Royal Park	\$980
Fence - McLean Avenue cul-de-sac Grange	\$1,120
Fence - McLean Avenue cul-de-sac Grange	\$840
Fence - South Parade Royal Park	\$300
Fences - Keppel Reserve	\$640
Fences - Keppel Reserve	\$2,000
Fences - Lines Reserve	\$700
Fences - Lines Reserve	\$11,900
Fences - Lonsdale Street - Box Road Clos	\$280
Fences - Maramba West Reserve	\$4,800
Fences - McCole Reserve	\$2,560
Fences - Miami Avenue Cul-De-Sac	\$1,400
Fences - RTLP - Montgomery Reserve	\$140
Total - Fences	\$329,824

Furniture	
Furniture - Carnarvon Reserve - Table	\$3,105
Furniture - Carnarvon Reserve - Seat	\$3,375
Furniture - Carnarvon Reserve - Table	\$3,105
Furniture - Carnarvon Reserve - Table	\$3,105
Furniture - Carnarvon Reserve - Seat	\$3,375
Furniture - Carnarvon Reserve - Seat	\$3,375
Furniture - Carnarvon Reserve - Seat	\$3,375
Furniture - Carnarvon Reserve - Bench	\$3,375
Furniture - Carnarvon Reserve - Bench	\$3,375
Furniture - Carnarvon Reserve - Bench	\$3,375
Furniture - Carnarvon Reserve - Bench	\$3,375
Furniture - Carnarvon Reserve - Bench	\$3,375
Furniture - Carnarvon Reserve - Bench	\$3,375
Flag Pole - Butler Reserve - Flagpole	\$4,170
Furniture - Butler Reserve - Picnic Setting	\$5,335
Drinking Fountain - Croydon Playground R - Drinking Fountain	\$11,000
Furniture - Horsley Reserve - Picnic Setting	\$5,335
Furniture - Horsley Reserve - Seat	\$3,375
Furniture - Horsley Reserve - Seat	\$3,375
Furniture - Horsley Reserve - Seat	\$3,375
Furniture - Horsley Reserve - Seat	\$3,375
Bin on Stand - Gleneagles Reserve - Sportsground Litter	\$600
Bin on Stand - Collins Reserve - Sportsground Litter	\$600
Bin - Esplanade opp 445 Seaview Rd - Coastal Litter Bin	\$600
Sports Shelter - Grange Lakes Reserve - Tennis/ Netball Shel	\$4,446
Furniture - Grange Recreation Reserve - Seat Memorial	\$3,375
Furniture - Grange Recreation Reserve - Table	\$3,105
Furniture - Grange Recreation Reserve - Bench	\$3,375
Furniture - Grange Recreation Reserve - Bench	\$3,375
Furniture - Grange Recreation Reserve - Bench	\$3,375
Furniture - Grange Recreation Reserve - Bench	\$3,203
Seat - Fort St Grange - Seat	\$5,005
Seat - Fort St Grange - Seat	\$5,005
Seat - Fort St Grange - Seat	\$5,005
Bin Chained - Grange Recreation Reserve - Sportsground Litter	\$600
Furniture - Grant Reserve - Seat Memorial	\$3,375
Picnic Setting - Grant Reserve - Picnic Setting	\$5,335
Table - Grant Reserve - Picnic Setting	\$3,105
Table - Grant Reserve - Picnic Setting	\$3,105
Furniture - Griffiths Island Reserve - Picnic Setting	\$5,335
Bin - Henley and Grange Memorial Oval - Sportsground Litter	\$600
Bin - John Mitchell Tennis Vivian St - Reserve Litter Bin	\$600
Furniture - Hindmarsh Library - Seat	\$3,375
Furniture - Hindmarsh Library - Seat	\$3,375
Signage – Signage Hindmarsh Library	\$8,124
Total - Furniture	\$ 163,777
Sports and Accessories	
Cricket Pitch - Concrete - Allenby Gardens Reserve	\$19,488
Tennis Court - Plexipave - Alton Reserve - Kilkenny	\$138,679
Netball Ring - Steel - Alton Reserve - Kilkenny	\$920
Basketball Back Board - Steel Hoop Timber Board - Alton Reserve - Kilkenny	\$5,000
Cricket Pitch - Concrete - Beachway Reserve - Semaphore Park	\$7,392
Tennis Court - Bitumen - Carnarvon Reserve - West Croydon	\$161,762
Basketball Back Board - Steel Hoop Timber Board - Carnarvon Reserve - West Croydon	\$5,000
Netball Ring - Steel - Carnarvon Reserve - West Croydon	\$920
Cricket Pitch - Concrete - Grange Recreation Reserve Oval - Grange	\$19,488

Cricket Pitch - Concrete - Grange Recreation Reserve Oval - Grange	\$67,200
Basketball Court - Concrete - Grange Recreation Reserve Oval - Grange	\$6,750
Cricket Pitch - Concrete - Grange Recreation Reserve Oval - Grange	\$28,896
Soccer Goals - Steel - Grange Recreation Reserve Oval - Grange	\$5,145
Soccer Goals - Steel - Grange Recreation Reserve Oval - Grange	\$5,145
Soccer Goals - Steel - Grange Recreation Reserve Oval - Grange	\$5,145
Soccer Goals - Steel - Grange Recreation Reserve Oval - Grange	\$5,145
Soccer Goals - Steel - Grange Recreation Reserve Oval - Grange	\$5,145
Total – Sports and Accessories	\$487,220
TOTAL	\$2,544,760

2026/27

Description	Estimate
Playgrounds	
Playground - Tedder Reserve - Play Equipment - Flinders Park	\$201,720
Playground - Albert Greenshields Reserve - Play Equipment - Ridleyton	\$160,211
Playground - Langman Reserve - Play Equipment - Jervois Avenue West Hindmarsh	\$137,310
Playground - Caddy Reserve - Play Equipment - Frederick Road Grange	\$109,615
Playground - First Avenue Reserve - Play Equipment - First Avenue Seaton	\$148,159
Total – Playgrounds	\$757,015
Irrigation	
Irrigation - Irrigation System - Aidrie Res - 240V Electric - Telford Street Seaton	\$32,263
Irrigation - Irrigation System - Sparrow Res - 240V Electric - Thirteenth Avenue Woodville North	\$81,220
Irrigation - Irrigation System - Boyd Res - 240V Electric - Boyd Crescent West Lakes Shore	\$104,955
Irrigation - Irrigation System - Bali Res - 240V Electric - Bali Court West Lakes	\$37,700
Irrigation - Irrigation System - Langman Res - 240V Electric - Jervois Avenue West Hindmarsh	\$129,946
Irrigation - Irrigation System - Jordan Res - 240V Electric - Jordan Avenue Fulham Gardens	\$84,878
Irrigation - Irrigation System - Maramba East Extension - West Lakes Bvd and Frederick Rd - 240V Electric	\$23,333
Irrigation - Irrigation System - Pennington Gardens Res - 240V Electric - Morias Place Pennington	\$86,414
Irrigation - Irrigation System - Eights Res - 240V Electric - Sportsmans Drive West Lakes	\$80,669
Irrigation - Irrigation System - Veronica Reserve - Battery - Veronica Street Kidman Park	\$18,770
Irrigation - Irrigation System - Veronica Reserve - Battery - Veronica Street Kidman Park	\$18,770
Irrigation - Irrigation System - Gelland Soldiers Memorial - 240V Electric - Rowell Crescent West Croydon	\$17,219
Irrigation - Irrigation System - Ethelbert Square - 240V Electric - Hawker Street Brompton	\$133,113
Total - Irrigation	\$849,250
Fences	
Bollard - Brompton Green Reserve	\$560
Bollard - Doon Street - Dee Street Road	\$1,120
Bollard - RTLP - Montgomery Reserve	\$140
Bollard - RTLP - Montgomery Reserve	\$140
Bollard - RTLP - Montgomery Reserve	\$140
Bollard - RTLP - Montgomery Reserve	\$140
Bollard - RTLP - Montgomery Reserve	\$140
Bollard - RTLP - Montgomery Reserve	\$140
Bollard Run - Crown Terrace Royal Park	\$140
Bollard Run - Davis Street - Oval Avenue	\$168
Bollard Run - Glen Lossie Street - Ledge	\$1,120
Bollard Run - Glengyle Street - Woodvill	\$1,120
Bollard Run - Milner Street Streetscape	\$5,760
Bollard Run - Panmure Place - Caskey Str	\$420

Bollard Run - Pedlar Street Seaton	\$280
Fence - Cable Station Reserve Grange	\$4,240
Fence - Charles Sturt Cottage Grange	\$3,780
Fence - Charles Sturt Cottage Grange	\$1,120
Fence - Coronado Court Reserve	\$700
Fence - Crown Terrace Royal Park	\$560
Fence - Don Klæbe Reserve Findon	\$320
Fence - Gleneagles Reserve Seaton	\$720
Fence - Grange Lakes Res South Grange	\$4,800
Fence - Hawaii Reserve West Lakes	\$560
Fence - Hawkesbury Way Walkway	\$1,540
Fence - Headdy Court - Ledger Road Closu	\$1,960
Fence - Hindmarsh Avenue Streetscape	\$700
Fence - Newcombe Res West Lakes Shore	\$840
Fence - Newporter Res West Lakes Shore	\$350
Fence - Newporter Res West Lakes Shore	\$320
Fence - Oarsman Reserve Tennyson	\$600
Fence - Old Port Reach Reserve	\$560
Fence - RTLP - George Jones Reserve	\$3,080
Fence - RTLP - Montgomery Reserve	\$1,960
Fence - Russell St Henley Beach South	\$1,440
Fence - Sam Johnson Sp Grnd Renown Park	\$700
Fence - Sam Johnson Sp Grnd Renown Park	\$700
Fences - Coxswain Reserve North	\$2,080
Fences - Dawe Court Reserve	\$560
Fences - Dean Whiteford Reserve	\$140
Fences - Dean Whiteford Reserve	\$140
Fences - Delfin Drive Tree Screen	\$21,600
Fences - Don Klæbe Reserve - Oval	\$6,275
Fences - Dotterel Reserve	\$720
Fences - Edgcombe Street - Sansom Road	\$3,600
Fences - Edwin Reserve	\$980
Fences - Frome Reserve	\$1,360
Fences - Griffiths Street Reserve	\$892
Fences - Griffiths Street Reserve	\$420
Fences - Kingfisher Drive Walkway	\$1,092
Fences - MJ McInerney Reserve	\$720
Fences - Nancy Fisher Reserve	\$6,000
Fences - Newcombe Reserve	\$720
Fences - Newcombe Reserve	\$880
Fences - Newcombe Reserve	\$630
Fences - Nolan Reserve	\$2,000
Fences - Ozone Reserve	\$1,960
Fences - Panmure Place - Caskey Street R	\$140
Fences - RTLP - Canino Reserve	\$960
Fences - RTLP - Canino Reserve	\$140
Fences - RTLP - Canino Reserve	\$2,432
Fences - RTLP - George Jones Reserve	\$1,200
Fences - RTLP - John Keeley Reserve	\$4,567
Fences - RTLP - John Keeley Reserve	\$9,700
Fences - RTLP - Montgomery Reserve	\$140
Fences - RTLP - Montgomery Reserve	\$57,500
Fences - RTLP - Tedder Reserve	\$8,120
Fences - Trinidad Court Walkway	\$925
Fences - Waratah Close	\$140
Guard Rail - Dee Street - Poole Avenue R	\$1,500

Guard Rail - Dee Street - Poole Avenue R	\$1,200
Guard Rail - RTLP - Canino Reserve	\$1,500
Guard Rail - RTLP - Tedder Reserve	\$1,800
Retaining Wall - RTLP - George Jones Res	\$1,600
Retaining Wall - RTLP - Montgomery Reser	\$11,620
Total - Fences	\$200,890
Furniture	
BBQ - RTLP - Tedder Reserve - Barbeque	\$16,622
Drinking Fountain - RTLP - Tedder Reserv - Drinking Fountain	\$11,000
Drinking Fountain - RTLP - Tedder Reserv - Drinking Fountain	\$11,000
Furniture - RTLP - Tedder Reserve - Seat	\$3,375
Furniture - RTLP - Tedder Reserve - Seat	\$3,375
Furniture - RTLP - Tedder Reserve - Pooc - Table	\$3,105
Table - Horticultural Centre Beverley - Picnic Setting	\$5,335
Furniture - Huntingdale Reserve - Seat	\$3,375
Bin on Stand - Pine Lodge Reserve - Reserve Litter Bin	\$600
Furniture - Ivan Franko Reserve - Seat	\$3,375
Bin on Stand - Jubilee Reserve - Sportsground Litter	\$600
Bin on Stand - Jubilee Reserve - Sportsground Litter	\$600
Bin on Stand - McDonald Reserve - Reserve Litter Bin	\$600
Furniture - Keppel Reserve - Seat	\$3,375
Furniture - Lexington Road - Seat	\$3,375
Furniture - Maramba East Reserve - Seat	\$3,375
Bench - Picnic - Brebner Drv West Lakes - Bench Picnic	\$5,005
Bench - Picnic - Brebner Drv West Lakes - Bench Picnic	\$5,005
Seat - Military Road Grange - Seat	\$5,005
Furniture - Mudge Way Reserve - Picnic Setting	\$5,335
Furniture - North St - Seat	\$3,375
Bin - Brebner Dr Old West Lakes Library - Street Litter Bin	\$600
Bin - Opp 55 Esplanade Henley Beach Sth - Coastal Litter Bin	\$1,000
Bin Freestanding - Flinders Park Oval - Sports Club Litter	\$600
Bin on Stand - Bus stop 30A Military Rd - Street Litter Bin	\$600
Bin on Stand - Bus stop 6 Port Road - Street Litter Bin	\$600
Bin on Stand - Esplande adj Grange Rd CP - Coastal Litter Bin	\$1,000
Bin on Stand - Opp 185 Esplanade - Coastal Litter Bin	\$600
Bin on Stand - Tennyson Car Park South - Coastal Litter Bin	\$600
Furniture - Corcoran Drive - Bench	\$2,855
Seat - Adam Street - Seat	\$5,005
Seat - Seaview Road - Seat	\$3,375
Seat - 49a Orsmond Street - Seat	\$5,005
Seat - 49a Orsmond Street - Seat	\$5,005
Bin on Stand - Parkway Reserve - Reserve Litter Bin	\$600
Bin Bulk Recycle - Pedlar Reserve - Sports Club Litter	\$600
Bin Freestanding - Pedlar Reserve - Sports Club Litter	\$600
Bin Freestanding - Pedlar Reserve - Sports Club Litter	\$600
Bin on Stand - Pedlar Reserve - Sportsground Litter	\$600
Furniture - Pennington Oval - Seat	\$3,375
Seat - Port Road - Seat	\$3,375
Bin in Enclosure - Bus stop 8 Port Road - Street Litter Bin	\$3,265
Furniture - RTLP - John Keeley Reserve - Seat	\$3,375
Furniture - Port Road Median - Seat	\$3,375
Picnic Setting - Port Road Median - Picnic Setting	\$5,335
Seat - Port Road Median 3 - Seat	\$5,005
Seat - Port Road Median 3 - Seat	\$5,005
Seat - Port Road Median 3 - Seat	\$5,005

Table - Port Road Median 3 - Picnic Setting	\$3,105
Bin on Stand - Pedlar Reserve - Sportsground Litter	\$600
Furniture - Ridleyton Walk - Seat Memorial	\$3,375
Furniture - RTLP - Adam Street Reserve - Bicycle Fitting	\$758
Furniture - RTLP - Adam Street Reserve - Bench	\$3,375
Furniture - RTLP - Adam Street Reserve - Bicycle Fitting	\$758
Furniture - RTLP - Adam Street Reserve - Seat	\$3,375
Total - Furniture	\$179,119
Sports and Accessories	
Tennis Court - Bitumen - Carnegie South Reserve Oval - Royal Park	\$92,978
Basketball Court - Bitumen - Carnegie South Reserve Outer - Royal Park	\$6,750
Basketball Back Board - Steel Hoop Timber Board - Carnegie South Reserve Outer - Royal Park	\$5,000
Basketball Back Boar - Steel Hoop - Timber Board - Valetta Road - Kidman Park	\$5,000
Infrastructure - Sports - Collins Reserve - Cricket net - Chain Mesh - Valletta Road Kidman Park	\$5,137
Basketball Court - Concrete - Collins Reserve Oval - Kidman Park	\$6,750
Basketball Back Board - Steel Hoop Timber Board - Collins Reserve Oval - Kidman Park	\$5,000
Basketball Court - Bitumen - Croydon Avenue Reserve - West Croydon	\$6,750
Basketball Back Board - Steel Hoop Timber Board - Croydon Avenue Reserve - West Croydon	\$5,000
Basketball Back Board - Steel Hoop Timber Board - Croydon Playground Reserve - Croydon	\$5,000
Court - Don Klæbe Reserve Mini Basketball/ Netball Court Reserve Parade Findon	\$9,000
Basketball Back Board - Steel Hoop Timber Board - Langman Reserve - West Hindmarsh	\$5,000
Cricket Net - Chain Mesh - Langman Reserve - West Hindmarsh	\$5,137
Tennis Court - Bitumen - Langman Reserve - West Hindmarsh	\$96,964
Tennis Net - String - River Park Reserve - Allenby Gardens	\$2,000
Total – Sports and Accessories	\$261,466
TOTAL	\$2,616,702

Description	Estimate
Playgrounds	
Playground - Nash Reserve - Play Equipment - Nash Street Grange	\$99,159
Playground - Sinclair Square - Play Equipment - Sinclair Square Pennington	\$85,550
Playground - Norman Reserve - Play Equipment - Norman Street Woodville	\$137,612
Playground - Debney Reserve - Play Equipment - Debney Street Fulham Gardens	\$71,741
Playground - Horsley Reserve - Play Equipment - Horsley Drive Kidman Park	\$54,138
Total – Playgrounds	\$448,200
Irrigation	
Irrigation - Irrigation System - Inlet Res - 240V Electric - Military Road Tennyson	\$53,000
Irrigation - Irrigation Tank - Inlet Reserve - Steel Modular Tank - Military Road Tennyson	\$61,000
Irrigation - Irrigation System - Sir Alex Ramsey Res - 240V Electric - Bartley Terrace Semaphore Park	\$124,992
Irrigation - Irrigation System - Dotterel Res - 240V Electric - Dotterel Drive Semaphore Park	\$68,647
Irrigation - Irrigation System - Ivan Franko Res - 240V Electric - Burley Griffin Boulevard Brompton	\$71,633
Irrigation - Irrigation System - Gray Res - 240V Electric - Gray Street West Beach	\$60,983
Irrigation - Irrigation System - Santiago Res - 240V Electric - Santiago Street West Lakes Shore	\$65,206
Irrigation - Irrigation System - Colin Sellars Res - 240V Hydraulic - Wright Street Grange	\$191,604
Irrigation - Irrigation System - John Mitchell Res - 240V Electric - Whibley Street Henley Beach	\$130,155
Irrigation - Irrigation System - John Mitchell Res Outer - 240V Electric - Whibley Street Henley Beach	\$106,091
Irrigation - Irrigation System - Krista Res - 240V Electric - Krista Court Kidman Park	\$73,584
Irrigation - Irrigation System - Sid Knight Res - 240V Electric - Chambers Street Henley Beach	\$65,827
Irrigation - Irrigation System - Beverley Cemetery - 240V Electric - Woolgina Street Beverley	\$40,272
Irrigation - Irrigation System - Leason Res - 240V Electric - Parkview Avenue Grange	\$57,971
Irrigation - Irrigation System - Caddy Res - 240V Electric - Frederick Road Seaton	\$63,312
Irrigation - Irrigation System - Toogood Res - 240V Hydraulic - Toogood Avenue Beverley	\$293,649
Total - Irrigation	\$1,413,927
Fences	
Bollard - Fowler Avenue - Drake Road Closure	\$140
Bollard - Fraser - Branwhite Road Closure	\$140
Bollard - Tewkesbury Street Streetscape	\$140
Bollard Run - Antigua Walkway 1	\$140
Bollard Run - Burleigh Avenue Pennington	\$140
Bollard Run - The Grove - Leslie Street	\$1,400
Bollard Run - The Grove - Leslie Street	\$700
Edging - Audley Street - Ninth Avenue St	\$3,680
Fence - Alice Street Walkway	\$742
Fence - Alice Street Walkway	\$938
Fence - Allenby Gardens Reserve	\$1,890
Fence - Antigua Walkway West Lakes	\$700
Fence - Ashburton Ave West Lakes Shore	\$560
Fence - Ashburton Ave West Lakes Shore	\$560
Fence - Ayr St Walkway Semaphore Park	\$280
Fence - Ayr St Walkway Semaphore Park	\$420
Fence - Bunker Reserve Seaton	\$5,180
Fence - Bunker Reserve Seaton	\$5,600
Fence - Burleigh Avenue Pennington	\$140
Fence - Burleigh Avenue Pennington	\$210
Fence - Burleigh Avenue Pennington	\$168
Fence - Burnett Crescent Walkway	\$1,050
Fence - Burnett Crescent Walkway	\$1,050
Fence - Eildon Reserve West Lakes	\$160

Fence - Field Court Res Findon	\$210
Fence - Field Court Res Findon	\$980
Fence - Field Court Res Findon	\$280
Fence - Frederick Rd Tree Screen	\$840
Fence - RTLTP - Adam Street Reserve	\$3,920
Fence - Sir John Marks Drive,West Lakes	\$5,360
Fence - Sir John Marks Drive,West Lakes	\$700
Fence - Sportsmans Drive Lake Frontage 5	\$560
Fence - Sportsmans Drive Tree Screen	\$700
Fence - Sportsmans Drive Tree Screen	\$840
Fence - St Clair Recreation Reserve	\$41,500
Fence - Tennyson Car Park North Tennyson	\$7,560
Fence - Terminus St Tree Screen Grange	\$420
Fence - Terminus St Tree Screen Grange	\$420
Fence - Terminus St Tree Screen Grange	\$420
Fence - Thornton Street Allotment	\$1,520
Fence - Thornton Street Allotment	\$880
Fence - Tiranna Reserve West Lakes	\$2,520
Fence - Todd Place Walkway	\$1,120
Fence - Todd Place Walkway	\$1,680
Fences - Airdrie Reserve	\$840
Fences - Anglers Reserve	\$140
Fences - Annie Watt Reserve	\$280
Fences - Anthea Reserve	\$9,920
Fences - Antigua Reserve	\$560
Fences - Bower Road Tree Screen	\$1,500
Fences - Boyd Reserve	\$1,120
Fences - Brebner Drive Lake Frontage 1	\$10,200
Fences - Brompton Common Reserve	\$420
Fences - Bunker Reserve	\$3,080
Fences - Bunker Reserve	\$2,240
Fences - Carnegie South Reserve - Oval	\$840
Fences - Caroline Drive Streetscape	\$140
Fences - Caroline Drive Streetscape	\$420
Fences - Caroline Drive Streetscape	\$140
Fences - Edgcombe Street - Blackburn Co	\$420
Fences - Edgcombe Street - Blackburn Ro	\$140
Fences - Fortrose Avenue - Dumfries Road	\$840
Fences - Fortrose Avenue - Dumfries Road	\$560
Fences - RTLTP - Adam Street Reserve	\$9,800
Fences - St Andrews Way Reserve	\$700
Fences - Sunningdale Reserve - Bollard -	\$5,110
Fences - Tandanya Reserve	\$280
Fences - Tiranna Reserve	\$280
Fences - Tiranna Reserve	\$5,320
Fences - Tiranna Reserve	\$880
Guard Rail - Fraser - Branwhite Road Clo	\$2,100
Retaining Wall - Thornton Street	\$480
Retaining Wall - Thornton Street	\$336
Total - Fences	\$157,644
Furniture	
Furniture - RTLTP - Riverway Reserve - Barbeque	\$18,637
Furniture - Sam Johnson Sportsground - Picnic Setting	\$5,335
Fountain - Fort Street - Fountains	\$11,000
Seat - Sportsmans Drive West Lakes - Seat	\$5,005

Public Artwork - Settlers Reserve - Flag Pole	\$4,170
Bicycle Rack - Seventh Street - Bicycle Fitting	\$758
Shade Sail - non permanent structures - Shelter	\$22,895
Furniture - Sinclair Square - Seat	\$3,375
Bin on Stand - Sir John Marks Reserve - Reserve Litter Bin	\$600
Furniture - Sir John Marks Reserve - Picnic Setting	\$5,335
Furniture - Sir John Marks Reserve - Seat	\$3,375
Furniture - St Andrews Way Reserve - Seat	\$3,375
Furniture - Bowden Village Park - Furniture	\$6,925
Furniture - St Clair Recreation Res - Seat	\$3,375
Furniture - St Clair Recreation Res - Seat	\$3,375
Bench Stop 12 Torrens Rd West Croydon - Bench	\$2,855
Seat - Tapleys Hill Road Seaton - Seat	\$3,375
Bin in Enclosure - Clare Street Reserve - Reserve Litter Bin	\$3,265
Furniture - Tiranna Reserve - Seat	\$3,375
Furniture - Tiranna Reserve - Seat	\$3,375
55L Bin in Encl - Titanium Stadium - Street Litter Bin	\$2,500
Furniture - Toogood Reserve - Seat	\$3,375
Furniture - Toogood Reserve - Seat	\$3,375
Furniture - Torres Reserve - Picnic Setting	\$4,835
Artwork - Buildings	\$19,387
Bin on Stand - Trust Reserve - Sportsground Litter	\$600
Seat - Green Street - Seat	\$5,005
Shelter - Shelter	\$6,120
Furniture - Woodville Road Car Park - Seat	\$3,375
Furniture - Woodville Road Car Park - Seat	\$3,375
Total - Furniture	\$165,728
Sports and Accessories	
Basketball Back Board - Steel Hoop Timber Board - Emu Park - Bowden	\$5,000
Cricket Pitch - Concrete - Fawk Reserve Oval - Athol Park - 2 Concrete Practice Wickets	\$67,200
Cricket Net - Chain Mesh - Fawk Reserve Oval - Woodville North	\$5,137
Netball Ring - Steel - Gleneagles Reserve Oval - Seaton	\$920
Basketball Back Board - Steel Hoop Timber Board - Gleneagles Reserve Oval - Seaton	\$5,000
Cricket Net - Chain Mesh - Henley and Grange Memorial Oval - Henley Beach	\$5,137
Basketball Court - Concrete - Josiah Mitton Reserve - Brompton	\$6,750
Basketball Back Board - Steel Hoop Timber Board - Josiah Mitton Reserve - Brompton	\$5,000
Soccer Goals - Steel - Jubilee Reserve Oval - West Lakes	\$44,000
Basketball Court - Concrete - Kirkcaldy Park - Grange	\$6,750
Basketball Court - Concrete - Ledger Oval Outer - Woodville South	\$6,750
Basketball Back Board - Steel Hoop Timber Board - Ledger Oval Outer - Woodville South	\$5,000
Cricket Net - Chain Mesh - Ledger Oval Outer - Woodville South	\$5,137
Basketball Court - Concrete - Lines Reserve - Grange	\$3,125
Basketball Back Board - Steel Hoop Timber Board - Lines Reserve - Grange	\$5,000
Football Goals - Steel - Pedlar Reserve Oval - Seaton	\$3,860
Tennis Net - String - Raymond Reserve - Seaton	\$2,000
Tennis Net - String - Raymond Reserve - Seaton	\$2,000
Basketball Back Board - Steel Hoop Timber Board - Ross Reserve - Flinders Park	\$5,000
Basketball Back Board - Steel Hoop Timber Board - Sunningdale Reserve - Fulham Gardens	\$5,000
Cricket Pitch - Concrete - Valetta Reserve - Kidman Park	\$9,408
Total – Sports and Accessories	\$203,174
TOTAL	\$2,388,673

APPENDIX 3

Projected Capital New/Upgrade Program

2024/25

Description	Estimate
New minor open space infrastructure - community requests	\$30,000
Irrigation tanks & pumps	\$366,000
Sporting Ancillary and Associated Infrastructure Fund	\$350,000
Inlet Reserve – Inclusive Play Space (Planning & Design)	\$50,000
TOTAL	\$796,000

2025/26

Description	Estimate
New minor open space infrastructure - community requests	\$30,000
Irrigation tanks & pumps	\$183,000
Sporting Ancillary and Associated Infrastructure Fund	\$350,000
Inlet Reserve – Inclusive Play Space <i>Development of an inclusive play space to achieve the aspirations of the Disability Access & Inclusion Plan (DAIP) in addition to \$368k renewal funding.</i>	\$300,000
TOTAL	\$863,000

2026/27

Description	Estimate
New minor open space infrastructure - community requests	\$30,000
Irrigation tanks & pumps	\$244,000
Sporting Ancillary and Associated Infrastructure Fund	\$350,000
TOTAL	\$624,000

2027/28

Description	Estimate
New minor open space infrastructure - community requests	\$30,000
Irrigation tanks & pumps	\$122,000
Sporting Ancillary and Associated Infrastructure Fund	\$350,000
TOTAL	\$502,000

APPENDIX 4

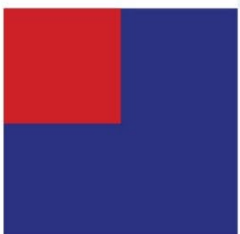
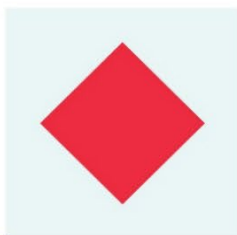


Community Engagement Approach for Draft Open Space and Recreation Infrastructure Asset Management Plan 2024 - 2034

November 2023

Engagement Contact: Caitlin Tierney
Community Engagement Officer, OSR&P
Ph: 8408 1132
ctierney@charlessturt.sa.gov.au

Project Contact: John Wilkinson
Open Space Planner
Ph: 8408 1203
jwilkinson@charlessturt.sa.gov.au



Community Engagement Approach for Draft Open Space and Recreation Infrastructure Asset Management Plan 2024 - 2034

1. Purpose and Objectives

The purpose of this Community Engagement Approach is to articulate the process and measures that will be undertaken to ensure our community, interested parties, Mayor and Elected Members are appropriately informed and engaged in relation to the Draft Open Space and Recreation Infrastructure Asset Management Plan (AMP) 2024 - 2034. The engagement techniques referenced in this Community Engagement Approach are consistent with the requirements of the Council's Public Consultation Policy (PCP).

The 2023 revision of this AMP is a matter set out in **Part 1** of the PCP and follows the public consultation steps prescribed in the relevant parts of the Local Government Act 1999 (the Act). The relevant section of the Act (Chapter 8, Part 1 - Strategic Management Plans; Section 122) states:

- (1a) A council must, in conjunction with the plans required under subsection (1), develop and adopt – (a) a long-term financial plan for a period of at least 10 years; and (b) an infrastructure and asset management plan, relating to the management and development of infrastructure and major assets by the Council for a period of at least 10 years.
- (6) – Council must adopt a process for public involvement in the review giving reasonable opportunity to be involved in the development and review of its strategic plans.

The objectives of this Community Engagement Approach are to ensure:

- That our Charles Sturt community has easy access to the appropriate information.
- That our Charles Sturt community is given opportunities to provide feedback.
- That the process builds positive relationships between Council and the community, and positions Charles Sturt as an organisation that is providing sound management decisions.
- That information is provided to the Charles Sturt community of the decision and reasoning for the decision.

2. Project Background

The City of Charles Sturt exists to provide a range of services to our community, some of which are provided by infrastructure assets. Open Space and Recreation Infrastructure assets have been acquired by construction by contract or council staff, or through contribution of new public infrastructure from developers. The organisations' goal in managing infrastructure assets is to meet a defined level of service in the most cost-effective manner for current and future consumers.

Open Space and Recreation Infrastructure assets include playgrounds, irrigation, sporting accessories, fences, walls, bollards, park furniture and shelters. The revised 2023 Open Space and Recreation Infrastructure Asset Management Plan (AMP) also includes water amenity assets (previously included in the Water AMP) and acknowledges living assets (trees and vegetation) and coastal assets.

The Open Space and Recreation Infrastructure AMP is an important document that explains:

- The assets Council owns.
- The service levels or minimum required standards of each asset class.
- The anticipated future demand for the services provided by the assets.
- The risks associated with the assets.
- Renewal costs over the next 10 years.
- Lifecycle costs and long-term financial plan for the asset.
- Future improvements in managing open space and recreation assets.

The 2023 AMP is a revision of a previously adopted AMP in June 2019. The 2023 AMP includes information from a recent audit and valuation of playground, sporting accessories and irrigation assets, and a desktop review of all assets to ensure assets in poor condition are renewed appropriately.

This community engagement approach details the scope and process of the consultation.

3. Consultation Scope

This consultation will be carried out in accordance with Part 1 of Council's Public Consultation Policy. The scope of this consultation is to 'Consult' the Communities of Interest (as identified below), including why the consultation is being conducted and provide opportunity for the community to provide feedback on the draft Plan and proposed actions.

Council aims to maintain, renew, upgrade, and develop new assets consistent with the objectives and actions of endorsed corporate documents (including the AMP) and to ensure existing assets are reviewed and replaced at the appropriate time to ensure we both optimise life cycle costs and operate the assets with agreed levels of service.

We are inviting feedback from the community on matters including but not limited to:

- General satisfaction about our open space and recreation assets, and how well they perform and function in local areas eg if they're meeting community needs.
- General satisfaction with how we manage our open space and recreation assets.
- Level of Service expectation or minimum required standards of the assets.
- Our defined strategic priorities (including renewal, new and upgrade programs) for our open space and recreation assets as detailed in the AMP
- How these priorities align with expected future service demands (population growth and trends) and the latest climate data over the next 10 years.

We are not inviting feedback from the community on:

- Changes to the AMP financial valuation information
- The length of consultation time – Council must meet the minimum, legislated requirements prescribed in the Act.

A 28-day consultation period over and above the minimum 21-days will be provided from the date of advertisement. Feedback will be received online via the Your Say Charles Sturt project page, with alternative feedback methods made available as required (eg hardcopy feedback form or written submission).

Feedback will be considered and responded to or actioned accordingly, and included in a further report to Council to review the consultation findings, consider any required amendments to the draft Plan and seek any further direction.

4. Communities of Interest

Identified interested parties and people who reside in, own property in, and do business in the City of Charles Sturt form our communities of interest for this project.

Communities of interest for this project may include:

External

- Mayor and Elected members.
- City of Charles Sturt sporting clubs and community organisations.
- Users of open spaces and reserves and associated open space and recreation infrastructure.
- The broader City of Charles Sturt community.
- Adjacent councils and their residents who may be users of open space and recreation infrastructure or visitors to in open spaces and reserves in the City of Charles Sturt.

Internal

- Other relevant Open Space, Recreation and Property business units.
- Engineering, Strategy & Assets business units.
- Field Services.

5. Planning Community Engagement and Timeframe

The scope for community engagement includes the following steps and timing:

Step	Title	Description	Timeframe
1.	Prepare Approach	Prepare a community engagement approach in relation to the matter.	November 2023
2.	Authorise Approach	Obtain authorisation of the community engagement approach via the Asset Management Committee meeting of 20 November 2023.	November 2023
3.	Undertake Community Engagement	Plan, deliver and manage engagement activities. The engagement activities include the following minimum statutory requirements under the Act, Council's PCP (where applicable) and additional, discretionary engagement activities, as detailed in the techniques & promotions, below.	January/ February 2024
4.	Consider Feedback & Submissions	Collate all feedback and submissions received within the consultation period and prepare a summary of the findings.	March 2024
5.	Communicate engagement outcomes and next steps	Following the review of the consultation feedback we will share the outcomes and next steps by: <ul style="list-style-type: none">• Sharing consultation outcomes on the Your Say Charles Sturt project page and direct notification to consultation participants; and• Sharing the report and recommendations under Council's consideration.	April 2024
6.	Committee Report	Prepare a report to the Asset Management Committee which: <ul style="list-style-type: none">• Summarises the community engagement process and findings.• Presents information in the broader context of the matter.• Makes recommendations for Council to consider when deciding on the matter.	April 2024

Step	Title	Description	Timeframe
7.	Communicate Decision	<p>Following the decision-making process on the Draft Open Space and Recreation Infrastructure Asset Management Plan (AMP) 2024 - 2034, communicate the outcome by:</p> <ul style="list-style-type: none"> • Direct notification to all consultation participants • Update to YourSay Charles Sturt project page and Council website "Latest News". • City of Charles Sturt social media platforms. • Kaleidoscope and/or eNewsletter article – if timing permits • Publish the endorsed AMP on Council website. 	April/May 2024

Levels of Engagement

The level of engagement for this project is “**Consult**” given the:

- Few issues of interest involved in the matter.
- Moderate degree of impact on the community.
- Moderate degree of complexity across a broad community of interest.

Communication and Engagement Techniques and Marketing Promotions

The following communication and engagement techniques and promotions are proposed.

- YourSay Charles Sturt Website
- Direct email campaign to YourSay Members
- Online survey
- Digital signage in Internal Street and other digital display locations
- Public Notice in the newspaper (The Advertiser)
- Latest News on Council website
- Social Media platforms
- Information available for inspection at Civic Centre (internal street)
- Coloured brochures/posters displayed in council buildings and facilities to raise awareness and invite participation.
- Corflute signs with QR code to YourSay project page (limited, targeted locations)
- Port Road Banners (to be investigated)
- eNewsletter (if timing permits)
- Kaleidoscope article (if timing permits)
- Invitation to residents who have recently submitted a customer request or CCNIS related to open space and recreation infrastructure (if timing permits)

6. Reporting on Community Engagement

On conclusion of the communication engagement period, a Community Engagement Report will be prepared that considers all submissions received electronically, verbally and in writing. This report will detail the outcomes and key themes of community engagement, along with the project next steps. Participants of the consultation, only, will be directly notified of the consultation outcomes and next steps. The broader community and YourSay project followers will be updated via the Your Say Charles Sturt project page.

A report will be presented to the relevant Committee and then Council that summarises the community engagement process, community feedback and how this has informed any potential changes to the AMP.

7. Decision Making Process

Community feedback will be a key consideration in Council’s decision making when considering any changes to the AMP. Other factors that will inform decision making may include council officer, stakeholder and other expert advice or knowledge, other historical, cultural, and social or environmental factors, budget constraints, and best practice and industry research.

8. Budget

The resources required to plan, deliver, and report on the public consultation of the Draft Open Space and Recreation Infrastructure AMP 2024 – 2034 include the following:

Resource Requirement	Budget Estimate
Internal administration costs associated with the project and preparation of associated key messages, documents, and consultation materials.	Covered by recurrent operational budget \$800
Public Notice in the Advertiser	\$250
Printing and distribution of posters for display in council facilities	\$150
Charles Sturt Banners on Port Road (two banners) (under consideration)	\$200
Total	\$1,400

9. Risk Management

The key issues and risks for Council if a community engagement approach is not delivered, or not delivered well, include:

- Balancing individual views with broader community views.
- Community satisfaction.
- Failing to understand community sentiments on a project.
- Impacts associated with project delays.
- Media interest.
- Reputational risks.

10. Approval of the Community Engagement Approach

Seek **Asset Management Committee** (Council) approval for the community engagement approach.

4.78 DRAFT PUBLIC LIGHTING ASSET MANAGEMENT PLAN 2024 - 2034

TO Asset Management Committee

FROM: Acting Manager Engineering Strategy and Assets - Carmine D'Amico

DATE: 20 November 2023

Brief

This report presents the Draft Public Lighting Asset Management Plan 2024 - 2034 (AMP) in accordance with Council Policy and Legislation in preparation for community consultation as required under the Local Government Act 1999.

Recommendation

- 1. That the Report be received and noted.**
- 2. That Council note the Public Lighting Asset Management Plan contains Asset Classes for Street Lighting, Reserve Lighting, Sportsground Lighting and Decorative Lighting.**
- 3. That Council note the replacement value of Public Lighting Assets is approximately \$26,500,000.**
- 4. That Council note the projected outlay necessary for public lighting operations and maintenance over the next 10 years in this AMP is an average of \$1,650,000 per year.**
- 5. That Council note the projected outlay necessary for public lighting capital works (renewal, new and upgrade works) over the 10 year planning period in this AMP, is an average of \$1,158,000.**
- 6. That the Draft Public Lighting Asset Management Plan (Appendix 1) be endorsed for inclusion into the Council's long term financial plan (LTFP).**
- 7. That the Draft Public Lighting Asset Management Plan (Appendix 1) be endorsed for the purpose of community engagement. A final draft will then be presented to the Asset Management Committee at the next available meeting for adoption and include any changes to service levels and funding requirements.**
- 8. That Council endorse the Community Engagement Approach for the Public Lighting Asset Management Plan (Appendix 2).**
- 9. That Council endorse the 4-year works program for Public Lighting Assets (Appendix 3) for the purpose of community engagement.**

Status

This report relates to or impacts upon the following Community Plan Objectives 2020-2027.

Our Liveability - A liveable City of great places

A well-designed urban environment that is adaptive to a diverse and growing City. City assets and infrastructure are developed and enhanced on a strategic and equitable basis in collaboration with local communities and other relevant parties, including industry and government.

Support diverse events and experiences that bring people together and contribute to the history, culture and vitality of our neighbourhoods.

Drive an integrated, responsive transport system and well-maintained network of roads and paths that facilitate safe, efficient and sustainable connections.

Enhance the diversity of open spaces to create innovative, accessible and flexible community spaces.

Our Environment - An environmentally responsible & sustainable City

Charles Sturt is recognised as a leading partner and educator pursuing a sustainable future with our community.

Relevant Council policies are:

- Asset Management Policy

Relevant statutory provisions are:

- Local Government Act 1999

Background

The Local Government Act 1999 requires that Council have a strategic management plan to manage assets and that a comprehensive review of the plans be undertaken within 2 years after a general election of the Council. The Draft Public Lighting Asset Management Plan (AMP) has been developed in accordance with Chapter 8 of the act as follows;

Chapter 8 – Administrative and financial accountability; Part 1 Strategic Management Plans; Section 122 of the Local Government Act 1999 requires that:

“(1a) A council must, in conjunction with the plans required under subsection (1), develop and adopt – (a) a long term financial plan for a period of at least 10 years; and (b) an infrastructure and asset management plan, relating to the management and development of infrastructure and major assets by the Council for a period of at least 10 years”

Council’s Asset Management Policy was originally approved in July 2009 and has been reviewed and revised on a regular basis since that time. The policy establishes a framework for implementing consistent asset management processes throughout the City of Charles Sturt.

In 2016 Council's first a Public Lighting AMP was completed that identified Council's current asset stock and expenditure practices at the time. This Draft AMP was never endorsed as a final version due to insufficient asset information being available and it was agreed that further audits of lighting assets be undertaken prior to resubmitting the AMP for consideration. This resulted in a major revision of the 2016 draft document and endorsement of Council's first Public Lighting AMP in 2021.

The 2024 - 2034 Draft Public Lighting AMP is a major revision of the 2021 AMP and ensures adequate provision is made for the long term management of major council infrastructure and assets by:

- Ensuring Council’s services and infrastructure are provided in a suitable manner, with the appropriate levels of service to residents, visitors and the environment. Safeguarding Council assets including physical assets by implementing appropriate asset management strategies and appropriate financial resources for those assets. Creating awareness amongst employees and elected members for our responsibilities for the creation and management of sustainable assets.
- Meeting legislative requirements for Asset Management.
- Ensuring resources and operational capabilities are identified and responsibility for asset management is allocated.
- Demonstrating transparent and responsible asset management processes that align with demonstrated best practice.
- Ensuring an integrated approach across all Business Units in asset management service delivery.

The Draft Public Lighting AMP (refer **Appendix 1**), includes major revisions of asset valuation data, a revised renewal strategy, a revised street light upgrade program and minor changes in funding scenarios for all Public Lighting Assets.

On endorsement of this draft plan, the plan will be presented for consultation to the local community for a 4 week consultation period. Staff will present the final draft for adoption at a future committee meeting after the nominated 4 week consultation period is complete.

The Community Engagement Approach is provided in **Appendix 2**.

Report

Asset Management Plans play an important role in facilitating the delivery of our objectives in a considered and sustainable way. The Draft Public Lighting Asset Management Plan (AMP) communicated the actions required for the management of Public Lighting Assets owned and maintained by the City of Charles Sturt (and services provided from assets), compliance with regulatory requirements, and funding needed to provide the required levels of service over a 20 year planning period.

The Draft Public Lighting AMP aims to establish a service level for Public Lighting Assets to ensure the overall Public Lighting Network is in suitable condition, of suitable technology, minimises maintenance requirements, has sufficient capacity for existing use and future demand on the asset network.

Public Lighting Assets illuminate roads, paths and reserves throughout the Council area. These assets provide safer roads and paths, provide security at night and provide visual amenity in key precincts. They include;

- Lighting for Main Roads
- Lighting for Local Streets and Carparks
- Reserve Lighting Assets (primarily for transport functions through reserves)
Sportsground Lighting
- Sportsground Lighting
- Decorative Lighting

This AMP update is a revision of the 2020 Public Lighting AMP. This AMP seeks to continue to ensure a holistic integrated Asset Management Strategy for all Council Public Lighting Assets is implemented. Major revision of renewal strategy, amendment of Long-Term Financial Plans (LTFP) and alteration of asset classes have been conducted for the preparation of this AMP, these are summarised as follows:

- Review of current data set and assessment of existing LTFP for Renewal, New and Upgrade funding.
- Asset condition audit of sportsground lighting
- Asset condition verification of reserve lighting assets
- Review and amendment of asset valuation data for all Public Lighting Assets.
- Updated 4 year works programs for Renewal, New and Upgrade works.
- Investigation into climate change and sustainability factors for Public Lighting.

Overall it can be observed that the Public Lighting network is in a good condition with 5% of the network below what would typically be considered an acceptable service level.

Financial and Resource Implications

The City of Charles Sturt's Public Lighting Assets, which are financial and are represented as the book value, have a current replacement cost of \$26,498,104.53. This is an increase from \$8,023,897.43 from the previous draft AMP asset stock in 2021. This is primarily as a result of the Council's ongoing investment in LED technology and Street LED Upgrade and Improvement program across the city.

This AMP aims to ensure all Public Lighting Assets network remains in condition 3 or better and assets are replaced with current LED technology.

In order to keep all Public Lighting Assets in this condition, integrate projects and ensure assets are replaced with LED technology so they meet future community needs, the projected outlay necessary to continue to provide services over the 10 year planning period from 2023/2024 until 2032/2033 is an average of \$1,158,000 per year on, renewal, new and upgrade of Public Lighting Assets.

This AMP proposes a minor decrease in funding for Public Lighting Assets. The current Long Term Financial Plan (LTFP) provides an average spend of \$1,161,111.11 funding per year over the 10 year planning period. This AMP proposes to decrease funding to an average of \$1,158,000 funding per year over the 10 year planning period.

Endorsing the AMP allows the figures in the AMP to be transferred to the LTFP.

Customer Service and Community Implications

The City of Charles Sturt undertook a Community Infrastructure Survey prior to developing this AMP to lead service levels and understand residents' and business owners' satisfaction with aspects of services and facilities provided by Council.

The results of the survey that 77% of people who responded are satisfied with the lighting in their local area.

Environmental Implications

The City of Charles Sturt is working to adapt to climate change and reduce our environmental footprint. Environmental and sustainable initiatives with the management of Public Lighting Assets are identified in the AMP (refer **Appendix 1**).

The proposed AMP will ensure that assets can be managed in line with best practice LED technology, which has flow on environmental benefits. Transitioning all of the City of Charles Sturt's Street Lighting Assets to LED has reduce carbon emissions by more than 88% which translates to approximately 1800 tons of greenhouse gases a year ongoing.

Community Engagement/Consultation (including with community, Council members and staff)

The draft AMP will be presented to the community for a 4 week consultation period as per the Community Engagement Approach (refer **Appendix 2**). If required amendments will be made to the AMP accordingly. The AMP will then be presented to the committee for endorsement at the next available Asset Management Committee meeting.

Risk Management/Legislative Implications

The AMP aims to assess Public Lighting Asset replacements on a risk based approach depending on condition, technology, ongoing reported faules and location within strategic networks (eg. road hierarchy and reserve hierarchy).

Risk management/legislative implications associated with the management of Public Lighting Assets are identified in the AMP.

Conclusion

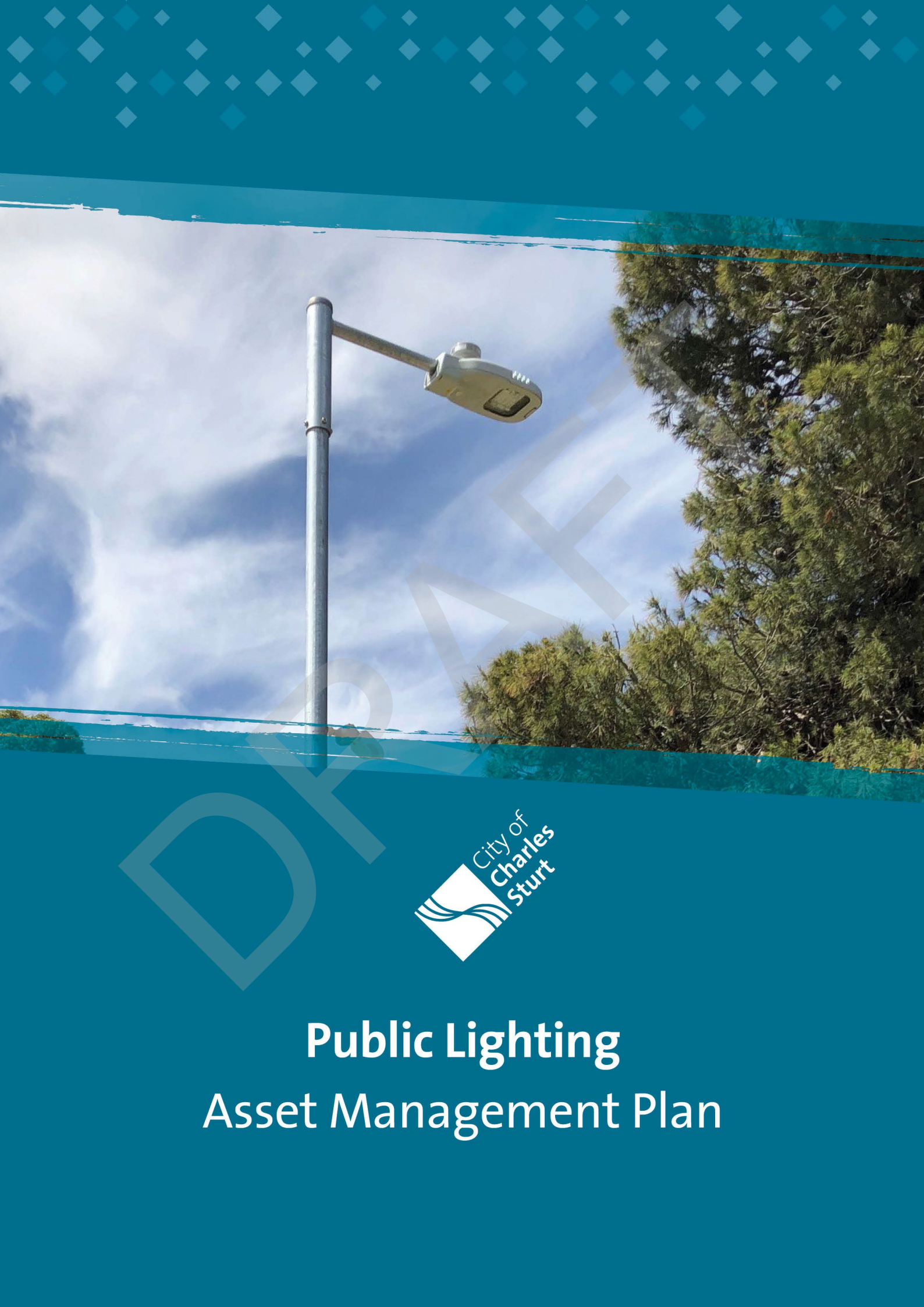
Public Lighting Assets play an important role in providing services to our community. The Draft Public Lighting AMP provides a framework for managing these assets in the short, medium and long term and is a vital link between Council's Long Term Financial Plan and Annual Plan.

The Draft Public Lighting AMP has been prepared in accordance with policy and legislation.

Appendices

#	Attachment
1	Appendix 1 - Draft Public Lighting Asset Management Plan - November 2023
2	Appendix 2 - Community Engagement Approach - Public Lighting Asset Management Plan - 2023
3	Appendix 3 - Public Lighting Renewal Program

APPENDIX 1



Public Lighting Asset Management Plan

Document Control		Public Lighting Asset Management Plan			
Rev No	Date	Revision Details	Author	Reviewer	Approver
1	November 2020	Public Lighting - Asset Management Plan – DRAFT for consultation	CDA	RMA	AMC
2	October 2021	Public Lighting – Asset Management Plan – Final version	CDA	SAD	AMC
3	November 2023	Public Lighting - Asset Management Plan – DRAFT for consultation	CDA	CS	AMC

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Executive Summary

Public Lighting Assets are all assets that have a primary function of facilitating illumination of public spaces within our City. The requirements for Public Lighting assets are closely aligned with the City of Charles Sturt's (CCS) transport function requirements, placemaking precinct initiatives, open space reserve hierarchy, environmental sustainability targets and uptake on technology. This is consistent with the 30-Year Plan for Greater Adelaide that facilitates a sustainable city through more compact communities, provision of opportunities for multiple land uses and increasing investment into clear service levels for vehicles, walking, cycling, public transport and shared mobility platforms.

The City of Charles Sturt aims to encourage a city of place for people and to meet all their community, transport, safety and service needs. Our Public Lighting Asset Network strategic objectives are;

Support diverse events and experiences that bring people together and contribute to the history, culture and vitality of our neighbourhoods.

This action develops local places for our residents to provide them with a sense of community and place. Developing neighbourhood 'hearts', such as main streets, meeting places and community open spaces, creates locations where residents can interact and build community ties. These ties are critical to creating social inclusiveness and developing healthy and active communities.

Enhance the diversity of open spaces to create innovative, accessible and flexible community spaces.

The City of Charles Sturt aims to establish connected communities and spaces that create and embrace social inclusion and healthy, liveable environments. A planned transport network is integral to connecting communities with spaces, and land use planning is the key to positioning communities with transport infrastructure.

Drive an integrated, responsive transport system and well-maintained network of roads and paths that facilitate safe, efficient and sustainable connections.

Public lighting plays a key role in implementing improvements to our transport network to improve road safety and invest in walking, cycling and driving connectivity through the City.

Charles Sturt is recognised as a leading partner and educator pursuing a sustainable future with our community.

The City of Charles Sturt is committed to protecting and enhancing our natural environment while balancing the needs of the built environment. The City of Charles Sturt is actively advocating and partnering with relevant stakeholders to implement LED street lighting conversions across the City.

Asset Management Plans play an important role in facilitating the delivery of our objectives in a considered and sustainable way. The Public Lighting Asset Management Plan (AMP) aims to establish a service level for Public Lighting Assets to ensure the overall Public Lighting Network is in suitable condition, of suitable technology, minimises maintenance requirements, has sufficient capacity for existing use and future demand on the asset network.

What are Public Lighting Assets?

Public Lighting Assets are all assets that have a primary function of facilitating illumination of public spaces within our City. They include;

- Lighting for Main Roads
- Lighting for Local Streets and Carparks
- Reserve Lighting Assets (primarily for transport functions through reserves i.e. lighting paths through reserves)
- Sportsground Lighting
- Decorative Lighting

Lighting audits, revaluation and revision of capital expenditure has been undertaken for all these assets. This AMP has also reviewed maintenance and expenditure practices to ensure renewal and maintenance service levels are optimised throughout the life of the plan. Overall, it can be observed that the Public Lighting network is in good condition with less than 5% of the network below what would typically be considered an acceptable service level.

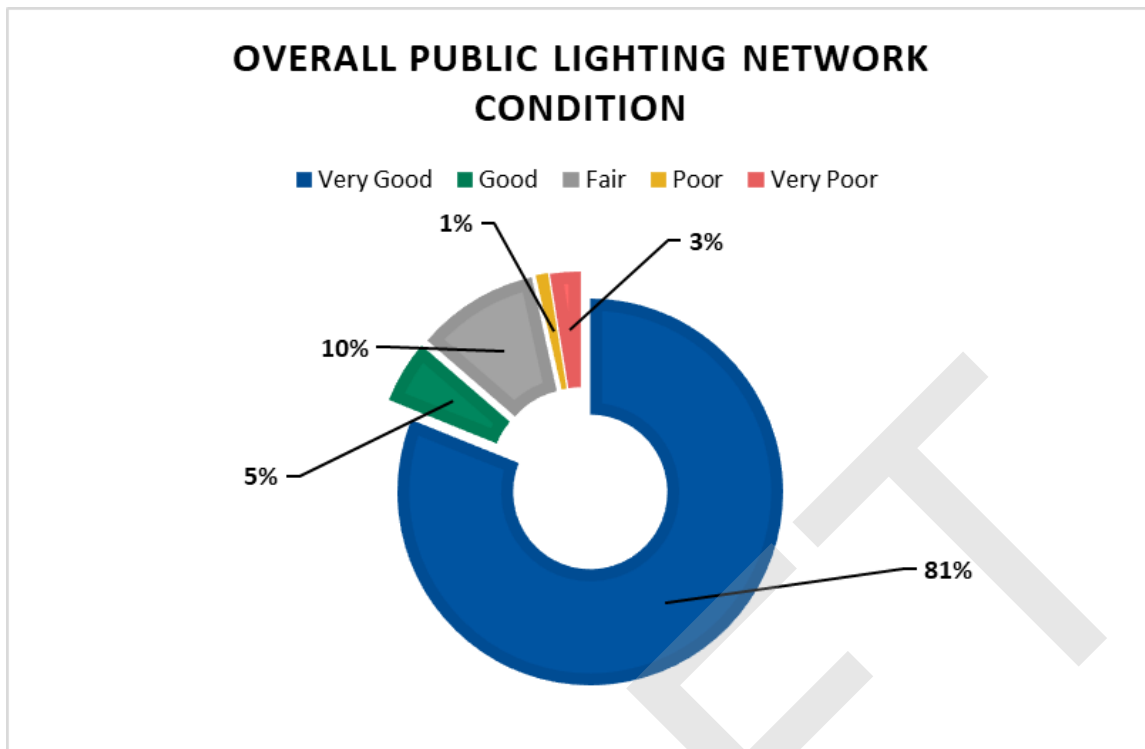


Figure 1 – Overall Network Condition

The City of Charles Sturt’s Public Lighting Assets, which are financial and are represented as the book value, have a current replacement cost of \$26,498,104.53. This is an increase from \$8,023,897.43 from the previous draft AMP asset stock in 2021. This is primarily a result of the recent Street LED Upgrade works across the city in which Council takes on the ownership of the luminaire (light fitting) component which was previously owned by SA Power Networks (SAPN).

Lighting Ownership and Responsibility

Public Lighting Assets within the City of Charles Sturt consists of several different ownership and responsibility models.

Some Public Lighting Assets are owned and operated entirely by Council (typically Public Lighting Assets within Council land for public spaces and path assets), some are owned entirely by SAPN and DIT (Council pay a contribution for the maintenance and operation of these Public Lighting Assets) and some are a hybrid of Council and SAPN ownership where Council owns the luminaire (light fitting) and SAPN own the supporting structures (poles). Under a hybrid arrangement Council contribute to the maintenance and operation by way of a tariff.

Tariff structures are outlined in the operations and maintenance section of this AMP.

Asset Strategy

This AMP aims to ensure the Public Lighting Asset network remains in condition 3 or better and are replaced with current LED technology. Where reasonably possible the City of Charles Sturt maintains and renews assets and installs new assets consistent with the objectives and actions of endorsed corporate documents. Key criteria that are considered in decision making include age-based asset condition, technology, ongoing maintenance issues, risk, current/future use demands, population and interaction with adjoining land uses.

In order to fulfil the above asset strategy and continue to provide services over the 10-year planning period from 2023/2024 until 2032/2033, an average spend of \$1.58 Million per year on, renewal, new and upgrade of Public Lighting Assets is required.

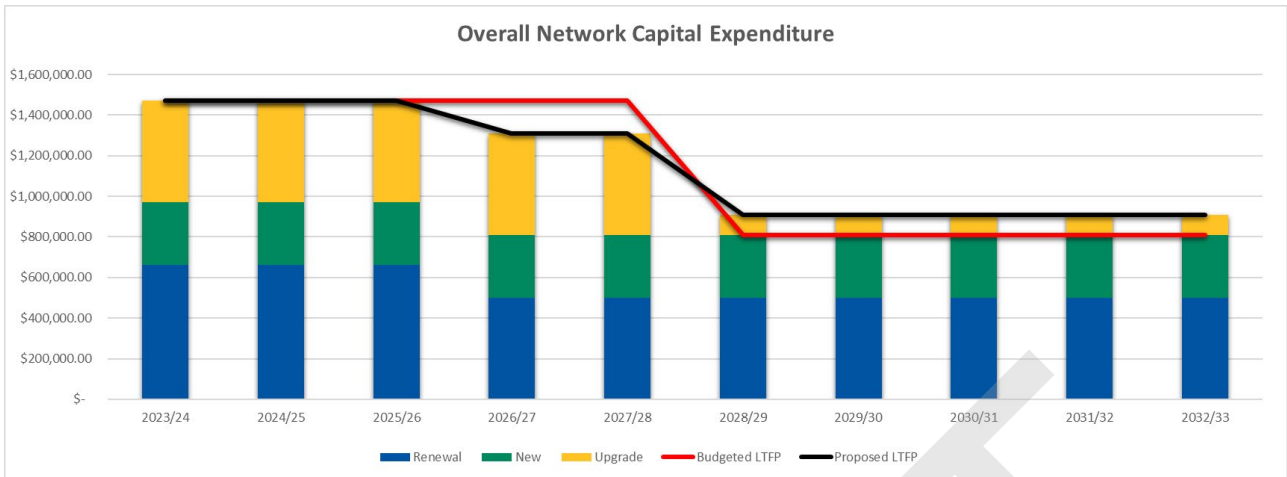


Figure 2 – Overall projected Capital expenditure for Public Lighting Assets

This AMP proposes to optimise the renewal and upgrade funding for Public Lighting Assets. The current LTFP provides an average spend of \$1,161,111.11 funding per year over the 10-year planning period. This AMP proposes a minor decrease in funding to an average of \$1,158,000.00 funding per year over the 10-year planning period. This AMP ensures that the network remains in serviceable condition and assets are replaced with current best practice technology and utilised to pass on operating savings to the City of Charles Sturt.

Operations & Maintenance Strategy

This AMP aims to ensure operating and maintenance expenditure allows to maintain Public Lighting Assets in response to electrical faults and damage and pay for utility and tariff charges to ensure Public Lighting Assets remain in operation. Currently Council undertakes reactive maintenance on Council owned lights based on reported or observed faults. Recent trend data shows early signs of a reduction in future maintenance costs due to the early investment of LED lighting. This AMP projects a reduction in maintenance from \$210,000 to \$150,000 over the next 5 years as part of this AMP.

Council currently spends \$1.5M on lighting contributions and utilities charges. Recent trend data from the continued investment in the LED Street lighting upgrade program, has provided an ongoing saving of \$445K since 2017/2018.

Details of the LED Street lighting program environmental and financial sustainability benefits have been provided in this AMP.

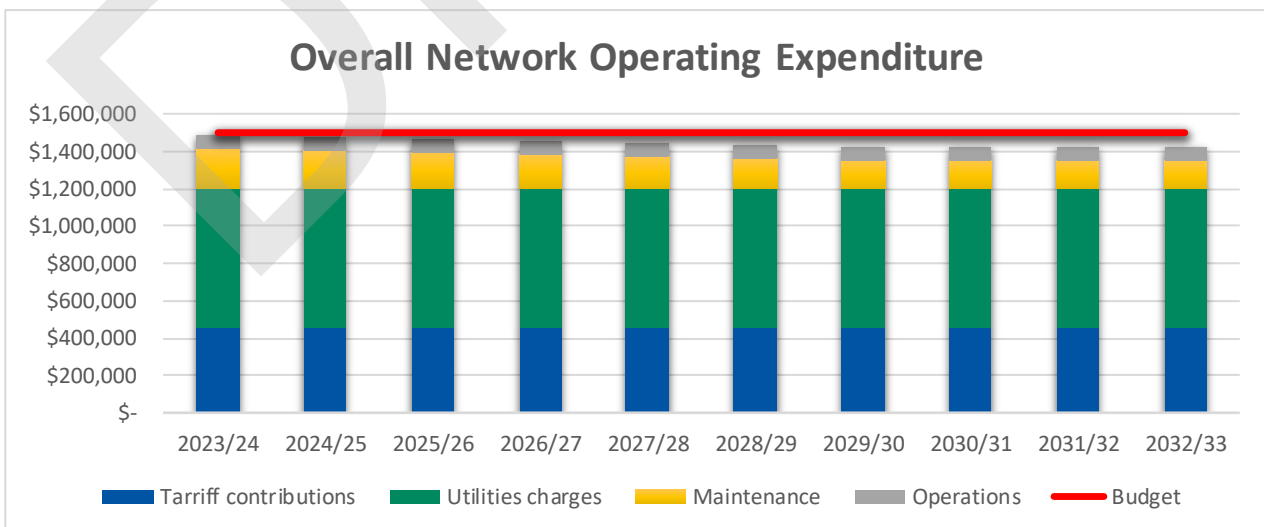


Figure 3 - Overall projected Operations and maintenance expenditure for Public Lighting Assets

Upon endorsement of the draft version of this AMP a 4-week community consultation period was completed to consult with the local community to understand community satisfaction and expectations regarding the proposed level of services and renewal strategy proposed for Public Lighting Assets. Results of the community consultation are provided in this AMP.

A summary of each asset class has been provided as follows;

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Street Lighting

The City of Charles Sturt (CCS) are responsible for providing 13,640 Street Lighting Assets across the Council area. CCS are responsible for providing lighting on local roads and share responsibility for lighting on the main road network (arterial roads) with the Department for Infrastructure and Transport (DIT). Street Lighting Assets ensure illumination of main roads, local streets and laneways for all network users.

Traditionally, most street lighting in South Australia has been owned and operated by SA Power Networks as a service to Councils and DIT who both have responsibility for the provision of street lighting. The City of Charles Sturt pays for the electricity used by public streetlights and for the operation and maintenance of street light Infrastructure by way of a tariff.

Over the last 5 years the City of Charles Sturt, in partnership with SA Power Networks, have implemented bulk LED lighting upgrade (replacing existing lights on local streets with LED fittings) and LED Improvement programs.

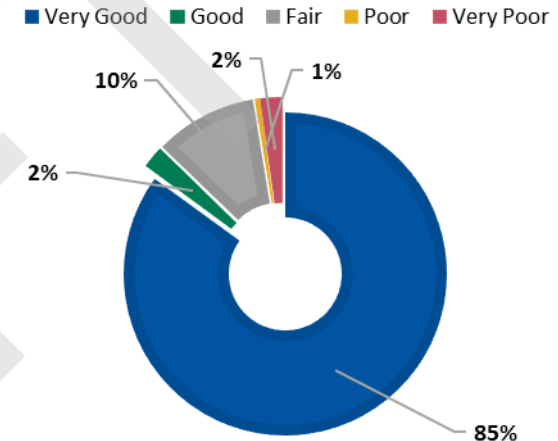
CCS and SAPN have changed over approximately 10,900 of our Council's old and inefficient street lights on our local roads with new LED lighting. Switching to LED lighting will save ratepayers' money, help protect the environment and will improve visibility on roads and footpaths. This has led to the street lighting condition improving in condition and the ratio of LED vs Non-LED increasing to 82% at the end of the 2022/23 financial year.

CCS and SAPN have also continued to install additional streetlights on local streets to ensure lighting compliance is achieved (within current conditions). This AMP seeks to continue the completion of the infill lighting program for local street and high-volume roads over the next 5 years.

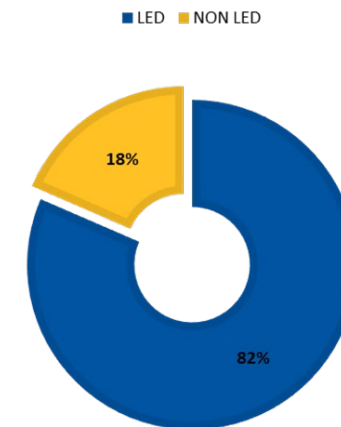
It is also proposed to work with DIT to transition all ownership (renewal and maintenance responsibility) of lights on DIT's road network back to DIT. Currently there is approximately 450 lights on DIT's road network that Council own and are responsible for.

****NOTE:** Number of Lights owned on DIT road is an estimate based on SAPN data base provided to Council***

STREETLIGHTING CONDITION



STREET LIGHTING TECHNOLOGY STATUS



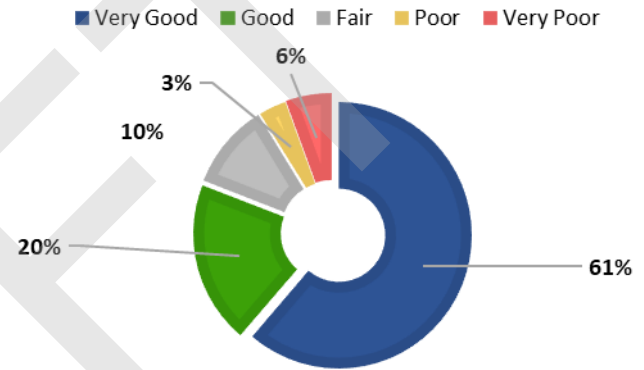
Council Owned Lighting Assets

The City of Charles Sturt (CCS) operate 2,819 Council owned lighting assets across the Council area.

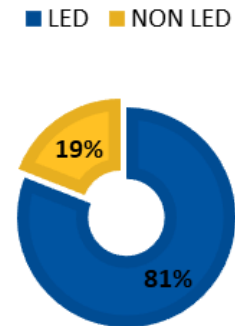
This asset class primarily provides illumination for transport functions through reserves (e.g. lighting paths through reserves).

Council has invested heavily in renewing lights in poor condition over the last 5 years and asset data shows that 81% of lighting assets owned by Council, on Council land are in good condition.

COUNCIL OWNED LIGHTING CONDITION



COUNCIL OWNED LIGHTING TECHNOLOGY STATUS



Introduction

This Asset Management Plan (AMP) communicates the actions required for the management of Public Lighting Assets owned and maintained by the City of Charles Sturt (and services provided from assets), compliance with regulatory requirements, and funding needed to provide the required levels of service over a 10-year planning period.

The AMP is to be read in conjunction with the City of Charles Sturt's planning documents. This should include the Asset Management Policy and Asset Management Strategy (where these have been developed) along with other key planning documents:

- City of Charles Sturt Organisational Plan 2020-2025
- Community Plan 2020-2027, Charles Sturt – A Leading, Liveable City
- City of Charles Sturt Asset Accounting Policy
- City of Charles Sturt Asset Fund Policy
- Engineering and Open Space Guidelines
- SA Infrastructure Guidelines
- City of Charles Sturt Environmental Sustainability Policy
- Net Zero – Our Map to Net Zero Corporate Emissions 2020-2025
- City of Charles Sturt Open Space Strategy
- City of Charles Sturt Transport Plan
- City of Charles Sturt Your Neighbourhood Plan
- City of Charles Sturt Path Policy and Guidelines

The Public Lighting Assets covered by this AMP are.

- Road Lighting Assets
- Street Lighting Assets
- Carpark Lighting Assets
- Reserve Lighting Assets (primarily for transport functions through reserves)
- Decorative Lighting Assets
- Sportsground Lighting Assets

Public Lighting Assets illuminate roads, paths, and reserves throughout the Council area. These assets provide safer roads and paths, provide security at night, and provide visual amenity in key precincts.

This AMP update is a revision of the 2021 Public Lighting AMP. This AMP seeks to continue to ensure a holistic integrated Asset Management Strategy for all Public Lighting Assets is implemented. Major revision of renewal strategy, amendment of Long-Term Financial Plans (LTFP) and alteration of asset classes have been conducted for the preparation of this AMP, these are summarised as follows.

- Review of current data set and assessment of existing LTFP for Renewal, New and Upgrade funding.
- Asset condition audit of sportsground lighting
- Asset condition verification of reserve lighting assets
- Review and amendment of asset valuation data for all Public Lighting Assets.
- Updated 4 year works programs for Renewal, New and Upgrade works.
- Investigation into climate change and sustainability factors for Public Lighting.

Asset Management Framework

The City of Charles Sturt exists to provide services to its community, some of which are provided by Public Lighting Assets. Public Lighting Assets have been acquired by construction undertaken by Council and through contribution of new public infrastructure from developers. The organisations' goal in Public Lighting Assets is to meet a defined level of service in the most cost-effective manner for present and future consumers. This AMP is prepared as a combination of 'core' and 'advanced' AMP over a 10 year planning period in accordance with the International Infrastructure Management Manual¹. Core asset management is a 'top down' approach where analysis is applied at the system or network level. An 'advanced' asset management approach uses a 'bottom up' approach for gathering detailed asset information for individual assets.

¹ IPWEA, 2015, IIMM.

The organisation uses a Strategic Asset Management (SAM) system which uses advanced asset management principles to model service levels, future demand and network risks. This assists in modelling the timing of intervention to ensure the service level across the entire network can be managed through a sustainable funding scenario and assists Council in integrating transport assets into single projects where possible. The data used in generating this AMP has been broken down into individual asset classes using advanced principles. The process the City of Charles Sturt follows for preparing an asset management plan is shown as follows.

INFORMATION FLOWS

- Asset register data on size, age, value, remaining life of the network
- Unit rates for categories of work/material
- Adopted service levels
- Projections of various factors affecting future demand for services
- Correlations between maintenance and renewal, including decay models
- Data on new assets acquired by council

ASSET MANAGEMENT PLAN

- Assumed Works Program and trends
- Resulting budget, valuation and depreciation projections
- Useful life analysis

- Long term financial plan
- Strategic business plan
- Annual budget
- Departmental business plans and budgets

Level of Service for Public Lighting Assets

Levels of Service are a commitment to carry out a given action or actions within a specified time frame in response to an event or asset condition data. The Levels of Service defined in this section will be used to:

- Identify the desired level of service that our customers seek and clarify the level of service that our customers should expect,
- Identify works required to meet these levels of service,
- Identify the costs and benefits of the services offered; and
- Enable Council and customers to discuss and assess the suitability, affordability and equality of the existing service level and to determine the impact of increasing or decreasing this level in future.

The adopted levels of service transport assets are based on legislative requirements, customer research and expectations and technical requirements set out by industry standards.

Legislative Service Level Requirements

There are many legislative requirements and regulations relating to the management of assets. Council must comply with these requirements and ensure their assets meet these legislative service levels these include;

- South Australian Local Government Act 1999
- South Australian State Records Act 1977
- Environment Protection Act 1993
- Disability Discrimination Act 1992
- Australian Road Rules
- Planning, Development and Infrastructure Act 2016
- Planning and Design Code for South Australia
- Work Health and Safety Act 2012
- AUSTROADS Guidelines
- Australian Standards

Community Level of Service

The Community Level of Service measures how the customer receives the service and whether value to the customer is provided. The City of Charles Sturt undertook a Community Infrastructure Survey prior to developing this AMP to lead service levels and understand residents' and business owners' satisfaction with aspects of services and facilities provided by Council.

The results of the survey that 77% of people who responded are satisfied with the lighting in their local area.

Upon endorsement of the draft version of this AMP a 4-week community consultation period between undertaken. The purpose of the consultation will be to understand the community satisfaction with Public Lighting Assets and their proposed service levels in this AMP that have been based on the City of Charles Sturt's initial Community Infrastructure Survey.

Technical Level of Service

Supporting the Community Level of Service are operational or technical measures of performance. These technical measures relate to the allocation of resources to service activities to best achieve the desired customer outcomes and demonstrate effective performance.

The current Technical Level of Service for Public Lighting Assets aims to renew very poor or poor condition Public Lighting Assets throughout the network and prioritise replacements based on existing non-LED technology. The Technical Level of Service measures are linked to ensure the correct activities and appropriate budgets exist to cover the intended service level.

This AMP aims to improve the level of service for Public Lighting Assets. It aims to ensure the Public Lighting Asset network remains in condition 3 or better and are replaced with current LED technology. Where reasonably possible the City of Charles Sturt maintains and renews assets and installs new assets consistent with the objectives and actions of endorsed corporate documents.

Operations & Maintenance

The activities necessary to retain assets as near as practicable to the City of Charles Sturt’s desired service level throughout the network. Maintenance activities enable an asset to provide service for its planned life (e.g. replacement of damaged light fittings or parts, damaged poles or series of lights that are not in operation).

Renewal

The activities that return the service capability of an asset up to that which it had originally (e.g. replacement of existing lighting assets on Council land) or in line with current standards.

Upgrade/New

The activities to provide a higher level of service (e.g. upgrading Street lighting with LED rollouts) or a new service that did not exist previously (e.g. a new lighting assets on Council land).

Asset Managers plan, implement and control technical service levels to influence the Community Level of Service, the table below identifies the City of Charles Sturts Technical levels of service for all Public Lighting Assets;

<u>Technical levels of service</u>	
<u>Maintenance/Operations</u>	
Public Lighting Assets and are well maintained and services provide value for money to the local community	
Street Lighting	Council owned Lighting
Street lighting remain in working order to ensure streets remain functional and safe.	Lighting remains in working order to ensure paths, accessways and reserves remain functional and safe.
<u>Renewal</u>	
Public Lighting Assets are renewed and replaced in accordance with asset lifecycle requirements	
Street Lighting	Reserve Lighting
Successfully planning and delivering annual asset renewal programs to ensure Local Streets are safe and serviceable for the community and comply with best practice design	Successfully planning and delivering annual asset renewal programs to ensure paths, accessways and reserves are safe and serviceable for the community and comply with best practice design.
<u>Upgrade/New</u>	
Public Lighting Assets are constructed or upgraded to meet current and future function or demand in the network	
Street Lighting	Reserve Lighting
Successful planning and delivering of Street Lighting LED and infill programs in conjunction with SAPN.	New LED lights are constructed to ensure night time access is available to strategic destinations in accordance with best practice design.

Table 1 - Technical Level of Service

Public Lighting Asset Lifecycle Management

The City of Charles Sturt uses all principles of Asset Lifecycle Management to manage Public Lighting Assets and aims to encourage lighting designs that are compliant with current Australian standards, Industry Guidelines and ensures a sense of safety and amenity to meet community needs.

Overall expenditure is provided in the executive summary for all asset classes in this AMP.

Asset Strategy

Public Lighting Assets located in different locations of the Council area may require very different designs depending on what they illuminate. Generally, there is an aim for Public Lighting Assets to provide illumination and amenity that compliments shared spaces, wide paths, safe streets, and environmental sensitivity.

Technology, land use, network hierarchy, legislation and environmental impacts all effect the requirements and demand for Public Lighting Assets. As these factors change, the way Public Lighting Assets are used will also change and subsequently alter the demand for Public Lighting Assets across the Council area.

The City of Charles Sturt uses the following criteria to prioritize Public Lighting Assets when undertaking renewal, upgrade, and new planning.

- Condition (observed condition pole and fitting/Luminaire age)
- Maintenance
- Risk
- Network Hierarchy
- Technology
- Land Use

Age based condition, risk and technology form the basis of renewal required in the network and then all other criteria are used to priorities works.

Condition

For the purposes of this AMP calculated condition data from 2021 which was based on construction age of light fittings/luminaires has been visually verified. This is due to the constant change in LED technology and that major risks associated with Public Lighting Assets serviceability is largely based on the performance of old technology.

Age based conditions for fittings/luminaires are determined as per table 3 below;

Aged based Condition Grading	Description of Condition
1	Very Good: Constructed within the last 2 years
2	Good: Constructed within the last 2-5 years
3	Fair: Constructed within the last 10 years and not of up to date LED technology
4	Poor: Assets more than 10 years old and not of LED technology
5	Very Poor: Assets more than 10 years old and not of LED technology

Table 2 - Description of Condition

Network Hierarchy

Assets that provide a high function in the network hierarchy get higher weighting on renewal as they have a higher function in the network. E.g. Public Lighting Assets that illuminate higher volume streets are prioritised over low volume laneways.

Technology

Assets that are non-LED technology are prioritized for replacement to current LED technology in accordance with NET Zero goals and CCS ESD requirements.

Maintenance

Public lighting Assets that have experienced ongoing maintenance issues/faults are escalated for replacement in accordance with NET Zero goals and CCS Environmental and Sustainable Design requirements..

Functionality/ Strategic Importance

Assets that form part of a strategic corridor are a key driver for the future of the network. Prioritizing the replacement of assets with a high weighting on this criterion will ensure the network can cater for future demands. E.g. Public Lighting Assets that illuminate a path through a strategic corridor like the RTLP path.

Utilisation/Land Use

The City of Charles Sturt is undergoing significant urban redevelopment. This redevelopment and re-zoning of land changes the demand for, and requirements of, Public Lighting Assets and changes what assets are suitable for different uses.

These key criteria are then broken down into many test points to develop renewal/new/upgrade programs using the Council’s Strategic Asset Management system. This strategy has been developed specifically by Council for Council and uses all principles from the following Asset Management Lifecycle;

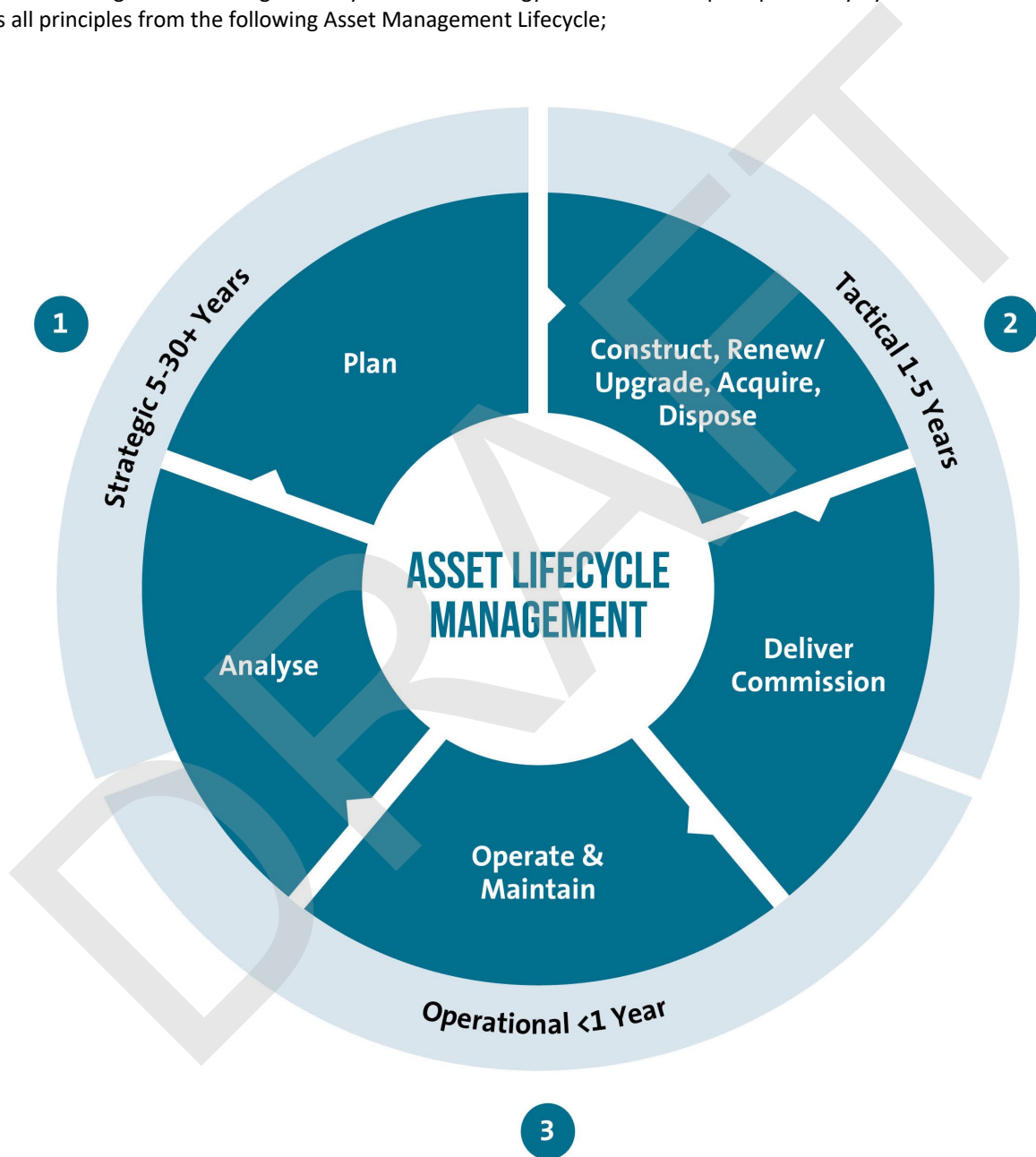


Figure 4 - Asset Lifecycle Management

Asset Operations and Maintenance Strategy

In order to minimise risks and keep service levels acceptable during the life of the asset, the following maintenance practices are implemented to ensure all Public Lighting Assets are still serviceable until they require replacement.

Lighting is maintained in accordance with Council’s Customer Request Maintenance process. Operational and maintenance expenditure is outlined in table 4 below;

Asset Class	Activity	Budget	Tasks
Management Costs	Staff Resource Costs	\$70,000	Resource wages for Public Lighting Asset Manager and Public Lighting Officer
Operations	Operating costs	\$450,000	Street Lighting Tariff Contribution
	Usage costs	\$255,000 \$500,000	Cost contribution for 50% of cost of use of lighting for main roads. Cost of usage of running Council owned streetlight and lights in reserves that are on a metered supply.
Street Lighting	Reactive Maintenance	\$10,000	Reactive Maintenance and fault repairs undertaken by Council where they are outside of the responsibility of SAPN (CRM process flow chart).
Council Reserve/Council Owned Lighting	Reactive Maintenance	\$180,000	Reactive Maintenance and fault repairs undertaken by Council reported by the community (CRM process flow chart).
	Proactive Maintenance	\$20,000	Planned Maintenance dedicated to fitting cleaning for strategic locations to ensure public lighting fittings remain operational and achieve design requirements.
Sportsground Lighting	Customer requests/faults	\$-	Sporting Club responsibility (dependant on license agreement)

Table 3 - Public Lighting Asset Maintenance Strategy

Due to the ongoing investment in LED technology Council’s maintenance funding stream now has capacity to include a dedicated program for light fitting cleaning to ensure that lights function to their correct illumination capacity. This AMP proposed to dedicate \$20,000 of funding from Council’s existing maintenance budget to scheduled light fitting cleaning for proactive maintenance to ensure ongoing operation of lighting complies with intended design standards.

Tariff Agreements

SA Power Networks (SAPN) have different types of Tariff arrangements for different types of infrastructure in their network.

The Tariff arrangements the City of Charles Sturt holds with SAPN for lights are as follows;

CLER - 661 lights

The CLER Tariff applies where the Customer owns the luminaire and the infrastructure supporting the luminaire and SA Power Networks provides certain specific maintenance services where it relates to failure of the lamp. Council is responsible for all other activities and costs related to the Luminaire and supporting infrastructure.

Energy Only – 424 Lights

The EO Tariff applies where the Customer owns the luminaire and the infrastructure supporting the luminaire and SA Power Networks provides certain specific services. The Customer is responsible all activities and costs related to the luminaire and supporting infrastructure the subject of the EO Tariff other than that SA Power Networks will maintain a database relating to street lights, and record and inform customers of streetlight faults reported to SA Power Networks, and Council is responsible for all maintenance (including replacement of failed lamps).

PLC –9,988

PLC Tariff applies where the Customer funds the cost of a LED luminaire upgrade or new installation and remains responsible for the luminaire replacements not covered by warranty. SAPN will procure and install the new luminaire, or install a new luminaire supplied by Council. Under the PLC Tariff SAPN will operate, maintain and repair the luminaire, and repair and/or replace its supporting infrastructure.

SAPN – 1,106 Lights

SAPN Tariff applies where SA Power Networks funds a LED luminaire upgrade or new installation. SAPN fund the luminaire upgrade, and will operate and maintain, repair and/or replace the luminaire and its supporting infrastructure.

SLULoS – 1,404 Lights

SLUoS Tariff applies where SA Power Networks has previously funded a non-LED luminaire upgrade or new installation. Under the SLUoS Tariff, SA Power Networks will operate and maintain, repair and/or replace the luminaire and its supporting infrastructure.

TFI – 59 Lights

TFI Tariff Applies where LED lighting infrastructure is transferred (gifted or vested) to SA Power Networks. Typically, Council (or developers) fund the initial cost of the luminaire installation and SAPN take over the responsibilities for luminaire replacements. Under the TFI tariff SA Power Networks will operate and maintain, repair and/or replace the luminaire and its supporting infrastructure after it is transferred to SAPN.

Metered Supply– 2819 Lights

Public Lights not located on roads (such as reserve lights) are connected to an electricity meter and the utilities charges charged to Council via their service provider.

Public Lighting Asset Risk Management

The purpose risk management for this AMP is to understand and document consequences and outcomes related to the risks associated with managing Public Lighting Assets. Risks identified in the Public Lighting Risk Assessment have been used to form the basis of analysing and determining renewal and maintenance priorities. Risks need to be managed in a key way to ensure operations, maintenance and renewal all follow the same direction to ensure all risks are mitigated throughout the network consistently.

Risk priorities are determined due to level of risk consequence, risk likelihood, strategic priorities, financial outcome, Land use and asset condition. COUNCIL manages risks in the following way;



Figure 5 - Risk Management Process

The above risk assessment process;

- Identifies credible risks.
- The likelihood of the risk event occurring.
- The consequences should the event occur.
- Evaluates the risk.
- Develops a risk treatment plan for non-acceptable risks.

The organisation has prioritised decisions made in adopting this AMP to obtain the optimum benefits from its available resources. Council has an existing budget that allows the AMP to balance the risks of Public Lighting Assets and the asset register data provides a basis for where the AMP and future works is generated from. The LTFP that coincides with this AMP ensures major risks are mitigated and the network remains safe and useable for all users.

There are some operations and maintenance activities and capital projects that are unable to be undertaken within the 10 year planning period. These include:

- Renewal of lights with poor wiring that may fail prematurely or suddenly.
- Renewal of lights that pose a significant maintenance burden on Council that may continuously fail.
- Ensuring all lights are LED technology.

Operations and maintenance activities and capital projects that cannot be undertaken as a result of the above will affect the level of service of the network and pass on risks to users. These result in lack of connectivity for roads and paths, unsafe traffic control devices, poor amenity in public spaces along with unsafe public spaces.

Financial Summary

This section contains the financial requirements resulting from all the information presented in the previous sections of this AMP. The financial projections will be improved as further information becomes available with strategic asset management modelling in future AMPs, on desired levels of service and current and projected future asset performance.

The expenditure and valuations projections in this AMP are based on best available data. Currency and accuracy of data is critical to effective asset and financial management.

Data confidence is assessed as reliable with medium-high confidence for this AMP. Data is based on sound records, procedures, investigations and analysis, documented properly but has minor shortcomings, for example some of the data is old, some documentation is missing and/or reliance is placed on unconfirmed reports or some extrapolation.

Dataset is complete and estimated to be accurate $\pm 10\%$.

Asset valuations

The Overall value of Public Lighting Assets as of the 1st of July 2023 is almost \$26.5 Million. The best available estimate of the value of assets included in this Asset Management Plan are outlined below;

• Gross Replacement Cost	\$26,498,104.53
• Accumulated Depreciation	\$7,779,272.93
• Carrying Amount	\$18,718,831.60
• Annual Average Asset Consumption	\$1,173,359.06

Gross Replacement Cost

Refers to the current replacement value of all open space and recreation assets.

Accumulated Depreciation

Refers to the total economic benefit consumed.

Carrying Amount

Refers to the current replacement cost of an asset less, where applicable, accumulated depreciation calculated based on such cost to reflect the already consumed or expired future economic benefits of the asset.

Annual average asset consumption

Refers to the ratio of annual asset consumption relative to the depreciable amount of the assets. It measures the amount of the consumable parts of assets that are consumed in a period (depreciation) expressed as a percentage of the depreciable amount.

Long Term Asset Renewal Funding Costs

Life cycle costs (or whole of life costs) are the average costs that are required to sustain the service levels over the asset life cycle. Life cycle costs include, renewal, operations and maintenance expenditure and asset consumption (depreciation expense). The life cycle cost for the services covered in this asset management plan is **\$2,673,359.06** per year (average operations and maintenance expenditure plus depreciation expense projected over 10 years).

This AMP has identified the current City of Charles Sturt's LTFP contains a budget shortfall. In order to provide the required service level for Public Lighting Assets in line with the City of Charles Sturt Renewal Strategy this AMP proposes an increase to the current LTFP (inclusive of an additional staffing resource).

The proposed LTFP in this AMP will ensure that Life cycle expenditure is **77%** of life cycle costs, this is an increase from 75% in 2021. The life cycle costs and life cycle expenditure comparison highlights any difference between present outlays and the average cost of providing the service over the long term. If the life cycle expenditure is less than that life cycle cost, it is most likely that outlays will need to be increased or cuts in services made in the future.

Sustainability of service delivery

Two key indicators for service delivery sustainability that have been considered in the analysis of the services provided by this asset category, these being the:

- asset renewal funding ratio; and
- long term budgeted expenditures/projected expenditure (over 10 years of the planning period).

Projected expenditures for Long Term Financial Plan

LTFP's and projected expenditure can be found above in the executive summary of Public Lighting Asset classes.

Expenditure projections are in 2023 real values. This AMP the projected required renewals to achieve 98% of life cycle costs provide a very minor funding gap of an average of \$15,359 per year for the 10 year planning period within the City of Charles Sturts LTFP budget.

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Building for the future

Future Demand

Our population continues to grow with the current estimated resident population being 124,864. The chart below shows the growth in our City’s population in the past 10 years, increasing in that time by more than 14,000 people.

Planning and Land Use Services South Australia forecast high population projections for Adelaide West. It is projected that an average of 642 dwellings per annum will be required in Charles Sturt over the next 30 years. This is slightly less than the last ten years average of 690 dwellings per annum. Based on such projections, over the next 20 years it is expected that population will increase by approximately 30,000 people. This will deliver a greater expectation and demand on Public Lighting Assets across the City of Charles Sturt.

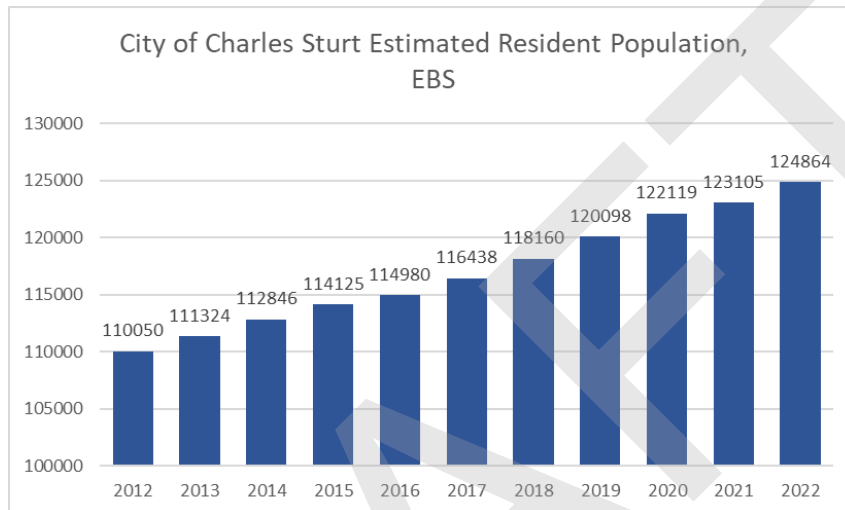


Figure 6 - City's Population Growth

Sustainable Street Lighting

The City of Charles Sturt is working to adapt to climate change and reduce our environmental footprint. Public Lighting Assets are the largest source of greenhouse gas emissions by local government in Australia. These assets account for 30% of the City of Charles Sturt’s own greenhouse gas emissions. Transitioning street lighting to LED technology will significantly reduce the City of Charles Sturt’s energy consumption and maintenance costs per annum and provide an overall improvement to our network.

In June 2018 Council’s energy consumption peaked at 450,000GWh the ongoing investment in LED technology has now reduced Council’s energy consumption to between 200,000GWh and 150,000 GWh (season dependant). This has resulted in a peak reduction in 250,000GWh.

Transitioning all of the City of Charles Sturt’s Street Lighting Assets to LED has reduce carbon emissions by more than 88% which translates to approximately 1800 tons of greenhouse gases a year ongoing.

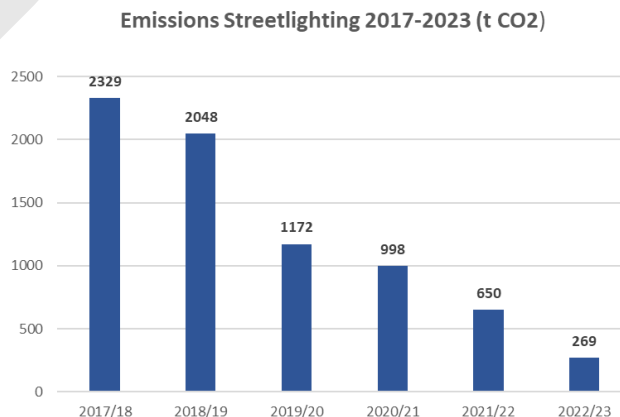


Figure 7 - Street Lighting Emissions Reduction Profile

The street lighting LED bulk rollout program has been completed and savings from the City of Charles Sturt’s investment into a street lighting LED upgrade program have passed on approximately \$445,000 savings each year ongoing over the last 5 years ongoing as follows;

Year	Street Lighting Cost	Saving
2017/2018	\$892,686.48	N/A
2018/2019	\$773,450.30	- \$119,236.18
2019/2020	\$506,319.06	-\$267,131.24
2020/2021	\$512,037.32	\$5,718.26
2021/2022	447,923.88	-\$64,113.44

Table 4 - Street Lighting Financial Savings

Climate Impact on Public Lighting Assets

In response to its climate emergency declaration in 2019, Council is seeking to improve its understanding of, and response to, climate change risks for assets. This AMP identifies an improvement for future revisions to develop a decision support tool to understand the vulnerability of our assets to both the physical and economic transition risks of climate change and provides a process for our asset managers to consider climate-resilient response options. Staff will continue to refine this process over time as knowledge and capacity grows.

With climate change, our Public Lighting Assets may be exposed to climate hazards based on their location and their materials and design. As our climate warms and evenings are a better time to be outside, lighting of public spaces may become increasingly important for safe access by our community. Energy efficiency and power reliability will be key objectives for climate resilient public lighting. Consideration of design and materials that consider minimizing impacts to fauna and biodiversity is also key for supporting climate resilience across our city.

Through our asset management planning, we aim to:

- Minimise our greenhouse gas (GHG) emissions.
- Design, construct and manage assets to reduce exposure to, and build resilience to, the impacts of climate change.
- Support the circular economy.
- Consider the whole of lifecycle costs (incl emissions) of managing assets.
- Improve our environment through design, construction, and maintenance of natural and built assets.

Continuous Improvement

To undertake this AMP the City of Charles Sturt undertook the following tasks;

- Visual Lighting Condition Asset Audit (internal)
- Update of all Lighting Asset Data
- Revision of Renewal strategy
- Revision of Maintenance Strategy
- Revision of resources for the delivery of Public Lighting Assets
- Local Road Lighting compliance assessments (external)
- Revision of LTFP for Public Lighting Assets

This AMP will be reviewed during annual budget planning processes and amended to show any material changes in service levels and/or resources available to provide those services as a result of budget decisions.

The AMP will be updated every 2-4 years to ensure it represents the current service level, asset values, projected operations, maintenance, capital renewal and replacement, capital upgrade/new and asset disposal expenditures and projected expenditure values incorporated into the LTFP.

The AMP has a life of 4 years but is due for complete revision and updating within 2 years of the upcoming Council election.

The following improvements were identified in 2020 and the current status of actions is as follows;

Short term (12-24 months)

Completed

- Completion of CCS Bulk LED rollout and LED infill and improvement programs.
- Undertake a detailed asset condition audit of Public Lighting Assets on Council owned land.
- Revise useful lives of Public Lighting Assets.
- Establishment of a lighting priority criteria for new lighting requests.
- Establishment of a lighting design approval process and guideline. (Internal process implemented).
- Establishment of a Council lighting policy for all Public Lighting Assets. (Internal process implemented).

Medium term (2-4 years)

Complete

- Establishment of a lighting maintenance strategy that identifies a proactive maintenance program; including fitting cleaning to ensure lighting operates as per the intended design.
- Review energy consumption budgets and emissions for street lighting to ensure targets are being achieved by the LED streetlight rollout program and achieving NET ZERO goals and CCS ESD requirements.

In progress

- Undertake LED rollout of Higher vehicle category roads and remaining street lights in accordance with SAPN's standard fitting requirements.

Long Term (>5 years)

Complete

- Investigate potential separation of Public Lighting Asset classes into their functional areas for inclusion in the Transport and Open Space AMP's. – Public Lighting will remain in its own AMP.

Commenced

- Transition ownership of Public Lighting Assets on roads owned by DIT back to DIT through the LGA's Public Lighting Working Group Sub Committee.
- Advocate to DIT for the conversion of arterial road lighting to LED to reduce Council's contribution towards the operation of this lighting.

This AMP has identified the following improvement plan for Public Lighting Assets;

Initiative	Timeframe
Complete LED infill and improvement program	Scheduled for completion in 2024/25
Transition lights on TFI Tariff to PLC tariff	2 years
Complete LED rollout of Higher vehicle category roads in accordance with SAPN's standard fitting requirements.	4 years
Complete LED conversion of any remaining streetlights in accordance with SAPN's standard fitting requirements.	4 years
Investigate Transition of CLER Tariff lights to PLC tariff	5 years
Transition ownership of Public Lighting Assets on roads owned by DIT back to DIT through the LGA's Public Lighting Working Group Sub Committee.	> 5 years
Advocate to DIT for the conversion of arterial road lighting to LED to reduce Council's contribution towards the operation of this lighting.	ongoing
Undertake research into climate change impacts of Public Lighting Assets, including where possible understanding embodied energy, local vs non-local production, useful life, maintenance costs and recyclability.	> 5 years
Continue to review, refine and adapt the process to assess and respond to climate change risks and building climate resilience relating to Public Lighting Assets, as new information, knowledge and capacity grows.	ongoing

Table 5 - Improvement Plan

Conclusion

This Asset Management Plan (AMP) communicates the actions required for the management of Public Lighting Assets owned and maintained by the City of Charles Sturt (and services provided from assets), compliance with regulatory requirements, and funding needed to provide the required levels of service.

The identified funding scenarios and asset lifecycle management strategies in this AMP have been designed to ensure that Public Lighting Assets illuminate roads, paths and reserves throughout the Council area. These assets provide safer roads and paths, provide security at night and provide visual amenity in key precincts.

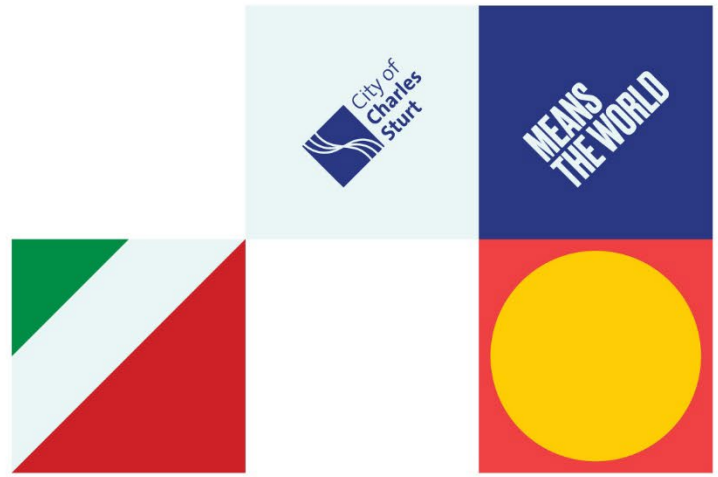
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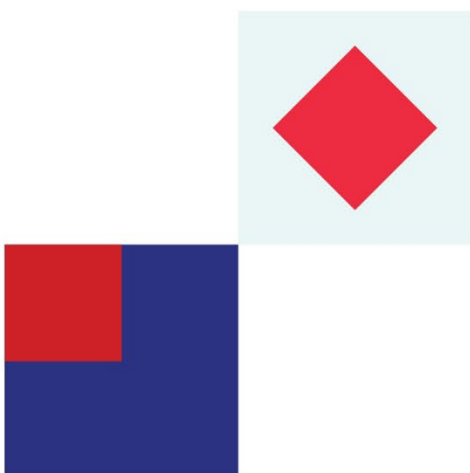
APPENDIX 2



Community Engagement Approach for Public Lighting Asset Management Plan (AMP) 2023

October 2023

Contact: Kath Mardon
Community Engagement Officer
Engineering Strategy & Assets
PH: 8408 1270
kmardon@charlessturt.sa.gov.au



Community Engagement Approach for Public Lighting Asset Management Plan (AMP) 2023

1. Purpose and Objectives

The purpose of this Community Engagement Approach is to articulate the process and measures that will be undertaken to ensure our community, stakeholders, The Mayor and Elected Members are appropriately informed and engaged in relation to the intent of this project. The engagement techniques referenced in this Community Engagement Approach are consistent with Council's Public Consultation Policy (PCP)

The revision of this Asset Management Plan is a matter set out in **Part 1** of Council's Public Consultation Policy (PCP) and follows the public consultation steps prescribed in the relevant parts of the Local Government Act 1999.

Legislative Requirements

The Local Government Act 1999 states the following requirements regarding the review of strategic management plans: Chapter 8, Part 1 - Strategic Management Plans; Section 122

Section 122 (4) – Requirement to undertake a review within two years of an election, that is November 2020.

Section 122 (6) – Council must adopt a process for public involvement in the review giving reasonable opportunity to be involved in the development and review of its strategic plans.

Section 122 (7) – Make available copies for inspection and purchase by the public.

Section 122 (8) – Specifically declare which plans will constitute the strategic management plans of the council.

The objectives of this Community Engagement Approach are to ensure that:

- Our Charles Sturt community has easy access to the appropriate information associated with the Review of the Lighting AMP.
- Our Charles Sturt community is given opportunities to provide comment and feedback on the review of our Lighting AMP in ways that promote community participation, and in ways that are inclusive and interesting.
- The process builds positive relationships between Council and the community, and positions Charles Sturt as an organisation that is providing sound management decisions.
- Information is provided to the Charles Sturt community of the decision and reasoning for the decision.

2. Project Background

Public Lighting Assets are all assets that have a primary function of facilitating illumination of public spaces within our City.

They include;

- Lighting for main roads/arterial roads
- Lighting for Local Streets and Carparks
- Reserve Lighting Assets (primarily for transport functions through reserves i.e. lighting paths through reserves)
- Sportsground Lighting
- Decorative Lighting

The Public Lighting Asset Management Plan (AMP) aims to establish a service level for Public Lighting Assets to ensure the overall Public Lighting Network is in suitable condition, of suitable technology, minimises maintenance requirements, has sufficient capacity for existing use and future demand on the asset network.

Public Lighting Assets are all assets that have a primary function of facilitating illumination of public spaces within our City. The requirements for Public Lighting Assets with the City of Charles Sturt are closely aligned with the City of Charles Sturt's Transport function requirement, placemaking precinct initiatives, open space reserve hierarchy, Environmental sustainability targets and uptake on technology. This is consistent with the 30-Year Plan for Greater Adelaide that facilitates a sustainable city through more compact communities, provision of opportunities for multiple land uses and increasing investment into clear service levels for vehicles, walking, cycling, public transport and shared mobility platforms.

The City of Charles Sturt aims to encourage a city of place for people and to meet all their community, transport, safety and service needs. Our Public Lighting Asset Network strategic objectives are;

- Support diverse events and experiences that bring people together and contribute to the history, culture and vitality of our neighbourhoods.
- Enhance the diversity of open spaces to create innovative, accessible and flexible community spaces.
- Drive an integrated, responsive transport system and well-maintained network of roads and paths that facilitate safe, efficient and sustainable connections.
- Charles Sturt is recognised as a leading partner and educator pursuing a sustainable future with our community.

This approach outlines the process of consultation on the Public Lighting AMP.

3. Consultation Scope

This consultation will be carried out in accordance with the requirements of Council's Public Consultation Policy Part 1 requirements. The aspects of the consultation for the Asset Management Plan that the community can influence are:

Project Negotiables

We are seeking to understand from our stakeholders and community the:

- General satisfaction of public lighting assets and how they perform
- Level of Service expectation or minimum required standards of the assets
- Renewal strategy for lighting fittings and posts

Project non-negotiables

- Changes to financial valuation information and audit renewal programs
- Timing of Consultation – Council must meet the legislative requirements prescribed in the Local Government Act 1999.

A minimum of 28-days from the date of advertisement, will be given to the community to submit any concerns, queries, or feedback. Any submissions received will be considered by the project team and responded to or actioned accordingly.

4. Communities of Interest

Stakeholders and people who reside in, own property in, and do business in the City of Charles Sturt form our communities of interest for this project.

Key stakeholders and communities of interest for this project include:

External

- The whole of City of Charles Sturt community.
- Mayor and Elected members.
- Local resident and business groups known to Council.
- Collaboration Councils (Cities of Marion and Port Adelaide Enfield).
- Department of Infrastructure and Transport (DIT)
- SA Power Networks Pty Ltd
- Origin Energy Pty Ltd
- AGL Pty Ltd
- Adjacent councils that share lighting assets within identified streets– Port Adelaide Enfield and West Torrens

Internal

- Relevant internal business units

5. Planning Community Engagement and Timeframe

The scope for community engagement includes the following steps and timing.

Step	Title	Description	Timeframe
1.	Prepare Approach	Prepare a community engagement approach in relation to the matter.	October 2023
2.	Authorise Approach	Obtain authorisation of the community engagement approach from the Council. CEA to be presented at the November AMC Meeting for endorsement along with the Draft Public Lighting AMP.	November 2023
3.	Undertake Community Engagement	The engagement activities include the following minimum statutory requirements under the Local Government Act 1999, Council's PCP (where applicable) and additional, discretionary engagement activities, as detailed in the techniques & promotions.	End January to end February 2024 Minimum 28 days
4.	Consider Feedback	Consider any feedback received within the consultation timeframe.	March 2024
5.	Council Decision	Council members will consider the report and recommendation(s) and decide on the matter. The right of a member of the community to address Council by way of deputation in support of any written submission may be granted at the discretion of the Mayor.	April 2024 AMC Report
6.	Communicate Decision	Following the adoption of the new Public Lighting Asset Management Plan and communicate by: <ul style="list-style-type: none">• YourSay Charles Sturt website page<ul style="list-style-type: none">○ Campaign email• City of Charles Sturt social media platforms.• Kaleidoscope article – if timing permits• Copies of the AMP are available at the principal office of the Council as well as Civic Centre Internal Street, Beverley Office, libraries and community centres.• E-Newsletter email	May/June 2024

Levels of Engagement

The level of engagement for this project is **Consult** given the:

- Few issues of interest involved in the matter.
- Moderate degree of impact on the community.
- Low to Moderate degree of complexity across a broad community of interest.

Communication and Engagement Techniques and Marketing Promotions

The following communication and engagement techniques and promotions are proposed.

- Video introducing the importance of our assets seeking participation
- Coloured brochures/posters displayed in Community Centres and Libraries -raising awareness and inviting participation.
- Port Road Banners x 2
- Digital signage in Internal Street and other TV locations
- YourSay Charles Sturt Website
 - Online survey
- Corflute signs with QR codes (limited, targeted locations)
- Direct email to YourSay Members
- Public Notice in the newspaper (The Advertiser)
- Latest News on website
- Social Media platforms
- Information available for inspection at Civic Centre (internal street)
- Email those who participated in the infrastructure survey
- eNewsletter (if timing permits)
- Kaleidoscope article (if timing permits)

Marketing and Communications

All Marketing and Communications requirements (listed above) will be detailed in a separate Marketing and Communications Plan once timing of this consultation has been defined.

Reporting on Community Engagement

All submissions received electronically, verbally and written will form the Community Engagement Feedback report which will be prepared detailing the outcomes and key themes along with the project next steps. The outcomes will be communicated to those only who responded via email, along with an update on the Your Say platform.

A report will be presented to the relevant Committee and then Council that summarises the community engagement process, community feedback and how this has informed any potential changes to the AMP.

6. Budget

The resources required to plan, deliver and report on the public consultation of the proposed Public Lighting Asset Management Plan include the following:

Resource Requirement	Budget Estimate
Internal administration costs (staff time) associated with the project and preparation of associated key messages and documents	Covered by recurrent operational budget Approx \$2000
Public Notice in Messenger Newspaper	\$800
Use of City of Charles Sturt website, Charles Sturt YourSay site, and City of Charles Sturt's social media platforms	Covered by recurrent operational budget
Printing and distribution of Posters for display in civic centre, libraries and community centres inviting participation	\$150
Charles Sturt Banners on Port Road (two banners) (under consideration)	\$600
Total	\$3550

7. Risk Management

The key issues and risks for Council if a community engagement approach is not delivered, or not delivered well, include:

- Balancing individual views with broader community views.
- Community satisfaction.
- Failing to understand community sentiments on a project.
- Impacts associated with project delays.
- Media interest.
- Reputational risks.

8. Approval of the Community Engagement Approach

Seek **Asset Management Committee** approval for the community engagement approach.

APPENDIX 3

Public Lighting Renewal Program - 2023/2024 (Current Year)				
	Location	Suburb	Service	Lighting Category
Current Year	Josiah Mitton Reserve (shared use path only)	Brompton	Shared use path	PP2
	Brompton Green Reserve (shared use path only)	Brompton	Shared use path	PP2
	Trust reserve	Semaphore Park	Shared use path	PP2
	Henley Grange Memorial oval	Henley Beach	Carpark Lighting	PC3
	Kingfisher Drive Walkway	Semaphore Park	Shared use path	PP2
	Huntingdale Reserve	West Lakes	Standard Path	PP3
	Hughes Street North	Woodville	Standard Path	PP3
Public Lighting Renewal Program - 2024/2025				
	Location	Suburb	Service	Lighting Category
Year 1	RTLP - Findon Road to Brentwood Road	Flinders Park	Shared use path	PP2
	RTLP - Hallet Blvd to South Road	West Hindmarsh	Shared use path	PP2
	Anthea Court/ Martinique reserve	West Lakes	Standard Path	PP4
Public Lighting Renewal Program - 2025/2026				
	Location	Suburb	Service	Lighting Category
Year 2	Lake Edge reserve		Standard Path	PP3
	Don Klaebe reserve		Carpark Lighting	PC3
	Collins reserve	Fulham Gardens	Shared use path	PP2
	Jubilee Reserve - Tower Lights	Woodville South	Tower Lights	TBC
	Titanium Stadium Tower Lights (subject to land sale)	Beverley	Tower Lights	TBC
Public Lighting Renewal Program - 2026/2027				
	Location	Suburb	Service	Lighting Category
Year 3	RTLP - River Street to Manton Street	Hindmarsh	Shared use path	PP2
	Angas Court Reserve	Renown Park	Path network	PP3
	Flinders Park Oval	Flinders Park	Carpark Lighting	PC3
	Woodville South Oval	Woodville South	Carpark Lighting	PC3
Public Lighting Renewal Program - 2027/2028				
	Location	Suburb	Service	Lighting Category
Year 4	RTLP- Brentwood Street to Holbrooks Road	Flinders Park	Shared Use Path	PP2
	Brompton Linear Reserve	Ridleyton	Shared Use Path	PP2

4.79 DRAFT COUNCIL BUILDINGS ASSET MANAGEMENT PLAN 2024 - 2034

TO Asset Management Committee

FROM: Coordinator Property Services - Dani Hopkins

DATE: 20 November 2023

Brief

This report presents the Draft Council Buildings Asset Management Plan 2024 - 2034 (AMP) in accordance with Council Policy and Legislation in preparation for community consultation as required under the Local Government Act 1999. The AMP incorporates all Council-owned buildings for endorsement to undertake the required community consultation process.

Recommendation

- 1. That the report be received and noted.**
- 2. That Council note the replacement value for the Council Owned buildings is estimated at \$204,000,000.**
- 3. That Council note the projected outlay necessary to provide the services over the 10-year planning period from 2024-2034 as follows:**
 - **Renewal - \$47,630,000**
 - **Upgrade - \$18,410,000**
 - **Operations - \$9,170,000**
 - **Maintenance \$28,230,000**
- 4. That the draft Council Buildings Asset Management Plan (Appendix 1) be endorsed for the purpose of community engagement. A final draft will be presented to the Asset Management Committee at the next available meeting for adoption.**
- 5. That Council endorses the 4-year capital works program for Council Buildings AMP (Appendix 2) for the purpose of community engagement.**
- 6. That Council endorse the Community Engagement Approach for the Council Buildings Asset Management Plan (Appendix 3).**

Status

This report relates to or impacts upon the following Community Plan Objectives 2020-2027.

Our Community - A strong and connected community

In our City no one gets left behind; everyone has access to quality resources, services, programs, information and social infrastructure to fully participate in their community.

Our Liveability - A liveable City of great places

City assets and infrastructure are developed and enhanced on a strategic and equitable basis in collaboration with local communities and other relevant parties, including industry and government.

Our Environment - An environmentally responsible & sustainable City

Charles Sturt is recognised as a leading partner and educator pursuing a sustainable future with our community.

Our Leadership - A leading & progressive Local Government organisation

The management of our city is progressive, responsive and sustainable to ensure a united and unique place for future generations.

Relevant Council policies are:

- Asset Accounting Policy
- Asset Fund Policy
- Environmental Sustainability Policy
- Sporting and Community Clubs Fees Policy
- Disability Access and Inclusion Plan
- Asset Management Planning Policy

Relevant statutory provisions are:

- Local Government Act 1999
- Local Government (Financial Management and Rating) Amendment Act 2005

Background

The Local Government Act 1999 states:

Chapter 8 – Administrative and financial accountability; Part 1 – Strategic Management Plans; Section 122 of the Local Government Act 1999 requires that:

“(1a) A council must, in conjunction with the plans required under subsection (1), develop and adopt –

- (a) a long-term financial plan for a period of at least 10 years; and
- (b) an infrastructure and asset management plan, relating to the management and development of infrastructure and major assets by the council for a period of at least 10 years

The Act also requires that a comprehensive review of the plans be undertaken within two years after a general election of the council.

The policy establishes a framework for implementing consistent asset management processes throughout the City of Charles Sturt. The Policy ensures that adequate provision is made for the long-term management of major council infrastructure assets by:

- Ensuring that Council’s services and infrastructure are provided in a sustainable manner, with the appropriate levels of service to residents, visitors and the environment.
- Safeguarding Council assets including physical assets by implementing appropriate asset management strategies and appropriate financial resources for those assets.
- Creating awareness amongst staff and elected members of our responsibilities for the creation and management of sustainable assets.
- Meeting legislative requirements for asset management.
- Ensuring resources and operational capabilities are identified and responsibility for asset management is allocated.
- Demonstrated transparent and responsible asset management processes that align with demonstrated best practice.
- Ensuring an integrated approach across all business units in asset management service delivery.

The previous Council Buildings Asset Management Plan (AMP) was presented to and endorsed by Council on 16 March 2020 (Item 4.20). At this time, a major review of the AMP was undertaken in accordance with Council’s Asset Management Policy and as required under the Local Government Act 1999.

Following this, further review of the AMP has been undertaken, to demonstrate responsive management of assets (and services provided from assets), compliance with regulatory requirements, and to communicate funding needed to provide the required levels of service over a 10-year planning period. The Asset Management Plan follows the format for Asset Management Plans recommended in Section 4.2.6 of the International Infrastructure Management Manual.

The Asset Management Plan is to be read with the organisation’s Asset Management Policy and the following associated planning documents:

- Community Plan 2016 – 2027

- Corporate Plan
- Open Space Strategy
- Development Plan
- Engineering and Open Space Development
- Environmental Sustainability Policy
- Sporting and Community Clubs Fees Policy
- Disability Access and Inclusion Plan

Report

The City of Charles Sturt is responsible for managing Council's owned building assets on behalf of its community.

The Council Buildings network comprises:

- Sporting Clubrooms
- Commercial Buildings
- Aged Accommodation Units
- Council Occupied (Civic) Buildings
- Libraries
- Community Centres
- Community Halls
- Public Toilets
- Sheds and Ancillary Buildings

These Council building assets have an estimated replacement value of \$204m (as at 30 June 2023). This represents an increase since the previous Asset Management Plan (AMP) in 2019, which was \$184m. This increase is a result of various improvements to the plan including:

- The formal audit of Council buildings in 2023;
- Inclusion of replacement costs for non-commissioned records;
- The componentisation of building assets data structure to align with industry standards;
- The development of new building assets since 2019; and
- Assets which have been discovered and included since the development of the previous AMP.

The Council Buildings Asset Management Plan is an important document that outlines:

- The anticipated future demand for the services provided by the asset including identifying desired increases in the services provided or rationalisation;
- The risks associated with the asset;
- Operation and maintenance of the network and the associated costs;
- Renewal costs for the network over the next 10 years;
- Upgrade costs for the network over the next 4 years;
- Life cycle costs and long-term financial plan for the network; and
- An Improvement Plan.

The projected outlay necessary to provide the services covered by this Asset Management Plan (AMP) including operations, maintenance, renewal and upgrade of existing assets over the 10-year planning period is \$103m or \$10.3m per year on average. Current available funding for this period as per Councils Long Term Financial Plan is \$68m or \$6.8m on average per year which is 67% of the cost to fund this Asset Management Plan.

The figures for the building renewals and upgrades reflect the current market rates including design, project management and other relevant project costs. Building upgrades identified in the Asset Management Plan include sporting club changeroom upgrades which will continue the Unisex Participation Changeroom Upgrade Program endorsed by Council on 7 May 2018 (CS Minutes 07/05/18, Item 3.19). Within the next four years the

following changerooms are identified for an upgrade to their existing facilities to accommodate female participation:

- Ledger Reserve
- Grange Recreation Reserve (Hockey)
- Henley Memorial Oval
- Collins Reserve

NOTE: Previously two (2) changerooms per year were allowed for, however this has been reduced to one (1) per year due to cost increases and the reduction of external funding budgets.

Building that are identified renewal over the next four (4) years include the following:

2024/25

Construction - Whole of Building Renewal - Beverley Depot

Construction - Whole of Building Renewal - Ngutungka Henley

Sporting Club Changeroom Upgrades - Percy Fox Grandstand Changeroom

2025/26

Construction - Whole of Building Renewal - Sam Johnson Reserve Clubrooms

Sporting Club Changeroom Upgrades - Ledger Reserve Clubrooms

2026/27

Concept Planning - Whole of Building Renewal - Trust Reserve

Sporting Club Changeroom Upgrades - Grange Recreation Reserve Hockey

2027/28

Construction - Whole of Building Renewal - Trust Reserve Changeroom

Sporting Club Changeroom Upgrades - Henley Memorial Oval Clubrooms

Financial and Resource Implications

The projected outlay necessary to provide the services covered by this Asset Management Plan is \$103m or \$10.3m on average per year which covers operations, maintenance, renewal and upgrade of existing assets over the 10 year planning period.

Current available funding for this period as per Councils Long Term Financial Plan is \$68m or \$6.8m on average per year which is 67% of the cost to fund this Asset Management Plan.

The estimated budget deficit of \$35m can be attributed to various following factors;

- Significant impacts across the construction and maintenance industries which were heavily impacted by the Covid-19 pandemic market conditions, the construction industry has seen a 32% increase in costs since the previous AMP in 2018. This increase determined by an independent quantity surveyor has been applied to all unit rates making up the Building Component Renewals.
- Cost of ensuring Council is able to deliver on their commitment to address Climate Change by using environmentally sustainable materials (ESM) where possible incurs an additional cost increase. This increase has been built into all costs published in this AMP. (See section 7 for further detail)
- Councils Commitment to upgrade sporting facilities to encourage and support female participation to be delivered within industry standard and within compliance/sporting code guidelines.

The projected average annual outlay necessary to provide the services is as follows:

Capital

- Renewal - \$4,763,000
- Upgrade/New - \$1,841,000

Operating

- Operations – \$917,000
- Maintenance - \$2,823,000

Renewal/replacement expenditure is major work which does not increase the asset's design capacity but restores, rehabilitates, replaces or renews an existing asset to its original service potential. Renewal and replacement expenditure can also include work required to bring the asset into compliance with current legislative, technical or operational requirements for example: disability access & inclusion requirements, health & food safety requirements or provision of sanitary facilities. This can also sometimes be referred to as current replacement cost (CRC).

Customer Service and Community Implications

A Community Survey Report was conducted in March 2019 to capture City of Charles Sturt residents' and business owners' satisfaction with aspects of services and facilities provided by Council and to test the importance of specific aspects of service provided to the community. As part of the continuous improvement strategy for Council Owned Buildings, another survey is planned to take place in 2024.

Environmental Implications

This plan contributes to achieving the appropriate balance of social, cultural, environmental and economic services; the keys to sustainability. Whilst assets are about the physical; at the forefront to this planning is our community – the current and future users of the assets.

Community Engagement/Consultation (including with community, Council members and staff)

In accordance with Council's Public Consultation Policy, the draft AMP will be presented to the community for a 4-week consultation period and, if required, amendments will be made to the AMP accordingly. The AMP will then be presented to the Committee for endorsement at the next available meeting.

The Community Engagement approach is detailed in **Appendix 3**.

Risk Management/Legislative Implications

The purpose of infrastructure risk management is to document the results and recommendations resulting from the periodic identification, assessment and treatment of risks associated with providing services from infrastructure, using the fundamentals of International Standard ISO 31000:2009 Risk management – Principles and guidelines.

An assessment of risks associated with service delivery from infrastructure assets has identified critical risks that will result in loss or reduction in service from infrastructure assets or a 'financial shock'. The risk assessment process identifies credible risks, the likelihood of the risk event occurring, the consequences should the event occur, develops a risk rating, evaluates the risk and develops a risk treatment plan for non-acceptable risks.

Conclusion

Council's building infrastructure assets play a significant role for the community to meet and engage within our City, as well as providing opportunities for our community to participate in a range of community activities.

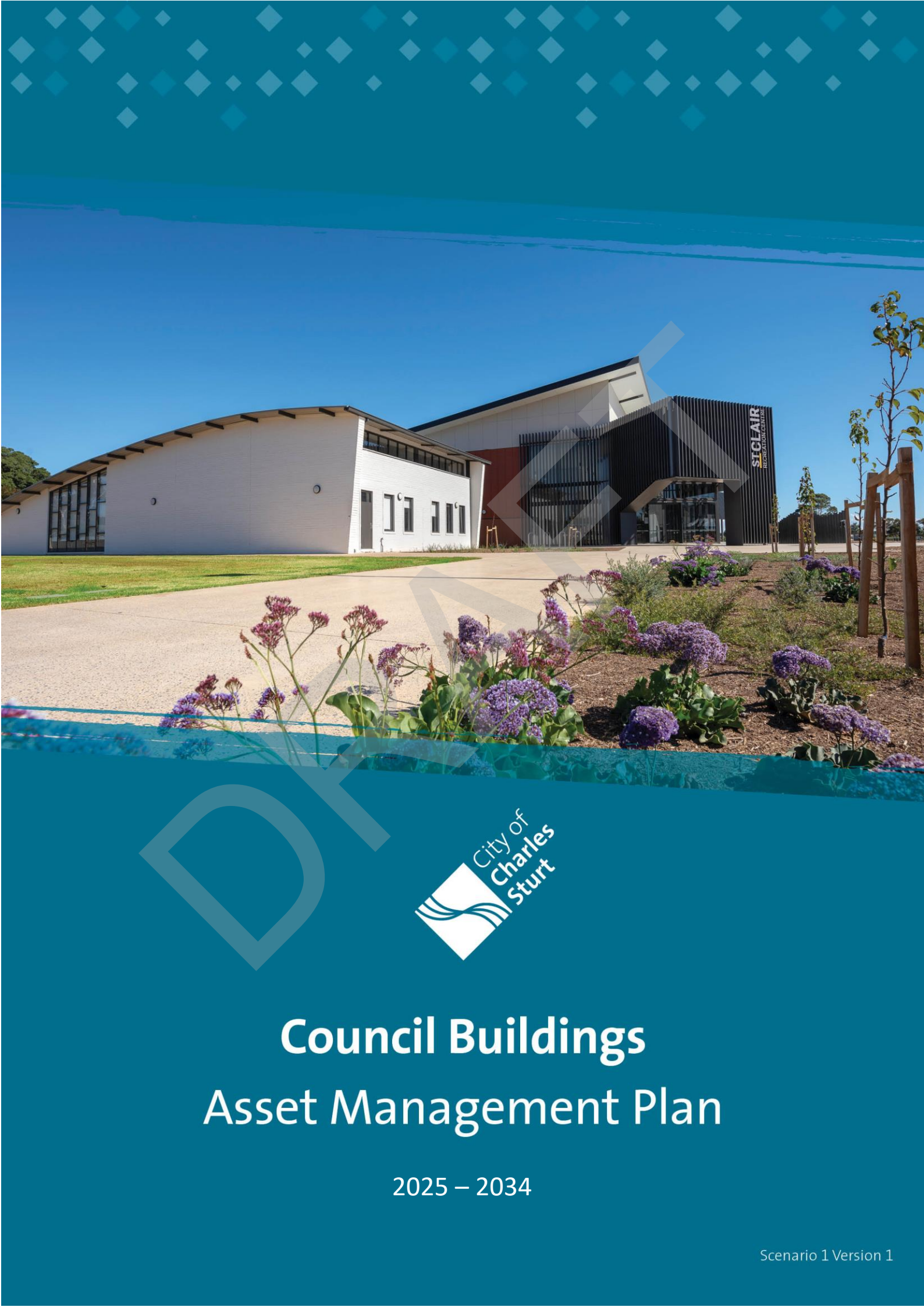
The outcomes of the customer research and desired levels of service provide a focus in moving forward with the development of these assets and provide insight into our stakeholder requirements.

The Council Buildings Asset Management Plan (refer **Appendix 1**) provides a framework for managing the assets in the short, medium and long term and is an important link between Council's Long-Term Financial Plan and the Annual Business Plan and Budget.

Appendices

#	Attachment
1	Appendix 1 - Draft Council Buildings - Asset Management Plan 2023
2	Appendix 2 – Projected 4 Year Capital Works Program Buildings and Property Services
3	Appendix 3 - Community Engagement Approach - Draft Council Buildings Asset Management Plan 2023

APPENDIX 1



Council Buildings Asset Management Plan

2025 – 2034

Document Control

Asset Management Plan



Document ID : 23/218248

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1	24 February 2015	Draft Version 1	MLI	PNE, RHA	-
2	6 March 2015	Draft	MLI	ABR	-
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5	12 May 2015	Final	MLI	GM Asset Management	Jan Cornish
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1. EXECUTIVE SUMMARY

The City of Charles Sturt embraces some of Adelaide's oldest suburban developments with many housing and business facilities dating back many years. Over time and under current and previous organisation guidance the area has grown to include many diverse services utilising a mixture of infrastructure and soft assets. For many years the City has grown both in size and demand with the coming years being no different in reflecting the State's 30 year plan for growth. Asset age and therefore intervening investment to ensure condition and service continues to provide the organisation and its staff with a challenge.

The City of Charles Sturt exists to provide services to its community, some of which are provided by infrastructure assets. Infrastructure assets have been acquired by construction, by contracts or through contribution of new public infrastructure from developers. The organisations' goal in managing infrastructure assets is to meet a defined level of service in the most cost-effective manner for present and future consumers.

Asset Management Plans (AMP) are an important tool in balancing investment in both growth and maintenance.

This plan contributes to achieving the appropriate balance of social, cultural, environmental and economic services, the keys to sustainability. Whilst assets are about the physical; at the forefront to this planning is our community – the current and future users of the assets.

1.1 Asset Description

The Council Building network is comprised of various building types including:

- Sporting Clubrooms
- Commercial Buildings
- Aged Accommodation Units
- Council Occupied (Civic) Buildings
- Libraries
- Community Centres
- Community Halls
- Public Toilets

These Council Building assets, which is a subset of the building financial classification have a current replacement cost of **\$204m** (as at 30 June 2023). This increase, since the previous plan was adopted, is a result of a range of factors, including:

- The formal audit of Council Buildings in 2023.
- Inclusion of replacement costs for non-commissioned records.
- The componentisation of building assets data structure to align with an industry standard.
- The development of new assets since the 2019 AMP.
- Assets which have been discovered and included since the development of the previous AMP.

An independent valuer was contracted to undertake an extensive review of Councils Buildings portfolio in 2018 with the next major review to be undertaken in 2024.

This was conducted with close collaboration with staff to ensure the highest level of confidence in the data. A quantity Surveyor was also engaged to review current unit rates of building components for the smaller renewal works and provide insight into the current market trends across the industry for building construction and maintenance costs.

1.2 What does it Cost?

Revaluation of assets and/or reviews of useful lives often result in an increase to ongoing depreciation expense.

This results in an increase in the depreciation expenses for our assets within the operating budget and as such an increase in rates levied to cover the extra expense ensuring Council's sustainable operating position is maintained. These increases will be included in the assumptions and built into successive updates of the LTFP.

For year ending June 2023 total depreciation for buildings and other structures was \$4.1m. This represents an increase from the previous AMP where the annual depreciation expense was \$3.7m.

This increase impacts the operating expense, which subsequently must be taken into account when evaluating council's ongoing financial sustainability. This information is built into successive LTFP forecasts.

The projected outlay necessary to provide the services covered by this Asset Management Plan is \$103m or \$10.3m on average per year which covers operations, maintenance, renewal and upgrade of existing assets over the 10 year planning period.

Current available funding for this period as per Councils Long Term Financial Plan is \$68m or \$6.8m on average per year which is 67% of the cost to fund this Asset Management Plan.

The estimated budget deficit of \$35m can be attributed to various following factors;

- Significant impacts across the construction and maintenance industries which were heavily impacted by the Covid-19 pandemic market conditions, the construction industry has seen a 32% increase in costs since the previous AMP in 2018. This increase determined by an independent quantity surveyor has been applied to all unit rates making up the Building Component Renewals.
- Cost of ensuring Council is able to deliver on their commitment to address Climate Change by using environmentally sustainable materials (ESM) where possible incurs an additional cost increase. This increase has been built into all costs published in this AMP. (See section 7 for further detail)
- Councils Commitment to upgrade sporting facilities to encourage and support female participation to be delivered within industry standard and within compliance/sporting code guidelines.

A detailed breakdown of the funding shortfall is set out in the table below.

Projected Expense	Annual Shortfall (Average)	Total Shortfall	Reason
Building Component Renewals	\$174,331	\$1,743,316	Inflation since 2018
Building Contingency Renewals	\$3,600	\$36,000	Provision for improved environmental sustainability
Office Configuration Modifications	\$810	\$8,100	Provision for improved environmental sustainability
Unisex Changeroom Upgrades	\$1,170,700	\$11,707,000	Continuation of Council Resolution AM Committee - Item 4.20 (16/3/2020). Council Item 2.2.1 (23/3/2020) endorsed unisex Changeroom renewals.

Whole Building Renewal Concept Planning/Design/Documentation	\$55,900	\$559,000	Continuation of Previous AMP Building Renewal Strategy
Whole Building Renewal Construction	\$2,094,684	\$20,946,848	Continuation of Previous AMP Building Renewal Strategy
Operating Expenses	\$16,210	\$162,198	Provision for improved environmental sustainability
Maintenance Expenses	\$49,929	\$499,299	Provision for improved environmental sustainability
Totals	\$3,566,266	\$35,662,661	

The projected outlays from this AMP will be adopted in the LTFP when it is next reviewed.

The projected average annual outlay necessary to provide the services is as follows:

Capital

- Renewal - \$4,763,000
- Upgrade/New - \$1,841,000

Operating

- Operations – \$917,000
- Maintenance - \$2,823,000

The operation and maintenance forecast are based on a 4-year average of the accumulated financial actuals relating to property assets financial expenses. A detailed breakdown can be located within Councils electronic records management system.

The 4-year renewal program outlined in this AMP includes whole of building renewals at:

- Beverley Depot
- Henley Ngutungka
- Sam Johnson Reserve Clubrooms
- Trust Reserve Changerooms

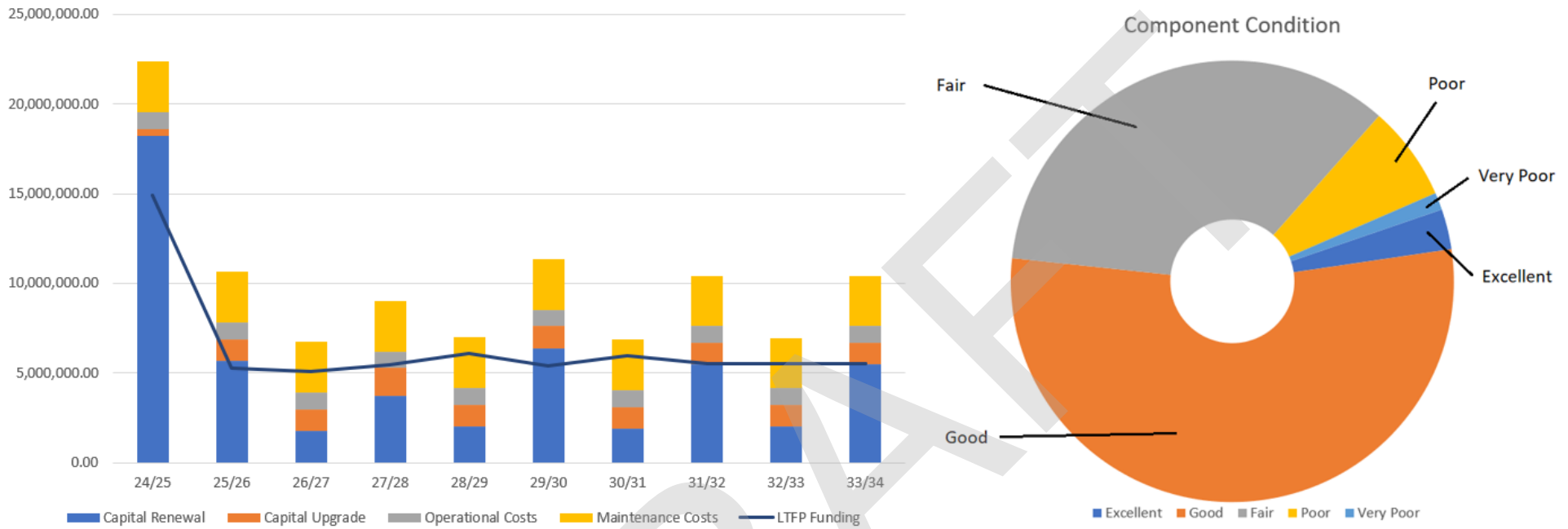
As part of the Government of South Australia’s Grassroots Football, Cricket, and Netball Facility Program the City of Charles Sturt will facilitate sporting club changerroom upgrades. Each year one club will be nominated for an upgrade. This was previously two clubs but has been reduced to one per year for the duration of this AMP due to a dramatic increase in construction costs across the industry.

The next 4-year upgrade program includes the following clubs:

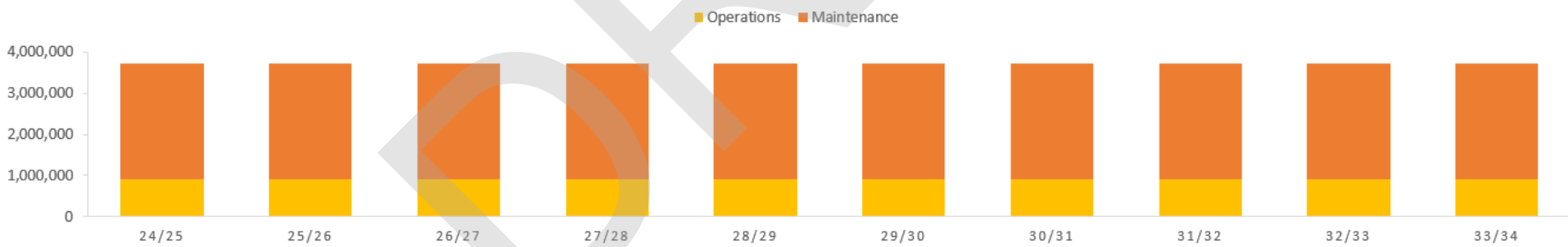
- Ledger Reserve Changerooms
- Grange Hockey Clubrooms
- Henley Memorial Oval Clubrooms
- Collins Reserve Clubrooms

Endorsing this AMP allows these figures to be transferred to the Long-Term Financial Plan. Projected expenditure required to provide services in the AMP compared with planned expenditure currently included in the Long-Term Financial Plan are shown in the graph on the following page.

DRAFT



OPERATING AND MAINTENANCE FORECASTS



2. INTRODUCTION

2.1 Background

This asset management plan is to demonstrate responsive management of assets (and services provided from assets), compliance with regulatory requirements, and to communicate funding needed to provide the required levels of service over a 10-year planning period. The Asset Management Plan follows the format for AM Plans recommended in Section 4.2.6 of the International Infrastructure Management Manual. 1

The Asset Management Plan is to be read with the organisation's Asset Management Policy and the following associated planning documents:

- Community Plan 2016 – 2027
- Corporate Plan
- Open Space Strategy (In draft format awaiting consultation)
- Development Plan
- Engineering and Open Space Development Guidelines
- Asset Accounting Policy
- Asset Fund Policy
- Environmental Sustainability Policy
- Sporting and Community Clubs Fees Policy
- Disability Access and Inclusion Plan
- Regional Sporting Facility Supply and Demand Study

The Council Building assets covered by this AMP are outlined in section 1.1. These assets are used to provide Council Buildings to service our community.

Updates have been made to this AMP since the previous 2019 version, and these are summarised as follows:

- The increased asset stock, since the previous AMP, is largely due to the renewal works as previously listed in the 2018 AMP and as a result of the buildings audit undertaken in 2023 including discovered assets.
- The maintenance and renewal of club assets where they are not accessible to the general public are the responsibility of the Club as outlined in Council's '*Sporting and Community Clubs Fees Policy*' – September 2023 TRIM12/270436[V6]

The process for preparing an asset management plan is shown on the following page.

INFORMATION FLOWS

- Asset register data on size, age, value, remaining life of the network
- Unit rates for categories of work/material
- Adopted service levels
- Projections of various factors affecting future demand for services
- Correlations between maintenance and renewal, including decay models
- Data on new assets acquired by council

ASSET MANAGEMENT PLAN

- Assumed Works Program and trends
- Resulting budget, valuation and depreciation projections
- Useful life analysis

- Long term financial plan
- Strategic business plan
- Annual budget
- Departmental business plans and budgets

3. LEVELS OF SERVICE

Levels of Service are a commitment to carry out a given action or actions within a specified time frame in response to an event or asset condition data. The levels of service defined in this section will be used to:

- Identify the desired level of service that our customers seek and clarify the level of service that our customers should expect;
- Identify works required to meet these levels of service;
- Identify the costs and benefits of the services offered; and
- Enable Council and customers to discuss and assess the suitability, affordability, and equality of the existing service level and to determine the impact of increasing or decreasing this level in future.

The adopted levels of service for Council owned property assets are based on legislative requirements, customer research and expectations (outlined in section 3.2), and corporate goals (outlined in section 4.1).

3.1 Customer Research and Expectations

A Community Survey

was conducted in March 2019 to capture City of Charles Sturt residents’ and business owners’ satisfaction with aspects of services and facilities provided by Council and to test the importance of specific aspects of service provided to the community.

Overall, **68%** of people were satisfied with Council’s performance. Levels of satisfaction for community facilities such as Libraries, Community Centres, Sporting Clubs and Council/Town Halls at **91%**.

Table 3.1.1 City of Charles Sturt 2019 Community Survey Report - Community facilities Page 14

Location	Importance	Usage	Satisfaction (2019)	Change in satisfaction (since 2018)
Libraries	80%	40%	94%	1% increase
Community centres	70%	12%	86%	1% increase
Sporting clubs	66%	20%	88%	6% increase
Council/ Town halls	52%	5%	96%	6% increase

Whilst these results are positive, council strives to develop an environment of continuous improvement, which is underpinned by our Community Plan 2016 – 2027 in particular, Our Liveability – Charles Sturt will continue to evolve as a destination of choice to live and visit. Local places will bring people together and new ways of living will revitalise our suburbs to create a liveable City of great places.

The next Community Survey is planned for 2024.

3.2 Levels of Service

Community Levels of Service measure how the customer receives the service and whether value to the customer is provided.

Technical Levels of Service are defined by standards and legislative requirements and relate to the allocation of resources to service activities that the Council undertakes to best achieve the desired community outcomes and demonstrate effective organisational performance.

The community and technical levels of service relevant to this AMP are as follows:

- **Quality** *The condition of the whole of building as assessed during the independent valuation process. Assessment is based on Australian Standard.*
- **Function** *Is the building performing to meet its current use, or any proposed future use including the requirement for facilities that allow for female participation?*
- **Capacity** *Is the building able to meet the requirements for the volume of users in its current use, or any proposed future use?*
- **Utilisation** *How frequently is the building used?*
- **Legislative Compliance** *Does the service comply with current legislation?*
- **Risk Consequence** *The risk consequence of either personal injury, financial loss to Council or an inability to perform core Council functions.*
- **Risk Likelihood** *The likelihood of an incident occurring based on whether the building provides a safe environment for its users. Building Code and DDA issues are considered as part of this assessment.*
- **Criticality** *How critical is the building to delivering Councils core services to the community?*

3.3 Desired Levels of Service

At present, indications of desired levels of service are obtained from various sources including tenant’s feedback to Councillors and staff, service requests and correspondence are considered when capital improvements are made to each building. Council undertook a review of the current levels of services for all council owned properties which now defines the renewal and upgrade priority matrix that will target properties deemed to a meet desired levels of service in future buildings works. This will be reflected in future revisions of this asset management plan following public consultation. Table 3.3.1 outlines the criteria.

Table 3.3.1 Property Services Building and Sporting Club Priority Matrix rating criteria.

CONDITION	FUNCTION	CAPACITY	UTILISATION	RISK CONSEQUENCE	RISK LIKELIHOOD	CRITICALITY
1 - Very Good Condition	1 - Easily Performs	1 - Easily Meeting	1 - Not Utilised	1 - Insignificant	1 - May Occur	N/A
2 - Minor Defects Only	2 - Adequately Performs	2 - Adequately Meeting	2 - Infrequently Utilised	2 - Minor	2 - Could Occur	2 - non-Critical
3 - Maintenance Required	3 - Performing	3 - Usually Meets	3 - Moderately Utilised	3 - Moderate	3 - Might Occur	3 - Moderate
4 - Requires Renewal	4 - Lowest Level	4 - Frequently Fails	4 - Frequently Utilised	4 - Major	4 - Probable	4 - Important
5 - Asset Unserviceable	5 - Not Performing	5 - Unable to Meet	5 - Repeatedly Utilised	5 - Catastrophic	5 - Expected	5 - Critical

4. FUTURE DEMAND

4.1 Corporate Goals

This asset management plan is prepared under the direction of the City of Charles Sturt's planning documents outlined in section 2.1. Relevant goals and objectives of the Community Plan 2016 – 2027 that are addressed in this AMP are as follows:

- **Goal - Our Liveability - A liveable city of great places.**
 - City assets and infrastructure are developed and well maintained on a strategic and equitable basis.
 - Enhance the quality and diversity of open and public spaces.
 - Create valued urban places that bring people together and reflect local character and identity.
- **Goal - Our Environment - An environmentally responsible and sustainable city.**
 - Continue to implement climate change mitigation and adaptation solutions.
 - Enhance the state of the City's environment and biodiversity.
- **Our Leadership - A leading and transformational local government organisation**
 - Adaptive and sustainable management of the City's finances.

4.2 Managing Demand

Drivers affecting demand include population change, changes in demographics, trends in recreation and sport seasonal factors, vehicle ownership rates, consumer preferences and expectations, technological changes, economic factors, agricultural practices, environmental awareness, etc.

Demand for new services will be managed through a combination of managing existing assets, upgrading of existing assets and providing new assets or considering asset consolidation to meet demand and demand management. Demand management practices include non-asset solutions, insuring against risks and managing failures.

Identifying future demand for buildings can be a complex exercise with occupiers of our buildings regularly wishing for improvements to their facility. Buildings can be well maintained and in good condition but may not be functionally adequate for its users. This is particularly the case for Sporting Clubs who face challenges such as fluctuating participation rates (prompting calls for expansion) and increasing expenses (prompting clubs to seek improved facilities for venue hire or catering requirements). There is an increasing demand for the participation by women in traditionally male dominated sports adding to these requirements. Community attitudes and expectations also rapidly change which can lead to buildings failing to meet the expectations of the community. Prior to any building upgrade the new licence fees are calculated based on the sporting club leases and licence fees policy. The sporting club is then required to agree to the increase in licence fees.

To assist in managing these demands, representatives of the Open Space, Recreation and Property Portfolio review each building annually against a set of criteria measuring how the building performs to both the technical levels of service and the community levels of service. This assessment provides a ranking which forms the basis for major renewal/upgrade works of the entire building. The specific assessed criteria can be found below in Table 4.2.1.

Table 4.2.1: Upgrade Priority Ranking Criteria

Criteria	Weighting %
Target Groups Does the Building have programs that benefit a diverse/broad range of user/community groups. Is the building available to any or all of the Community?	25%
Usage Number of people use the facility?	25%
Safety / Compliance Does the building provide a safe environment for it's users? Does the Building comply with current Building Code regulations. What is the potential for DDA related issues/incidents at the building	20%
Fit for Purpose Is the building fit for its current/proposed future use (including facilities that allow for female participation in Rec Buildings)	15%
Condition Overall condition of the building as assessed independently	15%

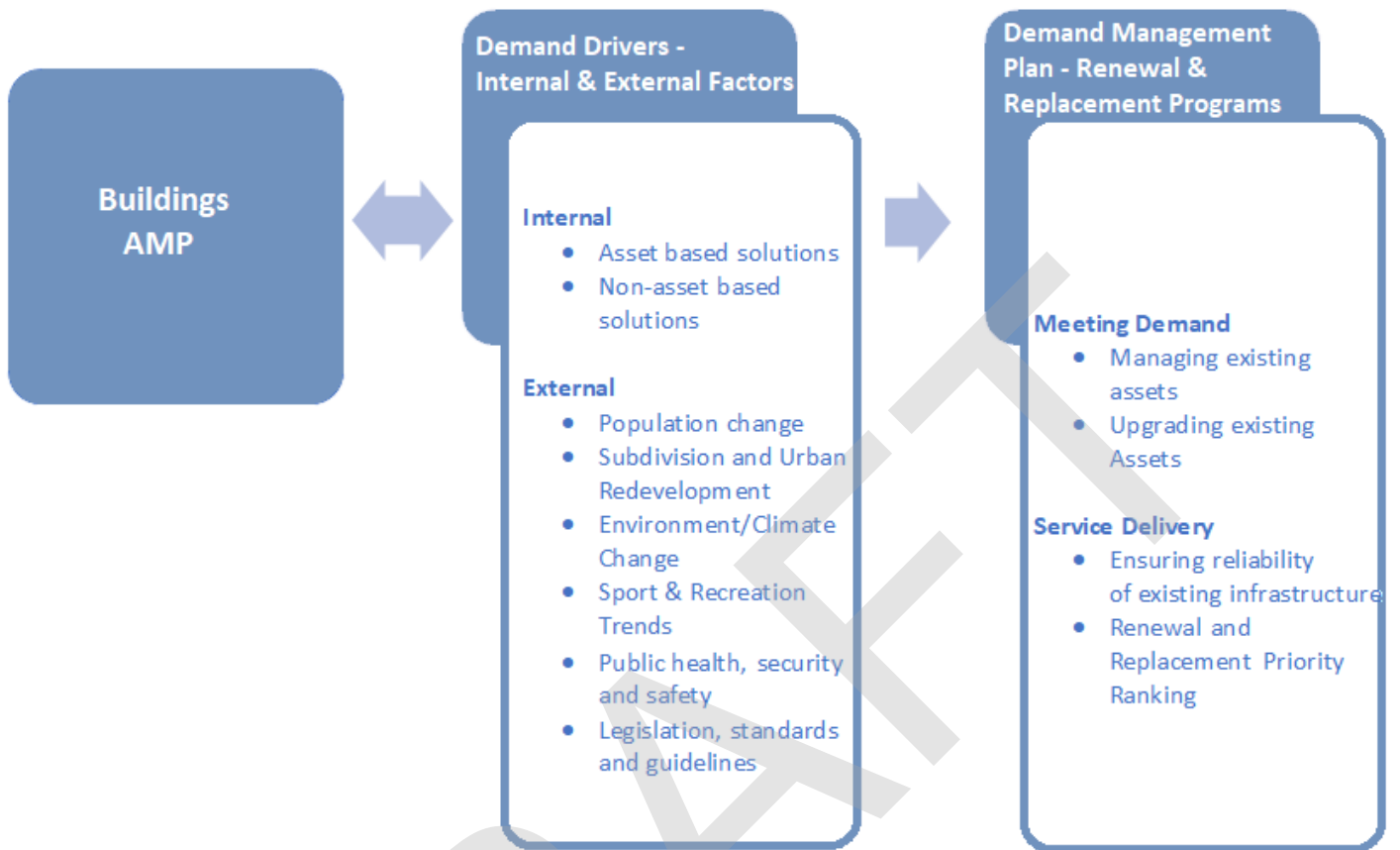
The detailed Property Services Building and Sporting Club Evaluation Matrix can be found within Councils electronic records management system reference 23/28066.

On average it is anticipated that one major renewal/upgrade is completed every 2 years. Costs for this are estimated based on Quantity Surveyors Estimates for future works and similar projects from previous years. Extensive consultation is conducted for each specific project. These works are in addition to the annual forecast renewals which are based purely on the condition of renewable components such as carpets and roofing which occur as required.

Future requests for sporting club capital works should be assessed in accordance with the guidelines and principles outlined in Councils Sporting and Community Clubs Fees Policy and encourage that future upgrades of buildings, or new buildings, enables multi-purpose use. Non-asset solutions focus on providing the required service without the need for the organisation to own the assets and management actions including reducing demand for the service, reducing the level of service (allowing some assets to deteriorate beyond current service levels) or educating customers to accept appropriate asset failures.

Examples of non-asset solutions include providing services from existing infrastructure such as aquatic centres and libraries that may be in another community area or public toilets provided in commercial premises.

Figure 1: Demand Drivers, Projections and Impact on Services



The City of Charles Sturt assessed all property categories and derived a ranking criterion to determine priority of identified renewal and replacement proposals which is detailed in Table 4.2.2.

Table 4.2.2: Renewal and Replacement Priority Ranking Criteria

Criteria	Weighting %
<p>Condition The condition of the whole of building as assessed during the independent valuation process. Assessment is based on Australian Standard AASB13.</p>	20%
<p>Function Is the building performing to meet its current use, or any proposed future use? <i>E.g. including the requirement for facilities that allow for female participation.</i></p>	20%
<p>Risk Consequence The risk consequence of either personal injury, financial loss to Council or an inability to perform core Council functions.</p>	20%
<p>Risk Likelihood The likelihood of an incident occurring based on whether the building provides a safe environment for its users. Building Code and DDA issues are considered as part of this assessment.</p>	20%
<p>Criticality How critical is the building to delivering Councils core services to the community?</p>	20%

5. LIFECYCLE MANAGEMENT

The lifecycle management plan details how the organisation plans to manage and operate the assets at the agreed levels of service (defined in Section 3) while optimising life cycle costs. Based on Council's current knowledge and audit data, the expected useful lives (EUL) of property assets are summarised in councils electronic records management system reference 23/31801. Council also acquired an independent assessment by a Quantity Surveyor to determine appropriate useful life and unit rates of council's building components.

5.1 Asset Condition

The assets covered by this asset management plan are outlined in Section 1.1. The useful life of an asset is defined as a period over which a depreciable asset is expected to be fully utilised, however, this period can be significantly impacted by Council's maintenance practices.

Condition is monitored via independent audit every 5 years. This audit determines the condition of each sub-component (roof, carpets etc.) of our buildings. A review of those components nearing renewal is undertaken by our staff annually to confirm that renewal is required before budget bids are submitted.

A condition assessment of Council owned property assets was conducted in 2023 as part of council's ongoing condition and valuation audit program (5-year schedule cycle).

Overall, Council's property assets are in fair condition. This is due to the nature of building assets whereby factors such as limited resources to fulfil whole of building renewals/upgrades and expected service levels established in early AMP's. Current data confidence is high, it is important to note that the valuation of property assets was carried out at the financial component: -

- **Superstructure** - Part of the building which is constructed above the ground level such as Basement Walls, Columns above tops of bases, Roof, Staircases, Floor Finishes, External Floors. Excludes all non-structural work associated with the internal services.
- **Substructure** - The structurally sound and watertight base upon which to build which includes the basement and foundation excavations; piers, piles, pedestals, beams and strip footings; foundation walls; drop aprons; hard-core filling; work slabs and damp-proofing or other membranes; floor structures; subsoil drainage; ducts, pits, bases and service tunnels; entrance steps, ramps and their finishes; steps and ramps in the one floor level; structural screeds and toppings; covered swimming pools; all other work up to but excluding the lowest floor finish.
- **Fit outs and Fittings** - The fit out of the building with built-up fitments and fixed items such as benches, cupboards, shelving, racks, seats, counters, chalkboards, notice boards, signs and name plates, coat rails and hooks, mirrors, windows, W.C. suites, urinals, basins, sinks and tubs, troughs and runnels, drinking fountains, slop hoppers, showers, hobs, showers, soap and toilet paper holders, towel rails and hand driers, tapware, including External & Internal Doors.
- **Finishes** – Includes the internal Wall, External Wall, Internal Floor, External Floor, and Ceiling Finishes.
- **Services** – Internal and External elements within a building such as Fire, Electrical, Gas, Hydraulic, Mechanical and Security services.

A Quantity Surveyor was engaged to provide an update on the building's "non-financial" component assets useful lives and unit rates. The method adopted was to take a percentage factor based on the data provided by an independent Quantity Surveyor. The method and indices were the basis for the costings of June 2018, this method was then used to determine the June 2026 costs resulting in an increase of 31.57% rate using June 2018 as the benchmark.

Council staff review assets that are due for renewal annually, and this AMP has been updated to ensure all priority assets are included for renewal in 2025 or at an appropriate time, based on:

1. Asset condition;
2. Useful remaining life;
3. Strategic importance (priority matrix);

Condition is measured using a 1 – 5 grading system¹ as detailed in Table 5.1.1.

Table 5.1.1: Simple Condition Grading Model

Condition Grading	Description of Condition
1	Excellent: only planned maintenance required
2	Good: minor maintenance required plus planned maintenance
3	Fair: significant maintenance required
4	Poor: significant renewal/rehabilitation required
5	Very Poor: physically unsound and/or beyond rehabilitation

5.2 Operations and Maintenance Plan

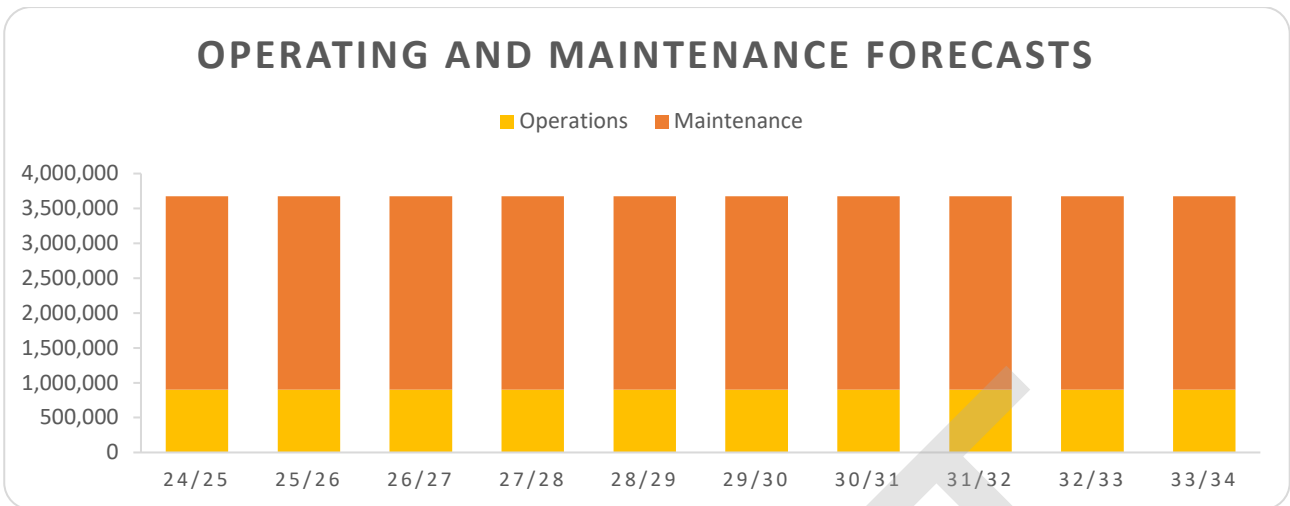
Operations include regular activities to provide services such as public health, safety and amenity, e.g. Utilities. Routine maintenance is the regular on-going work that is necessary to keep assets operating, e.g. (Painting, cleaning, contractors etc) this also includes instances where portions of the asset fail and need immediate repair to make the asset operational again. (CM 22/125395 & 22/125391 Council Buildings Maintenance Service Standards & Council Buildings Maintenance Plan).

5.2.1 Summary of future operations and maintenance expenditures

Future operations and maintenance expenditure is forecast to trend in line with the value of the asset stock as shown in Figure 3. Note that all costs are shown in current 2023 dollar values (i.e. real values) and all operational and maintenance works are planned annually in the recurrent budget showing an annual 5.44% growth based on the Forecast Access Estimates (CPI) figures.

Figure 3: Projected Operations and Maintenance Expenditure

¹ IPWEA, 2015, IIMM, Sec 2.5.4, p 2|80.



The annual average **operations and maintenance** expenditure is estimated at **\$3.74m**, includes administrative overheads and operating costs for field staff and external contractors. Annual operations and maintenance expenditure will increase as new assets are acquired.

Maintenance includes all actions necessary for retaining an asset as near as practicable to an appropriate service condition including regular ongoing day-to-day work necessary to keep assets operating, e.g. oiling of timber elements on reserve furniture, but excludes rehabilitation or renewal activities. Maintenance may be categorised into reactive, planned and specific maintenance work activities.

Reactive maintenance is generally logged via Council’s Customer Request Management (CRM) system, with work programmed through a Work Order (WO) process through the Works and Assets Systems. This repair work is carried out in response to service requests and management/supervisory directions.

Planned maintenance is repair work that is identified and managed through a Planned Maintenance Management System (PMMS). PMMS activities include inspection, assessing the condition against failure/breakdown experience, prioritising, scheduling, actioning the work and reporting what was done to develop a maintenance history and improve maintenance and service delivery performance. Specific maintenance is replacement of higher value components/sub-components of assets that is undertaken on a regular cycle.

5.3 Renewal/Replacement Plan

Renewal and replacement expenditure is major work which does not increase the asset’s design capacity but restores, rehabilitates, replaces or renews an existing asset to its original service potential. Renewal and replacement expenditure can also include work required to bring the asset into compliance with current legislative, technical or operational requirements for example: disability access & inclusion requirements, health & food safety requirements or provision of sanitary facilities. This can also sometimes be referred to as current replacement cost (CRC).

CRC’s for whole of building renewals are reviewed annually and based on the invoiced costs and quantity surveyors estimates and verified/adjusted following a comparison with recent similar projects.

CRC’s for building component renewals are reviewed annually and based on previous similar projects and verified by an independent quantity surveyor.

Work over and above restoring an asset to original service potential is considered to be an upgrade/expansion or new work expenditure resulting in additional future operations and maintenance costs.

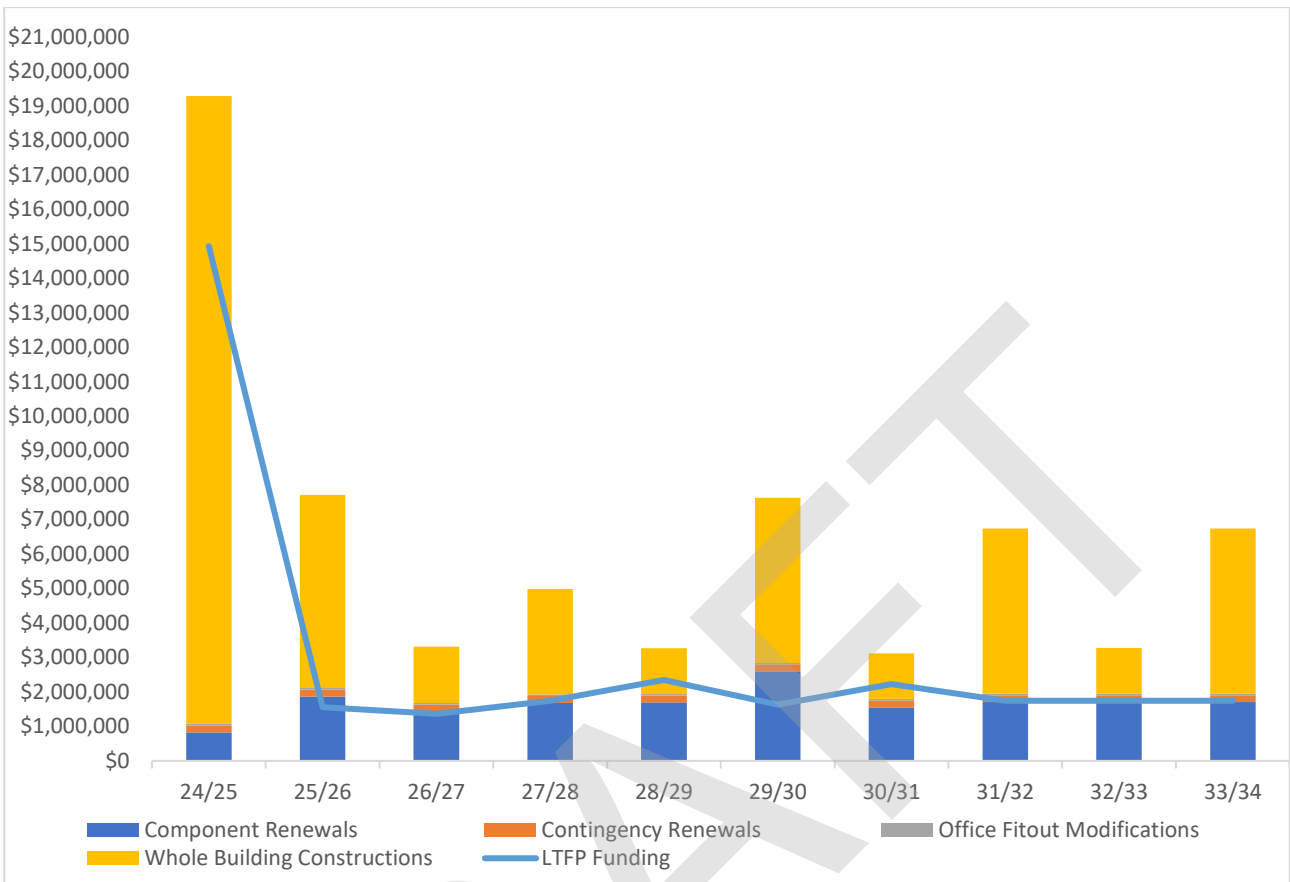
5.3.1 Summary of future renewal and replacement expenditure

Projected future renewal and replacement expenditures are forecast to increase over time when the asset stock increases. The expenditure associated with this AMP is shown in Figure 4. Note that all amounts are shown in current 2023 dollars and it is estimated an annual increase of 5.4% can be applied to all costs based on the Local Government Pricing Index.

The organisation will need to maintain its current Long Term Financial Plan (LTFP) to meet the demands of the projected expenditure in 10 years. The 4-year projected capital renewal and replacement program is provided as a separate document to Council to the AMP (Appendix A – 23/222740).

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Figure 4: Projected Capital Renewal and Replacement Expenditure



5.4 Creation/Acquisition/Upgrade Plan

New works are those that create a new asset that did not previously exist, or works which will upgrade or improve an existing asset beyond its existing capacity. They may result from growth, social or environmental needs. Assets may also be acquired at no cost directly to Council from major land developments.

New assets and upgrade/expansion of existing assets are identified from various sources such as community requests, proposals identified by strategic plans or partnerships with others. Candidate proposals are inspected to verify need and to develop a preliminary renewal estimate. Verified proposals are ranked by priority and available funds and scheduled in future works programmes. Table 5.4.1 outlines the priority ranking criteria for renewal and replacement of Property assets, based on condition function and The Property Services Building and Sporting Evaluation Matrix.

All planned building upgrades of Sporting Clubs are subject to consultation with the licensees to agree to the proposed annual licence fee in accordance with the Sporting and Community Club Fees Policy. Noting that the licence fee is calculated based on the equity that Council holds in the building a club may choose to defer buildings works until additional funding can be secured. Should the licensee be unable to agree to the terms of the revised annual licence fee, Council may defer works until the Club has secured suitable funding. Repairs due to further deterioration of the building structure during this phase remains the liability of Council.

Table 5.4.1: New Assets Priority Ranking Criteria

Criteria	Weighting
Is the new asset/upgrade aligned to the Regional Sporting Facility Supply and Demand Study (Asset Management Plans, Community Plan, Long Term Financial Plan)?	High
Will the new asset/upgrade assist in meeting legal requirements or industry best practice?	High
Will the new asset/upgrade reduce Council’s risk?	High
Will a large section of the community directly benefit from the new asset/upgrade?	High
How much social and/ or economic benefit will be derived by the new asset/upgrade?	High

There are no plans for any new asset construction in this planning period.

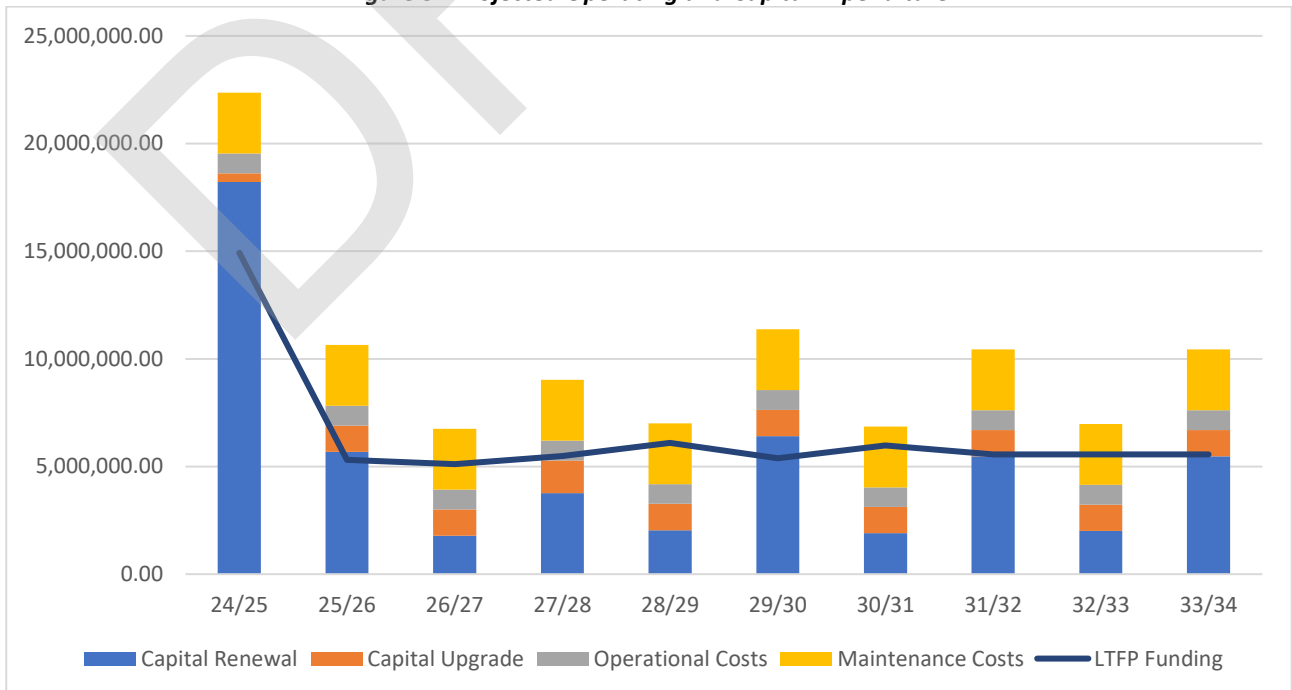
5.4.2 Summary of future upgrade/new assets expenditure

Funding is only included in the LTFP until Council adopts, in principal, the expenditure on new assets and services in the capital works program. The 4-year projected capital renewal and replacement program is provided within Appendix B of this document.

5.4.3 Summary of asset expenditure requirements

The financial projections from this asset plan are shown in Figure 5 for projected operating (operations and maintenance) and capital expenditure (renewal and upgrade/expansion/new assets). These projections have been developed using Asset Register data to project the renewal costs using acquisition year and useful life to determine the renewal year and will be reviewed to inform future updates of this AMP. Further information relating to financial projections is included in section 7.

Figure 5: Projected Operating and Capital Expenditure



5.5 Disposal Plan

Disposal includes any activity associated with disposal of a decommissioned asset including sale, demolition or relocation. Any revenue gained from asset disposals is accommodated in Council's Long Term Financial Plan.

Building Assets that may be considered for disposal would be evaluated under some or all of the following criteria:

Criteria No.	Category	Detail
1.	Criticality	How critical is the building to delivering Councils core services to the community?
2.	Utilisation	How frequently is the building used?
3.	Location	Is the building appropriately located for its current use, or any proposed future use or could the current use of the building be accommodated in another suitable facility?
4.	Quality	Does the condition of the whole of building meet acceptable building standards and does the building meet minimum legislative & WHS requirements?
5.	Function	Is the building performing to meet its current use, or any proposed future use?
6.	Capacity	Is the building able to meet the requirements for the volume of users in its current use, or any proposed future use?

An expenditure on a building asset evaluated against and failing to satisfy the above criteria should be assessed as to whether this is the most cost effective and efficient use of available funds.

5.6 Unisex Participation Upgrade Plan

As per AM Committee - Item 4.20 (16/3/2020). Council Item 2.2.1 (23/3/20200 endorsed unisex Changeroom renewals), Council committed to future proofing sporting clubs for unisex participation across all codes of sports.

Since 2020 a significant quantity of sporting club changerooms have been upgraded to ensure compatibility with unisex participation and sporting code requirements. As these have been worked through, we have had significant findings across the projects. The ongoing strategy is to continue with the unisex changerroom upgrade model to include future sites which have been flagged for the upgrade. The proposed program has been reduced to 1 changerroom per year (previously 2) due to cost increases. The initial budget allowances for the Unisex Participation Upgrade program are no longer sufficient due to multiple factors:

- Cost increases across the construction industry as detailed within the executive summary of this document.
- The need for 4 changerooms to be included in the upgrade as a minimum requirement to ensure unisex participation can be facilitated (Previously 2 or 4 changerooms were acceptable).
- Additional requirements for size and amenities within the changerroom facilities to align/comply with updated sporting code requirements.

- Additional works often being required to amenities and other building elements to ensure code compliance during the upgrade (often there is a need to upgrade DDA, male and female amenities within the projects which have been triggered by relevant building codes through the development approval process).

All budgeted costs for changeroom renewals are based on previous project costs and quantity surveying estimates of future projects. Councils' aim remains to leverage all future budget provisions to apply for additional funding through streams such as the Office of Recreation, Sport and Racing to have additional funds ensuring a successful delivery of the program, however, it should be noted that funding grants are becoming more challenging to secure due to the highly competitive nature of the applications in recent years.

5.7 Public Amenities Strategic plan

The City of Charles Sturt remains committed to providing public amenities within our Open Space areas and Buildings. An overarching set of criteria has been determined to guide the strategic inclusion of amenities within our Open Space areas as follows:

Best Practice Reserve Hierarchy Priorities for Public Amenities

Regional – Multiple amenities including DDA and ambulant amenities

District – Amenities provided where playgrounds or sports fields are present

Neighbourhood – Amenities not required unless specific needs are identified

Local – Amenities not required unless specific needs are identified

Note: Where public amenities (amenities listed on the National Public Toilet Map) or Council amenities within alternate infrastructure (e.g., sporting clubs) are provided within a 300m walking distance then the inclusion of public amenity is not required as best practice but can still be considered based on needs analysis.

To ensure Council buildings ongoing operational and maintenance expenditure is maximised, asset consolidation should be considered where suitable. Where an underutilised public amenity is due for a whole of building renewal or significant renewal expenditure works, the amenity will be evaluated against the above criteria and the efficiency of its current use. If an amenity is deemed surplus to requirements based on low public usage, not aligning with reserve hierarchy priorities for amenities (as listed above) and the condition is poor, then asset disposal will be considered where appropriate. The public is to be notified of the closure of said public amenity.

5.7.1 Automated Public Toilets

As best practice, for all future public amenities building renewals or new public amenity buildings, Council will budget and allow for an automated public amenity as priority. This will ensure substantially lower operating and maintenance costs over the lifecycle of the asset as well as a better quality of amenity for public use due to lower rates of vandalism, antisocial behaviour, and misuse.

5.7.2 Changing Places

As part of Council's efforts to align with our Disability, Access and Inclusion Plan and offer amenity to all, any major Council library or community facility (Ngutungka) which is newly constructed is to include a Changing Places facility. Changing Places facilities are also to be considered at any major Open Space

location which facilitates programs for persons with a disability which may require Changing Places Facilities (such as Henley Square).

Council understands that the cost of including Changing Places facilities within our buildings or as stand-alone amenities comes at an incurred cost of upward of \$300,000.00 to ensure facilities are constructed to national standards for Changing Places.

6. RISK MANAGEMENT PLAN

The purpose of infrastructure risk management is to document the results and recommendations resulting from the periodic identification, assessment and treatment of risks associated with providing services from infrastructure, using the fundamentals of International Standard ISO 31000:2009 Risk management – Principles and guidelines.

An evaluation matrix of risks associated with service delivery including condition, function and capacity from building assets has identified critical risks that will result in loss or reduction in service from building assets or a 'financial shock'. The evaluation matrix identifies a priority rating, develops an overall ranking which is used as a guide for building renewals and the whole of building replacement program.

6.1 Critical Assets

Critical assets are defined as those which have a high consequence of failure causing significant loss or reduction of service. Similarly, critical failure modes are those which have the highest consequences.

By identifying critical assets and failure modes investigative activities, condition inspection programs, maintenance and capital expenditure plans can be targeted at the critical areas.

6.2 Risk Assessment

The risk management process used in this project is shown in Figure 6 below. It is an analysis and problem-solving technique designed to provide a logical process for the selection of treatment plans and management actions to protect the community against unacceptable risks. The process is based on the fundamentals of the ISO risk assessment standard ISO 31000:2009.

Figure 6: Risk Management Process – Abridged



The risk assessment process:

- identifies credible risks;
- the likelihood of the risk event occurring;
- the consequences should the event occur;
- evaluates the risk; and
- develops a risk treatment plan for non-acceptable risks.

6.2.1 Service Consequences and Risks

The organisation has prioritised decisions made in adopting this AMP to obtain the optimum benefits from its available resources. Council has an existing budget that allows the AMP to balance the risks of Property assets and the asset register data provides a basis for where the AMP and future works is generated from.

6.2.2 What we cannot do

There are some operations and maintenance activities and capital projects that are unable to be undertaken within the next 10 years, including:

- Renewal of assets that may fail prematurely due to unforeseen events, such as storms or heat wave conditions.
- Renewal of assets that are not associated with the Council Property renewal program.
- Resolving all accessibility issues with Council buildings immediately. The City of Charles Sturt Access and Inclusion Plan has been drafted which, when accepted, will set out the strategies to address non-compliance with the Disability Discrimination Act.
- Provide all sporting clubs with upgraded facilities to meet their current demands and predicted future demands.

6.2.3 Service consequences

Operations and maintenance activities and capital projects that cannot be undertaken will maintain or create service consequences for users. These include:

- Limited or prevention of access to impacted sites and/or infrastructure;
- Increase in maintenance costs.

6.2.4 Risk consequences

There are risks associated with providing the service and not being able to complete all identified activities and projects. Council have identified major risks as:

- Failure to maintain asset data, particularly the condition and remaining life of the building components. This could potentially lead to poor decision making and lack of funding for maintenance and renewals.
- Insufficient resources including funding and staff to replace/renew assets in accordance with renewal forecasts maintenance standards.

Council will endeavour to manage these risks within available funding by:

- Conducting regular condition audits and site inspections to determine the remaining useful life of assets and maintenance requirements. Our first complex audit was conducted in 2013 and forms the basis of this plan.
- Request funding for renewals as required, monitor trends of maintenance requirements and ensure the Long Term Financial Plan is updated accordingly to ensure Council

Once risks have been assessed and rated the most significant risks (those rated as high or extreme), are isolated for the implementation of treatment measures. Those identified as moderate or low will continue to be monitored and reviewed if circumstances change.

6.3 Environmentally Sustainable Development – Asset Strategy

In response to its climate emergency declaration (2019), Council is seeking to improve its understanding of, and response to, climate change risks. As part of this AMP revision, a decision support tool has been developed to understand the vulnerability of our assets to both the physical and economic transition risks of climate change and provides a process for our asset managers to consider climate-resilient response options.

This new process is considered an important first step to understand the financial and asset management implications of the impacts of climate change and the climate-resilient asset management response options. Staff will continue to refine this process over time as knowledge and capacity grows.

6.3.1 Risks

Building Assets are exposed to both physical and transition climate-related risks requiring different types of risk reduction measures, as follows:

- **Physical risks (Acute)** result from extreme weather events including storms, floods, and heatwaves. These can damage physical infrastructure and present disruptions to service delivery or asset function.
- **Physical risks (Chronic)** result from the gradual change in climate. For example, increasing average temperatures can increase demand for mechanical cooling of buildings.
- **Transition risks** are associated with the social, economic, and technological transition to a low-carbon economy. These risks can result from policy changes to limit greenhouse gas emissions, technology advancement, and shifts in market supply and demand, including increased demand for low-emissions technologies and products.

Better understanding the scale and extent of these climate change risks on Council’s assets will help inform our asset management and planning and identify priorities to build resilience in our assets, so they can function effectively into the future and contribute to the climate resilience of our community.

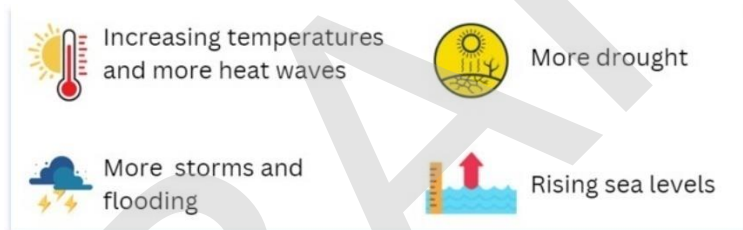
6.3.2 Customer Research and Expectations

In response to Council’s climate emergency declaration (2019), Council’s Asset Management Plans are being updated to include the identification and assessment of risks or vulnerabilities to climate change risks and a process to consider how to build asset resilience to these risks. This also reflects community sentiment, evident by our Community Survey (2022), with **80% of respondents agreeing** that taking action to combat climate change is important, and **81% of respondents agreeing** that local council’s play an important role in this.

6.3.3 Our Climate Change Response

Council recognises the importance of developing and implementing resilience strategies that will allow our city to survive, adapt and thrive in the face of climate change, while continuing to minimise our contribution to climate change through reducing greenhouse gas emissions. We are also committed to growing the circular economy through our procurement and asset management decisions.

The impacts of climate change are likely as follows over the next 30 years:



Source: Adapted from Department for Environment and Water (2022). *Guide to Climate Projections for Risk Assessment and Planning in South Australia 2022*, Government of South Australia.

Council endorsed [Environmentally Sustainable Development \(ESD\) Requirements for Council Buildings](#) in June 2022 and provides the policy setting for reducing the environmental impact of our council buildings in their construction and refurbishment and in its operation.

With climate change, our buildings may be exposed to climate hazards based on their location and their materials and design. The use of our buildings may also change with public facilities more commonly being used as heat refuges by community members. Heating and cooling our facilities efficiently and reliably and with less impact on the environment is a key objective. Using the ESD Requirements for all new and upgrades and refurbishments and renewals will result in continued investment in solar and batteries, all electric facilities, climate resilient design and lower embodied carbon emission materials.

6.3.4 Cost Implications

For the purpose of our asset management planning, council has applied an increase to property capital and maintenance expenditure, in order to fund the inclusion of these sustainable and climate resilient elements for our building assets.

Supporting data and relevant information can be found in the Green Building Council Australia’s [The business case for Green Star Buildings \(March 2023\)](#) – refer page 8. We have estimated that council’s *Environmentally Sustainable Development (ESD) Requirements for Council Buildings* is aligned with a 5 Star Green Star Design and Build for our cost estimating purposes.

Through our asset management planning, we aim to:

1. Minimise our greenhouse gas (GHG) emissions.
2. Design, construct and manage assets to reduce exposure to, and build resilience to, the impacts of climate change.
3. Support the circular economy.
4. Consider the whole of lifecycle costs (incl emissions) of managing assets.
5. Improve our environment through design, construction, and maintenance of natural and built assets.

Improvement plan	
Undertake research into climate change impacts of building assets, including embodied energy, local vs non-local production, useful life, maintenance costs and recyclability.	2024 - 2026
Continue to review, refine and adapt the process to assess and respond to climate change risks and building climate resilience relating to building assets, as new information, knowledge and capacity grows.	Ongoing
Aim to achieve innovative climate adaptation approaches for our buildings.	Ongoing

7. FINANCIAL SUMMARY

This section contains the financial requirements resulting from all the information presented in the previous sections of this asset management plan. The financial projections will be improved as further information becomes available with the introduction of a new strategic asset management modelling system in future AMPs, on desired levels of service and current and projected future asset performance.

7.1 Financial Statements and Projections

7.1.1 Asset valuations

The best available estimate of the value of assets included in this Asset Management Plan are outlined below.

- Gross Replacement Cost \$ 204,238,000
- Depreciable Amount \$ 204,238,000
- Depreciated Replacement Cost² \$ 95,270,000
- Annual Average Asset Consumption \$ 4,165,000

Gross Replacement Cost refers to the current replacement value of all Council owned Building assets. **Depreciable amount** refers to the cost of an asset, or other amount substituted for its cost, less its residual value. **Depreciated replacement cost (DRC)** refers to the current replacement cost of an asset less, where applicable, accumulated depreciation calculated based on such cost to reflect the already consumed or expired future economic benefits of the asset.

Annual average asset consumption refers to the ratio of annual asset consumption relative to the depreciable amount of the assets. It measures the amount of the consumable parts of assets that are consumed in a period (depreciation) expressed as a percentage of the depreciable amount.

² Also reported as Written Down Value, Carrying or Net Book Value.

7.1.4 Projected expenditures for Long Term Financial Plan

Table 7.1.1 shows the projected expenditures for the 10-year Long Term Financial Plan.

Table 7.1.1: Projected Expenditures for Long Term Financial Plan

Projected Expenditure (\$'000)	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033
Capital Expenditure on Renewal/Replacement of existing assets	\$824	\$1,868	\$1,431	\$1,677	\$1,693	\$2,594	\$1,547	\$1,702	\$1,702	\$1,702
Capital Expenditure on Upgrade/New assets	\$6,297	\$2,036	\$1,527	\$1,221	\$1,221	\$1,221	\$1,221	\$1,221	\$1,221	\$1,221
Capital Expenditure on Whole of Building Renewal Planning	\$101	\$0	\$101	\$0	\$101	\$0	\$101	\$0	\$101	\$0
Capital Expenditure on Whole of Building Renewal Construction	\$11,808	\$3,563	\$0	\$1,832	\$0	\$3,563	\$0	\$3,563	\$0	\$3,563
Contingency Renewals	\$203	\$203	\$203	\$203	\$203	\$203	\$203	\$203	\$203	\$203
Office Fit-out Modifications	\$46	\$46	\$46	\$46	\$46	\$46	\$46	\$46	\$46	\$46
TOTAL CAPITAL EXPENDITURE	\$19,281	\$7,716	\$3,310	\$4,980	\$3,266	\$7,628	\$3,119	\$6,736	\$3,274	\$6,736
Operational cost of existing assets	\$917	\$917	\$917	\$917	\$917	\$917	\$917	\$917	\$917	\$917
Maintenance cost of existing assets	\$2,823	\$2,823	\$2,823	\$2,823	\$2,823	\$2,823	\$2,823	\$2,823	\$2,823	\$2,823
TOTAL OPERATING EXPENDITURE	\$3,741	\$3,741	\$3,741	\$3,741	\$3,741	\$3,741	\$3,741	\$3,741	\$3,741	\$3,741
Disposal of Surplus Assets	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0

7.2 Funding Strategy

Funding for assets is provided from the budget and Long Term Financial Plan. The financial strategy of the entity determines how funding will be provided, whereas the asset management plan communicates how and when this will be spent, along with the service and risk consequences of differing options.

8. IMPROVEMENT AND MONITORING

8.1 Status of Asset Management Practices

The City of Charles Sturt commissioned a review of the existing Council Owned Property asset register and re-valuation report in 2018, in accordance with the relevant Australian Accounting Standards and Local Government Regulations.

Re-valuation is the act of recognising a reassessment of values of non-current assets at a point in time and must be carried out with sufficient regularity to ensure that the carrying amount does not differ materially from that which would be determined using fair value at the reporting date.

Reporting on property assets using the fair value process enables Council to meet the requirements for financial reporting. It results in financial reports, financial sustainability indicators, asset management and Long Term Financial Plans more accurately reflecting the financial performance and position of the Council and its ability to provide goods and services to community.

8.2 Improvement Plan

In 2015 The City of Charles Sturt recognised several improvements, below in Table 8.2.1 is a summary how those improvements were met.

Table 8.2.1 Previous AMP improvements

Task No	Task	Action taken	Status
1	Adopt a change in recording Asset Disposals to include instances where part of building is “disposed” as part of an upgrade.	Implemented a comprehensive building componentisation asset breakdown to capture non-financial maintenance asset renewals e.g. Roof, guttering, wet areas and kitchen fit outs.	Completed
2	Measure the performance KPI’s for responding to CRM’s. Reporting requirements to be investigated given the transition to new Works and Asset Management System.	Ongoing monitoring and improvement	Ongoing
3	Allow for differentiation of maintenance expenditure as planned and un-planned	The City of Charles Sturt has now recognised maintenance expenditure	Ongoing
4	Develop a ranking matrix (similar to that of sporting clubs) to assist in determining a priority list for all asset classes.	The City of Charles Sturt has developed a priority matrix that lists all Council owned property assets based on their assessed function, capacity, utilisation risk and condition score. Each element was weighted to derive a renewal and upgrade priority criteria. See table 4.1 and 4.2	Completed
5	Continue to improve asset data including reviewing the asset handover procedure.	Implemented a comprehensive building componentisation asset breakdown to capture non-financial maintenance asset renewals e.g. Roof, guttering, wet areas and kitchen fit outs.	Ongoing
6	Consider amortising the interior refurbishments of the Aged Accommodation units as this will better reflect current practice of updating the facilities upon vacation of each unit.	Council trialled this improvement for three aged residential facilities. Units are now upgraded when residents vacate unit.	Ongoing
7	Draft a Public Convenience Plan to guide prioritising of upgrades to existing and construction of new facilities.	An initiative will be addressed to integrate the Public Convenience plan to the Open Space Strategy.	Ongoing
8	Develop an Asset Service Hierarchy	Complete. This work was incorporated in Point 4 above	Completed

The asset management improvement plan generated from this AMP is shown in Table 8.2.2.

Table 8.2.2: Improvement Plan

Task No	Task	Responsibility	Resources Required	Timeline
1	Continue to improve asset data including a review of expected useful lives and the asset handover process.	Coordinator Property Services Asset Officer	Within existing resources and budgets.	Ongoing
2	Undertake a review of the Sporting and Community Clubs Fees Policy, considering the renewal costs of Property assets that are the responsibility of clubs, to ensure renewal of these assets are achievable	Manager Open Space and Recreation and Property, Coordinator Open Space Policy, Planning and Assets,	Time from all staff to complete the review.	2023/24
3	Undertake a survey to determine the functionality and capacity requirements of each sporting club.	Coordinator Open Space Policy, Planning and Assets, Coordinator Property Services	Time from all staff to complete the review	2023/24
4	Continued review and site validation of the Property Services asset portfolio to align the Finance Asset Register and the Operating Asset Register.	Coordinator Property Services Asset Officer Asset Planner	Asset Management Planning Team Budget	Ongoing
5	Measure the performance KPI's for responding to CRM's.	Coordinator Property Services Asset Officer Asset Planner	Within existing resources and budgets.	Review Annually
6	Improve planning and communications between internal portfolios, including property services, open space planning, design, maintenance and asset management.	Asset Management Lead, Coordinator Property Services Policy Planning and Assets, Asset Planner	Time from all staff to facilitate the interaction required	Review Annually
7	Identify new efficient maintenance options to improve service (continuous improvement research).	Coordinator Property Services Asset Officer Asset Planner	Within existing resources and budgets.	Review Annually
8	Identify new efficient renewal options to improve facilities and limit/reduce costs (continuous improvement research).	Coordinator Property Services Asset Officer Asset Planner	Within existing resources and budgets.	Review Annually
9	Review renewal costs annually to ensure that approved renewal budgets will continue to cover the cost of like for like replacements.	Asset Officer, Asset Planner	Within existing resources and budgets.	Review Annually
10	Continue to increase staff awareness of the importance of updating Open Space and Recreation Asset Management Plans. The plan outlines the types of services we provide to the community in respect to providing adequate OSR assets. Furthermore, the plan drives the Council's Long Term Financial Plan and budget bids.	Manager Open Space and Recreation and Property, Coordinator Property Services, Planning and Assets, Asset Planner	Time from all staff to develop and implement awareness strategies.	Review Annually
11	Work in collaboration with the Open Space Planning department to undertake a review of the Sporting and Community Clubs Fees Policy, considering the renewal costs of building assets that are a shared responsibility between the clubs and council, to ensure renewal of these assets are achievable.	Manager Open Space and Recreation and Property, Coordinator Open Space Policy, Planning and Assets, Coordinator Property Services, Open Space Planner	Time from all staff to complete the review.	Completed

12	Review current Council Buildings Maintenance Service Standards & Council Buildings Maintenance Plan) to ensure standards are still applicable and reflective of community and stakeholder needs. Document Ref: CM 22/125395 & 22/125391	Coordinator Property Services Asset Officer Work Group Leader – Property Services	Within Existing resources and budget	2023/24
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8.3 Monitoring and Review Procedures

This AMP will be reviewed during annual budget planning processes and amended to show any material changes in service levels and/or resources available to provide those services as a result of budget decisions. The AMP will be updated annually to ensure it represents the current service level, asset values, projected operations, maintenance, capital renewal and replacement, capital upgrade/new and asset disposal expenditures and projected expenditure values incorporated into the Long Term Financial Plan.

8.4 Performance Measures

The effectiveness of the AMP can be measured in the following ways:

- The degree to which the required projected expenditures identified in this asset management plan are incorporated into the Long Term Financial Plan.
- The degree to which 1-5 year detailed works programs, budgets, business plans and corporate structures take into account the 'global' works program trends provided by the asset management plan.
- The degree to which the existing and projected service levels and service consequences (what we cannot do), risks and residual risks are incorporated into the Strategic Plan and associated plans.
- The Asset Renewal Funding Ratio achieving the target of 1.0.

9. REFERENCES

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2. IPWEA, 2015, 2nd edition, 'Australian Infrastructure Financial Management Manual', Institute of Public Works Engineering Australasia, Sydney, www.ipwea.org/AIFMM.
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4. IPWEA, 2008, 'NAMS.PLUS Asset Management', Institute of Public Works Engineering Australasia, Sydney, www.ipwea.org/namsplus.
5. IPWEA, 2012 LTFP Practice Note 6 PN Long Term Financial Plan, Institute of Public Works Engineering Australasia, Sydney.
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10. APPENDICES

Appendix A - Budgeted Capital Expenditures Accommodated in LTFP

Council Owned Property Infrastructure projected and LTFP budgeted renewals and financing shortfall.

Year End	Projected Capital	LTFP Capital Budget As at 2023/24	Capital Financing	Cumulative Shortfall
Jun-30			Shortfall (- gap, + surplus)	(- gap, + surplus)
24/25	\$19,281,707	\$14,928,000	-\$4,353,707	-\$4,353,707
25/26	\$7,716,965	\$1,559,000	-\$6,157,965	-\$10,511,672
26/27	\$3,310,084	\$1,365,000	-\$1,945,084	-\$12,456,756
27/28	\$4,980,529	\$1,747,000	-\$3,233,529	-\$15,690,285
28/29	\$3,266,181	\$2,352,000	-\$914,181	-\$16,604,466
29/30	\$7,628,485	\$1,636,000	-\$5,992,485	-\$22,596,951
30/31	\$3,119,947	\$2,228,000	-\$891,947	-\$23,488,898
31/32	\$6,736,156	\$1,745,000	-\$4,991,156	-\$28,480,054
32/33	\$3,274,956	\$1,745,000	-\$1,529,956	-\$30,010,010
33/34	\$6,736,156	\$1,745,000	-\$4,991,156	-\$35,001,166

Appendix B – Projected 4 Year Capital Works Program

These tables show the indicative Capital Works cost estimates for the next four financial years. Renewal costs are based on the 2023 condition audit and revaluation of Property assets, and the desktop review of other assets completed by Council staff. Upgrade costs are estimates based on previous similar projects. The figures for the property renewals reflect current market rates, including design, project management and other relevant project costs. A detail list of the 4- and 10-year building component renewals can be found within council electronic records management system on 19/238679.

2024/25

Description	Estimate
Asset Breakdown - Contingency Fund	\$ 203,600
Office Fit-out Modifications	\$ 45,810
Public Toilet and Changing Places – Point Malcolm Reserve	\$ 610,800
Building Component Renewals	\$ 824,348
Construction - Whole of Building Renewal – Beverley Depot	\$11,808,800
Construction - Whole of Building Renewal – Ngutungka Henley	\$ 5,228,448
Concept planning and tender docs for whole of building renewal – Sam Johnson Reserve Clubrooms	\$ 101,800
Concept planning and tender docs for new Public Amenities at Inlet Reserve (subject to budget process)	\$ 50,900
Sporting Club Changeroom Upgrades – Percy Fox Grandstand Changerooms	\$ 407,200
TOTAL	\$19,281,706

2025/26

Description	Estimate
Asset Breakdown - Contingency Fund	\$ 203,600
Office Fit-out Modifications	\$ 45,810
Building Component Renewals	\$1,868,555
Construction – New – Inlet Reserve Public Amenities (subject to budget process)	\$ 814,400
Construction - Whole of Building Renewal – Sam Johnson Reserve Clubrooms	\$3,563,000
Sporting Club Changeroom Upgrades – Ledger Reserve Clubrooms	\$1,221,600
TOTAL	\$7,716,965

2026/27

Description	Estimate
Asset Breakdown - Contingency Fund	\$ 203,600
Office Fit-out Modifications	\$ 45,810
Concept planning and tender docs for whole of building renewal – Trust Reserve Changerooms	\$ 101,800
Building Component Renewals	\$1,431,874
Sporting Club Changeroom Upgrades – Grange Hockey Clubrooms	\$ 1,527,000
TOTAL	\$3,310,084

2027/28

Description	Estimate
Asset Breakdown - Contingency Fund	\$ 203,600
Office Fit-out Modifications	\$ 45,810
Building Component Renewals	\$1,677,118
Construction - Whole of Building Renewal – Trust Reserve Changerooms	\$1,832,400
Sporting Club Changeroom Upgrades – Henley Memorial Oval Clubrooms	\$ 1,221,600
TOTAL	\$4,980,528

2028/29

Description	Estimate
Asset Breakdown - Contingency Fund	\$ 203,600
Office Fit-out Modifications	\$ 45,810
Concept planning and tender docs for whole of building renewal – Cheltenham Community Centre	\$ 101,800
Building Component Renewals	\$ 1,693,370
Sporting Club Changeroom Upgrades – Collins Reserve Clubrooms	\$ 1,221,600
TOTAL	\$ 3,266,180

2029/30

Description	Estimate
Asset Breakdown - Contingency Fund	\$ 203,600
Office Fit-out Modifications	\$ 45,810
Building Component Renewals	\$ 2,594,474
Construction - Whole of Building Renewal – Cheltenham Community Centre	\$ 3,563,000
Sporting Club Changeroom Upgrades – To Be Determined	\$ 1,221,600
TOTAL	\$ 7,628,404

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APPENDIX 2

Projected 4 Year Capital Works Program

These tables show the indicative Capital Works cost estimates for the next four financial years. Renewal costs are based on the 2023 condition audit and revaluation of Property assets, and the desktop review of other assets completed by Council staff. Upgrade costs are estimates based on previous similar projects. The figures for the property renewals reflect current market rates, including design, project management and other relevant project costs.

2024/25

Description	Estimate
Asset Breakdown - Contingency Fund	\$ 203,600
Office Fit-out Modifications	\$ 45,810
Public Toilet and Changing Places – Point Malcolm Reserve	\$ 610,800
Building Component Renewals	\$ 824,348
Construction - Whole of Building Renewal – Beverley Depot	\$11,808,800
Construction - Whole of Building Renewal – Ngutungka Henley	\$ 5,228,448
Concept planning and tender docs for whole of building renewal – Sam Johnson Reserve Clubrooms	\$ 101,800
Concept planning and tender docs for new Public Amenities at Inlet Reserve (subject to budget process)	\$ 50,900
Sporting Club Changeroom Upgrades – Percy Fox Grandstand Changerooms	\$ 407,200
TOTAL	\$19,281,706

2025/26

Description	Estimate
Asset Breakdown - Contingency Fund	\$ 203,600
Office Fit-out Modifications	\$ 45,810
Building Component Renewals	\$1,868,555
Construction – New – Inlet Reserve Public Amenities (subject to budget process)	\$ 814,400
Construction - Whole of Building Renewal – Sam Johnson Reserve Clubrooms	\$3,563,000
Sporting Club Changeroom Upgrades – Ledger Reserve Clubrooms	\$1,221,600
TOTAL	\$7,716,965

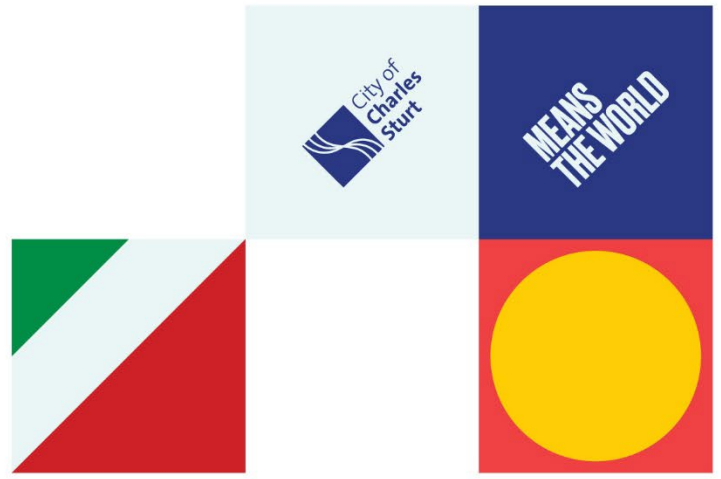
2026/27

Description	Estimate
Asset Breakdown - Contingency Fund	\$ 203,600
Office Fit-out Modifications	\$ 45,810
Concept planning and tender docs for whole of building renewal – Trust Reserve Changerooms	\$ 101,800
Building Component Renewals	\$1,431,874
Sporting Club Changeroom Upgrades – Grange Hockey Clubrooms	\$ 1,527,000
TOTAL	\$3,310,084

2027/28

Description	Estimate
Asset Breakdown - Contingency Fund	\$ 203,600
Office Fit-out Modifications	\$ 45,810
Building Component Renewals	\$1,677,118
Construction - Whole of Building Renewal – Trust Reserve Changerooms	\$1,832,400
Sporting Club Changeroom Upgrades – Henley Memorial Oval Clubrooms	\$ 1,221,600
TOTAL	\$4,980,528

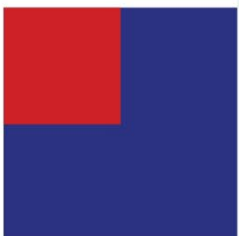
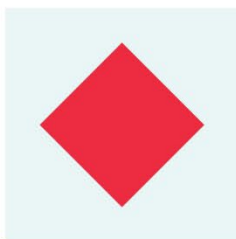
APPENDIX 3



Community Engagement Approach for Council Owned Buildings Infrastructure Asset Management Plan

October 2023

Contact: Dani Hopkins
Coordinator Property Services
Open Space, Recreation and Property
PH: 08 8408 1111
dhopkins@charlessturt.sa.gov.au



Community Engagement Approach for Draft Council Buildings Asset Management Plan 2024 – 2034

1. Purpose and Objectives

The purpose of this Community Engagement Approach is to articulate the process and measures that will be undertaken to ensure our community, interested parties, Mayor and Elected Members are appropriately informed and engaged in relation to the Draft Council Buildings Asset Management Plan (AMP) 2024 - 2034. The engagement techniques referenced in this Community Engagement Approach are consistent with the requirements of the Council's Public Consultation Policy (PCP).

The 2023 revision of this AMP is a matter set out in **Part 1** of the PCP and follows the public consultation steps prescribed in the relevant parts of the Local Government Act 1999 (the Act). The relevant section of the Act (Chapter 8, Part 1 - Strategic Management Plans; Section 122) states:

- (1a) A council must, in conjunction with the plans required under subsection (1), develop and adopt – (a) a long-term financial plan for a period of at least 10 years; and (b) an infrastructure and asset management plan, relating to the management and development of infrastructure and major assets by the Council for a period of at least 10 years.
- (6) – Council must adopt a process for public involvement in the review giving reasonable opportunity to be involved in the development and review of its strategic plans.

2. Project Background

The City of Charles Sturt exists to provide a range of services to our community, some of which are provided by infrastructure assets. Council Owned Buildings Infrastructure assets have been acquired by construction by contract or council staff or through contribution of new public infrastructure from developers. The organisations' goal in managing infrastructure assets is to meet a defined level of service in the most cost-effective manner for present and future consumers. Council Owned Buildings Infrastructure assets include:

- Sporting Clubrooms
- Commercial Buildings
- Aged Accommodation Units
- Council Occupied (Civic) Buildings
- Libraries
- Community Centres
- Community Halls
- Public Toilets
- Sheds and Ancillary Buildings

The Council Buildings Infrastructure AMP is an important document that explains:

- The assets Council owns;
- The service levels or minimum required standards of each asset class;
- The anticipated future demand for the services provided by the assets;
- The risks associated with the assets;
- Renewal costs over the next 10 years;
- Lifecycle costs and long-term financial plan for the asset; and
- An improvement plan.

The 2023 Council Buildings Infrastructure AMP is a revision of a previously adopted AMP in 2019. The updated AMP includes information from a recent building condition audit and valuation. A desktop review of all assets to ensure assets in poor condition are renewed appropriately.

3. Consultation Scope

This consultation will be carried out in accordance with Part 1 of Council’s Public Consultation Policy. The scope of this consultation is to ‘Consult’ the Communities of Interest (as identified below), including why the consultation is being conducted and provide opportunity for the community to provide feedback on the draft Plan and proposed actions.

We are inviting feedback from the community on matters including but not limited to:

- General satisfaction about our Council Building network including performance, condition, functionality, accessibility etc and if they’re meeting community needs.
- General satisfaction with how we manage and maintain our council buildings.
- Level of Service expectation or minimum required standards of the assets.
- Our defined strategic priorities for our council buildings as detailed in the AMP.
- How these priorities align with expected future service demands (population growth, liveability, future trends, climate issue etc) over the next 10 years.

We are not inviting feedback from the community on:

- Changes to the AMP financial valuation information
- The length of consultation time – Council must meet the minimum, legislated requirements prescribed in the Act.

A 28-day consultation period over and above the minimum 21-days will be provided from the date of advertisement. Feedback will be received online via the Your Say Charles Sturt project page, with alternative feedback methods made available as required (eg hardcopy feedback form or written submission).

Feedback will be considered and responded to or actioned accordingly, and included in a further report to Council to review the consultation findings, consider any required amendments to the draft Plan and seek any further direction.

4. Communities of Interest

Identified interested parties and people who reside in, own property in, and do business in the City of Charles Sturt form our communities of interest for this project.

Communities of interest for this project may include:

External

- Mayor and Elected members.
- City of Charles Sturt sporting clubs and community organisations or groups.
- Users of council facilities and buildings.
- Local business and resident groups known to Council.
- The broader City of Charles Sturt community.
- Adjacent councils and their residents or relevant agencies who may also be users of/visitors to council buildings in the City of Charles Sturt.

Internal

- Other relevant Open Space, Recreation and Property business units.
- Libraries and community centres.
- Events officers.
- Contractor management.

5. Planning Community Engagement and Timeframe

The scope for community engagement includes the following steps and timing.

Step	Title	Description	Timeframe
1.	Prepare Approach	Prepare a community engagement approach in relation to the matter.	November 2023
2.	Authorise Approach	Obtain authorisation of the community engagement approach via the Asset Management Committee meeting of 20 November 2023.	November 2023
3.	Undertake Community Engagement	Plan, deliver and manage engagement activities. The engagement activities include the following minimum statutory requirements under the Act, Council's PCP (where applicable) and additional, discretionary engagement activities, as detailed in the techniques & promotions, below.	January/ February 2024
4.	Consider Feedback & Submissions	Collate all feedback and submissions received within the consultation period and prepare a summary of the findings.	March 2024
5.	Communicate engagement outcomes and next steps	Following the review of the consultation feedback we will share the outcomes and next steps by: <ul style="list-style-type: none"> • Sharing consultation outcomes on the Your Say Charles Sturt project page and direct notification to consultation participants; and • Sharing the report and recommendations under Council's consideration. 	April 2024
6.	Committee Report	Prepare a report to the Asset Management Committee which: <ul style="list-style-type: none"> • Summarises the community engagement process and findings. • Presents information in the broader context of the matter. • Makes recommendations for Council to consider when deciding on the matter. 	April 2024
7.	Communicate Decision	Following the decision-making process on the Draft Council Buildings Asset Management Plan (AMP) 2024 - 2034, communicate the outcome by: <ul style="list-style-type: none"> • Direct notification to all consultation participants • Update to YourSay Charles Sturt project page and Council website "Latest News". • City of Charles Sturt social media platforms. • Kaleidoscope and/or eNewsletter article – if timing permits • Publish the endorsed AMP on Council website. 	April/May 2024

Levels of Engagement

The level of engagement for this project is “**Consult**” given the:

- Few issues of interest involved in the matter.
- Moderate degree of impact on the community.
- Moderate degree of complexity across a broad community of interest.

Communication and Engagement Techniques and Marketing Promotions

The following communication and engagement techniques and promotions are proposed.

- YourSay Charles Sturt Website
- Direct email campaign to YourSay Members
- Online survey
- Digital signage in Internal Street and other digital display locations
- Public Notice in the newspaper (The Advertiser)
- Latest News on Council website
- Social Media platforms
- Information available for inspection at Civic Centre (internal street)
- Coloured brochures/posters displayed in council buildings and facilities to raise awareness and invite participation from visitors.
- Corflute signs with QR code to YourSay project page (limited, targeted locations)
- Port Road Banners (to be investigated)
- eNewsletter (if timing permits)
- Kaleidoscope article (if timing permits)
- Direct invitation to residents who have recently submitted a customer request or CCNIS related to council-owned buildings and facilities and to occupants/residents in council owned buildings or facilities (if timing permits)

6. Reporting on Community Engagement

A report will be prepared for Council which summarises the community engagement process and outcomes, presents information in the broader context of the matters, and makes recommendations for Council to consider when deciding on the matter. Following the decision-making process, the final AMP will be published on the City of Charles Sturt website.

7. Decision Making Process

Community feedback will be a key consideration in Council’s decision making when considering any changes to the AMP. Other factors that will inform decision making may include council officer, stakeholder and other expert advice or knowledge, other historical, cultural, and social or environmental factors, budget constraints, and best practice and industry research.

8. Budget

The resources required to plan, deliver, and report on the public consultation of the Draft Council Buildings Asset Management Plan (AMP) 2024 - 2034 include the following:

Resource Requirement	Budget Estimate
Internal administration costs associated with the project and preparation of associated key messages, documents, and consultation materials.	Covered by recurrent operational budget \$800
Public Notice in the Advertiser	\$250
Printing and distribution of posters for display in council facilities	\$150
Charles Sturt Banners on Port Road (two banners) (under consideration)	\$200
Total	\$1,400

9. Risk Management

The key issues and risks for Council if a community engagement approach is not delivered, or not delivered well, include:

- Balancing individual views with broader community views.
- Community satisfaction.
- Failing to understand community sentiments on a project.
- Impacts associated with project delays.
- Media interest.
- Reputational risks.

10. Approval of the Community Engagement Approach

Seek **Asset Management Committee** (Council) approval for the community engagement approach.

4.80 DOG ACCESS ARRANGEMENTS AT FRANK MITCHELL PARK & WOODVILLE WEST RESERVE - COMMUNITY CONSULTATION OUTCOMES

TO: Asset Management Committee

FROM: Open Space Planner - John Wilkinson

DATE: 20 November 2023

Brief

A request was received from FK Beograd Soccer Club (formerly known as White City Soccer Club) for Council to investigate options to change the current dog access arrangements at Frank Mitchell Park and Woodville West Reserve. The request was presented to the Asset Management Committee on 18 September 2023 (Item 4.62) and Council endorsed community engagement to occur on potential changes to the existing dog access arrangements.

Community engagement was undertaken in October and November 2023 and this report presents the outcomes of community engagement and seeks Council's direction on the matter.

Recommendation

1. That the report be received and noted.
2. That the results of community engagement for dog access arrangements at Frank Mitchell Park and Woodville West Reserve, as outlined in Appendix 1, be noted, and the community be notified of the results of the community engagement.
3. That, based on the results of community engagement, the dog access arrangements at Frank Mitchell Park and Woodville West Reserve are to remain unchanged, as outlined in Appendix 1 - Option 2, and the community be notified of Council's decision.

Status

This report relates to or impacts upon the following Community Plan Objectives 2020-2027.

Our Community - A strong and connected community

People embrace healthy living, physical activity and ageing well.

Our Liveability - A liveable City of great places

A well-designed urban environment that is adaptive to a diverse and growing City.

City assets and infrastructure are developed and enhanced on a strategic and equitable basis in collaboration with local communities and other relevant parties, including industry and government.

Enhance the diversity of open spaces to create innovative, accessible and flexible community spaces.

Our Environment - An environmentally responsible & sustainable City

Charles Sturt is recognised as a leading partner and educator pursuing a sustainable future with our community.

Our Leadership - A leading & progressive Local Government organisation

Open and accountable governance.

Relevant Council policies are:

- Public Consultation Policy
- Dog and Cat Management Policy

Relevant statutory provisions are:

- Local Government Act 1999
- Dog and Cat Management Act 1995

Background

Frank Mitchell Park and Woodville West Reserve are located at Todville Street, Woodville West. The precinct is a highly used open space with a diverse range of uses occurring at any one time, including soccer, community gardening, a playground and BBQ area, small dog park, dog exercise and general passive and active recreation.

FK Beograd Soccer Club (the Club) has a licence for the use of the clubrooms and two soccer pitches, which enable general community use of the soccer pitches, outside of the times when these are used for soccer. The current dog access arrangements enable dogs to be exercised off lead at Woodville West Reserve and Frank Mitchell Park, however dogs must be on lead when soccer training and matches are in progress.

The request from the Club asked that Council look at options to better manage dog exercise and soccer to ensure there is no conflict and both activities can occur concurrently into the future. Two options were presented to Council's Asset Management Committee (18/9/23, Item 4.62), the first being to provide new fenced areas for dog off lead exercise, with dogs on lead on the main pitch at all times. The second option proposes no changes to existing dog access arrangements. At this meeting, Council's Asset Management Committee endorsed the following, which was then endorsed by Council on 25 September 2023.

- 1. That the report be received and noted.*
- 2. That the proposed changes to dog access arrangements at Frank Mitchell Park and Woodville West Reserve in Appendix 2 be endorsed for the purposes of community engagement.*
- 3. That the City of Charles Sturt Chief Executive Officer be authorised to approve a Community Engagement Approach, outlining the methodology for community engagement on the proposed changes to dog access arrangements at Frank Mitchell Park and Woodville West Reserve.*
- 4. That a further report be brought back to the Asset Management Committee outlining the results of the community engagement and to seek Council's direction on the next steps of the proposal.*



Community engagement on the options was undertaken from Wednesday 11 October to Wednesday 1 November 2023, to seek feedback from the community regarding preferred dog access arrangements. This report presents the outcomes of the engagement and seeks Council's direction on the matter.

Report

The previous report to the Asset Management Committee (AM 18/09/2023, Item 4.62) outlined a number of considerations to inform the decision to undertake community engagement on potential changes to dog access at Frank Mitchell Park and Woodville West Reserve, and any further decisions following the community engagement process. These are summarised as follows:

- Open Space Provision - Woodville West Reserve and Frank Mitchell Park are important areas of open space for this community, in an area that has low open space provision and relatively high-density residential development.
- Dog ownership across the council area is increasing, however dog ownership in Woodville West has experienced no significant change in the past 5 years, with 512 dogs currently registered in this suburb.
- The City of Charles Sturt has the second highest provision of dog parks (8 dog parks) compared to other council's in metropolitan Adelaide. Community engagement on the Woodville West dog park (in 2019) identified strong support for the proposal (76% of respondents).
- The Club advises that conflicts are often experienced with dogs off lead and soccer training activities, including clashes with players and owners not picking up dog waste, leading to difficult conversations between the Club and community. It is noted that this is based on anecdotal evidence only and council has no records of complaints or reports from council's Community Safety team.

The options for dog access arrangements are summarised as follows:

Option 1 - change	Option 2 – no change
<p>A. Make the main pitch of the licensed area a 'dogs on lead only' area (Area 'A').</p> <p>B. Define the soccer pitch to the west of the main playing field as an 'off lead' dog area outside of soccer use times (Area 'B').</p> <p>C. Create a new, fenced area to the north of the main playing field for off lead dog exercise at any time (Area 'C').</p>	<p>No changes to current dog access arrangements at both Frank Mitchell Park and Woodville West Reserve.</p> <p>All areas remain off lead for dogs except during organised sporting activity. During organised sporting activity, dogs should vacate the playing pitch or must otherwise be on lead at all times while sport is in play.</p>
	

Summary of Community Engagement

Community engagement was undertaken between Wednesday 11 October to Wednesday 1 November 2023, in accordance with Part 3 of Council's Public Consultation Policy. A detailed outline of the engagement process and outcome is contained within the **Appendix 1**.

The following communication and engagement techniques and promotions were undertaken:

A Your Say Charles Sturt email campaign (1,095 recipients with 651 opens and a 6% click through rate)

- A Consultation package including project background, information and dog access options, hard copy feedback form and QR Code (as included in the 18 September AMC report) was distributed to 802 residents and commercial properties within the defined catchment area (approximately 300 metres from the site)
- A Your Say Charles Sturt Project page was developed (open to everyone)
- On-site information session held 18 October with approximately 34-38 attendees
- Signage located around the site

A total of 219 unique feedback forms were received either online or in hard copy form, with an additional 3 email submissions and 2 phone conversations / submissions.

It should be noted that for the purposes of analysing the consultation results, we have noted a number of the report duplicate household responses. These had a relatively immaterial impact on the results. The information below includes the duplicate responses, however the complete set of data (excluding the duplicates) can be reviewed in the detailed consultation report.

While the survey was open to everyone to participate, 85% of respondents lived in the Woodville suburbs (62.1% - Woodville West, South & North, Woodville Park, & Woodville) and in Seaton (22.9%). The remaining 15% lived within the City of Charles Sturt (11%), in areas near the outskirts of Charles Sturt (3%) or in the northern or eastern suburbs (1%). This is not an unexpected spread, given respondents to the survey included sporting club members that may not be local to the city.

The consultation also asked respondents how they used the reserve, to better understand the nature of responses. The following is a break down of responses by user type.

Reserve User & Respondent Type	# Identifying Respondents <i>*Can be in more than 1 group</i>	Option 1 [Change]	Option 2 [No Change]	Don't Mind
FK Beograd Soccer Club	21	81%	19%	Nil
Dog Community	134	13%	86%	1%
Community Garden Member	14	14%	86%	Nil
Recreational Users	116	36%	61%	3%
Other Local Sporting Group	15	40%	60%	Nil
Other (Local Resident)	8	50%	37.5%	12.5%
Other	2	50%	Nil	50%

A summary of the responses is as follows:

- 33% preferred option 1
- 65% preferred option 2
- 2% indicated they did not have a preference

A summary of the general comments is as follows:

In support of 'change' to dog access

The top 2 reasons for respondents selecting their preferred option as Option 1 ('Change') for the dog access review at Frank Mitchell Park and Woodville West were related to:

1. Dog waste (urine and faeces) on the main pitch/es; and
2. The behaviour of, or personal concern/fear/discomfort around off lead dogs.

In support of 'no change' to dog access

The top 3 reasons for respondents selecting a preference toward Option 2 (No Change) for the dog access review at Frank Mitchell Park and Woodville West related to:

1. The spaces in question are community land, that the areas should be accessible to all (eg. not one group in the community), that it is a shared space, and that the area is essential to owner and dog health and wellbeing.
2. A perception that most of the dog community and dog owners do the right thing – clean up after their dogs, abide by the usage arrangements/times, and keep the general area clean and tidy; and
3. Complaints about the Club and their behaviour and cleanliness of the open space following structured sport.

It is clear from the community engagement outcomes that the local community really values the green space provided within both Frank Mitchell and Woodville West Reserve. Equally, the soccer club value the quality of the pitch and oval to ensure their players and supporters have a clean and safe place to play and visit.

In balancing the views of all user groups, it is recognised that the reserve has a diverse and unique role and provides different opportunities for so many people including, recreation, socialisation, child play areas, relaxation, BBQs, community gardening, dog exercise and soccer practice and games.

The intention of this consultation was to gauge from all users of the space, if changes were needed to ensure the ongoing uses within the reserve could continue, or if change were required to this shared space to minimise usage conflicts.

Based on the results of the consultation and taking into consideration the existing uses and arrangements on the site, it is recommended that there are no changes to the way in which the reserve is currently used.

The way in which the Club and community continue to interact together and manage all activities within this space is important moving forward. Mutual understanding and appreciation of the diverse range and requirements of uses, should be front of mind for all visiting and using this space.

Financial and Resource Implications

The cost of undertaking community consultation is approximately \$2,800, with costs including staff time, printing letters and signs and undertaking a mail drop to properties within approximately 300 metres of the site.

Subject to the results of community consultation and Council approval, the approximate cost of implementing the changes to dog access at Woodville West Reserve is as follows:

- Option 1 - \$70,000 - depend on outcomes
 - Chain wire fencing 1.2m high, including a new fenced area within Woodville West Reserve and fenced area on the west side of Frank Mitchell Park.
- Option 2 - No cost.

Should council consider the recommendation appropriate (option 2) and there are to be no changes to the space, there will be no further financial implications.

Customer Service and Community Implications

Changes to the existing dog access arrangements at Woodville West Reserve and Frank Mitchell Park will have implications for the community, as outlined above. Community engagement was an important step in understanding the views of the community and informing further decisions of Council.

The overall sentiment and outcomes of the consultation indicate that the way in which these reserves are used by all, should remain unchanged

Environmental Implications

There are no environmental implications.

Community Engagement/Consultation (including with community, Council members and staff)

A detailed summary of the consultation activities and findings is included in **Appendix 1**.

Community engagement on changes to existing dog access arrangements at Woodville West Reserve and Frank Mitchell Park was undertaken in October and November 2023 to understand the views of the community, which indicated:

- 33% preferred option 1 (change)
- 65% preferred option 2 (no change)
- 2% indicated they did not have a preference

It is now recommended that Council not proceed with changes to the existing dog access arrangements on either Frank Mitchell or Woodville West Reserve and that community engagement participants will be informed of Council’s decision.

The way in which the Club and community continue to interact together and manage all activities within this space is important moving forward. Mutual understanding and appreciation of the diverse range and requirements of uses, should be front of mind for all visiting and using this space.

Risk Management/Legislative Implications

The key issues and risks for Council in considering this proposal were:

- Balancing individual views with broader community views.
- Community satisfaction.
- Failing to understand community sentiments on a project.
- Media interest.
- Reputational risks.

The thorough and detailed community engagement undertaken has provided Council with an understanding of community sentiment regarding this matter and assisted council in mitigating the risks.

It is recognised that moving forward there will continue to be a potential for conflict between users within this space, and that Council has a role to play in ensuring all people are abiding to by-laws associated with picking up dog waste and that dogs are under effective control, also that the licence conditions of the club are being adhered to. This is councils role to play moving forward in continuing the ongoing mitigation of risk.

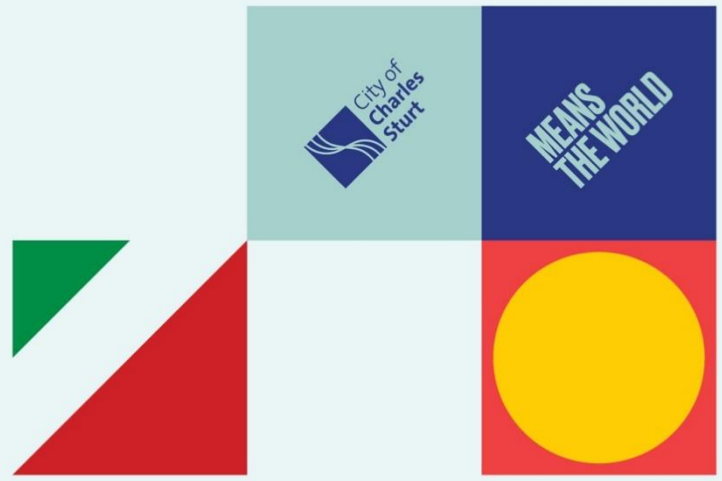
Conclusion

A request was received from FK Beograd Soccer Club (formerly known as White City Soccer Club) for Council to investigate options to change the current dog access arrangements at Frank Mitchell Park and Woodville West Reserve. Community engagement was undertaken in October and November 2023, indicating 65% of respondents did not want the dog arrangements within these reserves to change. Based on the community engagement findings and balancing all relevant matters relating to this proposal, it is recommended that no changes are made.

Appendices

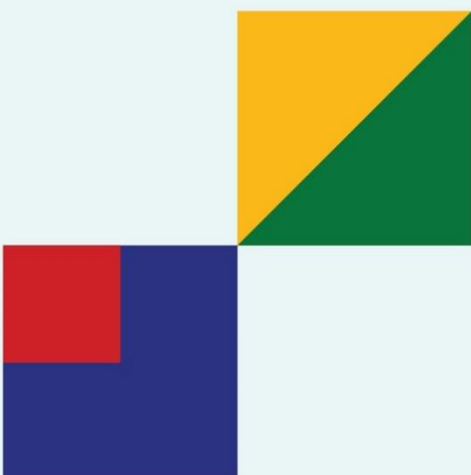
#	Attachment
1	Appendix 1 - Community Engagement Report

APPENDIX 1



COMMUNITY ENGAGEMENT SUMMARY REPORT

Dog Access Arrangements Review
Frank Mitchell Park & Woodville West Reserve,
Woodville West



Contact: Caitlin Tierney
Community Engagement Officer
Open Space, Recreation and Property
PH: 08 8408 1132
ctierney@charlessturt.sa.gov.au

1. EXECUTIVE SUMMARY

We recently engaged with the community in October 2023 following a request from the local sporting club, FK Beograd Soccer Club (the Club), to amend the dog access arrangements at Frank Mitchell Park in Woodville West. Two alternative options were put to the community for consultation; option one would see amendments made to the existing on and off lead arrangements on Frank Mitchell Reserve and a new fenced area constructed on Woodville West Reserve and option two was 'no change' to the existing arrangements.

Engagement was undertaken in accordance with Part 3 of Council's Public Consultation Policy (discretionary) and the level of engagement was '**consult**'.

The purpose of this engagement was to:

- Inform the community about the request.
- Understand the community's preference for the options being considered, and if a change to the existing arrangements was supported or opposed.
- Understand how the community currently uses the reserve.
- Obtain information to be considered by Council when determining how the investigation will proceed.

The consultation was promoted through consultation packs delivered to the defined consultation catchment area (Figure 1, Pg 6), onsite corflute signage and a Your Say Charles Sturt online engagement page.

Overall, majority of the feedback supported 'No Change' to the current arrangements at the reserve with 61% support.

36% of the remaining feedback supported the proposal for 'change' to the dog access arrangements on Frank Mitchell Reserve and installation of a new, fenced area on Woodville West reserve for dogs to be off lead.

3% of the participants didn't mind what happened.

*This data excludes duplicate submissions from the same household and with the same preferences. Comparative results including the same household submissions are available in Section 5.

Feedback from respondents in support of 'change' to dog access arrangements (Option 1) largely revolved around respect for other users of the space to be able to exercise, train, play and recreate without fear or apprehension of being approached by off lead dogs which could be poorly supervised or not effectively controlled, and which may also exhibit aggressive or bullish behaviours.

Feedback from respondents in support of 'no change' to dog access arrangements (Option 2) shared a very strong sense of local community and pride, centred around this open space in Frank Mitchell Park and Woodville West Reserve and particularly amongst the dog community. There was a resounding sense from respondents that most of the dog community are doing the right thing; cleaning up after their dogs and, at times, even the Club, and that they respect the Club's need to access the pitch dog free for training and matches.

Many of these respondents raised concerns about Club and member's behaviour, including irresponsible littering and waste management particular after games. Others commented on the underusage and waste of the space if Area A was always on lead, even when not in use by the Club. Several alternative solutions were suggested by these respondents, who felt there were better ways to assist in management of the Club's concerns without resorting to dog access changes.

All verbatim and unattributed comments and submissions received are available to view in **Appendix A** (Pg 17).

2. PROPOSAL BACKGROUND

FK Beograd Soccer Club (the Club) currently has a licence for the use of the clubrooms and two soccer pitches on Frank Mitchell Reserve, adjacent to Woodville West Reserve, Woodville West. The terms of the licence arrangement allow for general community use on the green spaces of Frank Mitchell Park, outside of the times the grounds are used for soccer.

Current dog access arrangements enable dogs to be exercised off lead at both Woodville West Reserve and Frank Mitchell Park, however dogs must be on lead when soccer training and matches are in progress. It should be noted that Frank Mitchell Park is fully fenced, making it an attractive location for dog exercise, whilst Woodville West Reserve includes mostly post and rail perimeter fencing.

The Club has previously advised that conflicts are often experienced with dogs off lead during soccer training activities and, despite the installation of signs indicating that dogs must be on lead during organised sport, it has not resolved the situation. Further, the Club has also expressed concern of player welfare and hygiene due to dog faeces being present on the grounds.

Subsequently, the Club requested that we investigate options to better manage the shared space, particularly as it relates to use of the pitch for dog exercise and soccer activity.

At its meeting on 18 September 2023 (Item 4.62), the Asset Management Committee endorsed consultation with the community on two options relating to dog access at Frank Mitchell Park and Woodville West Reserve

The two options under consideration for the purposes of consultation are available in **Table 1** (Pg 4).

TABLE 1: FUTURE DOG ACCESS OPTIONS FOR FRANK MITCHELL PARK

OPTION 1 - CHANGE	OPTION 2 - NO CHANGE
<p>A. Make the main pitch of the licensed area a 'dogs on lead only' area (Area 'A').</p> <p>B. Define the soccer pitch to the west of the main playing field as an 'off lead' dog area outside of soccer use times (Area 'B').</p> <p>C. Create a new, fenced area to the north of the main playing field for off lead dog exercise at any time (Area 'C').</p>	<p>No changes to current dog access arrangements at both Frank Mitchell Park and Woodville West Reserve.</p> <p>All areas remain off lead for dogs except during organised sporting activity. During organised sporting activity, dogs should vacate the playing pitch or must otherwise be on lead at all times while sport is in play.</p>



3. COMMUNITY ENGAGEMENT APPROACH

This project is a matter set out in Part 3 of Council's Public Consultation Policy and, accordingly, the public consultation steps for this project were determined by Council on a discretionary basis.

3.1 Engagement Objectives

The objectives of this engagement were to ensure:

- That our community has easy access to the appropriate information.
- That our community is given opportunities to provide feedback.
- That the process builds positive relationships between Council and the community, and positions Charles Sturt as an organisation that is providing sound management decisions.
- That information is provided to the community of the decision and reasoning for the decision.

3.2 Engagement scope

Formal community consultation was open for a minimum period of 21 days to allow the community adequate time to provide their feedback. The community engagement promotion, activity and participation (where relevant) is summarised in **Table 2** (Pg 7).

Residents and property owners identified in the consultation catchment area surrounding the two reserves were provided with a consultation pack enclosing an information letter, a fact sheet comparing the two different options being considered, a QR Code to the Your Say Charles Sturt project page, and an optional hardcopy feedback form with a reply-paid envelope. The consultation catchment area is demonstrated in Figure 1.

Signage was displayed onsite to promote the consultation to reserve visitors outside of the locality, and a Your Say Charles Sturt engagement project page was created. While participants were encouraged to complete their feedback online via the Your Say Charles Sturt project page, a hardcopy feedback form was available for download on the project page and a direct contact number available so feedback could also be taken over the phone. Additionally, an onsite information session was available to the community and promoted in the consultation collateral.

The scope of the consultation is to understand the preference of the different reserve users regarding the current and potential, future dog access arrangements on Frank Mitchell Park and the adjacent Woodville West Reserve. While any matters relating to the Club and its management, the clubroom property, the playground, reserve equipment and amenities, and dog management in general are not within the scope of this consultation, feedback received of this nature will be noted by relevant staff (with action as deemed required) and considered by the Council within this consultation report.

All feedback related to the dog access arrangements at Frank Mitchell Park will be considered by the Asset Management Committee prior to a decision about how to proceed regarding the construction of a public toilet facility in the reserve. Other factors that will influence the final decision may include the weight and merit of the initial request, expert advice, other historical, cultural, social, environmental, or economic factors, as well as the discretionary view of the Elected Members. Following a decision of Council on the request to review the access arrangements, residents in the catchment will be notified of the decision/s and outcomes of consultation.

FIGURE 1: CONSULTATION CATCHMENT AREA

All properties highlighted in red are included in the defined consultation catchment area and received a consultation package.



TABLE 2: COMMUNITY ENGAGEMENT ACTIVITIES

Type of activity	Engagement activity	Details	Participants
Consultation promotion	Your Say Charles Sturt email campaign	New project email campaign Sent 11 October 2023 at 11:25am	1,095 recipients with 651 opens and a 6% click through rate.
	Consultation Package	Distributed on 11 October 2023 to the defined consultation catchment area.	Hand delivered to 621 resident & commercial properties. Mailed out to 181 absent property owners via Australia Post.
	Onsite Signage x 6 + 3	Initially 6 signs were installed at key entry points to each reserve, promoting the consultation. Following a request from a community member, additional signs (x3) were installed on 26 October 2023.	
Your Say Charles Sturt Project Page	Your Say Charles Sturt online project page: "Dog Access Review on Frank Mitchell Park & Woodville West Reserve".	Open to everyone Live from 11 October 2023 at 8:25am	At the time of writing this report: 826 visits 684 unique visitors 96 project followers
Onsite community session	Onsite information session to pick up a form, ask any questions, and talk to staff &/or club representative.	Held 5pm, Wednesday, 18 October 2023 at Woodville West Reserve	2 Council Officers present 1 official representative from the FK Beograd Soccer Club Approximately 34-38 attendees
Feedback	Hard copy and online feedback forms	Open Wednesday, 11 October 2023 to 5pm Wednesday, 1 November 2023	219 unique feedback forms accepted. <ul style="list-style-type: none"> - Approx 142 online forms vs 77 hardcopy forms - 195 forms from unique households. - 24 forms from participants residing in the same household. - 6 forms not accepted as anonymous or incomplete (eg didn't select a preference), however comments have been included for consideration in the appendices.
	Other submissions	Open Wednesday, 11 October 2023 to 5pm Wednesday, 1 November 2023	3 email submissions 2 phone conversations/submissions 2 email queries

4. ENGAGEMENT EXAMPLES

Consultation Pack:

72 Woodville Road, Woodville, South Australia 5011
 PO Box 1, Woodville SA 5011
 T: 08 8408 1132 F: 08 8408 1123 charlessturt.sa.gov.au

9 October 2023

To the Property Owner or Tenant
**YOUR FEEDBACK: DOG ACCESS ARRANGEMENTS
 FRANK MITCHELL & WOODVILLE WEST RESERVE**

We have received a request from FK Beograd Soccer Club (the Club) to investigate changes to the current dog access arrangements at Frank Mitchell Park and Woodville West Reserve, located at Todville Street, Woodville West.

The Club's licence for the use of the clubrooms and 2 soccer pitches permits dogs to be exercised off lead at Frank Mitchell Park and Woodville West Reserve, except when soccer training and matches are in progress. During these sporting activities, dogs must be on lead.

The Club has experienced conflicts with dogs off lead while the area is being used for sport, and users are impacted by dog waste not being properly removed and disposed of by pet owners. For this reason, it has been requested that we investigate options to better manage dog exercise that also support the Club and player safety.

To inform a future decision on the request to amend the dog access arrangements, we are seeking your feedback on 2 options. Please refer to the fact sheet enclosed for further information.

OPTION 1:

- Make the main soccer pitch on Frank Mitchell Park 'on lead' at all times.
- The soccer pitch to the west of the main pitch to be on lead during organised sporting activities and off lead at all other times.
- An area to the north of the main playing field, in Woodville West Reserve to be enclosed for off lead dog exercise at all times.

OPTION 2:

- No changes to existing arrangements at Frank Mitchell Park and Woodville West Reserve. Dogs must be on lead during any sporting activities but can continue to be exercised off lead at all other times.

TO SHARE YOUR PREFERRED OPTION AND/OR TALK TO US FURTHER:

- Scan the QR Code above or visit [your.say.charlessturt.com.au](https://www.your.say.charlessturt.com.au) and head to the 'Dog Access Arrangements at Frank Mitchell Park and Woodville West Reserve' project page. Take 1-2 minutes to complete the online feedback form.
- Complete the enclosed hard copy survey and return in the reply-paid envelope provided; and/or
- Come and talk to us onsite at Woodville West Reserve on **Wednesday, 18 October 2023, 5pm to approx. 6pm**. We will set up near the dog park or playground area, weather dependent.

You can submit your feedback up to **5pm Wednesday, 1 November 2023**.

The results of this consultation will be reported to Council's Asset Management Committee on 20 November 2023 for a decision. All consultation participants and Your Say project followers will be provided the report details, when available, and be informed of the outcome. An update will also be provided on the Your Say project page.

Further information regarding this request and the options being consulted on can be viewed in the report to Council's Asset Management Committee on 18 September 2023, Item 4.62 (https://www.charlessturt.sa.gov.au/_data/assets/pdf_file/0034/1489671/Asset-Management-Committee-18-September-2023.pdf).

Should you have any further queries regarding this consultation, please contact Caitlin Tierney on osp-consultation@charlessturt.sa.gov.au or 8408 1132.

Yours faithfully,

Caitlin Tierney
 Community Engagement Officer
 Open Space, Recreation & Property

ENC: Option Factsheet with map
 Feedback form
 Reply-paid envelope

**FRANK MITCHELL PARK & WOODVILLE WEST RESERVE
 DOG ACCESS OPTIONS UNDER INVESTIGATION**

OPTION 1
 Dog access changes

- Area A** - Main playing field changed to dogs on lead at all times.
- Area B** - When in use for organised sport activities, area is on lead only. Outside of these times, dogs are allowed off lead.
- Area C** - A new, fenced in area for off lead dog exercise at all times.

OPTION 2
 No change

- Current dog access arrangements for Frank Mitchell Park and Woodville West Reserve remain unchanged. Dogs are allowed off lead in all areas but must be on lead during organised sport activities.

For enquiries, please contact:
Caitlin Tierney
 Community Engagement Officer
 Open Space, Recreation and Property
osp-consultation@charlessturt.sa.gov.au
 8408 1132

**DOG ACCESS ARRANGEMENTS - FRANK MITCHELL PARK & WOODVILLE WEST RESERVE
 HARD COPY FEEDBACK FORM - OSRP**

The City of Charles Sturt is inviting your feedback on a request to amend the dog access arrangements at Frank Mitchell Park and Woodville West Reserve. Share your feedback by **5.00pm Wednesday, 1 November 2023**. You can do this online at [your.say.charlessturt.com.au](https://www.your.say.charlessturt.com.au) or by completing this hardcopy form and posting it to 'RTI OSRP Consultation', PO Box 1, Woodville SA 5011 or via osp-consultation@charlessturt.sa.gov.au.

YOUR DETAILS*

Name: _____
 Street address: _____
 Suburb: _____ State: _____ PC: _____
 Email: _____

What kind of park/reserve user are you?
 Tick off that apply

FK Beograd Soccer Club community Member, player, parent, etc
 Dog owner/dog exerciser/dog park user
 Recreational visitor Eg for fitness/jun/wellbeing

Other local sporting community
 Community Garden member
 Other: _____

YOUR FEEDBACK

1. Which of the optional dog access arrangements do you prefer for Frank Mitchell Park and Woodville West?

Option 1
 Option 2
 I don't really mind either way.

Do you have any other comments to share?

Other comments continued...

Thank you for taking the time to share your feedback. Hearing from the community is an essential part of the decision-making process, along with several other factors.

If you have provided an email, please keep an eye out for relevant project updates in your inbox. Email is our preferred method to keep you up to date while reducing our environmental impact. Otherwise please follow the project page to be kept up to date.

*By completing this form, you consent to the City of Charles Sturt collecting, retaining, and using the personal information provided by you in accordance with Council's Privacy Policy.

Onsite Signage:

DOG ACCESS ON FRANK MITCHELL PARK & WOODVILLE WEST RESERVE

We are inviting feedback on a request to alter off leash, dog access arrangements on Frank Mitchell Park & Woodville West Reserve.

Scan the QR Code to share feedback from Wednesday, 11 October to Wednesday, 1 November 2023.

Staff will be onsite at Woodville West Reserve (near the playground/dog park) at **5pm Wednesday, 18 October** to hear from the community.

Share your feedback:

Caitlin Tierney
 Community Engagement Officer
 Open Space, Recreation and Property
osp-consultation@charlessturt.sa.gov.au
 8408 1132

Your Say Charles Sturt Project Page:

<https://www.yoursaycharlessturt.com.au/dog-access-fmp-wwr>



Search the site

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Dog Access Review on Frank Mitchell Park & Woodville West Reserve

Feedback on a request to alter the off-leash dog arrangements on Frank Mitchell Park & Woodville West Reserve. Todville Street, Woodville West, is now closed.

+ Follow



Home > Dog Access Review on Frank Mitchell Park & Woodville West Reserve

Consultation is now closed. We are reviewing the submissions and preparing a report to the Asset Management Committee meeting of 20 November 2023. We will let all participants and project followers know when the consultation outcomes and report are available to view.

Closed

Submit Your Dog Access Preference

Complete the form below by 1 November 2023 to share your preference with us. It will only take 1-2 minutes to complete. You can also download a hardcopy form in the document library at the bottom of this page, or call Caitlin on 8408 1132 and we can complete it over the phone.

If you would like to speak to us in person, we will be onsite at Woodville West Reserve on Wednesday, 18 October 2023 at 5pm (until approx. 6pm). Drop in to talk to us about the consultation or ask any questions.

About You

What type of park/reserve user are you? Required

You may select any that apply.

- Frequent soccer Club community (eg member, player, parent etc)
- Other local sporting community
- Dog owner, dog exerciser or dog park user
- Community garden member
- Recreational visitor (eg for fitness, fun, play, walking)
- Other (please specify)

Your Preference for Dog Access

Which of the optional dog access arrangements do you prefer for Frank Mitchell Park and Woodville West Reserve? Required

Do you have any other comments to share about this request or the options being consulted on? Required

Comments made in this section will be included as unattributed, anonymous submissions in the community engagement report and presented back to the Asset Management Committee, where appropriate. Staff response to submissions will be included in the report and this will be accessible to the public. In some circumstances, we may respond to you directly.

Your Details

We request your details so that we can keep you up to date on the outcome of this project as a consultation participant. We will only otherwise contact you if we need to clarify your response.

First Name Required

Caitlin

Last Name Required

Tierney

Your email

So that we can let you know when the matter is being considered and advise you of the outcome, following a decision.

Your Street Address Required

Suburb Required

Postcode Required

You have 4 characters left

Preferred contact number

Submit my preference

Consultation is open from Wednesday, 11 October 2023 to 5pm Wednesday, 1 November 2023.

We will be onsite at Woodville West Reserve on 18 October 2023 at 5pm, if you would like to come and talk to us or pick up a feedback form in person.

We have received a request from FK Beograd Soccer Club (the Club) to investigate changes to the current dog access arrangements at Frank Mitchell Park and Woodville West Reserve, located at Todville Street, Woodville West. The Club has a licence for the use of the clubrooms and 2 soccer pitches, which permits dogs to be exercised off-leash at Frank Mitchell Park and Woodville West Reserve except when soccer training and matches (organised sporting activities) are in progress, at which time dogs must be on-leash.

The Club has experienced conflicts with dogs off-leash during soccer training activities and is impacted by dog waste not being properly removed and disposed of by pet owners. For this reason, it has been requested that we investigate options to better manage dog exercise which also supports the Club and player safety.

To inform a future decision on the request to amend the dog access arrangements, we are seeking your feedback on 2 options, as pictured below.

Option 1:

- Make the main soccer pitch on Frank Mitchell Park 'on lead' at all times (Area "A").
- The soccer pitch to the west of the main pitch to be on lead during organised sporting activities and off lead at all other times (Area "B").
- An area to the north of the main playing field, in Woodville West Reserve to be enclosed for off lead dog exercise at all times (Area "C").

Option 2:

- No changes to existing arrangements at Frank Mitchell Park and Woodville West Reserve. Dogs must be on lead during organised sporting activities but can continue to be exercised off lead at all other times.



Aerial map view demonstrating the dog access proposal for the defined areas, under each Option 1 and Option 2.

More information

Further information regarding this request and the options being consulted on can be viewed in the report to Council's Asset Management Committee on 18 September 2023, Item 4.62, page 18-30.

Next Steps & Timeframes

The results of this consultation and a decision report will be presented to Council's Asset Management Committee on 20 November 2023. All consultation participants and Your Say project followers will be provided the report details, when available, and be informed of the outcome once a decision has been endorsed. An update will also be provided on this project page.

If Option 1 is endorsed and fencing is required to be installed in the above locations, funding will need to be considered as part of the 2024/25 budget process provision given this project was not forecast in the current financial year. If funding is allocated, the project works would likely be undertaken in late 2024 however we will provide the community with confirmation of project funding and an update on construction closer to the time.

Document Library

Asset Management Committee Report - Dog Access Arrangements Review
PDF (4.72 MB)

Harroop Feedback Form - Dog Access Arrangements Review
PDF (223.40 KB)

Fact Sheet on Options - Dog Access Arrangements Review
PDF (81.29 KB)

Need to talk to someone?

Caitlin Tierney, Community Engagement Officer
+61 8 8408 1132
enq-consultation@charlessturt.sa.gov.au

The City of Charles Sturt would like to acknowledge the land we occupy today is the traditional lands for the Kaurna people and that we respect their spiritual relationships with their country. We also acknowledge the Kaurna people as the custodians of the greater Adelaide region and that their cultural and heritage beliefs are still as important to the living Kaurna people today.



Contact Us

Have questions or want to learn more about a project, contact us below:

(08) 8408 1111
enquiry@charlessturt.sa.gov.au
www.charlessturt.sa.gov.au
PO Box 1
Woodville SA



5. ENGAGEMENT FINDINGS & KEY THEMES

There was a reasonable degree of local interest in the investigation and consultation on future dog access arrangements to Frank Mitchell Park and Woodville West Reserve. Engagement participation was high, with 219 feedback forms received which provide helpful insights into the experiences of different reserve users in this location. Other written or verbal submissions were made via email or over the phone that, in all cases, were supplementary to a formal feedback form also being lodged. The additional comments received have been included in the commentary reporting.

Important notes to the data:

An additional 2 feedback forms for received but were excluded from the data as they were duplicate submissions from existing participants who had already lodged a feedback form.

An additional 6 feedback forms were received but were not included in the data as they were anonymous (unable to be verified for data integrity) or did not make a preference selection. However if comments were made on the form, they have been included in the consultation commentary for consideration.

Included in the total 219 feedback forms are 24 forms received from individuals who reside in the same property as another participant who also submitted a form, and where the preferred option (and in most, if not all cases, the sentiment) was the same. For the purposes of analysing the results, the data was separated into two sets – results excluding the duplicate household submissions expressing the same preference and results including these duplicate household submissions. In section 5.3 where preferences are discussed, the report will reference the data excluding these duplicate household submissions, so that the results are represented equitably. However graphs will be provided for both sets of data to demonstrate the relatively immaterial impact of the duplicate submissions on the overall results. Similarly to the above, all comments received in duplicate household submissions has been included in the commentary reporting.

5.1 Where did respondents live?

While they survey was open to everyone to participate, 85% of respondents lived in the Woodville suburbs (62.1% - Woodville West, South & North, Woodville Park, & Woodville) and in Seaton (22.9%). The remaining 15% lived within the City of Charles Sturt (11%), in areas near the outskirts of Charles Sturt (3%) or in the northern or eastern suburbs (1%). This is not an unexpected spread, given respondents to the survey included sporting club members that may not be local to the city.

5.2 Who we heard from

We asked participants what type of reserve user they were, to understand the context for their comments and their experiences on the reserve/s. Respondents could select more than one user type as it applied to them. Majority of the respondents to the survey identified as being part of the reserve dog community or dog owners/walkers and/or as being recreational visitors (for fitness, playground, open space, recreation, and informal sporting activity). Refer Figure 2.1 and Figure 2.2, over the page.

FIGURE 2.1: RESERVE USER TYPES - [EXCL.]

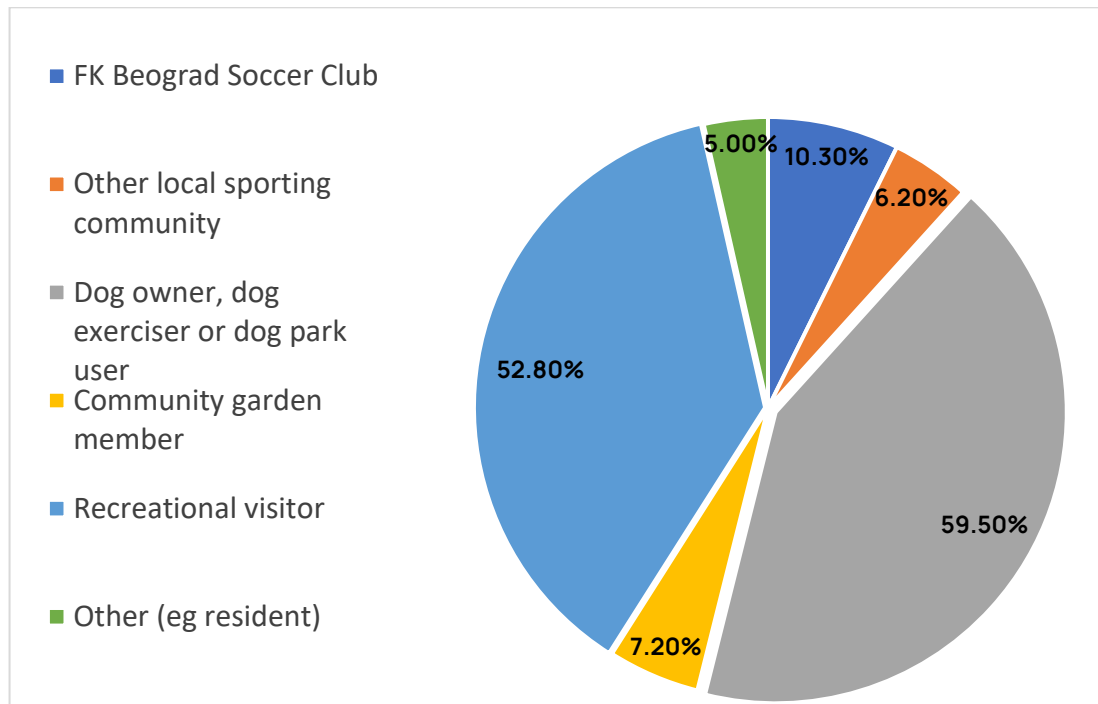
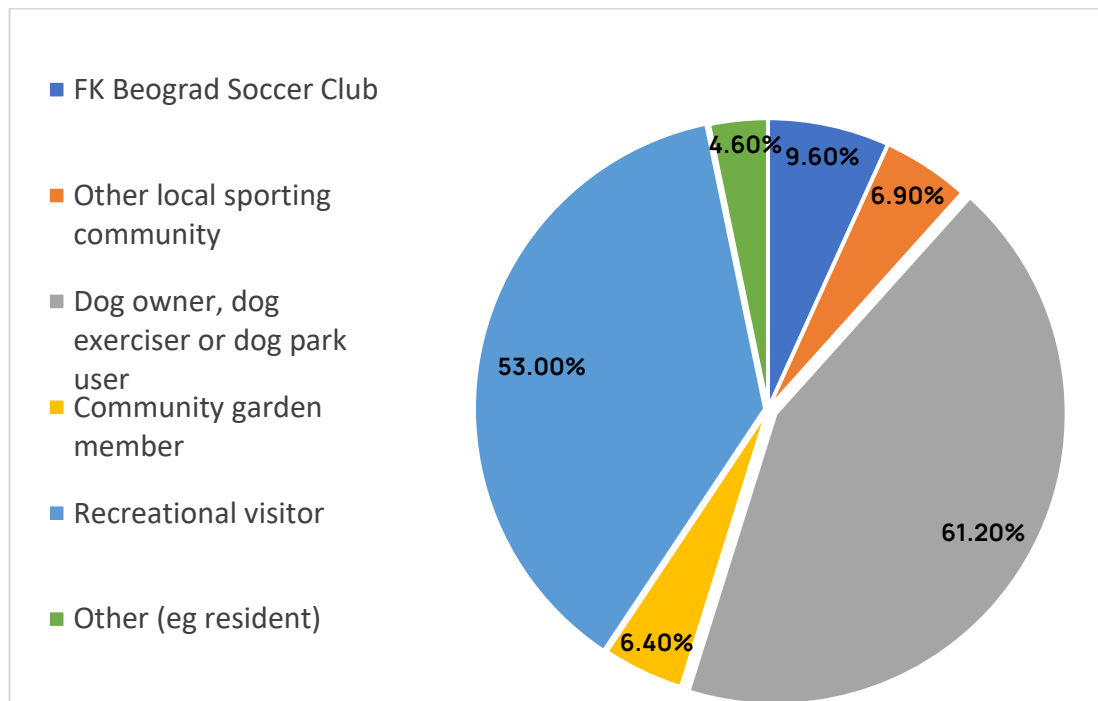


FIGURE 2.2: RESERVE USER TYPES - [INCL.]



5.3 Overall preferred option

The preferred option from respondents to the survey form, for both data sets, was for 'No Change' to the current dog access arrangements at Frank Mitchell Park and Woodville West Reserve. Given that almost 60% of the survey respondents identified as reserve users who were dog owners, part of the dog community, or visitors of the dog park the result is not surprising. However it's also important to note that while 10% of survey respondents identified as being part of the Club, where the initial request for a review of the dog access arrangements was initiated, 36% of respondents indicated a preference to change the dog access at the reserves.

FIGURE 3.1: PREFERRED OPTION OVERALL [EXCL.]

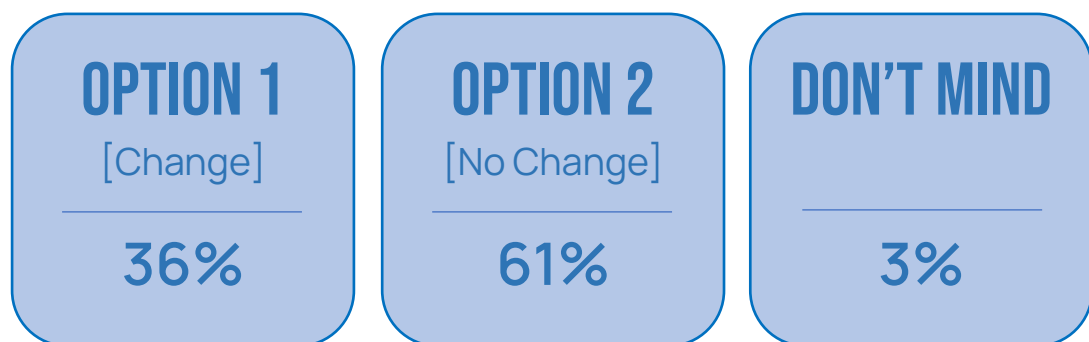
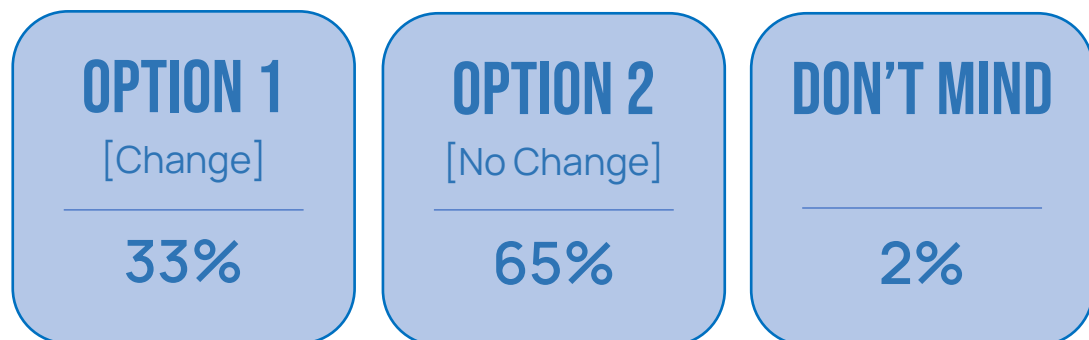


FIGURE 3.2: PREFERRED OPTION OVERALL [INCL.]



5.4 Preferred option by user type

To create an equitable base to consider the different needs and preferences of the different community groups of or around the reserve, it is useful to review the preferred options by reserve user/respondent type (refer **Table 3**, over the page). As mentioned earlier, it is important to note that respondents were able to select more than one user type and so their preference will be represented in each user type they identified with.

While majority of Club users supported a 'change' to the dog access arrangements (84%), majority of the dog community users, community garden members, and other local sporting groups supported 'no change' at 84%, 85% and 61.5% respectively. Recreational users were divided in their preferred option, with the marginal majority of 57% supporting 'no change'. Other users (including local residents) were likewise divided in their preferred option, with 50% of other users supporting a 'change' to the arrangements, while the others either 'didn't mind' or preferred 'no change'.

If Club users and the dog community are removed from the results you can see that, except for community garden members, other visitors or respondents interested in the reserve are not as decisive on the preferred option as the other groups. The possible reasons for this may become clear when reviewing the respondent's commentary in the next section.

TABLE 3.1: RESULTS - PREFERRED OPTION BY USER TYPE [EXCL.]

Reserve User & Respondent Type	# Identifying Respondents <i>*Can be in more than 1 group</i>	Option 1 [Change]	Option 2 [No Change]	Don't Mind
FK Beograd Soccer Club	19	84%	16%	Nil
Dog Community	116	15%	84%	1%
Community Garden Member	13	15%	85%	Nil
Recreational Users	105	40%	57%	3%
Other Local Sporting Group	13	38.5%	61.5%	Nil
Other (Local Resident)	8	50%	37.5%	12.5%
Other	2	50%	Nil	50%

TABLE 3.2: RESULTS - PREFERRED OPTION BY USER TYPE [INCL.]

Reserve User & Respondent Type	# Identifying Respondents <i>*Can be in more than 1 group</i>	Option 1 [Change]	Option 2 [No Change]	Don't Mind
FK Beograd Soccer Club	21	81%	19%	Nil
Dog Community	134	13%	86%	1%
Community Garden Member	14	14%	86%	Nil
Recreational Users	116	36%	61%	3%
Other Local Sporting Group	15	40%	60%	Nil
Other (Local Resident)	8	50%	37.5%	12.5%
Other	2	50%	Nil	50%

5.5 Consultation Commentary

Refer to **Appendix A** for the unattributed, verbatim commentary as it relates to support for Option 1 (Change), Option 2 (No Change) or 'Don't Mind'.

In support of 'change' to dog access

The top 2 reasons for respondents selecting their preferred option as Option 1 ('Change') for the dog access review at Frank Mitchell Park and Woodville West were related to:

1. Dog waste (urine and faeces) on the main pitch/es; and
2. The behaviour of, or personal concern/fear/discomfort around off lead dogs.

Comments related to dog waste were largely about players & children coming into contact with uncollected dog excrement or areas where dogs have urinated. Sentiment was that the space is not a dog park. That it is a shared space for individuals, children & families to exercise and play, and that these users have a right to feel safe without having to worry about contact with dog waste. Several comments were made where players and other users alike have stepped in dog faeces or witnessed owners not picking up after their dogs, and that others shouldn't have to pick up after other people's dogs.

Comments related to off lead dogs included alleged incidents with dogs not being under effective control and a lack of owner responsibility, eg when their dog is running toward, jumping on, chasing, or being aggressive toward other reserve users. Other dog owners and reserve users have mentioned witnessing or experiencing harassment or aggression toward their own or other dogs by ineffectively controlled or aggressive dogs that are off leash on the reserve. This included concerns over a lack of pet supervision or a carefree attitude by other dog owners. Respondents who would use the space for exercise or to play with children mentioned feelings of discomfort, anxiety, fear, or concern for themselves or their children with off lead, and potentially unsupervised dogs being in the same area as them and being able to enter their personal space uninvited.

Other sentiment, though not as prevalent, included:

- Dogs should be on lead on the main pitch, which should be dedicated to dog-free exercise, sport and training without concerns about dog faeces or unwanted dog interactions.
- That it is a shared space, not a dog park.
- That dog owners should use the existing dog park, or have a purpose built, larger dog park where dog owners can go with their dogs (larger than Area C).
- That the dogs are damaging the playing surface, which should be in pristine playing condition.

In support of 'no change' to dog access

The top 3 reasons for respondents selecting a preference toward Option 2 (No Change) for the dog access review at Frank Mitchell Park and Woodville West related to:

1. The spaces in question are community land, that the areas should be accessible to all (eg not one group in the community), that it is a shared space, and that the area is essential to owner and dog health and wellbeing.

2. A perception that most of the dog community and dog owners do the right thing – clean up after their dogs, abide by the usage arrangements/times, and keep the general area clean and tidy; and
3. Complaints about the Club and their behaviour and cleanliness;

An extremely common theme in support for 'no change' was how important the reserves and open space in Woodville West is, and how valued this space is by the community. Many mentioned the increase in urban infill and development, loss of green, open space in this area, and how the entire space (not just the main pitch) should be accessible to everyone. This included a desire by many not to enclose the area of the reserve identified as Area C in the proposed dog access changes (Option 1), and so they selected Option 2. It was felt that this area is essential to local groups, families and children who use this area of Woodville West reserve for ball sports, informal games, and recreation or exercise. Further, there was concern about having an enclosure specifically for dogs to be off lead, in such close proximity to the playground and open areas where children would play and who, in some cases, shared a fear of dogs or of balls going into the fenced dog area. Further, many commented that Area B is not safe for off lead dogs due to open access to the clubroom, rubbish bins and gates that are often left open.

Sentiment around the importance of the space for dogs and their owners to exercise and for dogs to run and play freely which, in turn, results in less disruptive dogs and happier, healthier neighbourhoods for all was a common theme. So too was the importance of socialisation (for humans and dogs) and the meaningful connection and sense of community which has evolved amongst local dog owners.

It was clear that respondents supporting 'no change' resoundingly felt that most dog owners are doing the right thing by picking up after their dogs, even picking up after other's dogs or calling out irresponsible pet owners, and are abiding by the use requirements (eg vacating the pitch when required for training and games).

It was also clear that many of the supporters of 'no change' were discouraged by Club or player actions and behaviours they have allegedly experienced. Some of their complaints include the littering of the playing field after training/games, irresponsible waste management, night noise complaints, aggression/disrespect toward dog owners, antisocial behaviour, setting up tactics long before the pitch is intended to be used, and alcohol related complaints. Some respondents suggested that the Club's claims are exaggerated or that they often clean up the rubbish left behind on the pitch after games. These complaints about the Club suggest feelings of a lack of cooperation and community spirit by the Club, making their tolerance toward this request quite low.

Other sentiment, though not as prevalent, included:

- The wasted opportunity for dog owners to access this valuable open space when it wouldn't be in use for soccer training or matches, in particular in the off-season.
- That some respondents have a fear of dogs and don't want to create another dedicated space for dogs within this reserve.
- That Area C is not big enough or is not suitable as an off-lead space for large dogs.
- That spending more money on 'dog parks' is a waste of money, or that the consultation is a waste of ratepayer funds.
- That the existing dog park ('Sniffari') should have been made bigger, so it was inclusive for larger dogs.

5.6 Respondent suggestions for Council consideration

Many of the respondents supporting 'No Change' to the dog access arrangements also recognised the need for some kind of additional action to support the use of Frank Mitchell Park as a cooperative, shared space. Some suggestions made by the community for Council to investigate include:

- Compliance and enforcement to promote responsible dog ownership eg signage, increased patrols, fines for not picking up after dogs, security cameras etc.
- Dog owner and dog behavioural education. Restrictions on aggressive or bullish dogs eg on lead only.
- Requesting the Club (or Council) to share the Club's pitch usage times (or on lead times) with the community via noticeboard, perimeter signage, community Facebook page, etc. This would mean dog owners wouldn't come to the oval when planned for use by the Club. Also clarity is needed around whether dogs can be off lead on the oval when a few players informally practice on the oval. Club players seem to expect dog owners and their dogs to vacate the site for unofficial Club activity.
- More bins around the pitch/reserve around the pitch's entry/exit points.
- More dog bag dispensers around the pitch's entry/exit points.
- Signage/education about effective dog control and aggressive dogs.
- Consider construction of a dedicated large-dog park eg at the Todville Street lawn area near the railway station, or other location.
- Better communication and consultation by the Club with the local community.
- Restrictions on early morning and late-night times when dogs should not be allowed on the open space due to early morning and late-night dog barking which is disruptive to other local residents.

Other requests not related to the scope of this consultation included:

- Playground renewal/maintenance /upgrade, including new equipment for older children.
- Half court basketball court or informal sporting facilities for Area C.
- Additional BBQ and picnic facilities/rest areas
- More shaded spots/shelters/playground shade

6. NEXT STEPS

The Asset Management Committee will review the outcomes of community engagement on the dog access review at Frank Mitchell Park and Woodville West Reserve, as detailed in this report, and consider the findings when deciding on the matter. Following a decision of Council, all consultation contributors, specific communities of interest, Your Say Charles Sturt project followers, and the broader consultation catchment area will be informed of the decision through direct notification.

APPENDIX A: COMMENTS/SUBMISSIONS – DOG ACCESS ARRANGEMNTS AT FRANK MITCHELL PARK & WOODVILLE WEST RESERVE

Contribution ID	Commentary in support of dog access changes (preference for Option 1, 'Change')
16508	Dogs should be on the lead and dog owners responsible for picking up their dog's waste. Kids should not be stepping in poo while they train soccer.
16498	<p>After being within "B" section when an uncontrolled Carne Corso was walked past (on lead). We immediately left. Lead does not mean the owner is responsible and I feared for my child's safety as the dog would not take his eyes off my young one. The owner was 'pulling' the dog in the direction he wanted him to walk. The area is not safe for children anymore. It is a waste of playground and land that my children could be exercising on (as avid soccer lovers).</p> <p>Please note that I have owned large breeds dogs all my life since 4yo. I have also trained Schutzhund dogs. I am not fearful of dogs but am very aware of uncontrolled/untrained dogs especially around children. Why can't the dog owners use the dog park that was specially made for them?</p>
16494	<p>It would be great to see that dogs are contained to C on or off leads and an environment created there that is safe for pets to be on or off leads.</p> <p>A and B should then be left for football as I do not believe that the mess from pets will be always picked up.</p> <p>I am a resident and pet owner outside of this council and I'm surprised that pets are allowed on an area that humans use as a sporting venue. Area C would be able space for pets.</p> <p>Two weeks ago a number of dogs ran up to some equipment on the field and two dogs went up to my son's drink bottle in which one dog picked up the bottle and slobbered over it.</p>
16488	<p>It will provide clear guidelines for all parties, to utilize the precinct.</p> <p>Mitigates the risk of dog waste and provides specific guidelines for self-governance.</p>
16481	I have been chased by off lead dogs while trying to exercise playing soccer or running restricting me off what I cannot do what I love
16480	I have been chased by off-lead dogs while running on the soccer pitch, my kids have been chased by big dogs while playing soccer, and one dog jumped so hard on me that I slipped over and tore my hamstring. It's not a dog park, it's a soccer pitch. I'm tired of picking up dog poo too. They have a sensory park.
16479	Every time .. and I mean every time we play at the club we have to clean up dog droppings. Also the pitch is being damaged by uncontrolled dogs, this is a semi-profession pitch and the condition is very poor and improvements will not be worthwhile if it constantly damaged
16469	Have witnessed owners of dogs off leash that are not trained and have harassed other dog owners and their dogs so leashing them would be best option.

APPENDIX A: COMMENTS/SUBMISSIONS – DOG ACCESS ARRANGEMENTS AT FRANK MITCHELL PARK & WOODVILLE WEST RESERVE

Contribution ID	Commentary in support of dog access changes (preference for Option 1, 'Change')
16468	<p>I don't think dogs should be allowed in the area A at all. So many times my children and I have stepped in dog poo. Area C has plenty of space for dogs!!</p> <p>I also don't think its fair for Area C to become a 'dog only' area when children want to play on that grassed area while their siblings play on the playground during the games held in Area A.</p> <p>I am supportive of Area B having dogs on and off leads as detailed in the letter.</p>
16459	<p>Dogs must always be on lead, so that all residents can go for walk, fun and can keep all citizens fit!!</p>
16450	<p>Even though we love dogs and we are dog people, we believe that kids & adults playing soccer should enjoy the game and feel safe there, but not trying to avoid dogs poo.</p> <p>Dog owners had their chances, but unfortunately as we see very often, dogs are running around the park without supervision. As a regular jogger, I avoid going to the run around the pitch when there are no soccer club members, exactly due to the dogs with no owners nearby</p>
16445	<p>Yes, what is the point of having build enclosed dog area if all dog owners us other green lawn areas. Quite frankly tired of dog poop everywhere!</p> <p>Do they really need access to all areas? Can people that are allergic to dog have access to area where they can train without do running up to them?</p>
16444	<p>I don't have a dog but note that the park is a great place for dog socialisation. I do see owners on the phone while their dogs are running around on the soccer field so may miss seeing their animals defecate. On lead on the oval is a sensible alternative.</p>
16443	<p>If people did the right thing wouldn't be necessary. Also dog walkers and general public including Beograd people closed the gates to oval after coming in or out, should be addressed maybe a sign "PLEASE CLOSE GATE" as if you come in one and another gate at end of oval is left open and you let dog off leash they can soon go fast out of gate if they see another dog coming THINK THIS IS VERY IMPORTANT.</p> <p>Not an oval matter but the amount of people who let their dogs poop on your lawn or road verge and don't pick up and annoy you too! Can't even take their bag if they pick it up with them, just dump anywhere!!</p>
16432	<p>Please keep dogs on leads most time we have small children</p>
16431	<p>Best to pursue Option 1 in the best interest of all users</p>
16430	<p>I will feel safer for my dog as some off leash owners think that their dog is under control when its in your face! My dog has a fear of other dogs, so thank you for making a park safer. After a beach attack at Grange, mine both on leads a boxer jogging with owner attacked my both cavies! Now mine won't walk with anyone but me or is home bound, for a park to have sections is great, I tried around all the dog parks but he's still scared. Last time an Alsatian dog was in our face!</p>

APPENDIX A: COMMENTS/SUBMISSIONS – DOG ACCESS ARRANGEMENTS AT FRANK MITCHELL PARK & WOODVILLE WEST RESERVE

Contribution ID	Commentary in support of dog access changes (preference for Option 1, 'Change')
16428	I have had to erect signage on my verge due to the large numbers of irresponsible dog owners not picking up their dog faeces. I do not believe that the main playing field "A" should be utilised by at all by dog owners. There is plenty of available grassed areas, including a dedicated dog park adjacent the main playing field. Dog owners can utilise areas 'B' and 'C' and the dog park. As a previous dog owner and veterinary nurse of 30 years I believe dog owners need to be made responsible for their dogs. Leave area 'A' for the soccer club and negotiate other areas for dog owners.
16419	Too many dog owners are irresponsible and don't take responsibility for their dog's waste and behaviour. I've witnessed this at all the dog parks in Woodville West, South and St Clair. Option 1 is a good solution. However how are you going to enforce this, if it is implemented?
16417	There is always dog poo left on the field where our kids train & play. It's not acceptable. Some owners don't even move away when the kids are trying to train & dogs have chased our kids & scared them
16411	This is something that should happen. Too many close calls with dogs off lead. Inconsiderate owners not picking up after their dogs happens way too often and it's not fun cleaning it off kids soccer boots or car carpets.
16405	I take my daughter to Frank Mitchell Park regularly to kick a soccer ball around with her friends and every time we have had issue or concerns around big and/or aggressive dogs running around our kids so we end up leaving. In addition to this we always see dog faeces on the ground and have stepped in some a couple of times. Frank Mitchell Park needs to be a safe and friendly park for all users not just dog owners and I too own a dog.
16396	Strict law, because many dog owners are not responsible to look and clean after they dogs
16394	I feel intimidated if I try to walk on the park and dogs are annoying me the same thing happens on the beach with clueless owners
16389	While I understand dogs need space for exercise, it has become a nuisance recently, with so many dogs not only running around scaring small babies in the park, but also the owners not picking up after. there are massive flies and blow flies due to this and makes it hard to enjoy the ground. there are eating and bbq areas where they can't eat in peace due to blow flies. the dog owners really need to keep the dogs on a leash and clean up after. some are so disgusting that they tie the poop and tie them to the fences (I have a picture for proof) small babies and toddlers don't know better and try to touch it. it's just filthy. I love animals and dogs, but this owner behaviour and lack of consideration towards the community is unacceptable. I hope they find a safe space for the dogs to enjoy while keeping kids safe and the grounds clean.. so all can enjoy the open space. Thanks. Probably few cameras and a fine for leaving poo should be there.
16387	People are not cleaning up after their dogs.
16378	Area A & B have external, lockable gates. When sport is being played, perhaps gates should be locked to exclude dogs. No one seems to police the rules. Perhaps a dog control officer(s) should visit the site occasionally and warn people not doing the correct thing (like not picking up dog poo). When matches are on or training - visit from dog control officer may assist the soccer club to manage ignorant/inconsiderate people.
16375	Beograd need to have this arrangement because people don't behave responsibly.

APPENDIX A: COMMENTS/SUBMISSIONS – DOG ACCESS ARRANGEMENTS AT FRANK MITCHELL PARK & WOODVILLE WEST RESERVE

Contribution ID	Commentary in support of dog access changes (preference for Option 1, 'Change')
16370	The reality the few make it bad for the majority. Option 1 is a fair middle ground for both groups. The Soccer Club invests strongly in the maintenance and upgrade of the oval for organised sport. They should be strongly supported. FYI I am a 70-year-old retiree and regularly walk and would like to use Frank Mitchell Park more but unfortunately when I choose to walk there are often dozens of dogs poorly supervised. For me, if I am looking for grass I go to the baseball/lacrosse reserve. Very few dogs there. Thank you.
16361	I have walked past everyday in the morning and the amount of people I see not collecting after their dogs is ridiculous. Close the gate on area "A" and stop the "young people" and their trendsetter dog using it as a toilet. The older people have better perspective how the oval is. Maybe it's because the new housing has no backyards. Put an officer on duty and start fining them. They will probably learn sooner or later.
16360	The main oval is to be used for FK Beograd Soccer. Unfortunately, the oval has in recent times been overwhelmed by the presence of dogs. Most dog owners are responsible. Unfortunately, many are not. Dog faeces being left on the oval, dogs running at you and your children, (which can be intimidating and frightening. The dog park adjacent has little use at the moment. The main soccer oval is NOT a dog park and should not be treated as such. Dogs at the very least should be on a lead under effective control by their owner as all times!
16359	I can say that the request from FK Beograd SC has grounds because I have also seen various incidents between dogs and their owners as well as excrement left that was not properly picked up. It really causes a feeling of fear and insecurity to walk or exercise around.
16357	It's just not good enough when people don't pick up their dog's poo. It's extremely frustrating, especially when there are dog bags in the area. I have a Maltese dog so she is a bit scared of bigger dogs, so I don't often take her off lead when we walk.
16291	I have recently been advised by my doctor that I need to exercise more due to the natural ageing process as I am beginning to show typical age-related medical conditions which will burden the entire community financially. I work very long hours, I am single female, with a mortgage, and I find the park useful to use as a place for my dog and I to walk freely. I was only there last night at 8.00 pm it was dark and I felt safe away from traffic, which has increased due to the over housing which will continue to bring in more cars and families.
16279	Seems that irresponsible dog owners receive all the advantages in the council area. It is terrible that people attending training sessions and sports games have to dodge dog faeces on the grounds. This happens all along the coast as well. I have never seen a council compliance officer patrolling areas and never seen any fines handed out. Yet I often see dog owners pretend they haven't noticed their dog defecating and they walk away.
16274	Been a while since I've been to FMP, but ensuring that disposable dog waste bags are readily available and noticeable to dog owners would be of benefit.
16243	I don't want to be chased by dogs off lead while jogging on the big soccer pitch.
16235	Option one: C - enclose the lawn area on the north of the main playing field at Woodville west reserve to make it safe for dogs to be off lead. Then no dogs allowed on soccer pitch at mitchell park and Woodville west reserve.

APPENDIX A: COMMENTS/SUBMISSIONS – DOG ACCESS ARRANGEMENTS AT FRANK MITCHELL PARK & WOODVILLE WEST RESERVE

Contribution ID	Commentary in support of dog access changes (preference for Option 1, 'Change')
16220	My choice is so that there is somewhere to run where I won't be chased by dogs. Some owners do not control their dogs. They let them roam freely to harass other users of the park while they sit staring at their phones. I won't run on any of the ovals now if there is a dog off the lead, which means sometimes I don't get to run on the grass and I have to modify my workout.
16215	I'm hesitant to use section B as that area is not fully enclosed and directly meets the club rooms without barrier. There should be at least one area that is fully enclosed available. Section C would be fine once fencing installed.
16206	I think that Beograd have been thoughtful and generous with their request. It is important that their main playing pitch be kept pristine for match play and training.
16514	Find another pouch area for dogs. It's not nice that players have to step on their grounds with inconsiderate people not picking up their dog's mess. Or fence off a section. Dogs allowed in that area and pick up mess. Not on grounds. It's disgusting that owners don't collect their dog's poo. Leave the grounds for family activities, sports, and community recreation, and dogs off.
16515	Dogs have strictly dog park which loads of money was spent on. Dogs should not be allowed to freely run around and urinate and poo where our kids play soccer.

APPENDIX A: COMMENTS/SUBMISSIONS – DOG ACCESS ARRANGEMENTS AT FRANK MITCHELL PARK & WOODVILLE WEST RESERVE

Contribution ID	Commentary in opposition to dog access changes (preference for Option 2, 'No Change')
16506	If change - no parking. Club leaves food, bones etc after events. We clean up bandages after games. Events often don't finish till after midnight - crowds and noise still can be heard several streets away.
16504	Option B - definitely no!! Club leaves food, bones etc after events, isn't enclosed. Option C - no parking. There are signs saying, "Dogs on lead when games are on", which we abide to. I'm near Findon Road and I could hear noise and music going on to 2am after their Serbian Festival over the long weekend.
16503	Off Lead Park "C" would be great for weekends when soccer is on. However in off-season when no soccer on Frank Mitchell, it should be off lead.
16502	Community for Everybody
16501	<p>I would like to point out that this public consultation has been based on anecdotal evidence from FK Beograd (the club) who have a vested interest in the outcome (refer Asset Management Committee Agenda 18/9/23 pg21). It is disappointing that this consultation has made it this far without any facts. Especially given that the club's interests in my opinion are only for the club and not the community.</p> <p>Here are two FACTS that support this claim:</p> <p>After ongoing noise complaints with no action, community members had no choice but to take FK Beograd to Consumer Business Affairs on 9Dec21. The outcome of this hearing was a reduction in alcohol service hours. This could have been sorted out at a lower level if the club would listen to the community.</p> <p>30 Sep - 2 Oct 22 - An event at FK Beograd occurred with no regard for the people who live in the suburb. General outrage in the community and lots of noise complaints.</p> <p>I see the attempts to restrict the public use area of dogs as a continuation of anti-community behaviour shown by the club.</p> <p>In regards to the proposed fence in option 1, \$80k could be better spent in the community. The area is surrounded by apartments, with open access areas essential to play and mental health. Kids who use this area would not be able to due to dog movements. The WHS impacts relating to children trying to play in the vicinity of dogs, especially in the lead time for fence installation. Generally, Dogs next to a playground off lead does not sound like a good idea. Also, It would also be an eyesore.</p> <p>That's all for now, I would like to know how hearsay makes change so I too can apply it through the council.</p>

APPENDIX A: COMMENTS/SUBMISSIONS – DOG ACCESS ARRANGEMENTS AT FRANK MITCHELL PARK & WOODVILLE WEST RESERVE

Contribution ID	Commentary in opposition to dog access changes (preference for Option 2, 'No Change')
16500	Issue with poo bags being refilled consistently and also staff / representatives from FK Beograd Soccer Club being aggressive towards dog owners. Also setting up cones and drills at 4:30 when no one is on the pitch until 6pm on occasions. Clarity around pitch use and time would ease the confusion.
16491	1. Community to prompt responsibility of picking up dogs waste if there's any occurred while exercising the dog. Signs might help, as well as sufficient of bag around.
16489	I feel that even if option 1 was selected, someone would always spoil it for everyone by doing the wrong thing. Too many irresponsible dog owners who don't clean up after their dogs are the reason for why this has even become an issue. We have no other choice but to use the soccer oval as its the most secure area for dogs to run freely. There are not enough open grass space around the area as council allowed for too many house to be built when that wasn't what the original plan was.
16487	Neither option is particularly attractive.
16486	The lawned area on Todville Street by the train line would be another area that could be used by dog owners if it was suitably fenced. Dogs need an area to run, and area C in option 1 is not big enough. If that entire area was fenced it may come close. Another option may be to list actual times where there is organised sport. There seems to be a lack of real communication with regards to changes in this area.
16484	My dog walks there every day and that the dogs are never even there when sport is on. Always used for dogs and they can all enjoy a big open space to play with other dogs and for the dog owners to have a chat. Instead of putting all these dogs in the sensory park next door that isn't used much at all.
16483	Don't spend \$\$ on changes that are not necessary.
16472	Waste bags should be placed at entrance to oval. They are not currently at the gate entry points. We bring our own but others don't.
16463	We do not need more fencing to keep ratepayers out. We have enough fencing as is. Look after the majority of rate payers not the minority.
16462	Maybe start fining the people who don't do the right thing. Instead of changing it and ruining for everyone.
16461	Do not confuse dog waste with the dog being off lead.

APPENDIX A: COMMENTS/SUBMISSIONS – DOG ACCESS ARRANGEMENTS AT FRANK MITCHELL PARK & WOODVILLE WEST RESERVE

Contribution ID	Commentary in opposition to dog access changes (preference for Option 2, 'No Change')
16458	<p>We honestly find option 1 to be ridiculously absurd! Area 'C' on option 1 is used 7 days a week by many local families and to take this away for extra dog areas is beyond what any person would consider rational thinking! Is having area A & B not enough? On the map attached I have marked an X an area on the corner of Todville & Elizabeth Street that is never used that can be fenced off for dogs leaving area 'C' alone. Option 1 gives dog owners 4 areas to use including the sensory area and leaves families with nothing! Ever since the sensor park was opened there are a lot more dogs using this area as people drive here to use it and the amount of dog faeces left on the Council strips, footpaths and on ALL oval areas has marginally increased. Why would this change by giving these irresponsible owners more area to command! Please feel free to call me as I have more I could say on this matter.</p>
16457	<p>We were promised by the council when the sensory park was constructed, that we would NOT lose access to exercising our dogs on the main soccer oval. We walk our dogs everyday and have observed that dog waste has greatly improved over the past 12 months (reduced to rarely seeing any). We are tired of the soccer club always getting their way when they want something, but not complying when asked to do anything that affects the community (eg: removing eyesore scaffolding every year!) The club shows no interest in their surrounding community unless there is something that doesn't suit them. They don't live here - we do! The ovals belong to the community - not them.</p>
16455	<p>If area 'C' was fenced off in Option 2 it would give dog owners a safe space to go when there is organised sport on. If area 'A' was on lead at all times it would be a waste of space when sport isn't on - which is a majority of the time. It is a shame that some dog owners have ruined this space for everyone by being selfish and irresponsible. Hopefully, there is a way that this green space can be enjoyed by all in a safe way, especially because there isn't many green space anymore with housing development.</p>
16453	<p>No changes should be made, dog owners need to be held accountable. The recently built dog park should have been made to include larger dogs - it appears rarely used as residents have larger dogs.</p>
16452	<p>Maybe have fines for dog owners that do not pick up dog poos.</p>
16451	<p>The new dog enclosure should have been bigger not just for small dogs. Section 'C' - this area has been used regularly by the soccer players for their Sunday or Saturday games in the morning then they take over (use) the BBQ. Why can't they use the soccer ground marked 'B'. All of a sudden they upgrade the soccer ground and residence in are (which have tripled) since all the new houses and townhouses erected are asked to move on. Its great watching the owners and dogs in the area communicating especially the ones that arrive early in morning but then the soccer club will get their way in this.</p>

APPENDIX A: COMMENTS/SUBMISSIONS – DOG ACCESS ARRANGEMENTS AT FRANK MITCHELL PARK & WOODVILLE WEST RESERVE

Contribution ID	Commentary in opposition to dog access changes (preference for Option 2, 'No Change')
16449	<p>It is really important to us that we have this large soccer pitch to exercise our high energy dog. I would not have adopted him if FK park wasn't there. I have seen dog walkers pick up random dog poos for respect to the soccer players. We pick up rubbish from soccer ALL the time.</p> <p>The community that congregates at the park for their dogs are responsible.</p> <p>We are also members of the soccer club but feel that the space should be available to ALL members of the community.</p>
16446	<p>For those people who choose not to clean up after their dogs, a fine should apply. Unfortunately, a minority of people do the wrong thing, but others should not be punished because of them. I'm not sure how this could be policed, but I'm sure once a few people received fines &/or warnings, people may take heed. Public spaces should be for everyone to share and clean up after themselves. Signage clearly stating that fines will apply and random checks made would possibly help?</p>
16442	<p>It's a good park, used a lot for a community get together.</p>
16440	<p>If there needs to be a larger 'off-lead' at all times space considered, I am not sure why the area to the north of 'C' - Option 1 opposite community garden was not considered. This would need fencing as its not fenced. Area 'c' used by many young people and families for sporting, recreation & junior sport.</p> <p>I can sympathise with the soccer players if dog waste is not collected, but this is mostly done considering the number of dogs that us the parks. Maybe just needs to be checked prior to games. The parks provide great social amenity to the area and are valued by local residents, particularly those with small garden areas due to the decision for social in-filling with higher density housing. In the past the soccer club's padlocked the fields on game days. This created problems when they did not unlock them for a number of days post games.</p> <p>The soccer club players and supporters are not innocent in leaving waste after their use. Some days worse than others. They also have a habit of pouring used fat oil on the gravel at the NW corner outside clubrooms. This creates a hazard for dogs.</p> <p>It is nice to see the soccer club is beginning to encourage the girls & women but these continue to be under represented making the area very male dominated. On match days most dog owners are respectful of the oval use for games & dogs have been observed to be on leash. The Council's creation of the small dog park has been great and is enjoyed by my small dogs and many others. It does not provide adequate space for large numbers and large dogs.</p>

APPENDIX A: COMMENTS/SUBMISSIONS – DOG ACCESS ARRANGEMENTS AT FRANK MITCHELL PARK & WOODVILLE WEST RESERVE

Contribution ID	Commentary in opposition to dog access changes (preference for Option 2, 'No Change')
16439	<p>I believe that 90% of people use the park reasonably (picking up after dog, not using facility when the soccer club are there). Can the soccer club put signs on the gates indicating that they are using the field. That way its clear to dog owners they are not to use the field.</p> <ul style="list-style-type: none"> - More waste bags - More bins - Signage to users to pick up after dogs or they will be fined - Regular inspections from Council members, especially in the afternoons and weekends when the soccer club use the field.
16438	<p>Option 2: This would accommodate current and future growth and needs and alleviate any conflict. Free running for dogs is also accommodated at local beaches at certain times.</p> <p>Option 1: Takes the amenity of area 'c' away from non-dog owners and ruins the garden area. No to fencing off area 'c'.</p>
16433	<p>There is a huge dog community that attend this oval. You will be upsetting a lot of people by changing rules within the park. As a regular visitor (2 times a day) I never have come across an unpicked up poop. I believe this is a false or exaggerated accusation.</p>
16427	<p>We walk to this oval everyday and my dog and I love this part of our day. I have met lots of lovely dog owners and Louis my cavoodle has made lots of friends. This is the closest space to me to take him and allow him off lead. Other ovals close to us have too many prickles. I am a responsible do owner and always pick up after my dog and respect the oval as a shared space with the soccer club. If option 1 goes through, is there any chance the clubroom outside area can be fenced in? My dog loves "Area B" but also loves getting in where the bins/bbq is.</p>
16426	<p>We pay Council rates, so we all should have access to this oval and outcome fairly would be option 2</p>
16424	<p>As a recent migrant the dog park and community garden have become a very significant part of my life. The dog park is a place of friendship and community. The size of the accessible space affords a whole range of ways of being together, loosely. It is key for socialising my dog to have experienced dog owners. As someone with a chronic condition it is important for me to walk around the park very regularly - smaller sections would not enable this - obviously dog walking is a key part of managing my condition and staying well. There is a strong culture of responsible ownership that has grown up in the park. People pick up after each others dog, I will do this regularly. There are such small areas available in terms of green space in Adelaide and sports gets the lion's share. The culture of this Woodville West Community is really important to those that live near. We have almost nothing to do with the footballers - they are by far the least welcoming part of this parkland - we simply work around them knowing they are never happy with us. I really wish the footballers were actually friendly and behaved like part of the community - maybe offering their facilities or doing something - otherwise why should they be on Council land at all.</p>

APPENDIX A: COMMENTS/SUBMISSIONS – DOG ACCESS ARRANGEMNTS AT FRANK MITCHELL PARK & WOODVILLE WEST RESERVE

Contribution ID	Commentary in opposition to dog access changes (preference for Option 2, 'No Change')
16423	I found of late many dog owners are not cleaning up after their dogs which makes it hard for sporting activities to take place on the oval.
16420	I walk my dog at that park everyday. It is a much loved place for dogs to meet and play and for us to exercise with our dogs. Most of the people that use this park are regulars and are responsible dog owners. We are aware of a couple of the soccer users who might be marking lines are not dog lovers and have often yelled at dogs if they come anywhere near them. It is often just that the dog is chasing their ball. We do usually keep our dogs well away from those people when we are aware of how they feel. It would be a great disappointment for the sharing of this space to cease. I think it has worked well thus far and most people are respectful of all the users.
16409	<ol style="list-style-type: none"> 1. the open green spaces are for all residents not just sports teams 2. Dog lead rules have nothing to do with dog faeces. Dog owners that do not have the respect to pick up after their dog, will not start doing so just because the dog is on a lead. 3. This change would be punishing all dog owners and their pets due to the actions of just a few disrespectful people. 4. Requiring dogs to be on the lead during sporting events is OK, but outside of that it is pointless and will not achieve any solution to the supposed problem. 5. The interests of the sports players, a small subset of the local population, should not be placed ahead of the majority. I am not unsympathetic, I have myself trodden on faeces of some kind and it was not pleasant, but the proposal will not solve that issue. Requiring responsible dog owners to use leads 24/7 will not address the did waste problem because responsible dog owners already watch and clean up after their dogs. Only the irresponsible dog owners would leave their dog waste and they will not start picking up their dog waste just because responsible dog owners have their dog on a lead. <p>The soccer club should instead seek other solutions that more directly address the problems they are complaining about.</p>
16408	All dog owners who regularly use the park always do the right thing and pick up after their dog -I've never seen anyone who doesn't, we're a bit of a community and always let the dogs off lead there and I'm sure everyone else wants to keep it that way too. If one or 2 people have the done the wrong thing, please don't let it impact the majority who always clean up after their dogs. I would also suggest maybe some signage stating it is an off lead area (except when sport is on) and that unfriendly dogs are not welcome on the oval even on a lead (unless they are muzzled) because of the likelihood of other dogs running up to them.
16402	No changes necessary. Changes would be poor use of ratepayers funds. I both exercise and occasionally take my dog onto the reserve. If people follow the licensing conditions I see no issues.

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Contribution ID	Commentary in opposition to dog access changes (preference for Option 2, 'No Change')
16401	<p>we need to keep our current green areas and develop them for the use of our children. This is new area with lots of small children and current small playground isn't meeting the needs of the community. There is no shade cloth over existing slides and they get to hot even in morning hours. At the times it becomes overcrowded as too many children trying to play. The swings at the existing playground are placed in the middle and don't meet the safety standards. All other playgrounds have swings out of the way. There is already dog park, how many dog parks do we need taking priority over our children. Area is very densely populated with small or non existing back yards and we need to promote health living and bring community together. Parents meet each other when they children play making in for more cohesive neighbourhoods. The land area need more play equipment for various ages and interests. And shaded areas.</p>
16398	<p>It is absolutely 100 percent unfair to make all dogs put on leashes... we keep the ovals tidy and pick up after our dogs. the soccer club are the ones who leave rubbish everywhere. It is so convenient to have such a nice park for our dogs and putting them on leash is so mean to them! I, as a dog owner pick up any dog droppings I see while at the oval. The 'dogs on leash thing' is stupid and we should just keep the rules as they are... the grass is healthy and we don't damage any equipment even with the dogs here. Our dogs need exercise and this is the only locally convenient oval for the Woodville residents it would be cruel to not give them exercise. The soccer club should put up a schedule for the days and times that dogs can't be at the park... we will respect these days and times and it will make the oval a happier place. Thank you so much for reading this :)</p>

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Contribution ID	Commentary in opposition to dog access changes (preference for Option 2, 'No Change')
16390	<p>This is a public community space paid for and maintained by the community allocated funds and through council rates not privately owned therefore should be used to the community's benefit and not exclusively to the soccer club. Who pays the SA water rates and maintenance of this area ???</p> <p>Where is the evidence of such dog poo or dog interruptions during game play? Is there anything documented. Are there independent witnesses? CCTV?</p> <p>No-one is purposely doing this! If this has happened It may have been an odd occasion of someone who wasn't paying close attention to their dog and now a whole community suffers. If this was even the case. Maybe there needs to be increased signage and bag areas located around this oval from what I can see they are scant. Has this even been attempting before reaching this vast consultation.</p> <p>Dogs off lead in this area it is what the area is for outside of formal soccer arrangements. This whole area is for the community, paid for by the community not for an insular club that does care about local residents and only cares about their own self interests and excluding others. Many from the club aren't local and do not care about the nuisances caused through loud music or alcohol related violence. They do nothing to reinforce community ties or try to better themselves in a cohesive manner. I've been in this area 30 years and have seen the escalation.</p> <p>The area in front of the playground is for children/families and play outside of soccer club arrangements. We need enough separate space for dogs and kids for safety reasons. The soccer club will often use this for training anyway- another story. Happy to ruin this pitch and avoid using their allocated area.</p>
16388	<p>Current arrangements should be sufficient.</p> <p>If necessary, Council should patrol to enforce dog owners leaving for organised training as is the current agreement. Making Area 'A' on lead at all times also won't change whether owners pick up waste or not, so not seeing what that achieves.</p>
16379	<p>Love the way the grounds are now. It is a great place for exercise our dogs with others in a controlled environment and is of great benefit to my dog.</p>
16376	<p>We prefer not to have any additional fenced areas around the green space. We see a lot of families and community (without dogs) using this lovely space. it would be a shame to fence further areas.</p>

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Contribution ID	Commentary in opposition to dog access changes (preference for Option 2, 'No Change')
16374	The current area is always very busy using the space for kicking balls, playing sport and exercising. The current arrangement generally keeps dogs away from young children playing at the playground. If the Council make this area (area "C") closer to the playground, there will be greater problems for families/children using this space. This would also cause greater difficulties with the current parking in the area. I believe dog owners should be made more accountable for their behaviour in choosing not to pick up after their dog or train it properly. The space should be able to be used by ALL, not just dog owners or those that can afford to pay for access to the community garden. There is also a dog park only 1.2km away at Woodville as well as many others nearby in both Charles Sturt and Port Adelaide councils.
16372	Possibly have inspector there on Friday night and weekends to issue fines, making sure dog owners pick up dog waste.
16364	I take my dog here weekly and have never seen issues. Majority of dog owners respect the existing rules. Nothing should change.
16358	K9's with the desire (& owners) to have a decent (straight line) length to run at speed is great to see. I would not like to see this lost. I do understand soccer club's issues, however majority doing the right thing are going to lose. Please consider "A" as the off lead option and "B" as an on lead. "A" can be fully closed where as "B" has an unclosed entrance at clubroom where K9's could get out. Leaving "C" as is without more fencing is great for kids' recreation and having no fencing is a deterrent (in my opinion) to take a K9.
16351	<p>Currently the Frank Mitchell Park set up has created a warm and welcoming environment for dog owners and non-dog owners alike who live in the area.</p> <p>The current set up (off lead except during organised sport) has allowed people from all over the community to have a safe and enclosed areas to give their dogs the space they need. It gives dog owners the opportunity to socialise their dogs and interact in a spacious environment. Dogs who are exercised in the capacity they have now means they are calmer and more well behaved dogs. Restrictions on this premise as proposed on option 1 will restrict this significantly and can have an impact on dogs and owners negatively.</p> <p>I have also found that when I have flare ups from chronic illness my only saving grace to exercise my dog is at the frank mitchell reserve. The space is big enough to exercise my dog and allow me to go for slow walks around the oval knowing my dog has enough space to run and socialise. Option 1 will restrict that immensely.</p> <p>We have found FK Beograd Soccer Club has acted unfairly in trying to claim organised sports time well ahead of when sports to set to start. This includes bringing football equipment out in field well before training preparation and start time. In my interactions with club members I have found them to be antisocial when we have only tried to be polite and respectful of the grounds.</p> <p>I believe option 2 is within the best interest of the whole community as it caters to both needs of soccer club members, and the general public who use this space.</p>

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Contribution ID	Commentary in opposition to dog access changes (preference for Option 2, 'No Change')
16347	<p>I think off-leash access to the reserve and football fields are really important to the locals. It is one of the only safe feeling enclosed community spaces in Woodville West.</p> <p>Dog walking is extremely popular and provide a sense of community. Perhaps more compliance from the council or better signage would be a better alternative than removing access.</p> <p>The benefit to the whole, is greater than the slight inconvenience to the club. Especially given the club can equally disrupt locals, so it's nice that they give back.</p>
16346	<p>This park has been invaluable to us dog owners in the area and we would hate to see any change to the current conditions. I understand the frustrations from the soccer clubs point of view however. I do my best to pick up multiple dog poos, even ones that aren't produced by my dog. I feel better communication between the club and community is a better solution. We need to see the schedule, specifically days and times when the club is used for organised training/games so we can work around that. These should be visible on signs, and perhaps a joint Facebook group or something along those lines. Currently it's just a guessing game. I also believe more bins could help the situation, currently there's one inside the grounds when I feel there need to be a couple more given there are 4 entry/exits. Thanks for providing a way to express concerns and comments.</p>
16345	<p>The dogs owners are very aware of keeping the field clean and using the park to exercise the dogs to release stress and keep both (owner and dog) healthy.</p> <p>I would recommend more bins on both sides.</p> <p>We don't see any incident when dogs are playing and we don't use the park when there's a game on.</p>
16298	<p>This is the only large green space for dogs to run around in a safe fenced environment with all the new developments in the area and small backyards. There is no other options for dogs to exercise locally without having to travel.</p> <p>On occasions I have had to pull strapping tape and food left by the soccer club after games from my dogs mouth. I have never witnessed a dog owner not pick up poo or keep their dog in check whilst using the oval with other users whether it is other dog owners, people using it for fitness or unorganised sports.</p>
16296	<p>I do not support Option 1 because</p> <ol style="list-style-type: none"> 1. The largest area (A) is enclosed but would require dogs on lead at all times. 2. Enclosing Area C would sub-divide the open space now available. 3. Enclosing Area C for dogs would prohibit its current use as a residential sporting area and open space. 4. Instead of more fences, a less-costly solution to the soccer club's problems would be for them to erect visible signage stating the rules of use.

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Contribution ID	Commentary in opposition to dog access changes (preference for Option 2, 'No Change')
16295	<p>I wholeheartedly disagree with this proposal - our dog uses these spaces in the mornings and evenings for exercise and enrichment opportunities and to socialise with other dogs from the community.</p> <p>This is vital for us as our backyard space is too small for our dog to get good exercise in other ways, as for many other residents in townhouses/apartments in the area.</p> <p>These spaces are used by many people in the community for their dogs, the strong majority of which treat the space with respect (picking up after their dogs, ensuring their dogs are recalled when members of the soccer club begin to set up), and there is a strong sense of community within this group.</p> <p>Often, the enclosed fields have rubbish left behind from members of the soccer club, including sports tape, rubber from shoes etc., which has not been picked up by the soccer club, showing that the soccer community generally has little respect for the shared space with the other users in the community.</p> <p>Option A also does not provide an adequate space for the dogs - Space "b" is not fully enclosed, with no gates leading to the carpark, exposing dogs to potential interactions with vehicles, and includes the space where the club keep their rubbish, with dogs in the community therefore potentially interacting with vermin (mice and rats), leading to potential exposure to diseases and bites/scratches. Space "C" is not enclosed, and therefore exposes dogs to many vehicle interactions, up to 40 km/h.</p> <p>As the proposal suggests fencing would be installed to meet the vehicle interaction risk, this would meet some but not all of these concerns. The spaces are also smaller overall, meaning less space for the dogs to exercise, or congestion in these spaces, as is common in the existing Sniff Space.</p> <p>One proposal should Option "B" be selected would be for the club to post times when they would be using the field, allowing for dog owners to know when they would need to exit the field for the club members, thereby alleviating the interactions between dogs and members.</p> <p>Waste management of dog owners and club members alike should be the responsibility of the individual, but must be then upheld by both the club members and dog owners alike.</p> <p>It appears as a dog owner that the soccer club utilise the field 3-4 times a week (weekdays) for a few hours in the afternoon/evening, and more often on weekends, still leaving a good majority of the entire week that it is not being utilised at all by the club. As such, it does not make sense that the space be restricted to 'dogs on leash at all times' when it is not occupied 100% of the time by the club.</p> <p>I would be happy to be contacted to further discuss the points raised here, as I am very passionate about the space continuing to be used as is, with better waste management from both parties. Thank you for the opportunity to provide feedback.</p>

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Contribution ID	Commentary in opposition to dog access changes (preference for Option 2, 'No Change')
16294	<p>I wholeheartedly disagree with the proposal. We use these spaces 3-4 times a week and have never had an issue with the soccer club. We are also very conscious about picking up after our dog, as we carry our own bags on a belt with us.</p> <p>We moved to the Charles Sturt council over two years ago and were so happy about the community spaces so close to our home. If this were to change, we would be extremely disappointed, because this was one of the major highlights of the suburb we bought into.</p> <p>In the proposal it mentions that dog owners do not pick up after their dogs in the space. Unfortunately this does occasionally happen. However, days after big soccer events the space is disgusting. There is used drink-bottles, plastic and food scraps left everywhere. Which sometimes isn't addressed for weeks. This unfortunately brings the mice. My point is, I feel that it is not just the dog community that should do better.</p> <p>I once again would like to say that this proposal of essentially "no dogs at any time" is completely unreasonable.</p>
16293	<p>Prefer no change to existing arrangements. Ensure appropriate signage is placed and communication goes out to all dog owners within the council area.</p> <p>I understand as a coach myself the need to maintain a soccer pitch and the safety of players as, however it's a public shared space. People with dogs should acknowledge when organised training or games are on and use their common sense and avoid the space - As a responsible owner of a dog, I do.</p> <p>The minority doing the wrong thing doesn't constitute a reason to change how the space is used. Sadly this can and does happen everywhere.</p>
16288	<p>My concern with Option 1 is that it is 'conditional on funding' - otherwise it might have been a reasonable compromise.</p>

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Contribution ID	Commentary in opposition to dog access changes (preference for Option 2, 'No Change')
16286	<p>I strongly oppose the proposal from FK Beograd Soccer Club.</p> <p>My husband & I decided on getting working dogs because of the close proximity of Frank Mitchell Reserve so we can give our girls a good daily run with the peace of mind that they were safe and confined to a large area.</p> <p>I can honestly say that the majority of the people that regularly use the facilities of the oval 'pick up' after their dogs. You may miss the odd one but we let each other know if the owners are unaware and there are even a few of us that also pick up any dog poop that has been missed and dispose of.</p> <p>True, you get the odd owner that does not clean up after their dogs relieve themselves, but I can guarantee if they do not care when they are off lead, they will not care if the dogs are on lead.</p> <p>There are a few people that rely on the availability of poop bags from the 2 dispensers at either end of the oval which I think is risky in case they have not been replenished. I always offer one if need be.</p> <p>I see more dog poo on verges and footpaths walking to the oval then I do on the oval but I appreciate how annoying and frustrating it must be for the soccer members coming across poo that has not been picked up, but ignorance goes both ways.</p> <p>During the soccer season there is always medical strapping, tape for securing shin pads, empty drink bottles and or lids, cable ties that have snapped or been removed from sponsorship signs and food waste strewn across all ovals.</p> <p>There is also an area close to the club rooms where they dump grease, oil, fat and foodstuffs from their barbecues that the dogs are very good at finding.</p> <p>I hope with all my being that the changes the soccer club are proposing are frugal.</p>
16285	<p>My understanding is that this space is council land, subsidised by rate payers. As such, there is no claim by the Soccer Club to dictate it's use. As a community, it has been noted that the Club creates significant litter, and residual food scraps after their events, promoting rodents. Their events also cause disruption on the street, and noise. I feel their use of this space, is more disruptive in nature than recreational use by local dog owners. As a suggestion, does the Soccer Club also wish to define the length of dog lead also? I would propose that a dog on lead of 100m in length, would satisfy their demands, but mute their argument? Lets not reinvent the wheel. Alternatively, if council would consider the construction of a significant purpose build dog park in the area, by acquiring land (as they have done on Farman Ave) that would be overwhelmingly welcomed. Thank you.</p>
16284	<p>I use this area everyday to exercise my dog, it's the only fully enclosed grassed area near me that I feel safe taking my dog.</p>
16283	<p>It is public land, I believe that priority should exist for resident to use for recreation and off lead dog area. Soccer club can work around the community or buy a private piece of land if they don't want to share.</p>
16281	<p>More bins around the exercise equipment might encourage people to pick up after their dogs?</p>

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Contribution ID	Commentary in opposition to dog access changes (preference for Option 2, 'No Change')
16280	There is already a dog park located there for off lead exercise. We do not favour taking away the north lawn area for children's activities and fencing off for dogs. There is sufficient room for them now, make owners more responsible for their dogs' actions.
16277	Whilst understanding the concerns of the club, the oval is for all to use. Responsible owners have their dog trained and pick up after their dog. The minority of irresponsible owners need to face fines for not picking up after their dog.
16276	It is important to have a safe area to have dogs running around freely.
16273	Fine people for not doing the right thing.
16272	The soccer club continues to play loud music at all hours of the night without consequences. They can put up with a few if any random pieces of dog waste. I see 99% if not all dog owners acting responsible when it comes to managing their dogs on the oval. We live in very close dwellings and have little yards. The space is needed for dogs to exercise so they don't become a problem in the homes and disturb the community with their barking. Pets are important to the health and well-being of the community and a distressed dog is no good for anyone.
16270	<p>Why should a whole community lose something because of a select few who probably do not even live in the area?</p> <p>I use the Woodville oval avenue dog park through the week but Sundays this is used for dog training so this is the next best fully enclosed field. I have a dog that I walk for a local lady with Disability every Sunday, he loves to catch and chase ball, he will be here for up to 2 hours every Sunday throwing and catching ball. He doesn't get this time because of owners Disabilities. He is on a lead or we move to a new place when sports are on. The other field we go to is not fully fenced, so it's always a fear of him running off.</p> <p>Please don't ruin things for so many in the community for no reason. Why does it need to be on lead when no one's using the field? What does this achieve?</p> <p>They may not see animals as pets but we as a community do.</p>

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Contribution ID	Commentary in opposition to dog access changes (preference for Option 2, 'No Change')
16269	<p>I strongly oppose option 1 for the following reasons:</p> <ul style="list-style-type: none"> - the Club frequently leave litter on the field such as sports tape, water bottles and food litter. - whilst some dog owners do not pick up after their dogs, the majority of dog owners and the regular local Frank Mitchell dog owners all diligently pick up after their dogs. - as rate payers, we should be able to utilise the community fields with our dogs. Exercising our dogs in a safe and secure area increases social interactions with like-minded individuals and reduces the level of barking due to under-stimulated and bored dogs. - the Club run soccer practice and games intermittently during the week, let alone the year, however local dog owners use the community grounds twice daily, 365 days a year. - value for money/investment from the council's perspective, as Option 2 will require further infrastructure and maintenance to secure the training pitch where the club rooms reside, and outside adjacent to the community garden. - the Club do not keep the training pitch outside of the club rooms clean, with dogs having access to food scraps from functions including cooked chicken bones. - the local dog group, who are part of the Frank Mitchell Dog facebook group are considerate of the Club and avoid the pitch during training and or soccer games. - with more and more developments being constructed in the Woodville West Square, it is more likely that new home owners / tenants would own a dog that would use the park, than recruits playing soccer with the Club. - if you had a Charles Sturt Council community engagement officer take a frequency snapshot of dog owner vs soccer player from the Club on any one day, dog owners using the reserve would far exceed the level of soccer users. <p>If you have any questions, please do not hesitate to contact me.</p>

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16268	<p>Why is it that you feel you have to reward the bad behaviour of dog owners with giving them more dog parks in the same park and taking resources away from the rest of the community?</p> <p>People are always using the land that option one will take away playing sport like soccer football and cricket. People come down and use it for setting up obstacle course toys and remote control devices plus good old chasey and running around. Adults also use it for day-to-day exercise walking around the soccer pitch or jogging.</p> <p>During daylight saving my children are at the park using that area every day. When it's not daylight saving any day they do not have afterschool activities and weekends they are at the park. Its a great community area my son is always making friends and making arrangements to meet up again to play.</p> <p>Homes no longer come with a backyard to play cricket or football in. We need spaces like this for kids, teens and adults to be able to enjoy.</p> <p>You have already built a dog park you have all the ovals and grass area for the dogs. If you want to spend money and improve the area why not put in some more BBQ and seating and maybe a basket half court.</p> <p>Finally if you want to help the soccer club out a few more waste bins and why not send down some inspectors and when the bad dogs owners don't clean up after their dogs you could fine them. This might also help them learn how to be responsible for the animal not just on the soccer ground but around the rest of the community. The funds raise from the fines could be used to improve the area and maintain it.</p>
16266	<p>To clarify details on dog restrictions the club should have a sign or board which is updated weekly with the times that official training or games are to be held, currently there is no information for the community so it is unknown when dogs shall be on leads or when to avoid the field. the new lead score board could be used to show planned training times or games.</p> <p>players also currently attend the field in small groups of 2 or 3 for practice and not in a formal training with the club while it is full of community members exercising their dogs.</p> <p>This is potentially a source of dispute as they believe the field should be vacated for them to practice even though it not an official training event.</p> <p>If the proposed 'C' zone is fenced off it would remove a significant portion of grass area that children play on due to the high density living and lack of gardens, let alone the zone would not be big enough for high energy dogs to run.</p>

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Contribution ID	Commentary in opposition to dog access changes (preference for Option 2, 'No Change')
16265	<p>Me and my brother and cousins and friends all like to kick the ball on the oval. We like to play footy and practice kicking because I want to get my kicks good. In our back yard we have guinea pigs and a trampoline and there is mostly no room to kick so I like to go across the road.</p> <p>Also some people are scared of dogs and dogs chase us if we had to get the ball from in the fence. I like to play at the playground and I would get a bit scared if there were lots of dogs so close to the playground. If they come out without the leash they might run to us and scratch us. That happened to me once.</p>
16264	Punitive arrangements should be made and applied to lax dog owners not those who generally manage good practices.
16262	The club is obnoxious as is. They deserve no further concessions or privileges. Leave it as is and have them strip the Russian propaganda off a council building.
16261	Option 1 seems like an incredible waste of money. Option 2 should be further explored to assist the community and the club with notifications of when practices are being held on the main pitch. Signage could be installed to say when the club has practices so dog owners know not to come, or when to keep their dogs on lead. As well, more bins could be introduced (e.g. at each gate) to assist with the removal and disposal of dog waste.
16258	<p>My family and I use a variety of these ovals all the time and Option 1 would significantly impact the local community and their families. So many children and families use the park "c" area and you would then force people off the soccer oval onto B & C. I am there nearly every second day and the people who use the soccer oval for their dogs are generally very good. I think the soccer club is overreacting and you are considering only the needs of the soccer club and not the needs of your wider community. This change would devastate so many families in the area and I am sure you are aware of how many families now utilise this area. If anything you need to provide more for families at this park. You have a whole area above "C" which is significantly under utilised. Some more sporting equipment of a basketball court would be greatly appreciated. I have a dog and find the current arrangements quite suitable. Maybe just a friendly reminder about picking up after your pet is needed. Another BBQ is also required. I am not sure if you know but every Sunday a group of [REDACTED] men who play soccer arrive at 8.30am and rope off the BBQ area and they sit there all day and drink and eat. On multiple occasions when parents have tried to have Birthday parties they have refused to move and they occupy this whole space.</p>
16257	Council should stop trying to micromanage every aspect of our lives.

APPENDIX A: COMMENTS/SUBMISSIONS – DOG ACCESS ARRANGEMENTS AT FRANK MITCHELL PARK & WOODVILLE WEST RESERVE

Contribution ID	Commentary in opposition to dog access changes (preference for Option 2, 'No Change')
16253	<p>I am incredibly saddened and frankly, rather alarmed at the concerns raised by FK Beograd SC as Council owned land should never be monopolised by one demographic/group. This is incredibly discriminative to the animal loving community. An off lead dog park is crucial to the well being and mental health of community members as it offers a place for dogs to socialise with other dogs in a safe environment, resulting in better dog behaviour whilst at home or walking around the community on leads. Simply walking dogs on a lead is not enough exercise for most dogs. The dog park offers an inclusive community of people who support each other through pet ownership and dog training and behaviours. Importantly, what happens to the community members who have mobility issues and cannot walk their dogs distances but can allow them to exercise freely at the park. Another form of discrimination. Soccer is not an all year round sport and their recent tactics of utilising the park far more than is necessary for out of the blue 'training and selection' purposes is absolutely a form of intimidation and bullying by a group intent on getting their way one way or another.</p> <p>The questionable amounts of local Government and potentially even state and federal government funding provided to this soccer club has led to this attitude of 'we own this place' is unacceptable.</p> <p>Where can community members access all funding provided to this soccer club that includes procurement approvals and funding acquittals please?</p> <p>The option of dogs on leads at all times is frankly, insulting at best and laughable from a club with an ego as big as it's hefty bank balance. I trust the Council will undertake a fair and equitable process in determining a reasonable outcome for this important park.</p> <p>I and so many others are incredibly shocked that this is even a thing at all. There is absolutely nothing wrong with the current arrangements. Well with the exception of the soccer club all of a sudden requiring the use of the park EVERY night when this has never been a thing ever before. How insulting and intimidating.</p>
16252	<p>I might have chosen option 1 but I don't like the idea of the smaller soccer pitch becoming enclosed, it seems like we are catering more for pets than humans! Our children utilise that space to play soccer, run around, have picnics, etc. If that space is enclosed, it will become a dedicated space for dogs and their owners instead of our children, who need the area more.</p>
16251	<p>The dog owners of the area use this oval during times that scheduled practice and games aren't being conducted. To restrict the main oval to on leash only would mean a significant underusage of the field.</p> <p>The oval is used by many dogs every morning and afternoon allowing them to socialise and exercise. With the current set-up when dogs don't get along there are several options to keep all owners and their pets safe.</p>

APPENDIX A: COMMENTS/SUBMISSIONS – DOG ACCESS ARRANGEMENTS AT FRANK MITCHELL PARK & WOODVILLE WEST RESERVE

Contribution ID	Commentary in opposition to dog access changes (preference for Option 2, 'No Change')
16245	It's an awesome space for dog owners in the community who use it all year round. The soccer club only use this space very limited amount the whole year & if this change goes through it'll then just be a waste of space in my eyes. What I've seen is that the people at the soccer club are the ones trashing the area & the dog owners from the community are the ones keeping it clean & tidy.
16244	Soccer club often leaves rubbish on both pitches & is disturbing late into night
16238	<p>If dog owners are letting their dog defecate and not removing it responsibly, any change will not stop this happening. The current arrangement is perfectly acceptable for everybody using the public space. I do not walk my dog there but enjoy that locals join together on the oval to exercise their dogs.</p> <p>As a rate payer I see nothing should be done to change the arrangement for dogs on the ovals. No other dog area should be developed at a cost to local rate payers. Public space is for everyone to access not for a sporting club to dictate what and how it is used. If anything, council need to increase patrol of the surrounding area to catch irresponsible dog owners and that is just that, irresponsible dog owners. Why change the rules for everyone when it is the small minority that cause an issue?</p>
16236	There's no need to spend money on something that's unnecessary, could use that money for playground expansion or some lighting in the car park where cars get broken into all the time.
16234	<p>Don't penalise the responsible dog owners for what the irresponsible ones do.</p> <p>The irresponsible ones will continue to do it anyway.</p> <p>It's council community land for everyone's use, not just the soccer club. It'd be disadvantaging many who use the space for health and wellbeing reasons.</p>
16233	<p>I attend this park with my two dogs to give them a run and also to catch up with the other dog owners in our community. We have a Facebook group dedicated to dog owners that attend the Frank Mitchell Park and we have all become friends through meeting at the park. I have been living in the area for almost a year now and am strongly opposed to this request from the football club. I have been told to get off the pitch very rudely by member of their club even when no training had commenced. I have also noticed the huge amount of litter that is left behind on the weekends and have never noticed any of the club members cleaning up. The proposition to have off lead in Area B is not appropriate as it is not enclosed and the football club has junk lying around down the side of their clubrooms and the sensory garden is not safe for dogs to run around in due to concrete pots and furniture that they can run into and hurt themselves as well as hard concrete paths. From what I have heard from families that knew Frank Mitchell, I don't believe he would be in support of this exclusive to the community arrangement proposed by FK Beograd and I am in shock the council are entertaining this nonsense. I am also concerned that this is open to anyone to make comment as people who don't even use the field let alone live in the country can comment. I am happy to discuss in person so feel free to contact me. Kind regards</p>

APPENDIX A: COMMENTS/SUBMISSIONS – DOG ACCESS ARRANGEMENTS AT FRANK MITCHELL PARK & WOODVILLE WEST RESERVE

Contribution ID	Commentary in opposition to dog access changes (preference for Option 2, 'No Change')
16231	option 1: the off-lead section is not 'dog proof'- not safe for dogs especially during the football season when there is left over food around (including cooked chop and chicken bones). Most people remove their dog poop - compared to Oval Avenue dog park , this area is much better for both people and dogs. Dogs should not be on the oval during organised football games and practice.
16230	We have such a great dog community here, my pup and I look forward to catching up with all our dog and human friends. The main field is a great source of entertainment/exercise for both my pup and I. The safety of my fur baby is the most important thing which is why we visit the main field everyday. I don't feel comfortable letting my dog off lead in a non-enclosed area especially with how some drivers come speeding around the surrounding roads of Mitchell Park.
16229	<p>Personally I think the first option with a new area for off leash that area is too small. It's a quarter of the current size. Throw a ball and it'll go over the fence. Secondly it means there will be another fence build. That means there will be 4 areas fenced off for some sort of purpose. Parks don't look like that!</p> <p>Where is the community feel that we can share open areas together?</p> <p>Fact is that in the area there are more dogs then before. Gardens are smaller or there aren't any. Open spaces are so important for everyone including dogs that need exercise. To be honest I'm disappointed the soccer club has (to my knowledge) never discussed the poo issue with the dog owners that use the field. That would have been a great starting point to find a solution.</p> <p>I'm absolutely disgusted with people not cleaning up after their dog, as much as the soccer players not cleaning up after a game. May be another bin close to the exit near the toilets may help?</p>
16225	the requested change is unnecessary.
16222	<p>Very disappointing to hear of the proposal from the soccer club. 98% of us dog walkers do the right thing and respect the facilities.</p> <p>Unfortunately the soccer club does not show the neighbours the same respect.</p>

APPENDIX A: COMMENTS/SUBMISSIONS – DOG ACCESS ARRANGEMENTS AT FRANK MITCHELL PARK & WOODVILLE WEST RESERVE

Contribution ID	Commentary in opposition to dog access changes (preference for Option 2, 'No Change')
16219	<p>our dog community in this area is fantastic. we clean up after our dogs very well & when soccer is starting, we all shift off of the oval to allow them to train/play games.</p> <p>other dog owners would know that taking a dog for a walk is simply not enough to wear them out and doesn't give them any socialisation with other dogs. my dog actually does a happy dance when she knows she going to that park to see her doggo friends. she would be highly disappointed if she couldn't go anymore.</p> <p>Occasionally we may still hang around to get those last few minutes in while they setup, but no harm done.</p> <p>the soccer players litter everywhere leaving the field absolutely disgraceful to which most of us dog owners clean up....</p> <p>if they are suggesting we cannot go on the oval at all when their sport is only played for 6 months of the year is absolutely ridiculous. that being the case an alternative for soccer season would be to enclose area C to keep everyone happy & exercised. this way no one misses out on their outside exercise.</p>
16218	<p>When there is no sport in the park, I do not understand why dogs are not allowed to run freely if they are not causing anyone any harm. Please do not enforce option 1 as it would upset a lot of dog owners.</p>
16217	<p>Dogs are never in the oval when organised sport is being set up or played so I'm not sure why this is being raised.</p> <p>It's a community and public area so everyone should be able to use it.</p> <p>Maybe the club can put a written schedule on the gates weekly so everyone knows what timings sport is being played as it's different every week so people know exactly when to leave the grounds.</p> <p>Someone from the club usually comes out and yells at everyone to leave very aggressively like we are meant to know their schedule? Everyone usually leaves immediately. I've never heard of any issues and I am there with my dog daily! My partner is also a player at the club.</p> <p>So if the schedule is shared in advance then that might help.</p>

APPENDIX A: COMMENTS/SUBMISSIONS – DOG ACCESS ARRANGEMENTS AT FRANK MITCHELL PARK & WOODVILLE WEST RESERVE

Contribution ID	Commentary in opposition to dog access changes (preference for Option 2, 'No Change')
16216	<p>The Frank Mitchell Park has become a loved area for all dog owners in the West. We have built ourselves a community of dog lovers, and neighbours who are meeting people and interacting.</p> <p>This is not just an ordinary soccer pitch. For some, this is where they introduced their puppy to meet other dogs. It's a spot to meet up and have a chat with local owners. It's the spot to go to after work to de-stress and spend time with your pup, enjoying the gorgeous sunset. As a community, this park is more than just a park, it's our home. Our dogs love being able to run around and enjoy each other's company, and us humans get to socialise and meet other neighbours or people in the area.</p> <p>If you ever wanted to look up in the dictionary the word "community", you would see every dog owner who comes to the Frank Mitchell Park.</p> <p>My biggest concern with our area being moved to the other enclosed section or a smaller section being made is that there won't be enough space for dogs to run around, and potentially overcrowding. I've been in the area for just over 5 years, and in that time the soccer club have not taken care of their own grounds, have unruly and loud parties, and do not clean up after they have used the pitches.</p> <p>The larger pitch where the proposed stay on lead at all times is littered with rubbish from soccer matches, shin pads and tape leftover from players, and sometimes leaving their own equipment behind. Our dogs have a means of picking up previous rubbish and it's a great concern if they start chewing or swallowing anything left over.</p> <p>In the smaller pitch it's the BBQ area that can be concerning - as oil and fat get leftover. Considering this area is meant to be off lead, the dogs will sniff out the rubbish and fat, only to become sick.</p> <p>This park is to be shared by all.</p>
16214	<p>My only comment is that I have seen much more rubbish left by the sporting club than I have by dogs. It is very rare I see unpicked up dog waste.</p>

APPENDIX A: COMMENTS/SUBMISSIONS – DOG ACCESS ARRANGEMENTS AT FRANK MITCHELL PARK & WOODVILLE WEST RESERVE

Contribution ID	Commentary in opposition to dog access changes (preference for Option 2, 'No Change')
16213	<p>I strongly oppose the request from the football club to change the rules for the land.</p> <p>I exercise my dogs here daily and while I admit not everyone clears up after their dogs, the vast majority do the right thing and many of us clear up after others. This problem is similar with all common areas in every neighbourhood and no special changes are made there to appease one particular group.</p> <p>The soccer club only use the pitch at certain times and it is a seasonal sport. The club rarely clean up after themselves so it is ironic they should complain about waste being left on the field. After a weekend of football, the area is littered with rubbish and no one from the club makes any effort to clean up.</p> <p>I personally have spoken with many from the club over the years and most are dog lovers too. The majority of the dog community are happy to leave the area once the club activities start and I rarely see problems.</p> <p>Since moving to the area 3 years ago, we have developed a fantastic community of dog lovers who meet daily. We have a Facebook community group and have become friends, with the proposed rule changes this would be lost.</p> <p>With the continued development of the area, more and more dog owners will need areas to exercise their dogs where it is safe to do so. Unfortunately the sensory garden is only suitable for small dogs so not a viable alternative and the other fields are not enclosed. I hope the council does the right thing and denies this request from the club.</p>
16212	<p>Solar panelled lighting could be installed in the dedicated dog park section, to encourage more users into this area particularly during the winter months when the sun sets early.</p>
16211	<p>It would be a mistake for the oval which is not owned by the soccer club to dictate to locals who are council rate payers regarding access to the oval for their dogs.</p> <p>Whilst I was willing to accept that dogs should stay on lead during organised sport as they do maintain the space, in no way should the access to free roam for dogs be removed when the oval is not used for organised sport.</p> <p>The soccer club is already able to avoid following basic noise control levels which affect us and our children due to its "status", they should not have any further privileges granted to them.</p>
16209	<p>The current ground is one of the best available in the nearby neighbourhoods with complete fenced area for pets to run around freely and the pet owner have complete visibility of the pets within the ground which I do not see in other communities dog play area for example near the Woodville oval.</p>

APPENDIX A: COMMENTS/SUBMISSIONS – DOG ACCESS ARRANGEMENTS AT FRANK MITCHELL PARK & WOODVILLE WEST RESERVE

Contribution ID	Commentary in opposition to dog access changes (preference for Option 2, 'No Change')
16207	<p>This is really disappointing to read. I don't frequent this park but as a dog owner who uses available parks responsibly I am sad to hear owners aren't doing the right thing. I do wonder if there is enough signage and available dog bags?</p> <p>I also wonder how many fines have been issued by council? Can't we try more of an educational approach and arrange officers to attend during sporting events?</p> <p>It would be disappointing to see the greater community (especially the four legged members) be disadvantaged because a few don't do the right thing.</p>
16508	<p>I am writing in regard to a proposal I believe the Beograd soccer club has put to the council in relation to making Frank Mitchell Park an on leash area for dogs only.</p> <p>Whilst I understand the club's desire to make this a soccer only venue the park is of immense value to the community. Not only does it provide dog owners a place to exercise their dogs in a fenced safe area, it also provides the opportunity for those owners to exercise themselves and partake in social conversation regarding the community, I believe this interaction is vital for a safe happy neighbourhood.</p> <p>The dog walkers of the area are gathering a petition which will consist of only the people who use the park to exercise themselves and their dogs, whilst I believe any petition put forward by the soccer club will contain signatures of people from outside of the area that the club will encourage to sign their petition to increase their numbers. Therefore the numbers will be inflated by people who have no interest in the park but simply side with the soccer club as they are in the soccer community not the local community.</p> <p>Green space available to all of the community is vital and is being constantly eroded due to increasing regulation and bureaucratic decisions. The opportunity for people to exercise and be involved with people from their local community is vital in these days of growing mental health and social issues.</p> <p>I thank you for your time in considering the opinions put forward in this email and hope you carefully consider the needs of all the community not just those at the soccer club when making this decision.</p>

APPENDIX A: COMMENTS/SUBMISSIONS – DOG ACCESS ARRANGEMNTS AT FRANK MITCHELL PARK & WOODVILLE WEST RESERVE

Contribution ID	Commentary in opposition to dog access changes (preference for Option 2, 'No Change')
16262	<p>Wanted to discuss a few other items as follows:</p> <ul style="list-style-type: none"> • The soccer club are monopolising the land. They have events and speakers outside that face away from the club towards houses which, when you have young children, and the music is blasting late into the night and the kids won't sleep, is very frustrating for local residents. • The entrance gate near the "B" section has a padlock on it, and while it's sometimes left unlocked, at other times it's locked and you can't get through. Sometimes when we're walking and we want to shortcut through that area to get home, the gate is padlocked shut and we have to go around. Are they allowed to do this? It should be accessible to the public. And when this is locked to the public, this might influence why people then use the main pitch (section "A"). • Flying of the Russian flags (their boundary flags) as well as the colour of their spectator/stadium seating and the colours on the front of the building. Politically and culturally insensitive. They shouldn't be allowed to do this. • Fireworks occur from time to time. • They have totally claimed the park and take it over with their advertising etc but its everyone's park.

APPENDIX A: COMMENTS/SUBMISSIONS – DOG ACCESS ARRANGEMENTS AT FRANK MITCHELL PARK & WOODVILLE WEST RESERVE

Contribution ID	Commentary in opposition to dog access changes (preference for Option 2, 'No Change')
16211	<p>I am writing to you to express my deepest disappointment regarding the letter sent from our own City of Charles Sturt regarding the feedback for “Dog Access Arrangements Frank Mitchell and Wood West Reserve”.</p> <p>I received the letter from our council as I am a resident and rates payer who resides on Henderson Avenue in Woodville West and my residence looks over “the club”.</p> <p>My husband and I are dutiful dog owners and have always kept our animal registered and raised with behavioural training during his life.</p> <p>The letter in question took my breath away. It was written with such bias and only focused on meeting the needs of “the club” and thought nothing of the residents of this community.</p> <p>This letter was written to serve only the needs of the very same club who leaves strapping tape and member’s litter over “their land” and has no noise restrictions due to their status.</p> <p>We the neighbours of this club, have put up with a lot of noise and disruption, road congestion and littering however we are now also facing losing access to our council owned park due to animal waste issues which are an unfortunate problem everywhere and “player safety”.</p> <p>This is something that should never have been allowed to be sent.</p> <p>As residents we have come together to discuss this and cannot believe this club would try and implement this without any care for its neighbours, this goes to show their ongoing poor character and lack of community mindedness unless it directly benefits them.</p> <p>If this change were to be passed, I would wish we never purchased in this area.</p> <p>I urge you to consider the consequences to the rate payers and residents/animals that this will affect.</p>

APPENDIX A: COMMENTS/SUBMISSIONS – DOG ACCESS ARRANGEMENTS AT FRANK MITCHELL PARK & WOODVILLE WEST RESERVE

Contribution ID	Commentary in opposition to dog access changes (preference for Option 2, 'No Change')
16374	<p>My children were very upset when they heard us talking about the possibility of the soccer pitch (area C) being turned into a dog park. They want to vote for option 2 and wanted to express their opinions on the idea.</p> <p>I want to say please don't put up a dog park. It's annoying when their dogs and we are kicking the ball because my sister's scream and are scared. We are happy with the dogs on the other big soccer oval because it is further away and we feel safe with no dogs chasing us. I also like using the space for kicking the ball and playing soccer with my friends and other kids that come to join in. I like to play on the oval nearly every day and it feels like a community because lots of people come and play there together. From Patrick (age 9)</p> <p>I want to say I love the park because I love the swings and the spinner. I love running on the oval and that dad kicks the ball with me on the oval. I hate dogs I only like puppy dogs that know how to listen. I would be sad if you made it a dog park. From Imogen Ryan (age 5).</p>
16516	<p>I would have supported option 1 if there was no fenced off area in C. There is already a park for small dogs. I would support cameras for all areas so that people who don't pick up after their dogs or don't keep aggressive dogs on their lead can be identified. It may also prevent other problems with people making noise and littering in the evenings.</p>

APPENDIX A: COMMENTS/SUBMISSIONS – DOG ACCESS ARRANGEMNTS AT FRANK MITCHELL PARK & WOODVILLE WEST RESERVE

Contribution ID	Neutral Commentary (preference for 'Don't mind')
16473	<p>I don't use the park because my dog is very small. I am surprised the dogs are allowed on the park at all. The poor players must have to deal with dog urine & faeces because I see it being left on the grass all the time. I'm not sure how you police this but it must not be good to play on.</p>
16460	<p>We are not dog owners but do like dogs and feel the choice should be left with those who have dogs and use the area.</p>
16367	<p>Are "C" should be on lead at all times. I think option 1 & 2 are really bad for young children playing in the playground. The Council needs to make a strong regulation that dogs need to be on lead if the area is not fenced. I see so many dog owners fee their dogs near the playground where babies are playing! It really made me feel unsafe and scared for myself and my young kids. I really hate that, why I feel like this within my own community. It is unfair. Please make one fenced area off lead at all times and on lead for all other areas!! I don't take my children to the park. It deprives me the right to use the park because of dogs.</p>
16278	<p>The problems the club are having are due to irresponsible users not obeying the bylaws and rules surrounding the use of the facilities. How is changing the usage criteria in these areas going to stop these same people from continuing to ignore the rules and being irresponsible? Surely this won't change anything except for those who use these facilities responsibly? I've had multiple run ins with people at these facilities doing the wrong thing, only to be told to mind my own business, so these people are wilfully doing the wrong thing in some cases.</p> <p>As a dog trainer, dog owner, and user of these facilities, I completely understand the club's position on this. The irresponsible use of off lead facilities is rife throughout the council area, including 1) prioritizing the human social aspects of the facilities while giving their dogs free reign in an enclosed area, 2) disregarding the impact their dog's inappropriate social behaviour has on other dogs' experiences, 3) failing to pay attention to their dogs, and 4) not cleaning up after their dogs. As a responsible user of dog friendly facilities, I'm getting increasingly frustrated about the abuse of these spaces. I either have to take my well socialized, well-trained dogs at ungodly hours so we can enjoy the facilities on our own, or I'm constantly having to leave these facilities because of irresponsible users and their unsocialized, aggressive dogs. Early mornings and late afternoons and evenings at the soccer club and Woodville Dog Park are dangerous times due to aggressive and out of control dogs, and inattentive owners who use the park to party as their primary objective. Can we hold these people accountable? It's severely impacting the community of responsible dog owners. We're experiencing an epidemic of behavioural problems in dogs because of welfare issues. And I'm not talking about physical welfare. Dogs needs these spaces to run, sniff, and play. On lead walks are frustrating for many dogs because they don't get an outlet to engage in normal, natural, canine behaviours.</p> <p>May I suggest creating a system like the good citizen test dogs need to pass annually to use certain facilities? Leasing land to private owners so places can be monitored and managed safely. Could the council subsidize memberships to private dog parks or other facilities that people can pay for the privilege of using safer spaces if they wish? Thank you for your considerations.</p>

4.81 WEST BEACH SURF LIFE SAVING CLUB - CONSULTATION OUTCOME FOR NEW LICENCE

TO Asset Management Committee

FROM: Property Management Officer - Nadia Nuzzo

DATE: 20 November 2023

Brief

This report serves to consider the outcome of the Community Engagement Approach undertaken for a new fifteen (15) year licence for West Beach Surf Life Saving Club to commence 1 December 2023 or upon completion of the new build.

Recommendation

- 1. That the West Beach Surf Life Saving Club be granted a building Licence for a term of fifteen (15) years for premises located at Lot 652 Seaview Road, West Beach.**
- 2. That the Mayor and Chief Executive Officer affix the Council seal and sign all documents relating to this matter.**

Status

This report relates to or impacts upon the following Community Plan Objectives 2020-2027.

Our Community - A strong and connected community

In our City no one gets left behind; everyone has access to quality resources, services, programs, information and social infrastructure to fully participate in their community.

Our Liveability - A liveable City of great places

City assets and infrastructure are developed and enhanced on a strategic and equitable basis in collaboration with local communities and other relevant parties, including industry and government.

Our Economy - An economically thriving City

The Western Region economy is promoted through leadership and collaboration across all stakeholders and our community.

Our Leadership - A leading & progressive Local Government organisation

Our values, leadership and collaborative approach are bold and courageous and enables us to deliver value for our Community and create a leading liveable City.

Relevant Council policies are:

- Community Land Management Plan
- Sporting and Community Club Fees Policy 2023
- Public Consultation Policy

Relevant statutory provisions are:

- Local Government Act 1999

Background

The West Beach Surf Life Saving Club (WBSLSC) is dedicated to providing a service to the people of its community and to all others that use the beach. The Club has been providing volunteer surf life saving patrols since 1956 and proudly affiliate with Surf Life Saving Australia as part of the largest volunteer organisation in Australia.

The WBSLSC is located on Crown Land which is under the care, control and management of Council. The existing clubroom location also forms part of 'Community Land at Coastal Reserve, West Beach'. The WBSLSC is one of four surf life saving clubs situated within the City of Charles Sturt and is the final club to be upgraded within the Council area.

The previous licence between WBSLSC and Council was for a 5 plus 5 year term commencing 1 January 2011, with the option to renew expiring 31 December 2020. The 'holding over' clause within the existing licence was implemented during the last 12 months, as the demolition of their existing Clubroom was imminent.

The Club is now seeking a new fifteen (15) year licence to commence 1 December 2023, or upon completion of the new build.

Report

The following motion was endorsed at Asset Management Committee on 18 September 2023 (AMC 18/9/2023, Item 4.64)

1) That the report be received and noted.

*2) That the proposed Community Engagement Approach (**Appendix 1**) is accepted and subsequently undertaken to consider granting a fifteen (15) year licence to the West Beach Surf Life Saving Club for their new building located at Lot 652 Seaview Road, West Beach.*

3) That a further report is presented to the Asset Management Committee to consider the consultation outcomes.

Community Consultation for the proposed Licence was undertaken in accordance with legislation for future use of Community Land. On 29 September 2023, an advertisement was placed in The Advertiser on-line and on Council's YourSay website (refer **Appendix 2**). A letter was also mailed out to residents and other emergency service providers within a 300m radius of the club (reference **Appendix 3**) addressed to 337 residents. The consultation period commenced 9:00am Wednesday 4 October and closed on Wednesday 25 October 2023 at 5:00pm.

The Consultation submissions (included as **Appendix 4**) received were positive results with residents in support of the new Licence.

Date Received	Source	Suburb of Resident	Comment from Resident
4/10/2023	YourSay	Henley Beach South	15 Year Licence Supported
4/10/2023	YourSay	Henley Beach	I agree that the WBLSC should hold a 15 year licence on the grounds that it provides a vital, free community service. It also provides an opportunity for whole families to be actively involved in a "sport" that encourages fitness, responsibility and the opportunity to work together, as a team, to benefit others in their community. This is a brilliant way to keep youths out of trouble and to give them a sense of responsibility and an opportunity to develop valuable personal skills and life skills. If the club is also providing meals then it can raise money for essential equipment and ultimately operate like Life Saving Clubs interstate. An essential project.
4/10/2023	YourSay	West Beach	I support the application for an extended license for the Westbeach SLSC as a community partner and asset to the local community and for incoming tourists. The SLSC has a long history within the area and the service is invaluable both from a sporting and facility perspective. The incorporation of the public toilet block will extend the opening hours of the toilet facility and support maintenance.
4/10/2023	YourSay	West Beach	I fully support the proposed long term licensing agreement for the new West Beach Surf Life Saving Club. I believe the longevity of this approval will assist in the club in seeking membership and access to funding grants. They will be able to ensure a sustainable business model for the operation of the club which will continue to benefit the local community. It has my support and I look forward to seeing the flow on value for all who come to enjoy what the club offer.
5/10/2023	Email	West Beach	I'm keen to understand if this License has

			anything to do with their operating hours specifically surrounding the excessively loud music that used to play very late into the evening. It's been so peaceful here after 8pm without the music going since the old club was knocked down.
5/10/2023	YourSay	Henley Beach	I am very supportive of this licence, as long as loud music and activities outside cease at 12pm every night at the latest
9/10/2023	YourSay	West Beach	Agree to approval of long term liquor licence for West Beach Surf Club
11/10/2023	YourSay	West Lakes	I agree to the 15 year license, with extensions as required.

A direct email was also received from a resident who is concerned that loud music used to be played by the club late into the evening and after 8pm. It was reiterated to the resident that noise levels will need to be controlled by the club under the terms of their Licence Agreement as below:

"Offensive Activities - The Licensee must not carry on any offensive or dangerous activities on or from the Premises or create a nuisance or disturbance either 1) for the Council; or 2) for the owners or occupiers of any adjoining property and; must ensure at all times that activities conducted on or from the Premises will not bring any discredit upon the Council."

Whilst we encourage our clubs to maximise facility usage, Council will be reminding WBSLSC of their responsibilities under the Licence Agreement and that noise levels are maintained in accordance with EPA Guidelines and liquor licensing regulations. A presiding member of WBSLSC must be present during the entirety of any event to ensure all licensing conditions are met including quiet egress and clearance of the car park at the conclusion of the event.

Financial and Resource Implications

The Clubs annual licence fee will be set in accordance with Council's Sporting and Community Clubs Fees Policy.

Customer Service and Community Implications

The WBSLC is a highly valued service organisation, offering emergency services, community facilities and a popular café stop along the coast park. The existing Clubroom has come to the end of its useful life and is no longer able to cater effectively for the growing number of members who are actively engaged in surf lifesaving activities. The Club is also a hub for community activities. It is anticipated that the redevelopment of the clubrooms will contribute significantly to strengthening these strong existing community connections.

Environmental Implications

There are no environmental implications.

Community Engagement/Consultation (including with community, Council members and staff)

Section 202 of the Local Government Act states:

A Council may grant a lease or licence over Community land that forms part of a park or reserve. Before Council grants a lease or licence relating to community land, it must follow relevant steps set out in its Public Consultation Policy.

Public consultation was undertaken in line with the Community Engagement Approach (refer **Appendix 1**).

Risk Management/Legislative Implications

There are no risk management or legislative implications.

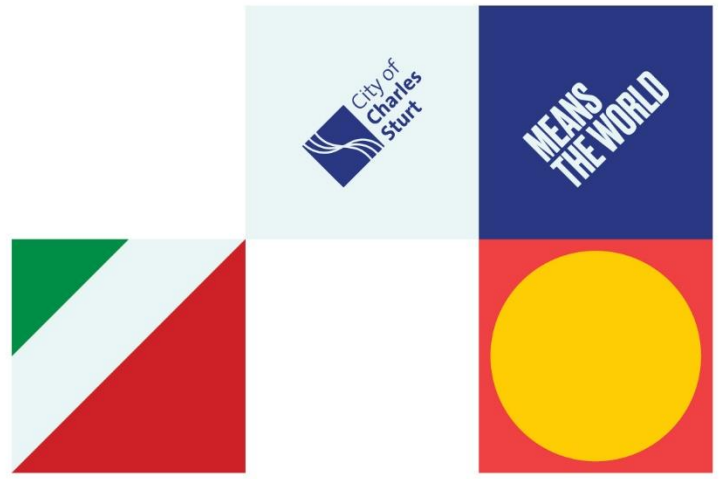
Conclusion

Due to the continued commitment towards providing life saving assistance for the general community and ongoing relationship with City of Charles Sturt as reflected by previous commitment through Council resolutions and funding commitments, it is recommended that Council grant a fifteen (15) year licence term for the WBSLSC for the new West Beach Surf Life Saving Club building, due for completion in late November 2023.

Appendices

#	Attachment
1	Appendix 1 - Community Engagement Approach - West Beach Surf Life Saving Club - New Licence
2	Appendix 2 - Notice of Proposal - Advertisement
3	Appendix 3 - Mailout Letter
4	Appendix 4 - Consultation Submissions

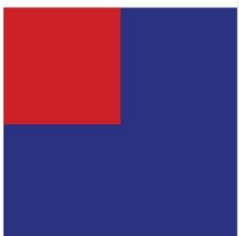
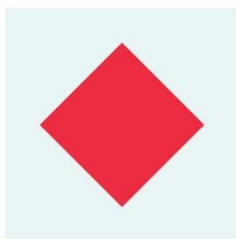
APPENDIX 1



Community Engagement Approach for West Beach Surf Life Saving Club – New Licence

September 2023

Contact: Nadia Nuzzo
Property Management Officer
Property Services
PH: 08 8408 1111
nnuzzo@charlessturt.sa.gov.au



Community Engagement Approach for a new licence for West Beach Surf Life Saving Club

1. Purpose and Objectives

The purpose and objectives of this Community Engagement Approach is to outline the proposed community engagement approach in relation to the new licence for West Beach Surf Life Saving Club (WBSLSC).

The project is a matter set out in Part 2 of Council's Public PCP and accordingly the public consultation steps for this project have been determined by Council on a discretionary basis.

2. Project Background

That the West Beach Surf Life Saving Club be granted a building and ground Licence for the use of building located at Lot 652, Seaview Road, West Beach for a period of fifteen (15) years subject to the outcome of Public Consultation in line with Section 202 of the Local Government Act 1999 and Council's Public Consultation Policy.

That Council endorse the Community Engagement Approach for the proposed licence of Community Land, with a further report presented to Council for consideration of the consultation outcome to enable execution of the Licence.

3. Consultation Scope

Under the Local Government Act 1999, consultation is required as per Council's Public Consultation Policy where land is to be alienated by way of licence for longer than 5 years. WBSLSC has requested a fifteen (15) year Licence.

4. Communities of Interest

Key stakeholders and communities of interest for this project include:

- Mayor and Elected members
- Relevant associations, or other key stakeholder groups
- Sporting and Community Clubs
- Local community members.

5. Planning Community Engagement and Timeframe

The scope for community engagement includes the following steps and timing.

Step	Title	Description	Timeframe
1.	Prepare Approach	Prepare a community engagement approach in relation to the matter.	September 2023
2.	Authorise Approach	Obtain authorisation of the community engagement approach from the CEO or Council	September 2023
3.	Undertake Community Engagement	The engagement activities include the following minimum statutory requirements under the Local Government Act 1999, Council's PCP; and additional engagement activities beyond the Act and PCP.	September 2023

		Minimum statutory requirements under the Act and PCP <ul style="list-style-type: none"> • On-line advertisement in local Advertiser – Public Notice • Advertisement on Council’s website and Yoursay • Letters to local residents 	
4.	Consider Submissions	Consider written submissions received.	September 2023
5.	Prepare Report	Prepare a report for Council which: <ul style="list-style-type: none"> • Summarises the community engagement process and outcomes; • Presents information in the broader context of the matter; and • Makes recommendations for Council to consider when deciding on the matter. 	October 2023
6.	Council Decision	Council members will consider the report and recommendation(s) and decide on the matter. The right of a member of the community to address Council by way of deputation in support of any written submission may be granted at the discretion of the Mayor.	October 2023
7.	Communicate Decision	Following the decision making process, communicate the decision by: <ul style="list-style-type: none"> • Letter to all persons who submitted submission 	October 2023

Levels of Engagement

The level of engagement for this project is “**consult**” given the:

- Multiple issues within a localised community.
- Moderate degree of complexity across a broad community of interest.
- Moderate degree of impact on the community.
- Clear process forward or clear options for the way forward.

Communication and Engagement Techniques and Promotions

- On-line Notice in the Advertiser – Public Notices.
- City of Charles Sturt website and Your Say Charles Sturt
- Letter to local residents and nearby emergency service providers (Council owned Surf Life Saving Clubs).

Notice of Proposal

New Licence – West Beach Surf Life Saving Club

Notice is hereby given that, pursuant to the provisions of Section 202 of the Local Government Act 1999, the City of Charles Sturt proposes to grant a fifteen (15) year Licence for:

Use of the new West Beach Surf Life Saving Club located at Lot 652 Seaview Road, West Beach

The plan of the area, the subject of the proposal, can be inspected at the Civic Centre, 72 Woodville Road, Woodville, and www.charlessturt.sa.gov.au

A copy of the plan will be sent to interested persons on request.

Feedback for the proposal may be submitted via the Council website <https://www.yoursaycharlessturt.com.au> or written submissions should be sent to the Chief Executive Officer, PO Box 1, Woodville 5011 by _____

We will advise those who have made submissions when the proposal will be considered by Council.

For further information contact Nadia Nuzzo on 8408 1111, email nnuzzo@charlessturt.sa.gov.au

PAUL SUTTON, Chief Executive Officer

6. Reporting on Community Engagement

All submissions/feedback received will be reviewed and a report submitted to Committee with recommendation for future licence agreement. Persons providing a submission will be given the opportunity to make deputation to the Committee at the discretion of the Chair of the committee and the members.

7. Budget

The resources required to plan, deliver and report on the public consultation of the proposed West Beach Surf Life Saving Club Licence:

Resource Requirement	Budget Estimate
Internal administration costs associated with drafting the CLMP and preparation of associated key messages and documents	Covered by recurrent operational budget
On-line notice in the Advertiser	\$1,500
Use of City of Charles Sturt website, Charles Sturt YourSay site, and City of Charles Sturt's social media platforms	Covered by recurrent operational budget
Total	\$1,500

8. Risk Management

The key issues and risks for Council if a community engagement approach is not delivered, or not delivered well, include:

- Balancing individual views with broader community views.
- Community satisfaction.
- Failing to understand community sentiments on a project.
- Impacts associated with project delays.
- Media interest.
- Reputational risks.

9. Approval of the Community Engagement Approach

Seek Council approval for the community engagement approach.

APPENDIX A – PLAN OF PREMISES

- 1. New retaining wall
- 2. Shared path
- 3. Turf
- 4. Bins storage
- 5. Existing path



**WEST BEACH SURF LIFESAVING CLUB
WEST BEACH**

APPENDIX 2

Public Notices



Notice of Proposal

New Licence – West Beach Surf Life Saving Club

Notice is hereby given that, pursuant to the provisions of Section 202 of the Local Government Act 1999, the City of Charles Sturt proposes to grant a fifteen (15) year Licence for:

Use of the new West Beach Surf Life Saving Club located at Lot 652 Seaview Road, West Beach

The plan of the area, the subject of the proposal, can be inspected at the Civic Centre, 72 Woodville Road, Woodville, and www.charlessturt.sa.gov.au. A copy of the plan will be sent to interested persons on request.

Feedback for the proposal may be submitted via the Council website <https://www.yoursaycharlessturt.com.au> or written submissions should be sent to the Chief Executive Officer, PO Box 1, Woodville 5011 by Wednesday 25 October 2023.

We will advise those who have made submissions when the proposal will be considered by Council.

For further information contact Nadia Nuzzo on 8408 1111, email nnuzzo@charlessturt.sa.gov.au

APPENDIX 3

72 Woodville Road, Woodville, South Australia 5011
PO Box 1, Woodville SA 5011
T: 08 8408 1111 F: 08 8408 1122 charlessturt.sa.gov.au



29 September 2023

Name
Address
Address

Dear Sir/Madam,

RE: WEST BEACH SURF LIFESAVING CLUB – NEW LICENCE

The West Beach Surf Life Saving Club (WBSLSC) is dedicated to providing a service to the people of its community and to all others that use the beach. The Club has been providing volunteer surf life saving patrols since 1956 and proudly affiliate with Surf Life Saving Australia as part of the largest volunteer organisation in Australia.

The WBSLSC is one of four surf life saving clubs situated within the City of Charles Sturt and is currently being re-built. The WBSLSC is seeking a new fifteen (15) year Licence to commence 1 December 2023.

As the request for a licence is greater than a five (5) years, Council must consult on the term of the licence in accordance with Section 202 of the Local Government Act 1999 and its Public Consultation Policy.

The consultation period will commence **9:00am Wednesday 4 October closes on Wednesday 25 October @ 5:00pm.**

Feedback for the proposal may be submitted via the Council website YourSay page <https://www.yoursaycharlessturt.com.au/WBSLSC-New-Licence> or use the QR code on your smart device to go directly to the consultation:



Should you prefer to send us a written submission, please use the below address:

The Chief Executive Officer,
PO Box 1
Woodville SA 5011

Should you have any queries or require further information please contact Nadia Nuzzo on 8408 1111 or email nnuzzo@charlessturt.sa.gov.au.

Yours sincerely,

Nadia Nuzzo
Property Management Officer

THE LICENCED AREA FOR THE WBSLSC IS INDICATED AS “A” BELOW:



WEST BEACH SURF LIFESAVING CLUB
WEST BEACH

APPENDIX 4

Contribution ID	Submission
16221	I agree to the 15 year license, with extensions as required.
16200	Agree to approval of long term liquor license for West Beach Surf Club.
16177	I am very supportive of this licence, as long as loud music and activities outside cease at 12pm every night at the latest.
16171	I fully support the proposed long term licensing agreement for the new West Beach surf life saving club. I believe the longevity of this approval will assist in the club in seeking membership and access to funding grants. They will be able to ensure a sustainable business model for the operation of the club which will continue to benefit the local community. It has my support and I look forward to seeing the flow on value for all who come to enjoy what the club offer.
16168	A large investment for our community. This is something that is needed and I hope to be able use this site as a regular meeting place with a club atmosphere. I highly recommend a 15 year renewed licence.
16167	I support the application for an extended license for the Westbeach SLSC as a community partner and asset to the local community and for incoming tourists. The SLSC has a long history within the area and the service is invaluable both from a sporting and facility perspective. The incorporation of the public toilet block will extend the opening hours of the toilet facility and support maintenance.
16166	I agree that the WBLSC should hold a 15 year licence on the grounds that it provides a vital, free community service. It also provides an opportunity for whole families to be actively involved in a "sport" that encourages fitness, responsibility and the opportunity to work together, as a team, to benefit others in their community. This is a brilliant way to keep youths out of trouble and to give them a sense of responsibility and an opportunity to develop valuable personal skills and life skills. If the club is also providing meals then it can raise money for essential equipment and ultimately operate like Life Saving Clubs interstate. An essential project.
16164	15 year licence supported.

4.82 ADDITIONAL FITNESS AND PLAY EQUIPMENT AT WILFORD RESERVE, SEATON - UPDATE

TO Asset Management Committee

FROM: Open Space Planner - John Wilkinson

DATE: 20 November 2023

Brief

A petition was received at the 14 August 2023 Council meeting (refer CL 14/08/2023, Item 5.06), requesting that Council adds further equipment to Wilford Reserve to accommodate for older children and enhance the experience of people who visit Wilford Reserve.

A further report was presented to Council's Asset Management Committee on 18 September 2023 (Item 4.61) in response to the petition, recommending that a report be presented to the Asset Management Committee meeting in November 2023, outlining options for the additional equipment at Wilford Reserve.

This report responds to the endorsed recommendation and provides further information to inform a budget proposal for Council's consideration as part of its 2024/25 budget preparations.

Recommendation

- 1. That the report be received and noted.**
- 2. That Council considers a budget proposal for the installation of additional equipment for older children at Wilford Reserve, as part of the preparation of the 2024/25 Annual Business Plan and Budget.**
- 3. That Council notify the head petitioner of Council's decision.**

Status

This report relates to or impacts upon the following Community Plan Objectives 2016-2027.

Our Liveability - A liveable City of great places

A well-designed urban environment that is adaptive to a diverse and growing City. City assets and infrastructure are developed and enhanced on a strategic and equitable basis in collaboration with local communities and other relevant parties, including industry and government.

Enhance the diversity of open spaces to create innovative, accessible and flexible community spaces.

Our Leadership - A leading & progressive Local Government organisation

Our values, leadership and collaborative approach are bold and courageous and enables us to deliver value for our Community and create a leading liveable City.

Open and accountable governance.

Relevant Council policies are:

- Asset Management Policy
- Play Space Policy
- Open Space Strategy 2025
- Open Space & Recreation Infrastructure Asset Management Plan

Relevant statutory provisions are:

- Nil

Background

A petition was received at the 14 August 2023 Council meeting (refer CL 14/08/2023, Item 5.06), requesting that Council adds further equipment to Wilford Reserve to accommodate for older children and enhance the experience of people who visit Wilford Reserve.

At the 14 August 2023 meeting, Council resolved:

- 1. That the petition be received and referred to the Asset Management Committee on 18 September 2023.*
- 2. That Council notify the head petitioner of Councils decision.*

A further report was presented to Council's Asset Management Committee on 18 September 2023 (Item 4.61) in response to the petition, and the head petitioner also made a deputation to this committee meeting.

At the 25 September 2023 meeting, Council resolved:

- 1. That the report be received and noted.*
- 2. That Council does not proceed with the installation of additional play equipment for older children at this time, but it will be considered as a budget proposal for the 2024/25 annual business plan and budget, and a report be presented to the November Asset Management Committee meeting.*
- 3. That Council notify the head petitioner of Councils decision.*

This report responds to the endorsed recommendation and provides further information to inform a budget proposal for Council's consideration as part of its 2024/25 budget preparations.

Report

As outlined in the report to the Asset Management Committee on 18 September 2023 (Item 4.61), Wilford Reserve is located at Prior Avenue, Seaton, and is a *neighbourhood* reserve, with an area of 9119m². The reserve includes a playground, seat, turf areas, garden beds and multiple trees. The reserve also includes a footpath, providing access to the Meakin Terrace shared use path.

The playground at Wilford Reserve was renewed in the 2022/23 financial year, following community consultation in March and April 2022 and includes play equipment primarily for children between 2 to 7 years of age.

In response to the recommendation of the Asset Management Committee at its 18 September 2023 meeting (Item 4.61), and Council's decision at its 25 September 2023 meeting, council staff have undertaken a review of potential equipment for older children (8 years of age or older) that could be installed at Wilford Reserve. The staff review focussed on different playable elements flagged by the depute during his presentation to Committee, which included the possibility of installing play equipment/fitness equipment, climbing net, basketball ring or a trampoline.

Selection of the type(s) of equipment has considered the following matters:

- Play value and opportunities for all ages and abilities, considering the existing equipment installed in the 2022/23 financial year.
- Existing underground services, such as irrigation.
- Suitable equipment for a neighbourhood reserve, including the footprint of the new equipment.
- Embodied emissions, percentage of recyclable content and ongoing maintenance of the new equipment.
- Reserve maintenance (such as mowing) when selecting the location of the new equipment.

Based on this criteria, it is recommended that bid is prepared to install multi-use fitness and climbing equipment, along with a 'double perch' rocker (or similar).



Multi-use fitness and climbing example



'Double Perch' Rocker example

The following other elements were considered, but not recommended by staff:

Flying Fox: The area required would take up too much open space within the reserve, with similar pieces of equipment more appropriate for larger district, regional reserves.

Trampoline: Council has installed trampolines within other neighbourhood sized playgrounds, however they are proving to be very difficult to maintain due to significant vandalism – therefore not recommended.

Basketball Ring: Council has experienced significant issues with a recently installed basketball ring within similar sized reserves, with numerous residential noise complaints.

A basketball ring at this locations is not recommended.

The proposed pieces of equipment has been circulated with the depute, along with the assessment of other requested playable elements. Feedback received from the depute's mother acknowledged why the other playable elements were not appropriate for this site, along with genuine appreciation for the proposed installation of climbing equipment (in particular) for older children within the local area.

Should Council endorse funding in its 2024/25, a budget of approximately \$45K (based on a similar projects recently undertaken) will be required.

Financial and Resource Implications

In response to Council's endorsed recommendation, it is recommended that a budget proposal be prepared as part of Council's 2024/25 Annual Business Plan and Budget preparations. Should Council endorse the budget proposal, installation of the new equipment will require a budget of approximately \$45K. The annual cost of inspection and maintenance of the new equipment is approximately \$1k.

Customer Service and Community Implications

There are no customer service or community implications.

Environmental Implications

Should Council endorse funding for the new equipment, the design and procurement of the new equipment will consider embodied emissions, percentage of recyclable content and ongoing maintenance. Consideration will also be given to the footprint of the new equipment, to ensure adequate irrigated turf space is retained, which is an important contributor to urban cooling.

Community Engagement/Consultation (including with community, Council members and staff)

Community engagement on the design of the existing playground was undertaken in early 2022, and included letters sent to 240 property owners and occupiers, with 11 responses supporting and 4 responses not supporting the draft design. The primary reason for those not supporting the design was that it didn't include play equipment for older children.

Risk Management/Legislative Implications

There are no risk management/or legislative implications.

Conclusion

This report responds to Council's decision to consider funding in its 2024/25 Annual Business Plan and Budget preparations for additional play equipment for older children at Wilford Reserve, Seaton, following a petition from a local resident.

It is recommended that a budget proposal for the new equipment will be prepared for Council's consideration and included within the 2024/25 Draft Annual Business Plan and Budget.

4.83 FAWK RESERVE TOILET BLOCK - COMMUNITY CONSULTATION OUTCOMES

TO Asset Management Committee

FROM: Senior Property & Open Space Project Officer - Ryan Dillon

DATE: 20 November 2023

Brief

As part of its 2023/24 budget, Council endorsed the design and community engagement of a new public toilet at Fawk Reserve, located at Adele Street, Athol Park. Community engagement was undertaken in September and October 2023 and sought feedback from the local community on whether or not a new public toilet, its proposed location and design is supported. This report presents the outcomes of the community engagement, the draft concept design and costs, and seeks Council's endorsement on the final design and location of the new public toilet.

Recommendation

1. That the report be received and noted.
2. That the results of community engagement for a proposed new public toilet at Fawk Reserve as outlined in Appendix 1, be noted.
3. That the proposed location of, and plans for the new public toilet at Fawk Reserve, as outlined in Appendix 2 be endorsed.
4. That Council considers funding of \$350,000 for the construction of a new public toilet at Fawk Reserve, in its 2024/25 budget preparations.
5. That the community be notified of the results of the community engagement and Council's decision regarding the design and location of the new public toilet, and that the construction is subject to funding being approved in the 2024/25 budget process.

Status

This report relates to or impacts upon the following Community Plan Objectives 2020-2027.

Our Liveability - A liveable City of great places

A well-designed urban environment that is adaptive to a diverse and growing City. City assets and infrastructure are developed and enhanced on a strategic and equitable basis in collaboration with local communities and other relevant parties, including industry and government.

Our Leadership - A leading & progressive Local Government organisation

Our values, leadership and collaborative approach are bold and courageous and enables us to deliver value for our Community and create a leading liveable City.

Relevant Council policies are:

- Asset Management Policy
- Public Consultation Policy

Relevant statutory provisions are:

- Local Government Act 1999
- Community Land Management Plan

Executive Summary

The proposal for the new public toilet at Fawk Reserve at Adele Street, Athol Park was identified and initiated through staff suggestion. As part of its 2023/24 budget, Council endorsed the design and community engagement of the new public toilet, to inform the future provision of funding for construction of the new public toilet in 2024/25. The purpose of this report is to present the findings of the community engagement and seek Council's approval of the design and location of the new public toilet, to inform a budget bid for construction in 2024/25.

Background

Located on Adele Street, Athol Park and backing on to Hanson Road, Fawk Reserve is a key area of open space in the city's North. At approximately 40,000m² in size, it is recognised as a 'district reserve' in Council's Open Space Strategy, and includes football/cricket oval and clubrooms, practice nets, netball courts, play equipment, sheltered BBQ area and a community garden.

The existing public toilet block at the rear of the clubrooms at Fawk Reserve has been closed to the public for some time (circa 2017) due to its poor condition. Whilst the inclusion of a public toilet at Fawk Reserve is not specifically mentioned as a strategic direction in the Open Space Strategy 2025, it aligns with the management objectives for the lands outlined in the endorsed Community Land Management Plan (CLMP) for Fawk Reserve.

Community engagement was undertaken in September and October 2023, to determine the community desire for the proposed new public toilet at Fawk Reserve, Athol Park. The purpose of this report is to present the findings of the community engagement and seek Council's direction on the proposal.

Report

Funding was allocated in the 2023/24 budget to determine the community desire for a new public toilet at Fawk Reserve, Adele Street, Athol Park. The new public toilet will incorporate an automated amenity, like the existing toilet at Grange Lakes Shared Use Path at Grange Lakes Reserve North & Mirani Court Foreshore Reserve, West Lakes Shore. Automated amenities are a secure option for public facilities, which have proven successful throughout other prominent locations throughout the city in providing a safe, hygienic, and welcoming environment for users.

A location was determined and design developed which considered the following:

- Proximity & orientation to residential properties;
- Proximity to existing facilities at Fawk Reserve, including the playground, BBQ area, community garden & sporting courts;
- The appearance of the new public toilet facility and its connection with the surrounding streetscape;
- Crime Prevention through Environmental Design (CPTED) principles, including sight lines, passive surveillance and lighting;
- Universal design principles, including access for people with mobility or visual impairment, and access for prams and carers of young children;
- Minimising the loss of open space;
- Impact on trees and vegetation;
- Topography of the site; and underground services.

The proposed amenities are located on the Western side of the reserve, positioned centrally for accessibility by users of the play equipment, community garden, BBQ area, oval and sports courts. An external architect was then engaged to develop concept designs for the proposed location. The concept design and location is included in **Appendix 2**.

The design features for the new public toilet are as follows:

- Pre-programmed auto locking and unlocking (9:30pm & 6:00am respectively)
- Vandal resistant, recessed components
- Self-cleaning auto wash capabilities
- DDA compliant accessibility
- Maximum occupation time limited to 10 minutes
- Height is to be 2.5 metres plus roof line.
- Constructed from recycled materials with a concrete look finish.
- The area (or footprint) of the new public toilet will be approximately 9m², atop a 26m² concrete slab.
- Design incorporates local artwork which will encase the external facade of the new public toilet.

Community engagement on the draft concept design was undertaken between 27 September 2023 – 18 October 2023, in accordance with Council's Public Consultation Policy and included:

- A cover letter, information flyer and survey form sent to 90 properties, within approximately 80-100 metres of Fawk Reserve;

- An online Your Say Charles Sturt project page including project information and access to the online feedback form; and
- Signs placed in the reserve to promote the community engagement, with a QR Code directed to the Your Say Charles Sturt project page.

A total of 14 feedback form responses (including both hardcopy copy and online responses) were received during the consultation period, including 1 duplicate submission from the same contributor which has been excluded from the results. The detailed consultation results, public comments and staff comments are included in **Appendix 1**.

A summary of the community engagement results for the new public toilet at Fawk Reserve is as follows:

1. Do you support the installation of an automated public toilet on Fawk Reserve?

- Yes - 7 responses (53.85% of total responses).
- No - 6 responses (46.15% of total responses).

2. Do you support the proposed location of the automated public toilet near the playground?

- Yes – 6 responses (46.15% of total responses).
- No – 6 responses (46.15% of total responses).
- I don't mind – 1 response (7.69% of total responses).

A summary of the frequently mentioned comments is as follows:

- History and ongoing experience of substance abuse, antisocial behaviour, and illegal activity in the reserve and surrounding area, including concern over potential impact (eg increase) to vagrant activity.
- Concern over incorrectly disposed needles on the reserve and clubroom grounds.
- Fear over personal and private property safety.
- Suggest use by commuters, and possibly other undesirables for purposes not intended.
- A toilet facility is a much-needed amenity for this reserve, would be of great benefit for all reserve users, and that it would be the safest type of toilet facility for this area.

All commentary received in community feedback and any written submissions is outlined in the Community Engagement Report (**Appendix 1**), with staff comments included for each comment.

Consultation responses indicate the installation of the new public toilet is controversial amongst the community, with strong concerns raised regarding safety, security and anti-social behaviour in general at the reserve.

Fawk Reserve and the existing toilet block has previously been raised as an area of concern in relation to anti-social behaviour with incorrect disposal of needles being prolific at the site in particular. Responses indicate that these issues have reduced somewhat since the closure of the existing toilet block, hence the apprehension from

some members of the community to construct new amenities in the area. It should be noted that Council & SAPOL records over recent years indicate a consistent level of antisocial behaviour continued at the reserve after the existing toilets closure.

The existing toilet block is a traditional sprawling, partition style brick toilet block, situated behind the clubrooms in a poorly lit location which lends itself to anti-social behaviour, vagrancy and dangers that may be hidden to the user prior to entering. A component of the proposed scope will be to demolish the existing toilet block and remediate the area with soft landscaping and fencing to secure the rear of clubrooms.

The location and the design features of the automated amenities proposed are designed with security, safety, and hygiene as key drivers. As outlined in this report, the proposed amenities have a large range of features and components designed to mitigate undesired or inappropriate use of the unit and maintain high standards of cleanliness. Being a single, unisex, and direct opening cubicle allows users to safely scan the interior before entering and also allows carers to assist dependants of a different sex.

As outlined in the Open Space Strategy 2025 Directions Report, in recent years Fawk Reserve has been the prime focus of improvement with upgrades to play equipment, clubrooms, landscaping, community garden, sports courts and BBQ area. Amenities are included as a performance target to support and encourage participation and use of the lands and facilities within the CLMP for Fawk Reserve and as such, should be placed in a location that is accessible for users.

Next Steps

Following a review and consideration of the Community Engagement Report (outlined in **Appendix 1**), it is recommended that Council, via a recommendation from the Asset Management Committee, endorse the proposed new public toilet at Fawk Reserve. If the project is endorsed to proceed, the community will be informed of Council's decision by direct notification and further detailed design will be undertaken. Funding for the construction of the new public toilet will be included for consideration, as part of Council's 2024/25 budget preparations and the community will receive advanced notice of construction.

Financial and Resource Implications

Funding of \$10,000 was allocated in the 2023/24 budget for the design and consultation of the new public toilet at Fawk Reserve. Subject to Council endorsement, funding of \$350,000 will be considered as part of Council's 2024/25 budget preparations for the construction of the demolition of existing toilet block and construction of new automated public toilet. This cost estimate is based on a similar projects undertaken recently at Sam Johnson Reserve and Grange Lakes Reserve North.

Customer Service and Community Implications

There are no customer service and community implications.

Environmental Implications

The concept design proposes the retention of the existing trees adjacent the new public toilet, which continue to provide improved amenity, biodiversity and carbon sequestration benefits. The automated toilet facility also includes water saving features for toilet flushing, hand washing and cleaning.

Community Engagement/Consultation (including with community, Council members and staff)

Community engagement was undertaken in September and October 2023, to determine the community desire and preferred location for a new public toilet at Fawk Reserve which identified that the support for a public toilet only marginally outweighs the safety concerns within the local community. The detailed findings of the community engagement are outlined in **Appendix 1**.

Should Council endorse the proposal, a budget bid will be prepared for consideration in Council's 2024/25 budget preparations. Further detailed design will also be undertaken to enable construction to occur in 2024/25, subject to the outcome of the budget bid. Should Council not endorse the final concept design and a location for the new public toilet, it would imply that Council does not support the project and that no further action be taken at this time.

Community engagement participants will be informed of Council’s decision via a hard copy letter. Should Council endorse funding in its 2024/25 budget for the construction of the new public toilet, the community will be informed of the project in writing and on-site signage.

Risk Management/Legislative Implications

All known risk management and legislative implications will be considered during the detailed design processes, including a detailed risk management plan. The new public toilet also complies with the Community Land Management Plan (CLMP) for Fawk Reserve.

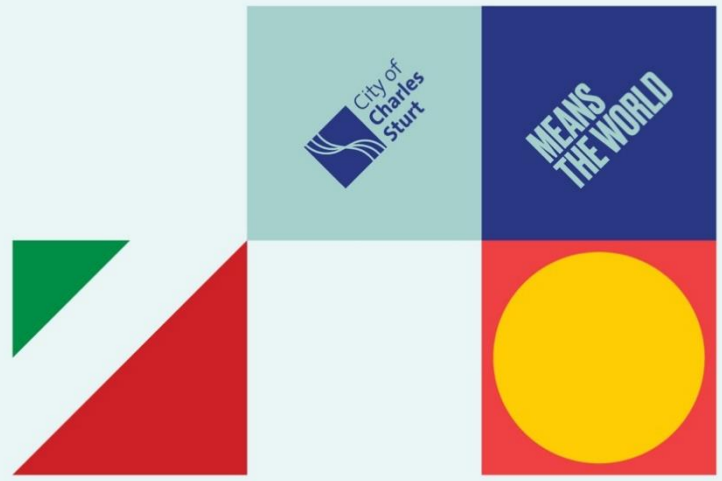
Conclusion

Following recent community engagement, it is clear that although a new automated public toilet received support by a marginal majority, there are valid concerns regarding the overall safety of Fawk Reserve which may require further consideration to strategies that mitigate risks to the community. This report presents the outcomes of the community engagement and seeks Council's endorsement of the proposed location and scope of works for the new public toilet, in order for funding for construction of the new public toilet to be considered in Council's 2024/25 budget.

Appendices

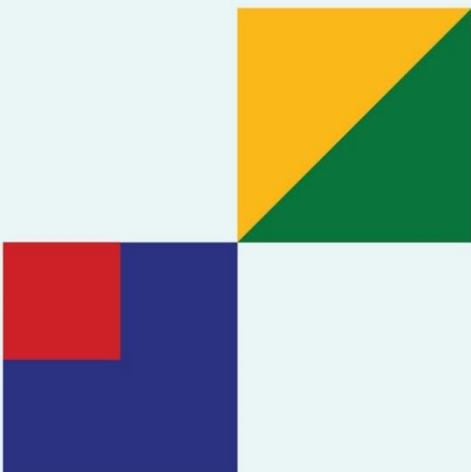
#	Attachment
1	Appendix 1 - Community Engagement Summary Report - Fawk Reserve
2	Appendix 2 - Fawk Reserve Exeloo Concept Plan and Location

APPENDIX 1



COMMUNITY ENGAGEMENT SUMMARY REPORT

Proposed installation of a secure, automated
public toilet facility
Fawk Reserve



Engagement Contact:

Caitlin Tierney
Community Engagement Officer,
Open Space, Recreation and Property
PH: 08 8408 1132
ctierney@charlessturt.sa.gov.au

1. EXECUTIVE SUMMARY

We engaged with the community from Wednesday, 27 September 2023 to Wednesday, 18 October 2023 on the proposed installation of a single, automated, public toilet facility on the western side of Fawk Reserve, bounded by Hanson Road, Hamilton Road and Adele Street and in Athol Park.

Engagement was undertaken in accordance with Part 3 of Council's Public Consultation Policy (PCP) and the level of engagement was **'consult'**. The purpose of this engagement was to:

- Inform the community about the proposal, specifically the bounding community.
- Understand if the community supports the installation of a public toilet facility in the location being proposed.
- Understand how the community currently uses the reserve.
- Obtain information to be considered by Council when determining how the project will proceed.

The consultation was promoted through 73 delivered and 17 posted consultation packs to the catchment area (**Figure 1**, Pg 3), onsite corflute signage, and a Your Say Charles Sturt engagement project page. During the period of open consultation, we received a total of 14 feedback form contributions, including a duplicate submission from the same contributor. This level of engagement is quite low. However we had 90 visits to the Your Say Charles Sturt project page, including 82 unique visitors, which demonstrates reasonable engagement reach but that recipients were not personally motivated to provide feedback.

Overall, the feedback was divided with 54% supporting the proposal for installation of a new public toilet facility and 46% opposed to the proposal.

Similarly, the proposed location was also divided with 46% each supporting and opposing the suggested location, with 8% not minding.

Feedback from respondents in support of the proposal was positive and suggested that a new, public facility was very much needed to service the reserve and community garden users. Feedback from respondents opposed to the proposal typically cited social and cultural concerns around increasing/encouraging drug use, illegal activity, anti-social behaviour, loitering and homelessness. All comments received, with staff comments where applicable, are available to view in **Appendix A** (Pg 10).

2. BACKGROUND

The existing public toilet block at the rear of the Fawk Reserve clubrooms has been closed for some time due to its poor condition and attraction of antisocial behaviour within the reserve. Due to requests received from the community, Council identified that there is a demand from some reserve visitors (eg playground, sport and recreation, and community garden users) for public facilities to be available.

An Elected Member Budget Bid for investigation into the installation of a secure, automated, public toilet facility in Fawk Reserve, including the delivery of a concept plan and community consultation was supported in 2023/24.

Pending the outcomes of consultation and a decision, Council consideration would be given to a future year budget allocation to support the demolition of the old toilet block and construction/installation of the new facility (2024/25).

The automated facility proposed for installation has secure features that assist in mitigating its misuse. Features include accessibility, automatic door with time-limited locking, pre-programmed locking overnight, exterior lighting, anti-vandal fixtures, and an auto-wash system. These automated facilities have proven successful in other similar and prominent locations throughout the city.

3. COMMUNITY ENGAGEMENT APPROACH

This project is a matter set out in Part 3 of Council's PCP and, accordingly, the public consultation steps for this project have been determined by Council on a discretionary basis.

3.1 Engagement Objectives

The objectives of this engagement were to ensure:

- That our community has easy access to relevant information.
- That our community is given reasonable opportunity to participate and provide feedback.
- That the process builds positive relationships between Council and the community, and positions Charles Sturt as an organisation that is providing sound management decisions.
- That information is provided to the community of the final decision and its reasoning (where available).

3.2 Engagement scope & activity

Formal community consultation was open for a minimum period of 21 days to allow the community reasonable time to provide their feedback.

Residents, tenants, and property owners identified in the consultation catchment area surrounding the reserve were provided with a consultation pack comprising of a cover letter, information flyer, optional hardcopy feedback form and a reply-paid envelope. The consultation catchment area is demonstrated in Figure 1.

Onsite signage prompted the consultation to reserve visitors and provided a QR code to the Your Say Charles Sturt project page, including the online feedback form. Participants were also encouraged to contact us to provide their feedback over the phone or to request a hardcopy form to be posted with a reply-paid envelope.

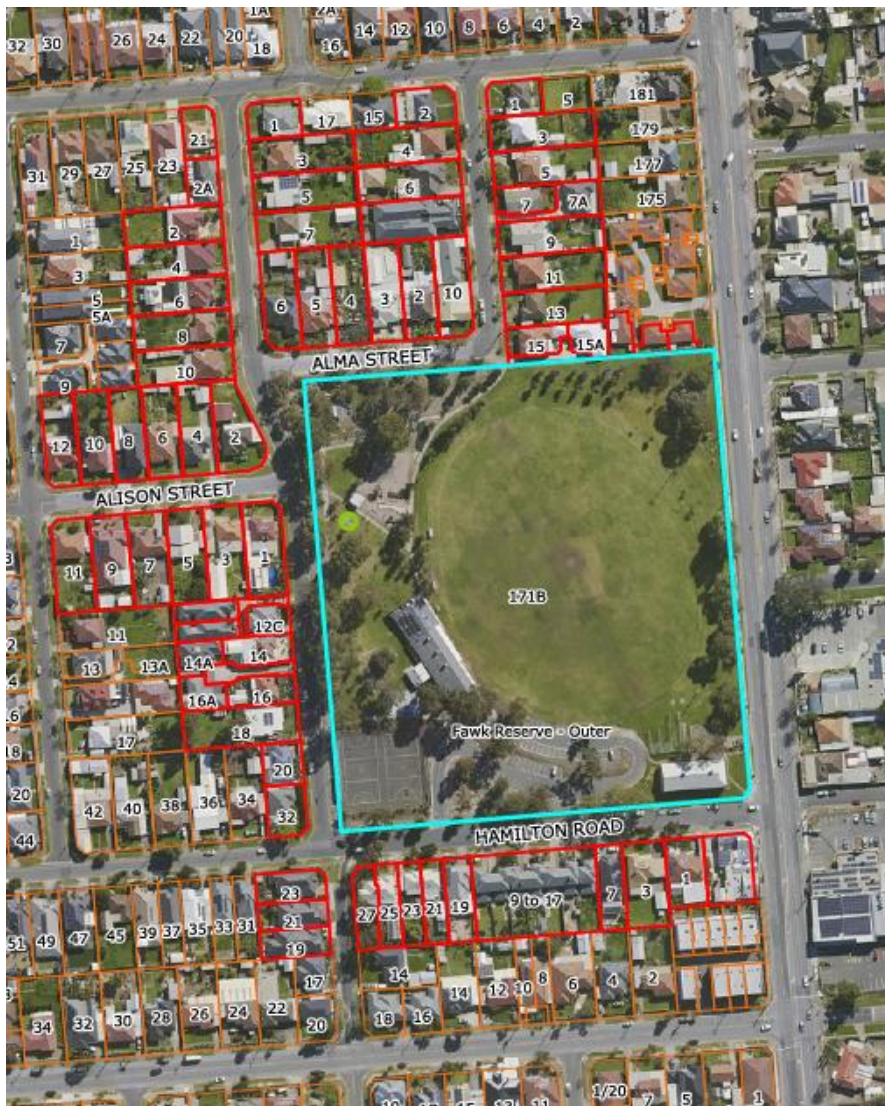
The purpose of the consultation was to obtain an indication of the local support or opposition toward the installation of an automated public toilet facility in Fawk Reserve and its proposed, preferred location. It was also to understand if there were any suggestions, issues or factors related to the reserve or its use that may not be known by staff or require further consideration before a decision on the project is reached. Any feedback received on other reserve features, reserve use and/or improvements that are within Council's care or control will either be responded to in Appendix A or referred to the relevant officer for consideration/action as appropriate.

All related feedback from this consultation will be used to inform a final decision regarding the construction of an automated public toilet facility in the proposed location within Fawk Reserve. Other factors that will influence the final decision may include the weight and merit of the initial request, expert advice, other historical, cultural, social, environmental, or economic factors, as well as Council's discretionary view.

Following a decision of the relevant Committee about the future of the project, participants of the consultation will be notified of the engagement outcomes and the final decision/s on the future of the project. If the project is approved to proceed, this notification will include the final scope, design, and construction timeframes/conditions.

Figure 1: Fawk Reserve consultation catchment

Properties highlighted in red indicate inclusion in the consultation catchment area. Please note that the catchment area did not cross Hanson Road, as the area to the right of Hanson Road is within the City of Port Adelaide Enfield's boundary.



4. ENGAGEMENT EXAMPLES

Consultation Pack:

72 Woodville Road, Woodville, South Australia 5011
 PO Box 1, Woodville SA 5011
 T: 08 8408 1111 F: 08 8408 1122 charlessturt.sa.gov.au

26 September 2023

To the Property owner/Resident
NOW CONSULTING: FAWK RESERVE PUBLIC AMENITIES
 TELL US YOUR THOUGHTS

Dear Resident,

RE: CONSULTATION FOR FAWK RESERVE AUTOMATED PUBLIC TOILET FACILITY

The existing public toilet facilities at Fawk Reserve are currently closed due to poor condition and ongoing anti-social behaviour. We have identified that there is a demand for public amenities from the users of the reserve, playground, community garden, sports courts and visitors to the playground.

We are investigating the installation of a single, automated, public toilet facility on the Western side of Fawk Reserve, Athol Park. Proposed location, adjacent the playground and barbecue facilities, is central and accessible to the users of the community garden, carpark and sports facilities via the existing pedestrian paths.

We have also proposed a location of the automated public toilet near the playground and central for all users of the reserve and will be wrapped in artwork suitable for the area.

We are now seeking your feedback for this proposal and have enclosed a hard copy feedback form for you to complete and return in the reply paid envelope or you can complete the survey on line, and a fact sheet for the proposal and benefits of an automated public toilet.

Should you have any questions, please do not hesitate to contact me 8408 1132 or via email osrp-consultations@charlessturt.sa.gov.au.

Yours sincerely


Caitlin Tierney
 Community Engagement Officer
 Open Space, Recreation & Property

Enc: Survey
 Reply paid envelope
 Factsheet

Onsite Signage:

FAWK RESERVE PUBLIC TOILET FACILITY

We are inviting feedback on the proposal to replace the existing public toilet facilities with a fully automated public toilet at Fawk Reserve.

Consultation opens Wednesday 27 September and closes 12pm Wednesday 18 October 2023.

For more information and to complete the survey scan the QR code or visit yoursaycharlessturt.com.au
 Don't forget to follow the page for project updates.



FAWK RESERVE - TOILET FACILITIES

We are investigating the installation of a single, automated, public toilet facility on the Western side at Fawk Reserve, Athol Park, to replace the existing facilities near the football clubrooms.

This fully automated facility will provide a safe, hygienic, and welcoming environment for users. With vandal resistant fixtures and surfaces, automated daily locking and unlocking, and access facilities for people with disabilities, automated amenities are one of the best and secure options for public facilities.

We have identified there is a demand for amenities from the users of the reserve, playground, community garden & sports courts. Demolition of the existing toilet block and soft landscaping to remediate the area will form part of the scope of works should the project be supported and proceed to construction.

We are inviting the local community and reserve users to indicate their desire for a secure, public toilet facility at Fawk Reserve, and invite any comments from you about what an upgraded public facility in the proposed location of the reserve might mean to you.

Consultation opens 9am Wednesday 27 September 2023 to 12pm Wednesday, 18 October 2023.

Follow the YourSay Charles Sturt project page to be kept up to date about the outcome of this proposed project.

Below is the proposed public toilet location



Below image is for illustration purposes



For any project enquiries please contact:

Caitlin Tierney
 Community Engagement Officer
 Open Space, Recreation and Property
osrp-consultation@charlessturt.sa.gov.au
 8408 1132



FAWK RESERVE AUTOMATED PUBLIC TOILET FACILITY
 FEEDBACK FORM - OSRP


The City of Charles Sturt is proposing the construction of a single, automated, public toilet facility on Fawk Reserve to replace the existing facilities and service the local community and visitors to the reserve. Share your feedback by 12pm Wednesday, 18 October 2023 by completing the form below and returning in the enclosed reply paid envelope.

We would love to hear from you in one of the following ways:

- On-line via Council's website <https://www.yoursaycharlessturt.com.au/> or by scanning the QR code to the right via your smart device camera;

OR

- Complete this feedback form by using the enclosed reply-paid envelope.



YOUR DETAILS

Please provide your details should we need to contact you regarding your feedback*:

Name: _____
Solution First Name Surname

Street Address: _____

Suburb: _____ State: _____ P/Code: _____

Email: _____

Phone: (Home): _____ (Mobile): _____

Please indicate your preferred delivery method to receive future communication about this project:

Email address as listed above Hard copy to my listed postal address

YOUR FEEDBACK

1. Do you support the construction of an automated toilet on the reserve?

Yes, I support the proposal.
 No, I don't support the proposal.
 I don't really mind either way.

2. If no, please share with us why you don't

3. Do you support the location of the automated toilet?

Yes, I support the proposal.
 No, I don't support the proposal.
 I don't really mind either way.

4. If no, please share with us why you don't

5. Do you have any comments to share? This might include what a toilet might look like, its use related to the proposal, and any other information to help us design the toilet to minimise its visual impact.

Thank you for taking the time to share your feedback with us.

To stay up to date with the project and receive updates as soon as they become available, please *Follow* the page on yoursaycharlessturt.com.au/fawk-reserve-automated-public-toilet-facility

*By completing this form, you consent to the City of Charles Sturt collecting, retaining, and using the personal information provided by you in accordance with Council's Privacy Policy.

Page 1 of 2

Your Say Charles Sturt Project Page:

<https://www.yoursaycharlessturt.com.au/fawk-reserve-automated-public-toilet-facility>

YOUR SAY

[Home](#) [All Projects](#) [About](#) [English](#) [Login](#) [Join](#)

Fawk Reserve Automated Public Toilet Facility

We are investigating installation of a fully automated, and secure public toilet facility at Fawk Reserve. If approved, we will demolish the existing facilities.

[Follow](#)



Home > Fawk Reserve Automated Public Toilet Facility

Consultation is now closed.
Thanks to everyone who shared feedback about the proposed upgrade to the Fawk Reserve Public Toilet facilities, including removal of the old facilities and installation of a new, secure, fully automated public toilet facility (Exhibo). We are now reviewing all feedback received during the consultation period. We the consultation outcomes report is ready, will make this information available here on the project page and directly to all project followers and participants of the consultation as well as notify you prior to the decision report being considered by the Asset Management Committee. In the meantime, please reach out if you have any questions or concerns to the details at the bottom of this page.

If you don't participate in consultation but have an interest in the outcome of this project, follow this project page to receive updates as they occur. Otherwise, you will not be notified until after a decision is made.

Do you want upgraded public amenities?

Thanks for taking 2-3 minutes to share your feedback and local insights on the automated public toilet facility proposed at Fawk Reserve.

Proposed location for toilet on Fawk Reserve

Location is proposed in an open area that is accessible to the playground, community garden, and other community and sporting activities on Fawk Reserve.



Here's some background information

The existing public toilet block at the rear of the Fawk Reserve clubrooms has been closed for some time due to its poor condition and ongoing anti-social behaviour. However, Council have identified there is a demand for amenities from the users of the reserve, playground, community garden & sports courts.

We are investigating the installation of a single, automated, public toilet facility on the Western side of Fawk Reserve, Athol Park. Proposed location, adjacent the playground and barbecue facilities, is central and accessible to the users of the community garden, carpark and sports facilities via the existing pedestrian paths. Demolition of the existing toilet block and soft landscaping to remediate the area will form part of the scope of works should the project be supported and proceed to construction. The proposed toilet block will incorporate local artwork which will encase the external fixtures (artwork yet to be determined).

The fully automated facility will provide a safe, hygienic, and welcoming environment for users. Features include pre-programmed locking and unlocking, occupation time limit, vandal resistant fixtures and auto wash system. Automated amenities are one of the best and secure options for public facilities, which have proven successful throughout other prominent locations in the City of Charles Sturt.



Community engagement

Our consultation is to understand if an automated toilet and the proposed location on the reserve is supported by the community and all users of the reserve. **Consultation with the public is open from Wednesday, 27 September 2023 to Wednesday, 18 October 2023.**



This image shows a recent, automated public toilet installation on Grange Recreation Reserve. We will wrap the automated toilet at Fawk Reserve in similar artwork inspired by the local culture, community and reserve features.

Next steps

Should the installation of the automated toilet be supported by the community, we will commence the budget bid process to obtain funding for installation in the 2024/25 financial year.

If the project is supported and funding approved by Council, we will notify the community of the construction timeframes in mid-late 2024.

Get in touch with us about this proposal

If you have a question about the proposal that is not answered on this page, please feel free to get in touch with us. If you have feedback to share, please complete the feedback form online or call us to do this over the phone.

Catlin Tierney, Community Engagement Officer
+61 8 8408 1132
cserp-consultation@charlessturt.sa.gov.au

John Wilkinson, Open Space Planner
+61 8 8408 1203
jwilkinson@charlessturt.sa.gov.au

Project Timeline


This project is a 2-stage process, pending the outcomes of stage 1.

- Stage 1 Community Engagement**
September/October 2023
Public consultation to understand the level of support for the installation of automated public amenities and the removal of the existing facilities.
- Stage 1 Decision Report**
October - November 2023
Review of public feedback and Community Engagement Report.
Decision report to the Asset Management Committee to consider the findings of community engagement and decide on next steps.
- Notification to participants & project followers**
December 2023 - January 2024
We will share the outcomes of consultation, decisions made by Council, and next steps with all consultation participants and Your Say Charles Sturt project page followers.
If you're not following the page and you didn't participate in the consultation, please check back here for updates.
- Stage 2 Budget Bid Approval Process**
Approx. Late January - June 2024
If the project was approved to move forward in the preferred location, we will apply for a budget bid seeking funds for the construction of the automated public toilet, for the 2024/25 financial year.
- Budget approval & final community notification**
July 2024
We will notify the residents & property owners surrounding the reserve if the project is funded and approved for construction in 2024/25 along with other relevant details and a copy of the final concept plan.

[See less](#)




The City of Charles Sturt would like to acknowledge the land we occupy today is the traditional lands for the Kaurna people and that we respect their spiritual relationship with their country. We also acknowledge the Kaurna people as the custodians of the greater Adelaide region and that their cultural and heritage beliefs are still as important to the living Kaurna people today.



Contact Us

Have questions or want to learn more about a project, contact us below:

- (08) 8408 1111
- council@charlessturt.sa.gov.au
- www.charlessturt.sa.gov.au
- PO Box 1
- Woodville SA



5. ENGAGEMENT FINDINGS & KEY THEMES

W received 13 unique feedback form responses during the period of the engagement and one, additional duplicate submission from the same contributor. This duplicate submission has been excluded from the consultation results.

Of the 13 unique respondents:

- 7 **supported** the proposed demolition of the existing toilet block and the installation of a new, automated toilet facility; and
- 6 were **opposed** to the proposal.

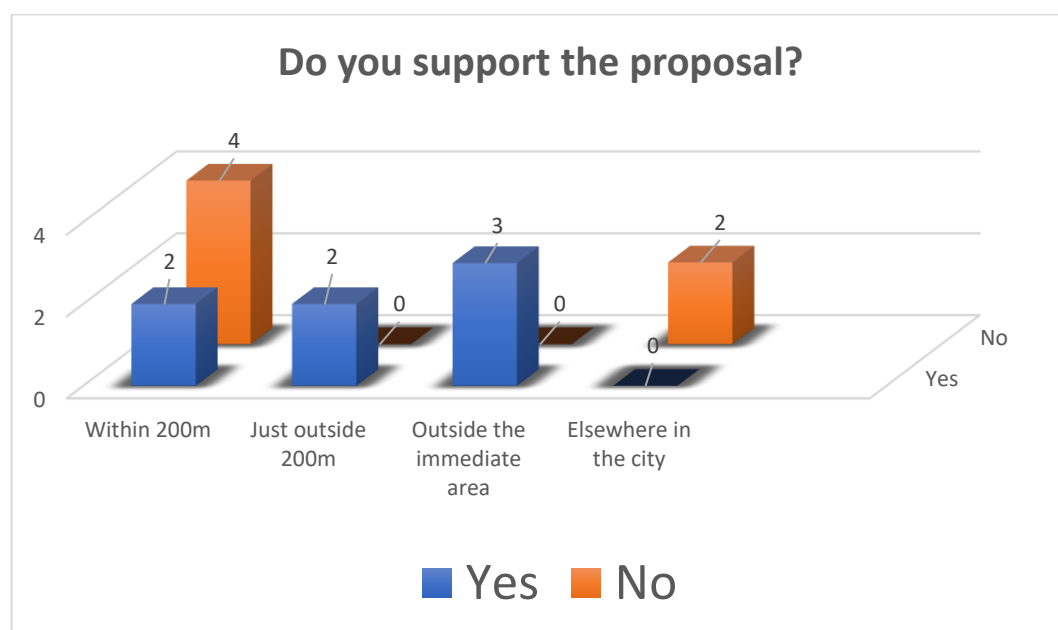
Regarding the proposed location of the toilet facility within the reserve:

- 6 of the 7 respondents who supported the proposed installation also supported the suggested location within the reserve that was put forward.
- 1 of the 7 respondents who supported the proposed installation didn't mind where the toilet was located.
- All 6 of the respondents who opposed the installation of the toilet facility at Fawk Reserve, also opposed the proposed location within reserve.

5.1 Who did we hear from?

The location of respondents was considered alongside their position on the proposal, to better understand who we heard from and the relative potential impact of the proposal on each respondent. Of the 13 respondents:

- 6 resided within approximately 200m of the reserve;
- 2 resided just outside 200m of the reserve;
- 3 were outside the immediate area but were still within walking distance of the reserve (Woodville North, Athol Park, and Kilkenny); and
- The remaining 2 respondents lived elsewhere within the city but not within walking distance of the reserve (Kidman Park and West Beach).



5.2 Opposition to the proposed installation of a toilet facility

The predominant theme in the comments from participants who opposed the proposed construction of a public toilet facility in Fawk Reserve (46%) was concern over its impact on long-standing historical and ongoing antisocial behaviours in this reserve and the surrounding areas, and that installation of a new toilet facility would exacerbate (or bring back since the closure of the old clubroom toilet block) several issues. Refer to **Appendix A** to review the unattributed, verbatim comments.

Key issues raised included:

- An ongoing history of substance abuse, antisocial behaviour, and illegal activity in the reserve and surrounding area.
- The prevalence of needles on the reserve and clubroom grounds and concern for the welfare of reserve visitors, players, and children.
- Fear over personal and private property safety.
- Concern over increased vagrant activity.
- Location – use by commuters, and possibly other undesirables for purposes not intended.

While it's not able to be determined if the issues related to illegal and antisocial activity in Fawk Reserve or the local area are specifically linked to, or exacerbated by a toilet facility on the reserve, it is important for Council to consider the above concerns of the adjacent/neighbouring reserve residents before any decision is made.

Of the two respondents who resided elsewhere in the city and who did not support the proposal, one cited unjustifiable/unwarranted spending and the other referenced similar concerns about antisocial behaviour in this location, and suggested larger, more utilised reserves should be prioritised for toilet facilities.

5.3 Support for the proposed installation of a toilet facility

The general sentiment in the open comments from participants who supported the proposed construction of a public toilet facility in Fawk Reserve (54%) was that it was a much-needed amenity for this reserve, would be of great benefit for all reserve users, and that it would be the safest type of toilet facility for this area.

A request was also made for 'fun' artwork on the exterior of toilet facility which 'appeals to young people' and 'would add character to the building and the reserve'. This request is likely to be accommodated as part of the project.

Refer to **Appendix A** to review the unattributed, verbatim comments.

5.4 Advice from SA Police - Western District Parks (SAPOL)

Advice was sought from SAPOL western district branch, to understand their position on the demolition of the old toilet block and replacement with a secure, automated toilet facility in the proposed location. Specifically, we wanted to understand if they felt the proposal would adversely impact the current social conditions in the reserve and local area. In providing their advice, SAPOL reviewed recent reports specifically related to the area in or around the now-closed toilet block. These reports demonstrated a fair pattern of what could be described as 'antisocial behaviour', acknowledging that not all incidents are reported.

SAPOL suggested that, in their opinion, the location and type of facility proposed (secure & automated with timed use and automatic locking afterhours), combined with the demolition of the old toilet block was unlikely to make the existing conditions in the reserve worse and that it could, in fact, have a positive impact.

6. NEXT STEPS

The Asset Management Committee will review the outcomes of community engagement on the proposed installation of a automatic public toilet facility at Fawk Reserve, as detailed in this report, and consider the findings when deciding on the matter. Following a decision of Council, all consultation contributors, the consultation catchment area, and other identified communities of interest will be informed of the decision through direct notification.

APPENDIX A: COMMENTS IN OPPOSITION TO THE PROPOSAL – FAWK RESERVE

Contributor ID	Why don't you support the proposal?	Why don't you support the proposed location?	General Comments	Staff Comment
16384	Too much drug use and prostitution in the area that hang around. People will start drinking in BBQ area. More homeless will move in (the few we have are fine). There will be personal & property theft and damage.	This is where the drug dealers shoot up (check bin for needles). Put it between BBQ and garden if you want to service them. Put it on Hanson Road for prostitutes, drug dealers, users and tradies who want to drive to the toilets.	The toilet previously made me suicidal its mean the end of a great reduction of illegal immoral and antisocial behaviour. The person fear and danger is worry about property and person and restricted lifestyle. It will not be safe to live here.	Advice received from SAPOL is that given the proposed location, closure of the unit at night (21:00 to 09:30) and the occupancy timer of the unit (maximum 10 minutes), the social factors referenced are unlikely to be impacted or changed by the installation of an automated toilet.
Phone feedback from 16384	Local resident raised concerns about the drug usage and sexual activities in the toilets in the past. They feel unsafe to have another public toilet installed and wish to register their disapproval.			
Letter submission from 16384 respondent	Refer Appendix B			
16299	The public toilet will bring back prostitutes, homeless, [REDACTED] (and other loiterers), as well as drug addicts to this area again and they will create problems again day and night.	For the reasons to the left. I complained about toilets attached to the Club, you shut it down and the [REDACTED] (undesirables) left area.	Put the toilet in the car park to stop doors slamming all night when they will park in street next to my house. To use toilet 24/7 and hang out with music loud.	Refer response to contribution 16384

APPENDIX A: COMMENTS IN OPPOSITION TO THE PROPOSAL – FAWK RESERVE

Contributor ID	Why don't you support the proposal?	Why don't you support the proposed location?	General Comments	Staff Comment
16160	<p>Our history with the old toilet has been nothing but traumatic. Sexual acts, drug consumption, exposed needles unhygienic scared children threats and abuse all of which is left to us and our members to clean up and try to protect children. The forgoing has adversely affected children being allowed to come to the Club and play sport. From what I have seen of other similar Community Clubs in Charles Sturt none have public toilets and they seem quite comfortable with that. Be happy to talk to any other Club with Public toilets on site and see how they manage the issues I have raised. The area does have its own set of social issues and such a toilet will only enhance and expand the activity.</p>		<p>If this proceeds it will not have our support and we will require a direct contact to have with Council to raise issues and have the toilets supervised and for them to attend when users are abusing facilities and need to be removed. It is not the responsibility of the Sports club to manage such an installation and I assure you it will see lots of calls. You will say call the police well yes then we are responsible to them for reporting; attending Court; why create the opportunity for this to even be an option.</p>	<p>Refer response to contribution 16384.</p> <p>In recent years, Fawk Reserve has received significant upgrades to its facilities in recent times. Similar reserves of this size and use (with mixed recreation and sporting facilities as is available at Fawk Reserve) would typically include a toilet facility in recognition of increased reserve usage and longer stays.</p> <p>The toilets will set to automatically open and close at designated times, eg 21:00 to 09:30.</p>

APPENDIX A: COMMENTS IN OPPOSITION TO THE PROPOSAL – FAWK RESERVE

Contributor ID	Why don't you support the proposal?	Why don't you support the proposed location?	General Comments	Staff Comment
16149	<p>There is already toilets located at this site, there are considerable negative impacts to community in respect to drug use an homelessness. the site proposed is used for Football events team warm ups, community entertainment an club event it would have significant impact on club operations. we currently have any number of homeless people sleeping in the coaches huts and are investigating ways to prevent an protect but this would provide safe sleeping or bring drug use closer to the playground on any 1 day of any week you will find no less than 10 needles in or around the coaches boxes or seats of club and we have volunteers that sole responsibilities to grid walk areas to look for needles given the playground is bark i believe it poses significant risk... until the problem is resolved with the other public toilets why would it be considered to spend more money moving a problem a hundred metres and taking away a space that is currently relied on by sports club. As the club secretary and life member of the club im very well aware of the community needs and problems and I could not support this in any measure an see no positive in this project. the theory of toilet near playground I understand but please understand the locations challenges. If this goes ahead we could as a club not support nor provide</p>	<p>The sports club use this area frequently by players and by community for events it would have negative impact on club operations and bring drug use an needles closer to children's play areas an play surface is bark we could not provide volunteers to grid search the area 4 days per week and 2 weekend days as is currently required to protect the playing surface</p>	<p>Why spend money to build something that already exists but requires to be locked due to drug use and homelessness fix a problem before you build another. this is an absolutely terrible idea and to people of our club indicates council is totally out of touch with the community in this space.</p>	<p>Refer response to contribution 16384. The proposed location is on community land, accessible to all reserve users and local community groups. It should not significantly impact on, or interfere with Club operations, or the Club's licensed (oval) area.</p>

APPENDIX A: COMMENTS IN OPPOSITION TO THE PROPOSAL – FAWK RESERVE

Contributor ID	Why don't you support the proposal?	Why don't you support the proposed location?	General Comments	Staff Comment
	<p>further volunteers to rectify councils disregard for safety of our players or children in area or patrons of club. It would need to be patrolled regularly at an ongoing cost to council.</p>			

APPENDIX A: COMMENTS IN OPPOSITION TO THE PROPOSAL – FAWK RESERVE

Contributor ID	Why don't you support the proposal?	Why don't you support the proposed location?	General Comments	Staff Comment
16145 [Elsewhere in the city]	In regards to the proposed installation of an automated public toilet. I don't support it as I am of the opinion that it would be better to start installing automated toilets in the larger more utilised reserves first eg. Collins Reserve on Valetta Road?	<p>I don't live in the area BUT logically I can presume that a new toilet will NOT going to fix the ongoing anti-social behaviour.</p> <p>Placing the toilet in a dark hidden area would be advantageous to the [REDACTED] (prostitutes) on Hanson Rd which have been mentioned in numerous newspaper articles nationally.</p> <p>Strategic placement will be critical if this is to go ahead to reduce the toilets use by the wrong cohort which would be to the detriment of nearby residents.</p> <p>I assume the toilets would automatically lock so they are only accessible during daylight hours and even if this is so I suggest the toilets be positioned at the corner of Hanson and Hamilton Road with the addition of flood lighting so that in combination with the increased street lighting and traffic - vandalism and anti-social behaviour may be discouraged.</p> <p>This would also make it easier for toilet access in a wheelchair as access can be made via existing footpaths which can be extended some if required.</p>		<p>Refer response to contribution 16384 & 16160.</p> <p>The proposed location for the public toilet has been chosen for its relativity and accessibility to other nearby reserve facilities, including the playground, picnic and BBQ area, clubrooms, and community garden.</p>

APPENDIX A: COMMENTS IN OPPOSITION TO THE PROPOSAL – FAWK RESERVE

Contributor ID	Why don't you support the proposal?	Why don't you support the proposed location?	General Comments	Staff Comment
16143 [Elsewhere in the city]	It really doesn't seem warranted/justifiable in terms of cost			Noted

APPENDIX A: COMMENTS IN SUPPORT OF THE PROPOSAL – FAWK RESERVE

Contributor ID	Comments in support of the proposed, new toilet facility	Staff Comment
16386	It is needed badly for this park/area. Thanks.	Noted.
16385	Members of the Athol Park Community Garden support the toilet facility at Fawk Reserve as the Reserve is used by many clubs and group as well as members of the public. Having a toilet facility would be appreciated by members of our group.	Noted.
16383	Is it going to be well lit-up through the night? How about having 2 units?	If endorsed by Council, the detailed design will incorporate external lighting of the amenity. A single cubicle is able to service a high number of occupants due to the maximum occupancy timer (10 minutes). Having high turnover also acts as a deterrent to vandalism.
16307	I think an automated toilet would be the safest for this area, the football club toilets have been locked for quite some time now so a toilet is definitely needed.	Noted.
16241	Having toilet facility in Fawk Reserve would be of great benefit for all users of the Reserve. I'm involved with the Community Garden and it would certainly benefit our users. I would like to see the toilet painted with fun graffiti like artwork that appeals to young people and would add character to the building and the Reserve.	If construction of the toilet block is endorsed, our Place Leaders Urban Projects team will engage with the community to develop exterior artwork/wrap.
16224	This would be good to have for those that are part of the nearby Community Garden.	Noted.

RECEIVED
- 5 OCT 2023
CITY OF CHARLES STURT

APPENDIX B - Consultation Submission: Fawk Reserve Automated Public Toilet Facility Proposal

To the committee proposing returning toilets to FAWK RESERVE Athol park,

As a person who lives [REDACTED] the old toilets, I say its the worst idea I've heard in 50 years

Its just not necessary. Its a waste of money, and a flawed idea that will attract the element everyone hates

There is toilets in the expanded club rooms. Netball, football should use these period.

Demolish old ones for sure, I'll help if you like but to replace them is madness.

The definition of stupidity is to do the same thing an expecting a different outcome.

99% of the people who used the old toilets DROVE THERE, so let them drive elsewhere as they clearly do now.

If you want to provide a place for sex, a place to sell drugs, a place to shoot up drugs, and a place to dispose of needles, a place for Fredies to go to the toilet why does it have to FAWK RESERVE?

- To say there was a toilet previously is bollocks

- To say sports need it is Bollocks

(£1.8 million spent on new toilet in club - use them!

- To say it Autolocks at night - how long before its open longer and longer until its open 24/7

- To say it unlocks after 10 mins implies that you think its not going to be used for sex + drugs

- To say you cant police Bad behaviour is exactly right so why enable + encourage it

- To suggest its a police problem is flawed as they don't come out anyway.

I have seen many parks with BBQ's picnic tables, playgrounds, basketball courts, dog parks or gardens and No Toilets and noone is put off using them

~~There~~ there has been a 90% reduction of Drug use and prostitution in the area

There has been a 99% reduction of car & trailer theft damage and interference. There has been a 90% reduction of massive groups (100 people plus) invading and partying here. There has been a 90% reduction of Drinking Alcohol in the picnic table/playground area

Do we really want this to come back

If you look in the bins and come here you will see the needles in the Bin right where you want to put the New toilets.

Are you putting needle Bin for Diabetics? (Drugs)

- Are you living with police or people who are front line us - not just a paper survey

To Sum UP

Sports-use club toilets - that's what they are built for
Drinkers, prostitutes, and drug takers do it at home
Tradies - go to service station pub or shop centre
Red park users - go home to toilets its on 2 hour hour
or go to a park with toilets

RESULT - playground & gardens can be used without Drunks around and homeless sleeping on tyre swing

Residents are safe physically & property wise and can walk dog or venture from home without being threatened, assaulted or disgusted.

Please listen to residents they can't go home to get away from them or choose another place to go that meets all our needs

Thankyou

APPENDIX 2

S M
F A

CSS FAWK RESERVE EXELOO
23104
ADELE ST ATHOL PARK SA 5012

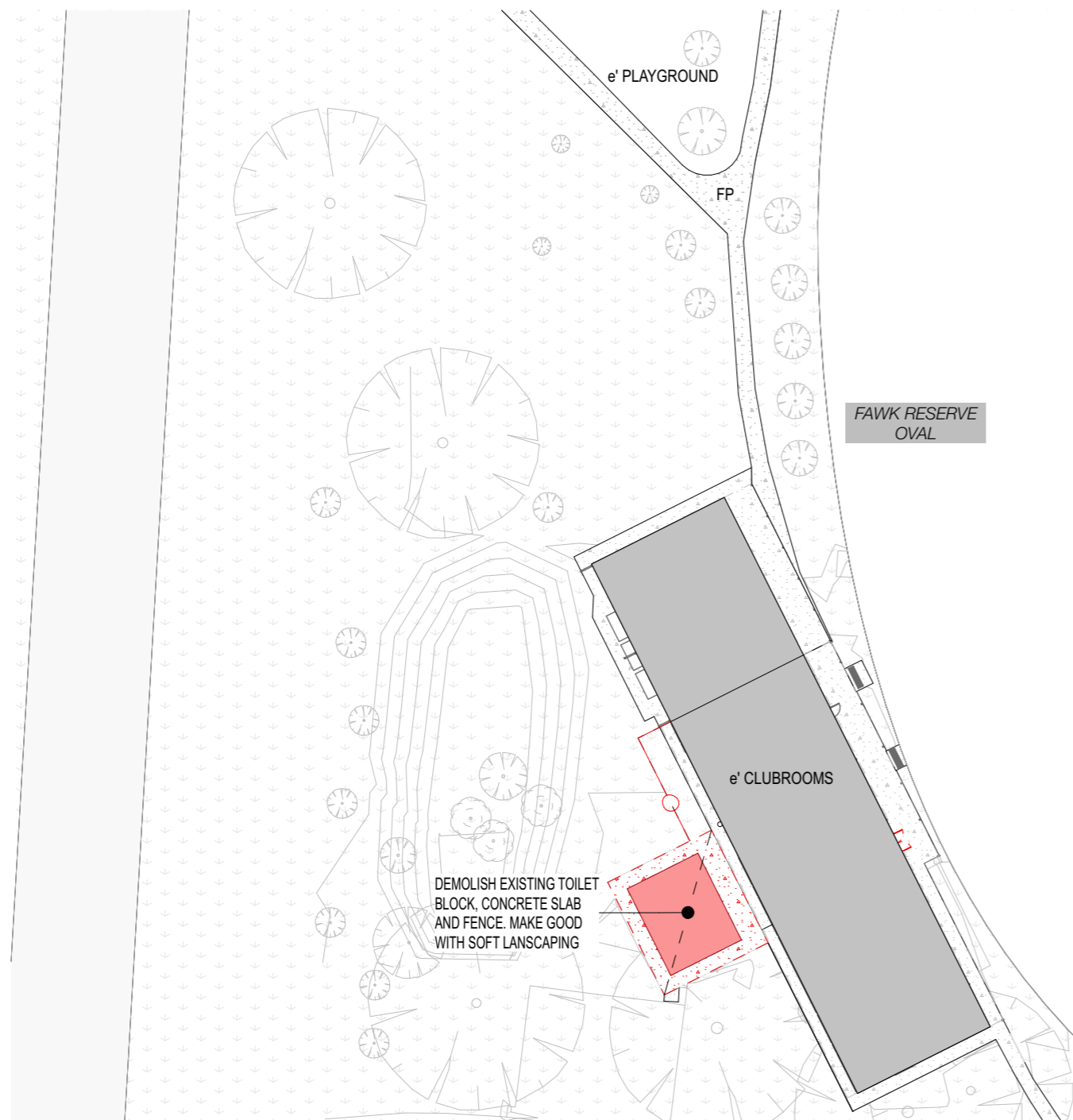
11/9/2023

AREA OF WORKS

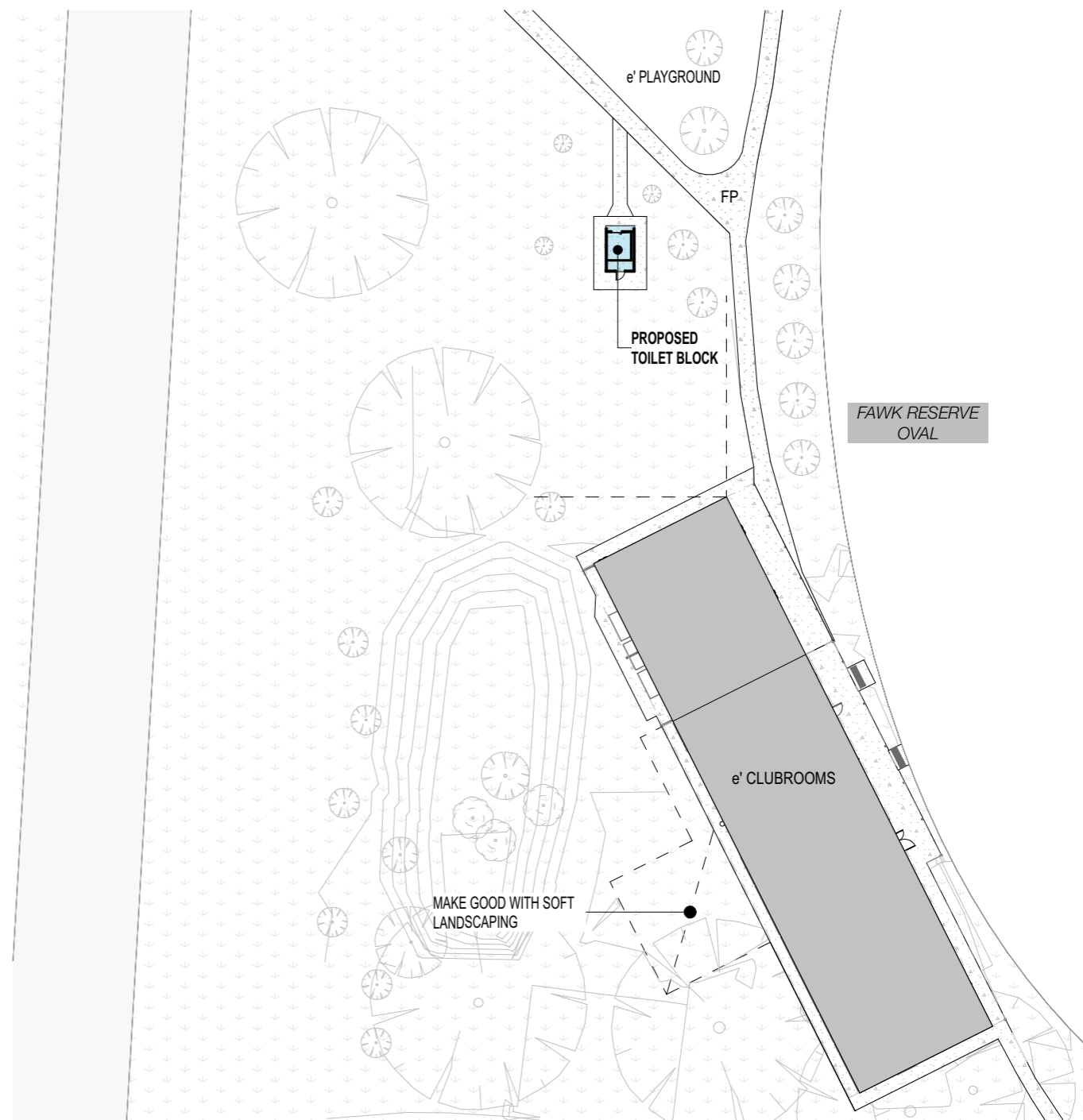


1 LOCATION PLAN
1:500

- Legend:
- e' EXISTING ITEM
 - n' NEW ITEM
 - CONC. CONCRETE
 - FP FOOTPATH
 - L1 LIGHT

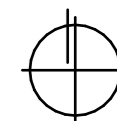


1 EXISTING/ DEMOLITION SITE PLAN
1:500

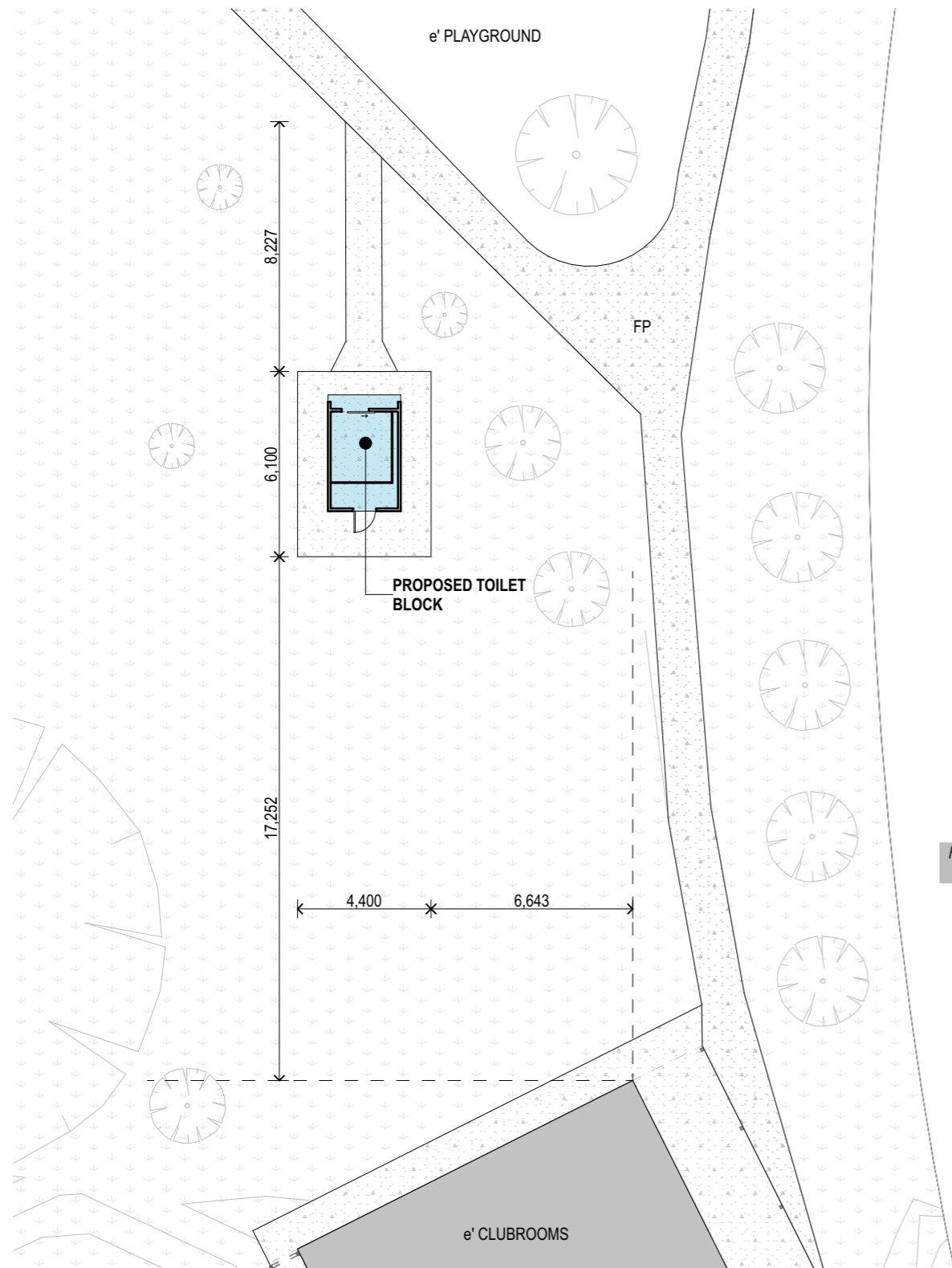


2 PROPOSED SITE PLAN
1:500

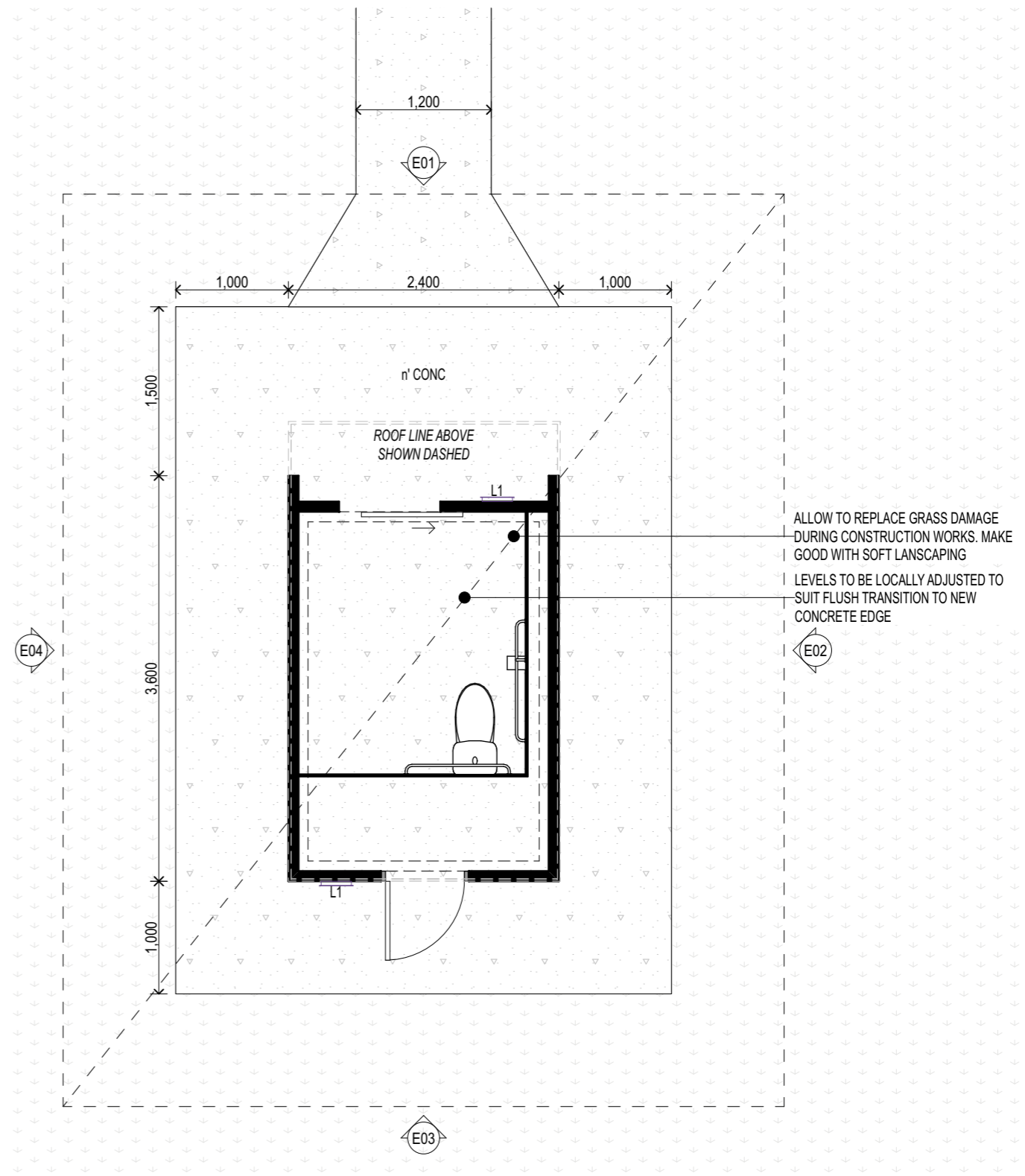
SITE PLANS



- Legend:
- e' EXISTING ITEM
 - n' NEW ITEM
 - CONC. CONCRETE
 - FP FOOTPATH
 - L1 LIGHT



FAWK RESERVE OVAL

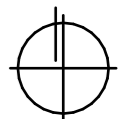


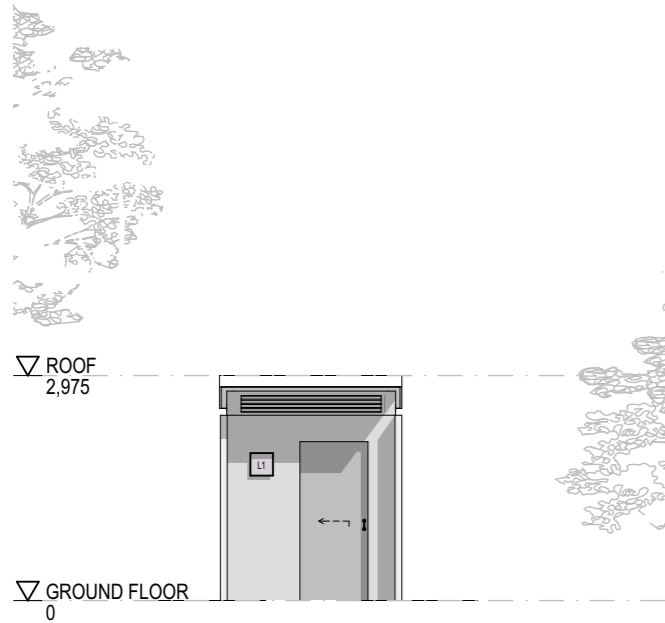
ALLOW TO REPLACE GRASS DAMAGE DURING CONSTRUCTION WORKS. MAKE GOOD WITH SOFT LANDSCAPING
LEVELS TO BE LOCALLY ADJUSTED TO SUIT FLUSH TRANSITION TO NEW CONCRETE EDGE

1 PROPOSED PLAN
1:200

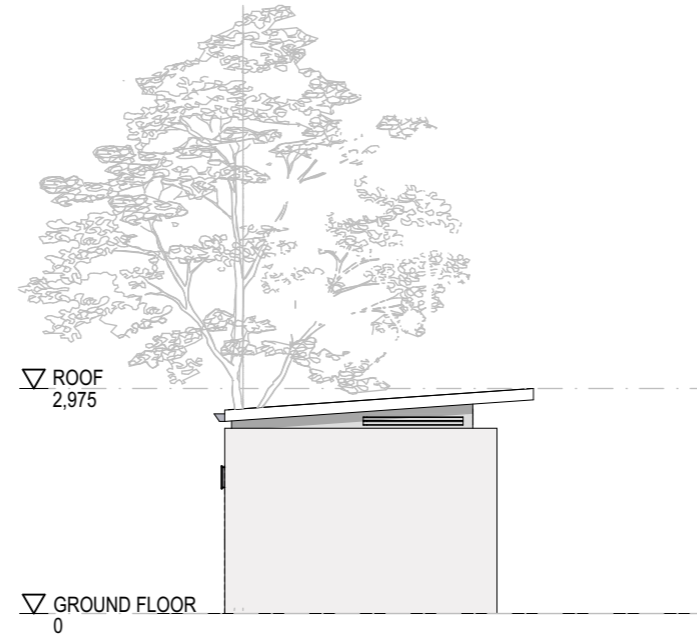
2 PROPOSED FLOOR PLAN
1:50

PROPOSED PLANS

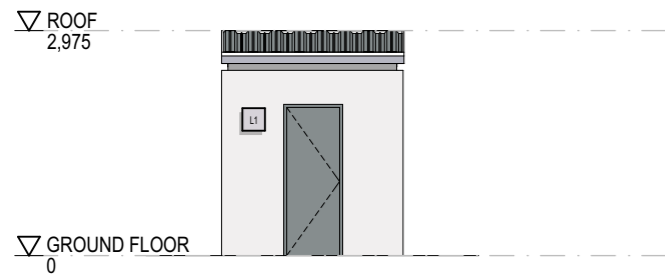




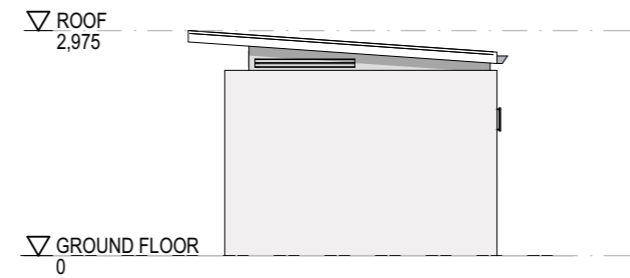
E01 NORTH ELEVATION
1:100



E02 EAST ELEVATION
1:100



E03 SOUTH ELEVATION
1:100



E04 WEST ELEVATION
1:100



05 NORTHERN PERSPECTIVE

4.84 WHOLE STREET PLANTING 2024 - CONSULTATION OUTCOMES

TO Asset Management Committee

FROM: Technical Officer Arboriculture - Chris Taras

DATE: 20 November 2023

Brief

This report outlines the outcomes of the public consultation process undertaken in September and October 2023 to inform the Whole Street Planting Program to be undertaken in 2024, and seek Council's endorsement to implement the program.

Recommendation

- 1. That the report be received and noted.**
- 2. That Council receive and note the outcomes of public consultation as detailed in Appendix 1, and endorse the Whole Street Planting Program to be undertaken in 2024.**

Status

This report relates to or impacts upon the following Community Plan Objectives 2020-2027.

Our Community - A strong and connected community

Charles Sturt is a place where people feel safe in their homes, neighbourhoods and public places; they are resilient and manage shocks and stresses to build a stronger community.

Our Liveability - A liveable City of great places

A well-designed urban environment that is adaptive to a diverse and growing City.

Our Environment - An environmentally responsible & sustainable City

Charles Sturt is recognised as a leading partner and educator pursuing a sustainable future with our community.

Our city is greener to reduce heat island effects and enhance our biodiversity.

Our Leadership - A leading & progressive Local Government organisation

Our values, leadership and collaborative approach are bold and courageous and enables us to deliver value for our Community and create a leading liveable City.

Relevant Council policies are:

- Tree and Vegetation Policy
- Public Consultation Policy

Relevant statutory provisions are:

- Local Government Act 1999

Executive Summary

The selection of streets for the Whole Street Planting Program has been chosen based on the absence of trees in the street, the overall condition of the existing trees in the street, whether the existing species are appropriate for the locality, and alignment with Council's strategic documents (Open Space Strategy, Tree Canopy Improvement Strategy (TCIS), Urban Heat Island and Climate Change Plans).

A total of 26 streets have been selected to be included in the Whole Street Planting Program 2023/24. Council undertake the this Program annually. In addition to the above factors, the program includes removal of trees that have reached the end of their useful life and their subsequent replacement.

The tree species to be planted in each street is chosen in consultation with the street's residents. All residents, tenants and property owners, including absent owners, residing or who own property within the street were invited to participate in the consultation process and had opportunity to select one of two recommended tree species (as finalised by Council's Technical Officer - Arboriculture). The tree species options were based on a suitability criteria including verge width, infrastructure condition, initial identification of above and underground services, biodiversity and climate change predictions.

Tree removals occur end March/April to work within the planting season that extends from May – June.

Background

At its meeting held on 21 August 2023 (refer AM 21/08/2023, Item 4.53), Council endorsed a Community Engagement Approach for the purpose of undertaking engagement with the 26 streets approved for the 2024 Whole Street Planting Program.

Planning for the Whole Street Planting program is based on industry best practice and considers:

- an assessment of any potential risk to personal safety and property,
- knowledge of the species,
- age and estimated life expectancy in the street environment,
- health and structural condition (faults and defects) and vigour.

A number of existing trees are assessed within the selected streets, and based on the assessment of health, suitability and defects will require removal.

Trees assessed as requiring removal meet one or more of the following criteria:

- The tree is dead or dying or deformed or has a limited life expectancy (relating to tree health and/or structure);
- The tree constitutes a safety hazard which cannot be alleviated by remedial measures (pruning);
- The tree is causing damage or potentially could damage property which cannot be alleviated by remedial measures;
- The tree presents a traffic visibility problem which cannot be alleviated by pruning; and
- The tree is planted in an unsuitable position or is an inappropriate species for its locality.

Healthy trees which do not meet one or more of the above criteria are retained and replaced over time thereby softening the impact of tree removals while the newly planted trees mature.

Final species selection is determined through feedback from residents received as part of the public consultation process, decided through the majority viewpoint of those residents which returned the completed survey by the nominated date.

Funding for the Whole Street Planting program is through an Annual Operating Project for 2023/24.

Report

Public consultation was undertaken in accordance with Section 232(b) of the Local Government Act 1999, Council's Public Consultation Policy (PCP) and the Tree and Vegetation Policy and Management Plan. This process included the placement of a notice in The Advertiser newspaper on 11 September 2023, and online notice for the duration of the consultation, notification to all affected residents and property owners, and promotion of the consultation via our Your Say Charles Sturt online engagement platform. Refer to the Community Engagement section below for more detail on engagement activity.

In previous years the consultation approach for the Whole Street Planting Program included a personal covering letter with an enclosed planting map/s for the related street, a tree species information sheet containing an image and small paragraph on the two species options for that sheet, and a hardcopy survey with reply-paid envelope.

The endorsed Community Engagement Approach for the 2024 Whole Street Planting Program trialled a different process aimed predominantly at community education about the purpose of the program, the benefits of trees, promotion of the TCIS and clarity around what participants were and were not able to influence – namely they *could* influence the species to be planted but *could not* influence whether a tree would be planted without valid reason. Internally, the new approach also delivered greater organisational and environmental efficiencies.

All residents and property owners/landowners (including absent owners) within all the Program's identified streets received a notifying information flyer direct to their mailbox. This flyer advised that their street had been selected for tree planting in 2024, provided details about the program, its benefits, listed all the streets in the 2024 program and the species options for each street, how to share their tree species preference (online, over the phone or via hardcopy on request), and where to go for more information. Recipients were encouraged to visit the online Your Say Charles Sturt Whole Street Planting 2024 project page by visiting the link provided or scanning a QR code.

The Your Say Charles Sturt project page provided all relevant information about the Program, including an interactive, city-wide street planting map for 2024. Residents were able to search for their address to see what exactly was being proposed relating to tree removal, removal and replacement, retention and new planting within their street. They could view the list of streets selected for planting and drop down to see the species options for each. Each species option was hyper linked to the Botanic Gardens of South Australia Plant Selector, which provided pertinent information about the tree species including origin, height and spread, flower details, ideal growing conditions and a database of images of the species in different locations. Here, recipients were also able to access the online feedback form to share their species preference for their street and any other relevant queries or comments, including making specific requests about tree planting.

The online feedback survey contained logic to ensure residents were only provided the two species options for their selected residential street, where applicable, from which to select their preference. The two options provided to for each street was based on the suitability of the to the locality, the verge size and proximity to underground or overhead services. In limited cases, no species choice was provided for streets where recent tree

plantings had been undertaken as it was proposed to continue with that species for uniformity and effect.

Final species selection for each street was based on the majority preference of those residents or property owners/landowners who participated in the consultation, within the selected street. Where there was no obvious preference (or an equal preference) for a street's species selection, the Technical Officer - Arboriculture was responsible for proposing the recommended species to be planted.

The consultation process was conducted in September-October 2023 to ensure the availability of high quality tree stocks and to improve efficiencies in the allocation of resources to complete this program.

Consultation outcomes

A total of 51 responses were received from residents within the selected streets sharing their respective preferred tree species for planting in their streets (5% response rate). While it's relevant to acknowledge that the number of responses received this year was less than in previous years, it's also important to acknowledge that the number of requests for 'No Tree' was significantly less than in previous years also. While we can't presume to know the reason for the reduced response rate, it could be attributed to several factors, including:

- Online response form as the promoted feedback method, though over the phone and hardcopy methods were made available;
- An inability to create or select a 'no tree' option on the form;
- The consultation flyer was informative, educational and clear about why the Program was being undertaken and that 'No Tree' requests were not considered without meeting policy conditions;
- Residents were not sufficiently motivated or interested to provide a response eg they were happy for Council to 'get on with it';
- Or other unknown factor.

The community engagement approach undertaken for the 2024 program aligns with Council's future direction and commitment to greening our city and increasing our canopy cover to mitigate the future impacts of climate change. The engagement was intended to educate and promote our community first and foremost, while also providing them the opportunity to participate and be involved in the selection of their street's tree species. This approach supports and enables increased resident clarity and a more efficient and effective delivery of significant tree planting through long term planning and proactive leadership. The 2023 engagement process prepares our community as we move toward future notification consultation methods and online engagement materials in support of city-wide tree planting on public land.

Appendix 1 provides a summary of the results for each street surveyed, including the number of responses received for each street and the species preferred by the majority of residents in the street.

Recommendations have been made by Council staff where the consultation results were not definitive. These are outlined below.

The majority of streets showed a clear preference for one of the species selected. Where the responses indicated that the street was divided (no clear preference toward one species) Council's Arboriculture staff have chosen the species as below:

- Eldridge Crescent, Grange - *Celtis australis* (Hackberry)
- Santin Avenue, Kidman Park - *Geijera parviflora* (Wilga)
- Hindmarsh Avenue, West Hindmarsh - *Pistacia chinensis* (Chinese Pistachio)

There were two streets in the program for which no response for species preference was received. Therefore Council's Arboriculture staff have chosen the species as below:

- McKenzie Court, Royal Park - *Pyrus calleryana* 'Chanticleer' (Callery Pear)
- Yalpara Avenue, Seaton - *Acer negundo* 'Sensation' (Box elder)

A whole street approach provides a number of benefits to the residents of the street, Council and the community at large, including a consistent uniform planting which, in time, creates an "avenue effect" of trees of a similar size, shape and look.

By completing tree planting in one operation, the need to revisit streets for future reactive plantings is reduced. This approach also improves the efficiency of ongoing maintenance; in particular, activities such as formative pruning and watering of newly planted trees which occur regularly in the first three to five years after planting.

The Whole Street Planting Program contributes to Council's ambitious target of increasing canopy cover by 25% by 2045 and is an important factor in mitigating the impacts of climate change and urban heat, whilst also improving the amenity of our residential streets.

Financial and Resource Implications

The Whole Street Planting Program 2024 has an approved budget of \$200,000. The consultation process to select the street's majority preferred tree species was conducted in September - October 2023 to ensure the availability of high-quality tree stocks, which diminish towards the end of each financial year. Tree removals associated with the program are scheduled for March/April 2024, to enable the planting season to commence in April 2024.

Customer Service and Community Implications

The Customer Contact Team will be notified prior to the commencement of any works, scheduled to start in April 2024.

Environmental Implications

The Whole Street Planting Program is vital in ensuring that our streets continue to provide benefits environmentally, aesthetically, economically and culturally. Trees within the streetscape environment ensure that amenity, habitat and biodiversity needs of the city are also maintained.

Whilst the primary role of street trees is for the most part, amenity, they also provide shade, improve air quality, carbon sequestration, some water conservation and water quality benefits. Street trees, where thoughtful planning and design processes are in place, can provide corridors for birds and other wildlife with links to larger reserves, River Torrens Linear Park and the coast. In addition, street trees can soften, complement and enhance architecture. Trees can reduce glare and reflection and can direct pedestrian activity, improve the local climate, reducing the air temperature and increase humidity. Collectively, they reduce the urban heat island effect and provide shade for buildings and hard surfaces.

The urban heat island is primarily caused by urban structures which hold heat, increasing the heat capacity of the cities and it is anticipated this will be exacerbated in conjunction with climate change should we not actively seek to increase our canopy cover.

Community Engagement/Consultation (including with community, Council members and staff)

Public consultation was undertaken in accordance with Council's PCP as required in Section 232 of the *Local Government Act 1999*, and the process set out in the endorsed Community Engagement Approach.

The engagement techniques referenced in the endorsed Community Engagement Approach were determined by Council in accordance with the legislative requirements and directions set out in the PCP, in addition to any additional, discretionary activities. Other related documents include the Tree and Vegetation Policy and Management Plan and the TCIS.

We engaged with affected streets of the 2024 Whole Street Planting Program from 11 September to 8 October 2023. All residents, tenants and property owners/landowners, including absent owners related to each of the Program's selected streets received notification direct to their mailbox via maildrop or post that their street has been selected for planting and details about the consultation and its process.

The following communication and engagement activities and promotions were undertaken:

- Consultation brochure via direct maildrop or post to all property owners/landowners and residents within the Program's selected streets, directing participants to Your Say Charles Sturt for more information and to have their say on their preferred tree species for planting in their street.
- Your Say Charles Sturt consultation project page and email campaign.
- Your Say Charles Sturt online feedback form with alternative 'over the phone', electronic (eg. email) or hardcopy (eg. postal) feedback methods available and offered.
- A Public Notice in the Advertiser newspaper, and also online for the duration of the consultation period.
- Promotion and information available on the City of Charles Sturt public website.
- Posts to relevant City of Charles Sturt social media platforms, such as Facebook.

Participants in the consultation received an information flyer on 11 September 2023 (or after for postal to absent property owners) to notify of their street's selection for planting, to explain the purpose and aims of the Program, and details on how to share their preferences. A QR Code and website link was provided for the online Your Say Charles Sturt Whole Street Planting 2024 project page. The Your Say Charles Sturt project page was the landing page for the project and provided all relevant information about the Program. The site hosted the 2024 city-wide street planting maps and the online feedback form, where participants were able to share their species property location, tree species preference for their street and any other related comments.

It's acknowledged that the consultation feedback and results were lower than in previous years. This could be attributed to a number of factors, not limited to the changed consultation information and feedback approach as mentioned earlier. Additionally, Council has undertaken a significant body of work through the TCIS, which has included communications, education material, incentive programs and also undertaken a

significant amount of tree planting on reserves. This is in addition to our ongoing reactive tree planting program and working with residents to promote the benefits of greening.

Council has proactively sought to lead by example in increasing our canopy cover to mitigate the future impacts of climate change and to green our city. Over time, our objective is for our community to understand the overwhelming benefits and necessity of trees in our environment, and to recognise (if not champion) the positive change delivered by increasing our canopy cover.

Risk Management/Legislative Implications

Numerous trees will be selected for removal should they meet at least one of the following criteria:

- The tree is dead or dying or deformed or has a limited life expectancy (relating to tree health and/or structure)
- The tree constitutes a safety hazard which cannot be alleviated by remedial measures (pruning)
- The tree is causing damage or potentially could damage property which cannot be alleviated by remedial measures
- The tree presents a traffic visibility problem which cannot be alleviated by pruning
- The tree is planted in an unsuitable position or is an inappropriate species for its locality

Regulated trees

A regulated tree is defined as being:

- A tree with a trunk circumference of 2.0 metres or greater measured at one metre above ground level, or
- In the case of trees with multiple trunks; trunks with a total circumference of 2 metres or more and an average circumference of 625mm or more, measured at a point one metre above natural ground level.

Numerous tree species have been identified as being exempt from the new regulations. In addition, trees do not require development assessment and the sub-regulations do not apply to a tree located within 10 metres of an existing dwelling or an existing in-ground swimming pool, with the exception of the following species of trees:

- *Agonis flexuosa* (Willow Myrtle)
- *Eucalyptus* (any tree of the species)

No trees have been assessed as requiring removal within the 2024 Whole Street Planting Program which are classified as being regulated. Where the removal of a regulated tree located on Council property is proposed and supported through the consultation process, a separate report is to be presented to Asset Management Committee prior to the lodgement of a Development Application.

Conclusion

Funding for the Whole Street Planting program is through an Annual Operating Project for 2023/2024. The purchase of tree stock should be finalised without any extended delays as the quality of tree stock diminishes towards the end of each financial year.

The annual Whole Street Planting Program includes removal of trees that have generally reached the end of their useful life, and the replacement of these trees with species that are both appropriate for the locality and contribute to environmental enhancement, and chosen in consultation with residents.

Tree removals associated with the Whole Street Planting program are scheduled for March/April 2024 to work within the planting season that extends from April – June 2024.

It is recommended that Council endorse the proposed 2024 Whole Street Planting Program, the associated selected tree species for each street following the outcomes of consultation with each street, and the required tree removals.

Appendices

#	Attachment
1	Appendix 1 - Whole Street Planting Program 2024 - Public consultation

APPENDIX 1

WHOLE STREET PLANTING PROGRAM 2024 – PUBLIC CONSULTATION

APPENDIX 1

Ward Area	Street Name & Suburb	Maildrop/ No. of letters sent	No. of responses	Replacement Species Selected
Henley	Tyler Street, Henley Beach South	18	3	<i>Eucalyptus leucoxylon</i> 'Rosea' (S.A. Blue Gum)
Henley	HMAS Australia Rd (Henley Beach Rd – Burford Rd), Henley Beach South	74	1	<i>Koelreuteria paniculata</i> (Golden Rain Tree)
Henley	Tatura Crescent, Fulham Gardens	17	2	<i>Pistacia chinensis</i> (Chinese Pistachio)
Henley	White Terrace, Fulham Gardens	44	1	<i>Pistacia chinensis</i> (Chinese Pistachio)
Grange	Eldridge Crescent, Grange	43	6	<i>Celtis australis</i> (Hackberry)
West Woodville	Honeyton Street, Seaton	88 (Notification only)	-	<i>Jacaranda mimosifolia</i> (Jacaranda) - Existing dominant species
West Woodville	Brenthorpe Road, Seaton	79	4	<i>Pyrus betulaefolia</i> 'Southworth Dancer'
West Woodville	McKenzie Court, Royal Park	47	0	<i>Pyrus calleryana</i> 'Chanticleer' (Callery Pear)
West Woodville	Wilson Street, Royal Park	(Notification only)	-	<i>Pistacia chinensis</i> (Chinese Pistachio) - Existing dominant species
Findon	Messenger Road (Grange Rd – 37 Messenger Rd), Fulham Gardens	46	2	<i>Acer negundo</i> 'Sensation' (Box Elder)
Findon	Kidman Avenue, Kidman Park	113	3	<i>Pistacia chinensis</i> (Chinese Pistachio)

Ward Area	Street Name & Suburb	Maildrop/ No. of letters sent	No. of responses	Replacement Species Selected
Findon	Santin Avenue, Kidman Park	24	2	<i>Geijera parviflora</i> (Wilga)
Findon	Morris Street, Kidman Park	14	1	<i>Pyrus betulaefolia</i> 'Southworth Dancer'
Findon	Harrow Road, Kidman Park	37 (Notification only)	-	<i>Jacaranda mimosifolia</i> (Jacaranda) - Existing dominant species
Findon	Brice Street (Mill St – Buccleuch Ave), Findon	24 (Notification only)	-	<i>Pyrus calleryana</i> 'Chanticleer' (Callery Pear) - Existing dominant species
Findon	Dumfries Avenue, Seaton	108	3	<i>Pistacia chinensis</i> (Chinese Pistachio)
Findon	Yalpara Avenue, Seaton	35	0	<i>Acer negundo</i> 'Sensation' (Box Elder)
Findon	Dawkins Avenue, Seaton	28	2	<i>Prunus cerasifera</i> (Oakville Crimson Spire)
Findon	Kinross Avenue, Seaton	35	3	<i>Hymenosporum flavum</i> (Native Frangipani)
Findon	Devonshire Avenue, Fulham Gardens	34	1	<i>Acer negundo</i> 'Sensation' (Box Elder)
Findon	County Street, Fulham Gardens	4	1	<i>Sapium sebiferum</i> (Chinese Tallow) <i>Cupaniopsis anacardiodes</i> – (Tuckeroo) Reserve side only
Findon	Ascot Court, Fulham Gardens	14	3	<i>Pyrus betulaefolia</i> 'Southworth Dancer'
Beverley	Jarman Terrace, Flinders Park	43	3	<i>Pyrus betulaefolia</i> 'Southworth Dancer'

Ward Area	Street Name & Suburb	Maildrop/ No. of letters sent	No. of responses	Replacement Species Selected
Beverley	Boronia Street, Flinders Park	24	4	<i>Pyrus betulaefolia</i> 'Southworth Dancer'
Beverley	Thain Avenue (Crittenden Rd to Barker Ave), Findon	58	2	<i>Pyrus betulaefolia</i> 'Southworth Dancer'
Beverley	Thain Avenue (Barker Ave to Hurstfield Tce), Findon		1	<i>Lagerstroemia indica</i> (Crepe Myrtle)
Beverley	Hindmarsh Avenue (Jervois Ave to Young Ave), West Hindmarsh	30	2	<i>Pistacia chinensis</i> (Chinese Pistachio)
	Totals	932	50	

4.85 LOWER GREENHOUSE GAS (GHG) EMISSIONS IN LOCAL ROADS AND FOOTPATHS - GRANT ACCEPTANCE

TO Asset Management Committee

FROM: Acting Manager Engineering Strategy and Assets - Carmine D'Amico

DATE: 20 November 2023

Brief

This report advises that Council has been successful in gaining grant funding from the Local Government Research and Development Scheme to undertake an assessment to better understand greenhouse gas (GHG) emissions associated with the design and construction of roads and footpaths. The project aims to develop a decision support tool that can assist asset management decisions to lower greenhouse gas emissions associated with transport assets.

Recommendation

- 1. That the report is received and noted.**
- 2. That Council accept a funding grant of \$50,000 from the Local Government Research and Development Scheme.**
- 3. That Council enter into a formal agreement with the Local Government Research and Development Scheme to secure funding.**
- 4. That Council note other Council's have expressed interest to be involved in the project.**
- 5. That Council accept any further income in addition to the grant from participating Council's up to a combined value of \$25,000.**
- 6. That the Manager Engineering Strategy and Assets be authorised to sign all documents to facilitate the above motions and receive the grant funding.**

Status

This report relates to or impacts upon the following Community Plan Objectives 2020-2027.

Our Liveability - A liveable City of great places

A well-designed urban environment that is adaptive to a diverse and growing City. Drive an integrated, responsive transport system and well-maintained network of roads and paths that facilitate safe, efficient and sustainable connections.

Our Environment - An environmentally responsible & sustainable City

Our city is greener to reduce heat island effects and enhance our biodiversity. Charles Sturt is recognised as a leading partner and educator pursuing a sustainable future with our community.

Reduced waste production across our city, combined with the growth of our circular economy..

Our Leadership - A leading & progressive Local Government organisation

The management of our city is progressive, responsive and sustainable to ensure a united and unique place for future generations.

Relevant Council policies are:

- Path Policy
- Environmental Sustainability Policy
- Transport Asset Management Plan
- Net Zero - Our Map to Net Zero Corporate Emissions

Relevant statutory provisions are:

- Local Government Act 1999

Background

The Local Government Research and Development Scheme (LGR&DS) funds innovative projects that benefit South Australia Council to tackle sector wide challenges in Local Government. The City of Charles Sturt's Transport Asset Management Plan identifies an improvement for Transport Assets for staff to understand the impact of climate change on Transport Assets. Staff have identified that understanding the embodied greenhouse gas emissions and embodied carbon of the design and construction of road and path assets including the emissions impact of using recycled materials will allow informed decision making in future Asset Management Plan revisions to improve the management of climate change risks across our transport assets.

Report

Many South Australian Councils have ambitions to reduce greenhouse gas (GHG) emissions contributing to climate change. There is a need to understand how to reduce the impacts of one of Councils' most emission intensive operations – delivering local roads and footpaths. This project will build sector knowledge of the embodied GHG emissions associated with standard road and footpath designs, materials and construction and highlight ways to lower emissions through procurement, design and construction specifications.

The physical risks of climate change are becoming more known to Councils. The transition risks of climate change, particularly exposures through Scope 3 emissions is less understood. Scope 3 type emissions are indirect emissions to the organisation that occur in the upstream and down stream activities of an organisation. These are the purchase of goods and services, business travel, employee commuting, waste disposal, Transportation, Investments and Leased Assets.

Following the organisations climate emergency declaration the Council undertook a Scope 3 emissions inventory, this helped reveal the significance of road and footpath construction activities for Council's GHG emissions profile. But there is limited understanding of what elements contribute most to the GHG emissions for these emissions and how we could best modify our practices for an emissions reduction outcome.

Council is progressing environmentally sustainable practices such as using recycled materials in road and footpath construction, integrating greening and implementing water sensitive urban design features (WSUD) into road designs. Although Council has progressed with these initiatives, staff are missing the data to quantify the emissions impact of these initiatives compared with standard designs and treatments for road and path construction. GHG emissions is an increasingly important metric and strategic driver for the Council and the Local Government sector more broadly and there is great opportunity to reduce our collective impact on climate change through provision of lower GHG emissions for local roads and footpaths.

This project will aim to;

- Collate relevant information and tools from industry bodies and other jurisdictions applicable for SA local government context.
- Develop a decision support tool for councils' asset managers to lower GHG emissions associated with local road and footpath design, material choice and construction, by:
 - Quantifying the GHG emissions associated with standard (base case) road and footpath designs, materials and construction methods – to establish a benchmark.
 - Understanding pathways to lower GHG emissions
 - Establishing a standardised approach for low emission road and footpath design and procurement specifications, and reporting embodied GHG emissions.
 - Engaging industry bodies and key stakeholders with this project as part of the collective transition to the low carbon economy.

This project has been funded by the LGR&DS because it has sector-wide benefit. The cities of Port Adelaide Enfield, West Torrens, Salisbury, Adelaide City, Campbelltown and

Unley have all expressed commitment to be involved in the project, as well as a regional council (TBC).

Financial and Resource Implications

The total project cost is \$85,000 and the LGR&DS fund proposes to provide \$50,000 of funding to the project.

There is sufficient funding in Council's Net Zero Strategy operational recurrent budget to fund the remaining \$35,000 for the project.

Other metropolitan Council's whom have expressed interest or commitment in participating in the project and have noted they may also be able to pass on minor funding and income to further assist Council in funding the project. It is noted that Council can fund the full amount with no additional financial implications or increase to current budgets for the 23/24 financial year.

Customer Service and Community Implications

The grant will assist Council to deliver and quantify environmental benefits for road and path construction that can be implemented in the future.

Environmental Implications

Undertaking the project will assist in understanding the organisations exposures through Scope 3 emissions as there is limited understanding of what elements contribute most to the GHG scope 3 emissions and how we could best modify our practices for an emissions reduction outcome for road and path assets.

Community Engagement/Consultation (including with community, Council members and staff)

There is no requirement for community engagement or consultation.

Risk Management/Legislative Implications

The project will aim to provide a better understanding of implementing measures to minimise climate risks for roads and footpath assets.

Conclusion

Council has been successful in gaining grant funding from the Local Government Research and Development Scheme to undertake an assessment and understand embodied green house gas emissions associated with the construction of roads and footpaths. The report seeks Council endorsement of the recommendations.

Appendices

#	Attachment
1	Appendix 1 - LGR&DS draft grant agreement

APPENDIX 1

Schedule 1 - Project Details

Item 1 Project ID and title	2023.96 - Decision support for lower greenhouse gas (GHG) emissions in local roads and footpaths
Item 2 Recipient	City of Charles Sturt
Item 3 Total LGR&DS funding	\$50,000
Item 4 Funding period	01/11/2023 01/07/2024
Item 5 Milestone Dates	As outlined in Schedule 2.
Item 6 Scheme's Representative	Projects and Grants Coordinator Local Government Association of South Australia
Item 7 Recipient's Representative	[INSERT]
Item 8 Dispute negotiator	Scheme Executive Director Corporate Services Local Government Association of South Australia Recipient [INSERT]
Item 9 Professional Indemnity and Public Liability Insurance	The scheme requires a minimum of \$1 million Professional Indemnity Insurance and a minimum of \$10 million Public Liability Insurance. All parties, except for South Australian councils, must provide up to date Certificates of Currency providing evidence of this insurance.
Item 10 Special conditions	<ul style="list-style-type: none"> •That the grant recipients contribute \$30,000 of co-funding for this project. •That Steering committee includes a regional /rural council member. •That there is a clear plan of how the outcomes of this project will be shared by councils.
Item 11 Reporting requirements	Progress report at least every 6 months or as outlined in Schedule 2, whichever comes sooner.

Schedule 2 – Payment and Reporting Schedule

Payment Schedule

Deliverables		Deliverable to be achieved by (date)	Recipient funding	LGR&DS funding	Total project funding
1	Agreement signed	01/11/2023	\$35,000	\$45,000	\$80,000
2	Final Report and Evaluation	01/07/2024		\$5,000	\$5,000
Total			\$35,000	\$50,000	\$85,000

Reporting Schedule

Report		Date
1.	Progress Report	15/01/2024
2.	Final Report and Evaluation	01/07/2024

4.86 GRANT OFFER FOR URBAN RIVER TORRENS RECOVERY PROGRAM

TO Asset Management Committee

FROM: Strategic Planner - Open Space Environmental Mgmt - Mark Hannan

DATE: 20 November 2023

Brief

The Green Adelaide Board has offered Council grant funding for revegetation, follow-up weed control and management within the River Torrens Linear Park Corridor as part of the ongoing Urban River Torrens Recovery Project.

Recommendation

- 1. That the report be received and noted.**
- 2. That Council accepts the funding amount of \$5,000 provided by the Green Adelaide Board to continue implementation of the River Torrens Linear Park Pest Management Strategy on a 1:1 cost share basis with Council contributing \$5,000 for a total minimum spend of \$10,000.**

Status

This report relates to or impacts upon the following Community Plan Objectives 2016-2027.

Our Community - A strong and connected community

Charles Sturt is made up of strong and vibrant communities; we celebrate our identity; heritage and cultural diversity. People feel a sense of belonging, inclusion and social connectedness.

Charles Sturt is a place where people feel safe in their homes, neighbourhoods and public places; they are resilient and manage shocks and stresses to build a stronger community.

Our Liveability - A liveable City of great places

Enhance the diversity of open spaces to create innovative, accessible and flexible community spaces.

City assets and infrastructure are developed and enhanced on a strategic and equitable basis in collaboration with local communities and other relevant parties, including industry and government.

Our Environment - An environmentally responsible & sustainable City

Our city is greener to reduce heat island effects and enhance our biodiversity.

Charles Sturt is recognised as a leading partner and educator pursuing a sustainable future with our community.

Our Leadership - A leading & progressive Local Government organisation

Our values, leadership and collaborative approach are bold and courageous and enables us to deliver value for our Community and create a leading liveable City.

The management of our city is progressive, responsive and sustainable to ensure a united and unique place for future generations.

Relevant Council policies are:

- External Grants Funding Policy

Relevant statutory provisions are:

- Nil

Background

Council has been involved in works associated with the River Torrens Recovery Project since the initiation of the project and the acceptance of funding from the Federal Government in September 2014. Since the project initiation, Council has received in excess of \$180,000 in funding from the Federal Government to improve water quality and biodiversity along the extent of the River Torrens Linear Park corridor.

Project works have included upgrades to stormwater outlet infrastructure, weed eradication, significant revegetation works and community engagement. Council has worked collaboratively to achieve these outcomes with SA Water, the then Adelaide Mount Lofty Ranges Natural Resource Management Board (AMLRNRMB) now Green Adelaide Board, the City of West Torrens, City of Adelaide, Town of Walkerville, City of Norwood Payneham, City of Campbelltown and City of Tea Tree Gully.

Report

The external funding provided to Council by the Green Adelaide Board is for ongoing works associated with the River Torrens Recovery Project, namely implementation of the River Torrens Linear Park Pest Management Strategy (weed control and revegetation). Funds up to \$5,000 will be provided by the Board, provided that this is matched by Council on a 1:1 ratio, therefore Council will be responsible for a \$5,000 contribution to undertake works outlined in the Strategy.

This money will be sourced from existing recurrent budgets available specifically for revegetation maintenance projects. The Grant will assist in purchase of indigenous species for revegetation as well as the eradication of pest plants, in particular woody weeds, will be undertaken along the stretch of the Torrens from Port Road to Riverway Fulham Gardens.

The ongoing management of woody weeds along the River Torrens Linear Park will ensure the outcomes of the River Torrens Linear Park Pest Management Plan are achieved and the success of biodiversity sites maintained and improved.

This City of Charles Sturt project will undertake woody weed follow-up treatments through all areas; CS1 to CS6 (River Torrens Linear Park Pest Management Plan RTLPPMP 2014) protecting previous years revegetation works and following up in areas of large infestations.

This will involve cut and swab treatments using herbicide of reshooting and emerging exotic tree and woody weed species including willows (*Salix* sp), Desert Ash (*Fraxinus* sp), non-local Sydney Golden Wattle (*Acacia saligna*), Giant Reed (*Arundo donax*), Fennel (*Foeniculum vulgare*), Castor Oil Plant (*Ricinus communis*), African Daisy (*Senecio pterophorus*), Mexican Tea (*Chenopodium ambrosioides* var.), Madeira Vine (*Anredera cordifolia*), Noogoora Burr (*Xanthium strumarium*), Canadian Goldenrod (*Solidago canadensis*), African boxthorn (*Lycium ferocissimum*) and Moth plant (*Araujia sericifera*).

Revegetation with native species will be undertaken at various existing sites with approximately 500-600 plants.

Financial and Resource Implications

External grants can assist Council to meet the needs of the community through the funding of capital or operating projects that align with Council's corporate objectives. However, external grants also have resource implications for Council that must be taken into consideration before applying for a grant. These implications include not only financial and in-kind contributions (such as resource contributions, project management costs and administration costs) during the funding period, but also any potential ongoing liabilities beyond the funding period.

These factors have been considered as part of the project scope and can be accommodated within existing staffing arrangements and resourcing. Funds up to \$5,000 will be provided by the Board, provided that this is matched by Council on a 1:1 ratio, therefore Council will be responsible for a \$5,000 contribution to undertake works outlined in the Strategy.

This money will be sourced from existing recurrent funds that have been budgeted specifically to match this external funding opportunity. Grant funding is subject to Council acceptance (by signature) of the conditions of offer as set out in Grant Offer for Urban River Torrens Recovery Program (**Appendix 1**) and the Green Adelaide Grant acknowledgement guidelines (**Appendix 2**) and Kurna Site Discovery Protocol (**Appendix 3**).

It is considered that all conditions of offer can be met as can compliance with the recognition guidelines and Kurna protocol.

Customer Service and Community Implications

There are no customer service or community implications.

Environmental Implications

The ongoing management of pest species in conjunction with seven other River Torrens Councils, maintains the gains achieved in weed management over a number of years, and will ensure the continued success of improvements to biodiversity and water quality.

Community Engagement/Consultation (including with community, Council members and staff)

There is no requirement for Community Engagement or consultation.

Risk Management/Legislative Implications

To ensure that all liabilities and implications are fully considered, any application/acceptance of a grant should only occur after a grant assessment process has been undertaken as outlined in Councils External Grant Funding Policy. The grant assessment process should be reflective of the level of funding on offer, as well as any potential impact on Council's capacity to manage the funded programme and any ongoing liabilities.

It is considered that the following principles can be met:

- Ensure that the funded project or programme aligns with Council corporate/strategic objectives.
- Maintain sound administrative practices. Manage community expectations for service continuation.
- Practice effective project management techniques.
- Establish and adhere to clear project goals and objectives.
- Encourage the active involvement of the funding body in all funded services/projects.
- Ensure all variations to the contractual agreement are formally agreed to by the funding body.
- Undertake planning with stakeholders prior to the implementation of the funded project, service or activity.

Conclusion

Acceptance of funding provided by the Green Adelaide Board to facilitate ongoing improvements to biodiversity in the River Torrens Linear Park is considered appropriate and will compliment works already completed as part of the Urban River Torrens Recovery Project works.

Appendices

#	Attachment
1	Appendix 1 - Grant Offer for Urban River Torrens Recovery Program
2	Appendix 2 - Green Adelaide Grant Acknowledgement Guidelines
3	Appendix 3 - Kurna Site Discovery Protocol

APPENDIX 1



GRANT AGREEMENT – URBAN RIVER TORRENS RECOVERY PROGRAM

AGREEMENT made on

BETWEEN:

THE GOVERNMENT PARTY NAMED IN ITEM 1 OF ATTACHMENT 1 (“the Government Party”)

AND:

THE PARTY NAMED IN ITEM 2 OF ATTACHMENT 1 (“Recipient”)

IT IS AGREED

- A. The Government Party has agreed to provide funding in the form of a grant (“**Grant**”) to the Recipient for the purposes specified in Item 10 in Attachment 1 of this Agreement.
- B. The Government Party and Recipient agree that the Grant will be provided on the terms and conditions of this Agreement.
- C. This Agreement comprises this Execution Page, the Agreement Details (Attachment 1), the Standard Terms and Conditions (Attachment 2), the Special Conditions (Attachment 3) and the Acquittal Form (Attachment 4).

EXECUTED AS AN AGREEMENT



THE PARTIES EXECUTE THIS AGREEMENT AS FOLLOWS:

SIGNED for and on behalf of
THE GREEN ADELAIDE BOARD

by a person duly authorised

in the presence of:

) 
)
) Name
) Brenton Gear
)
) Position
) Director, Green Adelaide
)
) Witness Name
)
) 
)
) Joyce Osborne
)
) Witness Address
) 81-95 Waymouth St Adelaide
)
) Date 5 October 2010

SIGNED for and on behalf of
CITY OF CHARLES STURT
by a person duly authorised

by a person duly authorised

in the presence of:

)
) Name
)
) Position
)
) Witness Name
)
)
)
) Witness Address
)
) Date



Attachment 1 - Grant Details

Item 1	Government Party	Green Adelaide Board ABN: 18 324 915 125 GPO Box 1047 Adelaide SA 5001
Item 2	Recipient	City of Charles Sturt PO BOX 1 Woodville SA 5011 Australia
Item 3	Commencement Date	1 October 2023
Item 4	Expiry Date	31 July 2024
Item 5	Extension Period(s)	N/A
Item 6	Recipient's ABN	42124960161 Registered for GST: Yes
Item 7	Contact Persons	Government Party: Tracey Walker tracey.walker@sa.gov.au Recipient: Mr Mark Hannan mhannan@charlessturt.sa.gov.au
Item 8	Purpose	The Urban River Torrens Recovery Program seeks to improve water quality and biodiversity along the urban sections of the River Torrens through on-ground works projects.
Item 9	Project Activities (from grant application)	Follow up maintenance of previous pest plant/ animal control, Revegetation
Item 10	Reports and Meetings	Report due 1 month after grant expiry date Reporting is required and will be completed online via SmartyGrants using a template provided by the Board. The report will capture the following information: <ol style="list-style-type: none">1. Spatial location(s) of on-ground works2. Area (metres squared) at each location of pest plant and animal control and/or revegetation completed3. List of species controlled and/or planted4. Before and after photos recorded at established photo points at all project sites.



Item 11	Grant Amount	<p>\$5,000.00</p> <p><input type="checkbox"/> GST inclusive</p> <p><input checked="" type="checkbox"/> GST exclusive</p> <p><input type="checkbox"/> no GST payable</p> <p>Requirement for Additional Contribution:</p> <p><input type="checkbox"/> Yes</p> <p><specify additional contribution></p> <p><input type="checkbox"/> No</p>						
Item 12	Payment Details	<p>Schedule of Payments:</p> <table border="1" data-bbox="673 645 1481 927"> <thead> <tr> <th data-bbox="673 645 943 741">Payment Amount</th> <th data-bbox="943 645 1212 741">Documents Required</th> <th data-bbox="1212 645 1481 741">Due Date</th> </tr> </thead> <tbody> <tr> <td data-bbox="673 741 943 927">\$5,000.00</td> <td data-bbox="943 741 1212 927">On receipt of signed Grant Agreement and compliant Tax Invoice</td> <td data-bbox="1212 741 1481 927">1 April 2024</td> </tr> </tbody> </table> <p>Tax Invoices can be submitted electronically by email directly to APInvoices@shareservices.sa.gov.au with a copy to tracey.walker@sa.gov.au. Ensure that the Tax Invoice is prominently endorsed to the attention of Tracey Walker.</p> <p>Payment will be made by electronic transfer to bank account.</p>	Payment Amount	Documents Required	Due Date	\$5,000.00	On receipt of signed Grant Agreement and compliant Tax Invoice	1 April 2024
Payment Amount	Documents Required	Due Date						
\$5,000.00	On receipt of signed Grant Agreement and compliant Tax Invoice	1 April 2024						
Item 13	Tax Invoice Issuing Party	<p><input type="checkbox"/> Board</p> <p><input checked="" type="checkbox"/> Recipient</p>						
Item 14	Grant Reconciliation Date(s)	Project End Date plus 1 month						
Item 15	Recipient Type	<p><input checked="" type="checkbox"/> Not for Profit organisation</p> <p><input type="checkbox"/> Other Entity</p>						
Item 16	Additional Recipient Financial Information	<p><input type="checkbox"/> Yes (mandated requirement for Other Entity)</p> <p><input checked="" type="checkbox"/> No</p>						
Item 17	Government Party IP Licence	<p><input type="checkbox"/> Yes</p> <p><input checked="" type="checkbox"/> No</p>						
Item 18	Insurances Public Liability Insurance	Not less than \$1,000,000						
Item 19	Liability Limit	1 x Total Grant Amount						
Item 20	Notice Period for Termination for Convenience	90 days						



Item 21	Form of Funding Acknowledgement	All media, promotional material, signage or similar must acknowledge the Green Adelaide Board, Please refer to the Green Adelaide Board's Funding Recognition Guidelines for more information.
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Attachment 2 - Standard Terms & Conditions

AGREED TERMS

- 1. FUNDING PERIOD**
 - 1.1 This Agreement commences on the Commencement Date and continues until the Expiry Date, unless terminated earlier or extended under clause 1.2.
 - 1.2 This Agreement may be extended by the Government Party for the Extension Period(s) by giving reasonable notice in writing prior to the Expiry Date.
- 2. CONTACT PERSONS**

The persons named in Attachment 1 as the Contact Persons are the first point of contact between the Parties and are responsible for overseeing the effective administration of the Agreement including variations and extensions.
- 3. PURPOSE**
 - 3.1 The Recipient must use the Grant solely for the Purpose to achieve the Outcomes.
 - 3.2 If specified in Attachment 1, the Recipient must provide the Additional Contribution for the purpose.
- 4. FUNDING AND INVOICING**
 - 4.1 If the Tax Invoice Issuing Party is the Government Party:
 - (a) the Parties agree that this Agreement satisfies the requirement for a written agreement specifying the supplies to which the Recipient Created Tax Invoice ("RCTI") relates;
 - (b) the Government Party must provide a copy of the Tax Invoice to the Recipient within 30 days of the making, or determining of the value, of the Taxable Supply; and
 - (c) The Recipient must not issue a Tax Invoice in respect of a Taxable Supply the subject of the RCTI.
 - 4.2 If the Tax Invoice Issuing Party is the Recipient, the Recipient may invoice the Government Party for payment in respect of the Grant after the Commencement Date.
 - 4.3 The Government Party will pay the Grant in the amounts and at the times specified in Attachment 1 upon receipt of a Tax Invoice.
 - 4.4 For agreements greater than 12 months, on each anniversary of the Commencement Date during the period of the Agreement:
 - (a) the amount of the unpaid Grant will be indexed by the NFP Indexation Rate for that Financial Year; and
 - (b) the Government Party must issue a revised Schedule of Payments (including past amounts paid and indexed instalments payable for the remaining Grant period).
 - 4.5 Clause 4.4 does not apply if the Government Party advises the NFP that the Grant payable for each year of the Agreement has already been indexed by the NFP Sector Indexation Rate.
 - 4.6 The Recipient must ensure that it can properly account for the Grant received under the Agreement.
- 5. GST**
 - 5.1 Subject to clause 5.2 and 5.3 the Recipient represents that:
 - (a) the ABN shown in Attachment 1 is the Recipient's ABN; and
 - (b) it is registered under the *A New Tax System (Australian Business Number) Act 1999* (Cth).
 - 5.2 If the Recipient is not registered for GST, then GST must not be charged on supplies made under this Agreement.
 - 5.3 If the Recipient does not have an ABN it must submit an *ATO Statement by a Supplier* to the Government Party otherwise the Government Party may be obliged under the *Taxation Administration Act 1953* to deduct a withholding from the Grant and will not be obliged to gross up the Grant or provide any other compensation to the Recipient.
- 6. REPAYMENT OF UNALLOCATED FUNDS**
 - 6.1 At the end of the Funding Period, if the Recipient has not expended all of the Grant, it must notify the Government Party of the unexpended amount and may submit a written request for retention or carryover of unexpended amounts specifying:
 - (a) the amount to be retained or carried over; and
 - (b) the purpose for which the unexpended amount will be used.
 - 6.2 The Government Party must consider the Recipient's request and notify the Recipient in writing whether it:
 - (a) agrees that the Recipient may retain or carry over all or part of the unexpended amount; or
 - (b) requires the Recipient to repay all or part of that amount as notified by the Government Party, to the Government Party within 30 days of receipt of the notice from the Government Party.
- 7. PROVISION OF INFORMATION**
 - 7.1 The Recipient must provide those reports and other documents and must attend meetings, as specified in Attachment 1.
 - 7.2 If the Government Party reasonably suspects that the Grant is not being used for the Purpose, it may request additional information from the Recipient.
 - 7.3 The Recipient must immediately inform the Government Party of any significant changes to the nature and/or scope of the activities conducted by the Recipient which would impact on the Purposes or the Outcomes under this Agreement.
- 8. FINANCIAL REPORTING AND AUDITING**
 - 8.1 The Recipient must provide an acquittal in relation to the expenditure of all funds under this Agreement using the form in Attachment 4:
 - (a) certifying that the Grant has been properly spent, in accordance with the requirements of the Agreement
 - (b) signed by two persons authorised by the Recipient's board of management (or equivalent); and
 - (c) within three months of the end of each Financial Year during the Term or other dates as may be specified in Attachment 1 ("**Grant Reconciliation Date(s)**").
 - 8.2 If the Recipient is required by law to prepare audited financial statements, the Recipient must provide the Government Party with copies of such audited financial statements, within six months of the end of each Financial Year during the Term.
 - 8.3 Subject to clause 8.4 if the Recipient is not required by law to prepare audited financial statements, and only if specified in Attachment 1, the Recipient must provide the Government Party with the following financial statements, within six months of the end of each Financial Year during the Term:
 - (a) A balance sheet;
 - (b) An income and expenditure statement;
 - (c) A statement of changes in equity for the Financial Year
 - (d) A cash flow statement,(together "**Additional Recipient Information**").
 - 8.4 The financial statements referred to clause 8.3 must be prepared in accordance with Australian Accounting Standards and where this Grant or the sum of grants provided by the Government Party over a Financial Year is in excess of \$1 million (GST exclusive), they must be in the form of General Purpose Financial Statements.
 - 8.5 The Recipient agrees the Government Party may direct that the financial accounts of the Recipient be audited at the Government Party's cost, and the Government Party may specify the minimum qualifications that must be held by the person appointed to conduct the audit.
 - 8.6 If the audit discloses that the Recipient has applied the Grant for a purpose other than the Purpose then the Recipient will

be required to reimburse the Government Party the costs of the audit and clause 17.1 will apply.

9. INSPECTION

9.1 The Recipient must allow any officer or person authorised by the Government Party on the giving of reasonable notice, to enter the premises of and to inspect the operations of the Recipient (including equipment, premises, accounting records, documents and information) and interview the Recipient's Personnel on matters pertaining to the operations and reporting obligations of the Recipient under this Agreement.

10. INTELLECTUAL PROPERTY RIGHTS

10.1 Nothing in this Agreement affects the ownership of Intellectual Property Rights created before the Commencement Date.

10.2 If specified in Attachment 1, the Recipient grants the Government Party and the State of South Australia a non-exclusive, perpetual, royalty free licence to use any intellectual property created as part of the Purpose.

11. CONFIDENTIAL INFORMATION

11.1 Subject to this clause 11, neither Party may disclose any Confidential Information belonging to the other Party except as genuinely and necessarily required for the purpose of this Agreement.

11.2 A Party may disclose Confidential Information belonging to the other Party:

- (a) to an employee, agent or adviser of that Party, on a "need to know" and confidential basis;
- (b) as required by law or a court order;
- (c) in accordance with any Parliamentary or constitutional convention;
- (d) for the purposes of prosecuting or defending proceedings.

11.3 The Parties may mutually agree to disclose Confidential Information.

12. PRIVACY

12.1 The Recipient must comply with the *Privacy Act 1988* (Cth) ("**Privacy Act**") and the Australian Privacy Principles established under that Act in undertaking its obligations under this Agreement including in relation to all Personal Information received created or held by it for the purposes of this Agreement.

12.2 The Recipient must promptly notify the Government Party if it fails to comply with this clause or if it becomes aware of any actual or threatened disclosure of or unauthorised access to Personal Information.

12.3 For the purposes of this special condition, "Personal Information" has the same meaning as in the Privacy Act.

13. PUBLICITY

13.1 The Recipient will acknowledge the Grant by the Government Party in any advertising, publicity or promotional material relating to this Agreement in the manner specified in Attachment 1.

13.2 The Recipient will participate in promotional or publicity activity in relation to this Agreement as is reasonably required by the Government Party.

13.3 The Recipient and the Government Party must use their best endeavour to mutually agree on the content of any public announcements or media releases about this Agreement.

13.4 If due to urgent circumstances or due to the nature and timing of the media request, it is not possible to provide prior notice of an announcement or media release to the other Party, then the Party making the announcement or media release must notify the other Party and provide a summary of the announcement or a copy of the media release as soon as possible after making the announcement or media release.

13.5 Nothing in this clause derogates from the operation of the *Not-for-Profit Sector Freedom to Advocate Act 2013*.

14. INSURANCE

14.1 The Recipient must effect and maintain the insurance specified in Attachment 1 for not less than the amount specified in Attachment 1 during the Funding Period.

15. LIABILITY LIMIT

15.1 The Recipient's liability to the Government Party under this Agreement is limited to the amount specified in Attachment 1.

16. DISPUTE RESOLUTION

16.1 Subject to clause 16.4 a Party may not commence legal proceedings without first referring the dispute to the other Party under this clause.

16.2 Either Party may give the other a notice in writing ("**dispute notice**") setting out the details of the dispute.

16.3 Within seven days or such other period as may be agreed by the Parties, the Contact Persons must meet and use reasonable endeavours to resolve the dispute.

16.4 A Party may seek immediate interlocutory relief or other interim remedy in case of genuine urgency.

17. DEFAULT AND TERMINATION

17.1 If the Recipient does not apply any part of the Grant for the Purpose or if the Recipient materially fails to comply with this Agreement at any time, the Government Party may upon giving written notice to the Recipient:

- (a) require the Recipient to repay either the whole or a portion of the Grant (whether expended or not) within 30 days of a written demand from the Government Party;
- (b) withhold funds not already paid;
- (c) withhold future funding from the Recipient; and/or
- (d) terminate this Agreement.

17.2 Either Party may terminate this Agreement without cause by giving the other Party the period of notice specified in Attachment 1 ("**Notice Period for Termination for Convenience**").

18. EFFECT OF ENDING THIS AGREEMENT

18.1 Any termination of this Agreement does not affect any accrued right of either Party.

18.2 Despite termination or expiry of this Agreement, this clause 18 and clauses 6, 7, 8, 9, 10, 11, 12, 15 and those Special Conditions that by their nature remain in force, will survive.

19. CONTRACT DISCLOSURE

19.1 The Government Party may disclose this Agreement and/or information in relation to this Agreement in either printed or electronic form, and either generally to the public or to a particular person as a result of a specific request.

19.2 Nothing in this clause derogates from:

- (a) the Recipient's obligations under any provisions of this Agreement; or
- (b) the provisions of the *Freedom of Information Act 1991* (SA).

20. COMPLIANCE WITH LAWS AND POLICIES

20.1 The Recipient must comply with the laws in force in the State of South Australia in performing its obligations under this Agreement.

20.2 The Recipient must comply with any policies notified by the Government Party in writing at the Commencement Date.

21. GOVERNING LAW AND JURISDICTION

21.1 This Agreement is governed by the laws in the State of South Australia.

21.2 The courts of the State of South Australia have exclusive jurisdiction in connection with this Agreement.

22. ENTIRE AGREEMENT

The Agreement constitutes the entire agreement between the Parties in respect of the matters dealt with in this Agreement and supersedes all prior agreements, understanding and negotiations in respect of the matters dealt with in this Agreement.

23. NO ASSIGNMENT

23.1 The Recipient must not assign, encumber or otherwise transfer any of its rights or obligations under this Agreement without the written approval of the Government Party which approval shall not be unreasonably withheld.

23.2 Subject to any contrary legislative intention, the Parties agree that if there is any Machinery of Government Change, this Agreement is deemed to refer to the new entity succeeding or replacing the Government Party and all of the Government Party's rights and obligations under this Agreement will continue and will become rights and obligations of that new entity.

24. MODIFICATION

No addition to or modification of any provision of this Agreement will be binding upon the Parties unless agreed by the Parties in writing.

25. SEVERANCE

25.1 Each word, phrase, sentence, paragraph and clause of this Agreement is severable.

25.2 Severance of any part of this Agreement will not affect any other part of this Agreement.

26. COUNTERPARTS

This Agreement may be executed in any number of counterparts each of which is taken to be an original. All of those counterparts taken together constitute one instrument. An executed counterpart may be delivered by email.

27. NO FURTHER OBLIGATION

27.1 The Recipient acknowledges that the Grant represents a one-off contribution by the Government Party towards the Purpose, and the Recipient agrees any request for subsequent funding will require a new application to the Government Party. The Government Party is under no obligation to agree to pay any subsequent funding to the Recipient.

27.2 The Recipient acknowledges the Government Party will not be liable to reimburse the Recipient for any losses or cost over runs that may result from the operation of this Agreement or the carrying out of the Purpose.

28. INTERPRETATION

28.1 In this Agreement (unless the context requires otherwise):

- (a) a reference to any legislation includes:
 - (i) all legislation, regulations and other forms of statutory instrument issued under that legislation; and

- (ii) any modification, consolidation, amendment, re-enactment or substitution of that legislation;
- (b) a word in the singular includes the plural and a word in the plural includes the singular;
- (c) a reference to two or more persons is a reference to those persons jointly and severally;
- (d) a reference to dollars is to Australian dollars;
- (e) a reference to a Party includes that party's administrators, successors and permitted assigns.

29. DEFINITIONS

In this Agreement:

- (a) "**Additional Contribution**" means the cash or in-kind support specified in Attachment 1;
- (b) "**Confidential Information**" means information which is identified as confidential information by a Party, but does not include this Agreement;
- (c) "**Extension Period(s)**" means the period(s) specified in Attachment 1;
- (d) "**Financial Year**" means a year commencing on 1 July and ending on 30 June;
- (e) "**Funding Period**" means the period specified in Attachment 1 including any Extension Periods;
- (f) "**Grant**" means the funds payable under this Agreement specified in Attachment 1 and includes previous indexation amounts applied and notified under clause 4;
- (g) "**GST**" means the tax imposed by the GST Law;
- (h) "General Purpose Financial Statements" has the same meaning as in the Australian Accounting Standards;
- (i) "**Intellectual Property Rights**" means all intellectual property rights, including but not limited to:
 - (i) patents, copyright, registered designs, trademarks, know-how and any right to have Confidential Information kept confidential; and
 - (ii) any application or right to apply for registration of any of the rights referred to in paragraph (a), but for the avoidance of doubt excludes moral rights and performers' rights;
- (j) "**NFP**" means a not for profit organisation;
- (k) "**NFP Sector Indexation Rate**" is the annual rate as published on the Department of Treasury and Finance <https://www.treasury.sa.gov.au/Our-services/not-for-profit-sector-funding-and-contracting/indexation>;
- (l) "**Party**" means a party to this Agreement;
- (m) "**Special Conditions**" means the conditions specified in Attachment 3; and
- (n) "**Total Grant Amount**" means the total value of the funding provided under this Agreement including where relevant any NFP Sector Indexation.

30. SPECIAL CONDITIONS

The special conditions (if any) in Attachment 3 form part of this Agreement.

Attachment 3 – Special Conditions

- You must acknowledge the assistance of the Green Adelaide Board in all media releases and interpretive and promotional material associated with this project. Comply with the Board funding recognition guidelines attached.
- **Capacity Building** - The Grantee will consider opportunities for internal and external practitioner and community capacity-building associated with Board-funded watercourse restoration works within Torrens Linear park. This includes but is not limited to, involvement of Kurna peoples, acknowledgement of their ongoing connection with the Torrens River (Karrawirra Parri) and involving them in planning and management.
- **Water Affecting Activities:** The Grantee commits to comply with all requirements for water affecting activities as defined in the Landscape South Australia Act 2019.

In doing so the Grantee shall undertake a risk assessment for the proposed works in accordance with the “Best practice operating procedures for water affecting activities” prepared by the Board and if the risk score is greater than 13 the Grantee shall obtain a Water Affecting Activities permit from the Board before commencing works. Where a Water Affecting Activities permit is determined to not be required, works will be undertaken in accordance with the best practice guidelines.

In any case the Grantee shall notify the Board’s representative of the risk assessment score and provide any associated evidence. The Board may undertake its own risk assessment to determine a Water Affecting Activities permit is required, and if so will notify the Grantee in writing of such requirement prior to works commencing.

- **Aboriginal Heritage:** Working in Torrens Linear Park comes with the responsibility of respecting and protecting Kurna Cultural Heritage.

If at any stage it is suspected that works in Torrens Linear Park have discovered an Aboriginal site, objects or remains, appropriate procedure and legislative requirements must be fulfilled. It is recommended that contractors in your employ working in Torrens Linear Park be appropriately inducted with regards to Aboriginal heritage and provided with a copy of the Board’s Kurna site discovery protocol.

- **Commitment to Maintenance:** The funding is provided on the understanding that future ongoing maintenance of weed management areas funded by this grant agreement will be the responsibility of the Grantee, and that weeds will not be permitted to recolonise as best is practicable following the term of this Agreement.

APPENDIX 2

Grant acknowledgement guidelines

Updated 30 August 2021

All projects fully or partially funded by Green Adelaide must acknowledge its investment in promotional communication, including but not limited to:

- events and announcements
- news releases
- websites
- social media posts
- display materials such as banners, posters and signs
- publications such as reports, books, case studies and fact sheets.

Acknowledging your grant

Logo acknowledgement

Visual display/promotional materials such as publications, banners, videos and webpages should include the Green Adelaide logo when a project is fully or partially funded by Green Adelaide. The logo should not be used on promotional communications that do not relate to a Green Adelaide funded project.



Green Adelaide's logo is available in colour, black and white.

Download the logo package here:

<https://spaces.hightail.com/space/xsLIR7Obd>

All aspects of the logos must be reproduced from the original, digital artwork. The logos must always retain their original colours and proportions. Please contact the Green Adelaide Communications Team to advise where the logos will be displayed.

Text acknowledgement

For projects fully funded by Green Adelaide use:

This project is seeded by Green Adelaide.

For projects with more than one funding body use:

This project is funded by Green Adelaide and [insert organisation/body name/s].

When the project owner has also provided funding use:

This project is jointly funded by [insert organisation name] and Green Adelaide.

Communicating your project

Let's communicate together

Green Adelaide is keen to partner with grant recipients to promote their projects.

Imagery of your project is an essential part of project promotions and storytelling.

Please collect and share with us your visuals (e.g. video, photos) of your Green Adelaide funded project.

New media (i.e. social media)

When posting on Facebook and Instagram you must tag Green Adelaide's social media accounts. Our Facebook handle is [@GreenAdelaide](#) and Instagram handle is [@GreenAdelaideSA](#). For other social media channels such as YouTube and Twitter please use the hashtag #GreenAdelaide.

Traditional media

You must gather approval from the Green Adelaide Communications Team for all proactive and reactive traditional media stories (i.e. TV, radio, online news and print) that involve any funding from Green Adelaide.

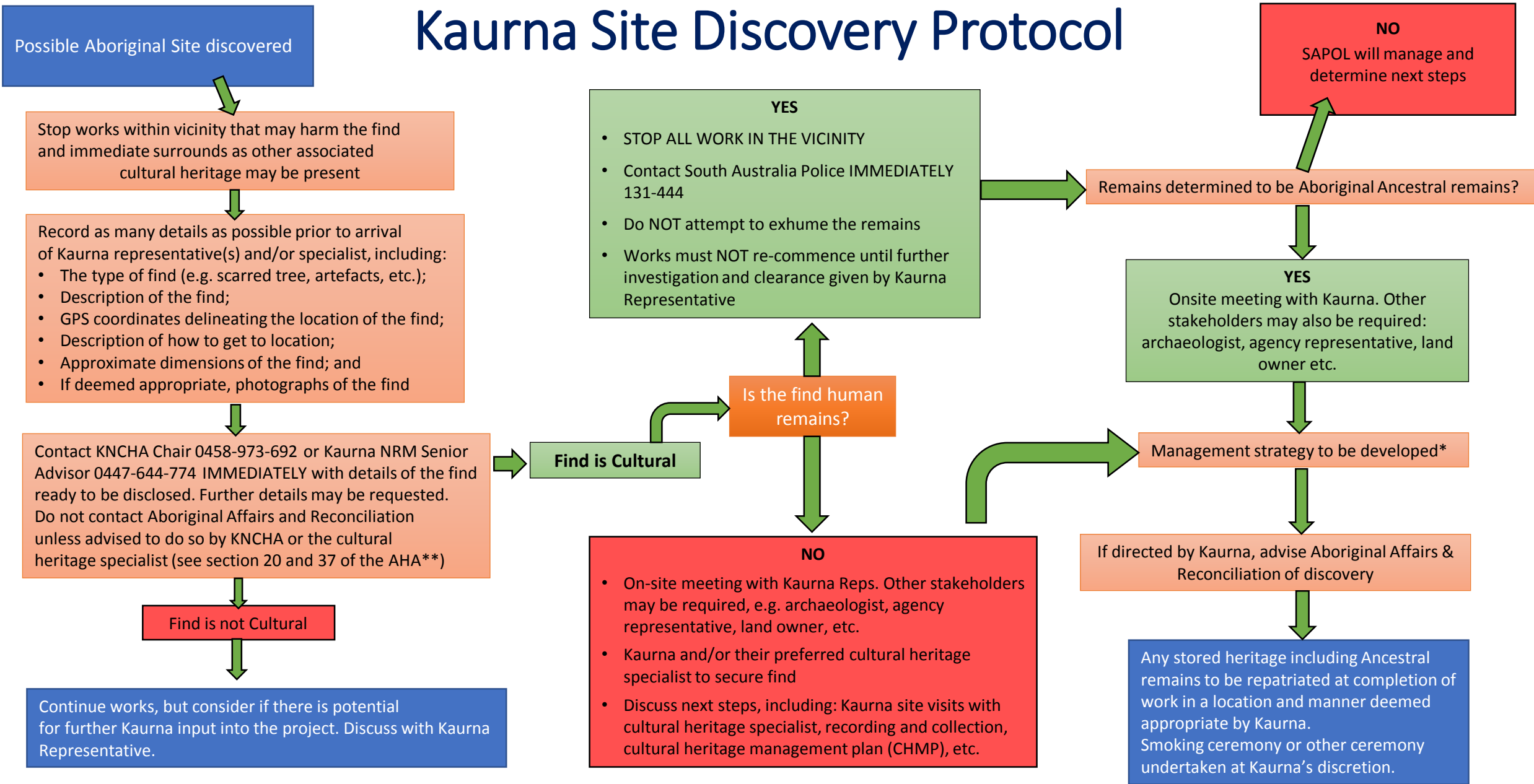
Contact

Your first point-of-contact for information about your grant is your assigned Contact Officer.

For advice on promotional communications please contact the Green Adelaide Communications Team on DEW.GreenAdelaideNews@sa.gov.au or 0427 962 162.

APPENDIX 3

Kurna Site Discovery Protocol



*Please note that management strategies vary by location, types of works and the type of cultural heritage. Management will be directed by Kurna and their preferred cultural heritage specialist. The project will be accountable for resourcing heritage mitigation strategies.

**S 20 of the AHA stated that all sites must be reported to the Minister of Aboriginal Affairs. However, S 37 allows Traditional Owners to act in accordance with their traditions and not report sites to the Minister. By notifying Kurna in the first instance, project managers are supporting S 37.

4.87 STATE BICYCLE FUND GRANT ACCEPTANCE 2023/24 PROJECTS

TO Asset Management Committee

FROM: Acting Manager Engineering Strategy and Assets - Carmine D'Amico

DATE: 20 November 2023

Brief

This report advises that Council has been successful in gaining funding of \$300,000 from the Department for Infrastructure and Transport (DIT) State Bicycle Fund toward: (1) the construction of a raised intersection at the intersection of Terminus Street and Charles Sturt Avenue in Grange (\$100,000) and (2) to support the construction of Grange Lakes Shared use path - stage 9 (\$200,000).

These two projects have been endorsed and included in the 2023/24 Capital Works budget.

Recommendation

- 1. That Council accept a funding grant of \$100,000 from the Department for Infrastructure and Transport 'State Bicycle Fund' to contribute to the construction of a raised intersection at the Intersection of Terminus Street and Charles Sturt Avenue in Grange, which forms part of the Grange Greenway strategic cycling route.**
- 2. That Council accept a funding grant of \$200,000 from the Department for Infrastructure and Transport 'State Bicycle Fund' for the Grange Lakes Shared Use Path Stage 9 project.**
- 3. That Council enter into a formal agreement with the Minister for Transport to secure the funding.**
- 4. That the Mayor and Chief Executive Officer be authorised to sign and seal all documents to facilitate the above motions.**

Status

This report relates to or impacts upon the following Community Plan Objectives 2016-2027.

Our Community - A strong and connected community

People embrace healthy living, physical activity and ageing well.

Charles Sturt is a place where people feel safe in their homes, neighbourhoods and public places; they are resilient and manage shocks and stresses to build a stronger community.

Our Liveability - A liveable City of great places

A well-designed urban environment that is adaptive to a diverse and growing City. City assets and infrastructure are developed and enhanced on a strategic and equitable basis in collaboration with local communities and other relevant parties, including industry and government.

Drive an integrated, responsive transport system and well-maintained network of roads and paths that facilitate safe, efficient and sustainable connections.

Our Environment - An environmentally responsible & sustainable City

Charles Sturt is recognised as a leading partner and educator pursuing a sustainable future with our community.

Our Leadership - A leading & progressive Local Government organisation

Our values, leadership and collaborative approach are bold and courageous and enables us to deliver value for our Community and create a leading liveable City.

We provide excellence in customer experience by ensuring our customers are at the heart of everything we do.

The management of our city is progressive, responsive and sustainable to ensure a united and unique place for future generations.

Open and accountable governance.

Relevant Council policies are:

- The City of Charles Sturt Transport Plan 2016 - 2031
- The City of Charles Sturt Strategy for Walking and Cycling
- The City of Charles Sturt Open Space Strategy

Relevant statutory provisions are:

- Department for Transport and Infrastructure "Supplement to AS 1742.10 - Manual of Uniform Traffic Control Devices Part 10: Pedestrian control and protection"
- Department for Transport and Infrastructure "Manual of Legal Responsibilities and Technical Requirements for Traffic Control Devices Part 2: Code of Technical Requirements"
- Australian Standards
- Cycling Aspects of Austroads Guides
- Austroads Guide to Road Design and Guide to Traffic Management

Background

The State Bicycle Fund is a State Government initiative by the Department of Infrastructure and Transport, to encourage active travel infrastructure by contributing 50% of the cost of relevant Council projects.

Council has been the recipient of a number of State Bicycle Fund grants in previous years.

Report

Staff made six applications to the State Government Department for Infrastructure and Transport (DIT) for grant funding under the State Bicycle Fund for active travel projects in June 2023, following a call for nominations.

In November 2023, the DIT wrote to Council, stating that they have agreed to fund 50% of the cost to deliver the following active travel projects. The projects are already included in the 2023/24 capital works program and the funding will enable Council to deliver the works. Refer to **Appendix 1** for letter and **Appendix 2** for Funding Deed, and below for further information about each project.

New Traffic Control Program - Sub Project: Terminus Street and Charles Sturt Avenue - Construction of a Raised Intersection

Construction of a raised intersection at Terminus Street and Charles Sturt Avenue in Grange is the final stage of works associated with the upgrade of Terminus Street (from Charles Sturt Avenue to McLean Street) which forms part of the broader Grange Greenway Corridor.

For this project, a budget allocation of \$200,000, including projected income of \$100,000 was included in the capital works budget, as part of the New Traffic Control Program 2023/24. This income will therefore not change the sub-project or overall project budget. The total budget for this project is \$767,000.

Grange Lakes Shared Use Path Stage 9

This project includes the construction of stage 9 of the Grange Lakes Corridor Shared Use Path Upgrade Program and associated works from Atkin Street to Henley Beach Road along Cudmore Terrace.

For this project, a project budget allocation of \$450,000 was included in the 2023/24 capital works budget, made up of \$350,000 in the Grange Lakes Corridor Stage 9 project and \$100,000 in the New Public Lighting Program.

This income will increase the budget for the Grange Lakes Corridor Stage 9 project by \$200,000 from \$350,000 to \$550,000, increasing the overall budget for the total project to \$650,000 including the New Public Lighting.

Remaining projects

The remaining four projects that did not receive funding (all within the Sustainable Transport Infrastructure project) will require adjustment to scope and budget. This will be the subject of a future report.

Financial and Resource Implications

Accepting the recommendations to this report will result in the funding supporting the delivery of these capital works projects.

The funding will alter the total budgets of those individual projects as follows:

Approved Projects 2023/24	Project Type (Renewal/ New/Upgrade)	Project Number	Approved Budget Amount	New Proposed Budget Amount	Variance	Reason for Change
New Traffic Control Program 2023/24	New	3474	\$767,000	\$767,000	\$0	\$100,000 income for sub project - construction of raised intersection at Terminus Street/Charles Sturt Avenue Grange was already included in budget.
Grange Lakes Corridor Shared use path upgrade stage 9	Upgrade	3469	\$350,000	\$550,000	\$200,000	Receipt of \$200,000 income to support the construction of the shared use path and on road bike lanes associated with the project scope.

Customer Service and Community Implications

This grant income will enable us to further improve cycling and walking infrastructure within our City, benefiting the health and well-being of our community by offering alternative travel modes and improving recreational cycling routes.

Environmental Implications

These grants will assist us to deliver capital projects that encourage and support active travel, reducing our impact on the environment and increasing the sustainability of our City.

Community Engagement/Consultation (including with community, Council members and staff)

There is no requirement for community engagement or consultation to receive the funding.

During individual project consultations, the funding will be acknowledged.

Risk Management/Legislative Implications

There are no risk management requirements. Legislative requirements are as per the funding Deed.

Conclusion

Council has received an offer for grant funding of \$300,000 toward two projects in the City of Charles Sturt. Entering into a funding agreement via signing and sealing the Deed contained within **Appendix 2** will enable Council to accept the grant income from the Department for Infrastructure and Transport.

Appendices

#	Attachment
1	Appendix 1 - State Bicycle Fund - 23-24 - City of Charles Sturt - Recommendation Letter
2	Appendix 2 - State Bicycle Fund - 23-24 - City of Charles Sturt - Deed

APPENDIX 1



Knet: #20570795
 Enquiries to Alex Sabohanian
 Telephone (08) 7133 1633
 E: alex.sabohanian@sa.gov.au

PLANNING AND TECHNICAL SERVICES

Level 7, 83 Pirie Street
Adelaide SA 5000

GPO Box 1533
Adelaide SA 5001

ABN 92 366 288 135

Mr Evan Woolford
 Transport Engineer
 City of Charles Sturt
 E: ewoolford@charlessturt.sa.gov.au

STATE BICYCLE FUND APPLICATION 2023-2024

Dear Evan,

I refer to the City of Charles Sturt's (Council) application to fund cycling initiatives through the 2023-24 State Bicycle Fund and, I am pleased to advise that your application has been successful for the following projects:

Description of Project	Total Project Cost	Approved Funding
Install raised intersection at Terminus Street / Charles Sturt Avenue, as part of the Grange Greenway strategic cycling route.	\$200,000	\$100,000
Install 520m of 2.5m wide shared path and 1.5m wide on-road bicycle lanes along Cudmore Terrace, Henley Beach.	\$450,000	\$200,000

This funding continues to develop the strong partnership of State and Local Government working together to encourage cycling in our community.

To secure funding Council is required to enter into a formal Funding Deed. Please advise the appropriate Council officer to contact Alex Sabohanian at the Department for Infrastructure and Transport regarding the Funding Deed. Alex can be contacted on (08) 7133 1633, or via email at alex.sabohanian@sa.gov.au

I look forward to the successful completion of your projects and continuing the collaboration with Council to improve the conditions for cyclists in South Australia.

Yours sincerely,

Tim McEvoy
 Planning Lead

APPENDIX 2

FUNDING DEED under **STATE BICYCLE FUND**

Install raised intersection at Terminus Street / Charles Sturt Avenue, as part of the Grange Greenway strategic cycling route.

\$100,000

Install 520m of 2.5m wide shared path and 1.5m wide on-road bicycle lanes along Cudmore Terrace, Henley Beach.

\$200,000

Between

MINISTER FOR INFRASTRUCTURE AND TRANSPORT

(Minister)

And

THE COUNCIL NAMED IN THE SCHEDULE

(Council)

DEED dated the day of

PARTIES:

MINISTER FOR INFRASTRUCTURE AND TRANSPORT, a body corporate pursuant to the *Administrative Arrangements Act 1994*.....(**Minister**)

And

THE COUNCIL NAMED IN THE SCHEDULE a body corporate under the *Local Government Act 1999*.....(**Council**)

It is agreed:

1. FUNDING

- 1.1 Subject to this deed, the Minister will pay the Council up to the amount of money specified in the Schedule (**Funding**).
- 1.2 The Council must only use the Funding for the **Purpose** set out in clause 3 of the Schedule.
- 1.3 For the purposes of this deed, the **Funding Period** is the period commencing on the Start Date and, subject to funding being available, will continue until the End Date. The **Start Date** and **End Date** are set out in the Schedule.
- 1.4 The Funding is payable by way of a lump sum in accordance with the Schedule. During the Funding Period, the Council is entitled in accordance with the conditions set out in the Schedule to invoice the Minister for the payment of the Funding.
- 1.5 At the end of the Funding Period the Council must provide a report on the level of any unexpended Funding.
- 1.6 The Council must repay any part of the Funding which is unexpended at the end of the Funding Period to the Minister unless the Minister gives written approval for the Council to retain the money.
- 1.7 The Council must pay at least fifty per cent of the total cost of the works undertaken for the Purpose.

Unless otherwise agreed in writing with the Minister, if by the end of the Funding Period, the total cost of the works for the Purpose is less than double the amount of the grant (GST Exclusive) then in addition to repaying any unexpended Funding, the Council must repay to the Minister the difference between the amount of the Funding and a half of the actual cost of the works.

2. GST

- 2.1 In addition to any amounts payable by the Grantor as part of the Funding (**Base Payment**), the grantor must, if in relation to a Taxable Supply for which the grantor has received a Tax Invoice, pay to the Council an additional amount (**GST Payment**) calculated by multiplying the Base Payment by the rate at which GST is levied at the time of this deed.
- 2.2 The GST Payment is payable at the same time and subject to the same conditions as the Base Payment. "*Taxable supply*", "*GST*" and "*Tax Invoice*" have the meaning attributed under the *A New Tax System (Goods and Services Tax) Act 1999*.

3. ADMINISTRATION OF DEED

- 3.1 Any power or discretion exercisable by the Minister under this deed may be exercised by the person (**Minister's Representative**) for the time being in the position within the Department for Infrastructure and Transport (**Department**) set out in the Schedule.
- 3.2 Any power or discretion exercisable by the Council under this deed may be exercised by the person (**Council's Representative**) for the time being in the position within the Council set out in the Schedule.

4. PROVISION OF FINANCIAL INFORMATION

- 4.1 The Council must provide the Minister with appropriate and regular information, records and reports as the Minister may request from time to time about:
- 4.1.1 the administration and financial affairs of the Council;
 - 4.1.2 the progress of and any change to the authorised scope of the Purpose;
 - 4.1.3 any significant changes to the nature and scope of the activities conducted by the Council;
 - 4.1.4 any other matter relevant to the granting of assistance;
 - 4.1.5 any other funding or financial assistance promised or received from any source other than the Minister;
 - 4.1.6 the Council's management of the Funding, including, but not limited to, the economic and efficient use of resources to achieve the outcomes of the Purpose; and
 - 4.1.7 the performance of the Council's undertakings and obligations under this deed.
- 4.2 The information provided by the Council must be sufficient for the Minister to make an informed judgement about:
- 4.2.1 the Council's ongoing financial position and its resources and expertise in relation to the Purpose;
 - 4.2.2 the Council's performance in managing public moneys, acquiring, and using resources economically and efficiently and in achieving specified objectives in relation to the Purpose;
 - 4.2.3 the overall effectiveness of the Funding throughout the Funding Period;
 - 4.2.4 compliance with legislation and generally accepted accounting principles; and
 - 4.2.5 compliance with the Council's constitution and the conditions of this deed.
- 4.3 The Council must permit any officer authorised by the Minister:
- 4.3.1 to enter the Council's premises and to have access to all accounting records, equipment, documents, and information in possession of the Council; and
 - 4.3.2 to interview employees of the Council on matters pertaining to the operations of the Council.

5. OBLIGATIONS OF THE COUNCIL

The Council must:

- 5.1 ensure that any works undertaken towards the Purpose are undertaken in accordance with (and to the standard required by) any applicable Standards published by Austroads and Standards Australia Limited;
(all bicycle facilities constructed must be planned, designed, and constructed in accordance with Austroads guidelines and AS 1742.9 – Manual of uniform Traffic Control Devices Part 9: Bicycle Facilities);
- 5.2 maintain accounting records of the Funding in accordance with generally accepted accounting principles;
- 5.3 ensure that any activity carried out by the Council in connection with the Council's use of the Funding complies with the laws from time to time in force in South Australia;
- 5.4 comply with its constitution;
- 5.5 comply with the reporting requirements set out in the Schedule;
- 5.6 prepare financial statements in accordance with Australian Accounting Standards at the end of the Funding Period and submit the financial statements, signed by a senior office holder of the Council, to the Minister no later than one calendar month after the expiry of the Funding Period; and
- 5.7 where requested by the Minister, provide to the Department management accounts, annual reports, financial statements and any other information or documents relevant to the Council's operations.

6. TERMINATION

- 6.1 If the Council fails to comply with this deed, the Minister may:
 - 6.1.1 require the Council to repay either the whole or a portion of the Funding (whether expended or not);
 - 6.1.2 withhold all future funding from the Council;
 - 6.1.3 pursue any legal rights or remedies which may be available to the Minister; and
 - 6.1.4 terminate or curtail any program or project conducted by the Minister of which the Purpose conducted by the Council is part.
- 6.2 The Minister may review any decision made pursuant to this clause if the Council is able to satisfy the Minister within a period of 30 days from the decision that the Council has complied with the conditions of this deed.
- 6.3 Nothing in this deed is to be taken to limit the Minister's discretion to determine whether and how any program or project of the Minister is to be conducted, except if and to the extent that the Minister gives an express undertaking in that regard.

7. **INSURANCE**

The Council warrants that it is a member of the Local Government Association Mutual Liability Scheme (**Scheme**) and is bound by the Scheme pursuant to section 142 and Schedule 1, Part 2 of the *Local Government Act 1999* (SA) (**Act**) and in the event that the Council ceases to be a member of the Scheme it will forthwith, pursuant to Section 142(1) of the Act and the regulations under that Act, take out and maintain insurance to cover its civil liabilities at a minimum level of cover of AUD \$50 million.

8. **ACKNOWLEDGEMENTS**

The Council acknowledges that the Funding represents a one-off contribution by the Minister towards the Purpose, and the Council agrees that any request for subsequent funding will require a new application to the Minister.

The Minister is under no obligation to agree to pay any subsequent funding to the Council.

The Council further acknowledges and agrees that the Minister will not be liable to reimburse the Council for any losses (or cost over runs) that may result from the operation of this Agreement or the carrying out of the Purpose or a Project.

9. **INDEMNITY**

The Council acknowledges and agrees that it remains at all times solely responsible for the conduct of the Purpose and any Project and it releases and indemnifies the Minister, the Commissioner of Highways and the Crown in right of the State of South Australia together with their employees, contractors and agents (**those indemnified**) from and against any loss or liability incurred or suffered by any of those indemnified as a result of any claim, suit, demand, action or proceeding brought by any person against any of those indemnified in respect of the works to carry out the Purpose and/or a Project or otherwise caused by any breach or default of the Council under this Agreement.

10. **AUDIT**

The Minister may direct the Council to arrange for the financial accounts relating to the Funding to be audited at the Council's expense. The Minister may specify the minimum qualifications to be held by a person appointed to conduct the audit.

11. **ASSIGNMENT**

The Council must not assign, novate, or encumber any of its rights or obligations under this deed.

12. **PUBLICITY**

The Council must not make or permit a public announcement or media release to be made about any aspect of this deed without first obtaining the Minister's consent.

13. **CONSENT**

If the Council requires the Minister's consent under this deed, the Minister may, in its absolute discretion, give or withhold its consent and if giving consent, the Minister may impose any condition on that consent that it considers appropriate. The Minister's consent will not be effective unless it is in writing and signed.

14. **ENTIRE DEED**

This deed incorporates any attached schedules and annexures. This deed contains the entire agreement between the parties with respect to its subject matter and supersedes any prior agreement, understanding or representation of the parties on the subject matter.

15. **PROPER LAW**

The laws in force in South Australia apply to this deed.

16. **JURISDICTION OF COURTS**

The courts of South Australia have non-exclusive jurisdiction to determine any proceeding in relation to this deed. Any proceeding brought in a Federal Court must be instituted in (and remain with) the Adelaide Registry of that Federal Court.

17. **COMPLIANCE WITH LAWS**

The Council must comply with the laws in force in South Australia in the course of performing its obligations under this deed.

18. **NOTICES**

A notice is properly given or served if the party delivers it by hand, posts it or transmits it by electronic mail or facsimile, to the address of the Representative of the other party. A notice is taken to be received:

- 18.1 if sent by post, at the time it would have been delivered in the ordinary course of the post to the address to which it was sent;
- 18.2 if sent by electronic mail, only in the event that the sender receives confirmation that the e-mail has been successfully transmitted to the correct e-mail address; or
- 18.3 if delivered by hand, the party who sent the notice holds a receipt for the notice signed by a person employed at the physical address for service.

19. **PERFORMANCE AND FUTURE PROPOSALS**

The satisfactory completion of the works for the Purpose and on-going compliance with reporting obligations, may be taken into account as a factor in assessing any future applications by the Council for funding under the State Bicycle Fund.

20. **WAIVER**

Any waiver of any provision of this deed is ineffective unless it is in writing and signed by the party waiving its rights. A waiver by either party in respect of a breach of a provision of this deed by the other party is not a waiver in respect of any other breach of that or any other provision. The failure of either party to enforce any of the provisions of this deed at any time must not be interpreted as a waiver of that provision.

21. **VARIATION**

Any variation of this deed must be in writing and signed by each party (or its Representative).

Any request by the Council for agreement to vary the Funding or the Purpose must be accompanied by sufficient details explaining the reasons for the requested variation to enable the Minister to have regard to its merits.

22. READING DOWN AND SEVERANCE

In the event that any provision (or portion of any provision) of this deed is held to be unenforceable or invalid by a Court of competent jurisdiction, the validity and enforceability of the remaining provisions (or portions of such provisions) of this deed shall not be adversely affected.

The offending provision or part of a provision shall be read down to the extent necessary to give it legal effect or shall be severed if it cannot be read down, and the remaining part and provisions of this deed shall remain in full force and effect.

23. AUDITOR GENERAL

Nothing in this deed derogates from the powers of the Auditor-General under the *Public Finance and Audit Act 1987* (South Australia). Without limiting this clause, the Council acknowledges the Auditor General's obligations and powers under sections 32 and 34 of the *Public Finance and Audit Act 1987* (South Australia).

24. PUBLIC DISCLOSURE

The Minister may disclose this deed and/or information relating to this deed in both printed or electronic form and either generally to the public or to a particular person as a result of a specific request. Nothing in this clause derogates from the Council's obligations under any provision of this deed or the provisions of the *Freedom of Information Act, 1991*.

25. ADDITIONAL CONDITIONS

The additional conditions set out in the Schedule (if any) form part of this deed.

SCHEDULE

1. THE COUNCIL

Legal Name: City of Charles Sturt
Trading Name: City of Charles Sturt
Site Address: 72 Woodville Rd, Woodville, SA 5011
Postal Address: 72 Woodville Rd, Woodville SA 5011 Australia
ABN: 42 124 960 161

2. REPRESENTATIVES

Minister's Representative

Name: Ms Gemma Kernich
Position: Manager, Transport Planning
Address: Level 7, 83 Pirie Street,
ADELAIDE SA 5000
Telephone: 7133 1614
E-mail: gemma.kernich@sa.gov.au

Council's Representative

Name: Mr Carmine D'Amico
Position: Coordinator,
Transport Strategy & Assets
Address: 72 Woodville Rd, Woodville, SA
5011
Telephone: 8408 1189
E-mail: cdamico@charlessturt.sa.gov.au

3. PURPOSE

The Funding is provided for the Purpose of the Council undertaking (within the Funding Period) the **Projects** described below (and in the proposal and plans attached to this deed) in accordance with (and to the standard required by) any applicable Standards published by Austroads and Standards Australia Limited.

Description of Projects

Install raised intersection at Terminus Street / Charles Sturt Avenue, as part of the Grange Greenway strategic cycling route.

\$100,000

Install 520m of 2.5m wide shared path and 1.5m wide on-road bicycle lanes along Cudmore Terrace, Henley Beach.

\$200,000

4. FUNDING PERIOD

Start Date: 01 July 2023
End Date: 30 June 2024

5. FUNDING

Amount (AUD): \$300,000 (GST exclusive)

6. MANNER & CONDITIONS OF PAYMENT

Limit on payments

The Funding of \$300,000 (GST exclusive) is the maximum total amount the Minister may be liable to pay the Council under this deed.

Invoice

The Minister is **not** obligated to pay an invoice unless properly rendered. An invoice is properly rendered if it:

- (a) is issued in respect of a payment for which the Council is entitled to invoice for under this deed;
- (b) quotes the relevant purchase order number allocated by the Minister;
- (c) reflects the correct amount for payment under this deed; and
- (d) is a valid Tax Invoice in accordance with GST Law.

Payment Term

Provided that the total amount of the Funding has not been (or will be) exceeded, the Minister must pay the amount of a properly rendered invoice for the Funding within 30 days of receiving the Council's invoice.

7. **ADDITIONAL REPORTING REQUIREMENTS**

Report (Title)	Frequency (By when)	Requirements (Information and applicable standard)
Project Report	31 December 2023 and 31 March 2024 or 7 days from request.	<ul style="list-style-type: none"> • The progress of the Project and scheduling of works. • Updated Expenditure forecasts during the term of the funding period • The management of the Funding (i.e., break down of expenditure of the Funding). • Any changes to the authorised scope of the Project. • Any significant changes to the nature and scope of the activities conducted by the Council. • Any operational matters requested from time to time by the Minister for inclusion in the Project Report.
Financial Statements (As referred to in clause 5)	Within 30 days from the expiry of the Funding Period.	Financial Statements prepared in accordance with Australian Accounting Standards setting out in detail the Council's expenditure of the Funding (with invoices attached from any contractors engaged for the Purpose) and signed by a senior office holder of the Council.

8. **SPECIAL CONDITIONS****Alteration to DIT Roads or other Assets**

If the Project requires any traffic management, alteration to (or effect on) a road or other asset that is under the care, control, and management of (or is otherwise the responsibility of) the Commissioner of Highways or is the responsibility of the Department for Infrastructure and Transport (**DIT**), the Council must seek the written approval of the appropriate DIT Regional Manager prior to commencing any work.

Traffic Control Devices

The installation of Traffic Control Devices must comply with the requirements outlined in the Manual of Legal Responsibilities and Technical Requirements for Traffic Control devices – Part 2 – Code of Technical Requirement – August 2023.

4.88 ASSET MANAGEMENT SERVICES CAPITAL WORKS & OPERATING PROGRAM VARIATIONS

TO Asset Management Committee

FROM: General Manager Asset Management Services - Adrian Ralph

DATE: 20 November 2023

Brief

This report identifies changes to the Total Budget Expenditure for Capital Works and/or Annual Operating Projects that arise when budgeted savings are proposed to be used to offset costs over runs on a project that result from consultation outcomes, changed scope of works or tendering and procurement processes. These changes have nil effect on the total program for Capital and/or Annual Operating Budgets. Where there is an effect on the budgeted financial statements (shift between renewal and new/upgrade projects) adjustments will be referred to the next quarterly review.

Recommendation

1. That the following variations to the Capital Works Program or Annual Operating Program be approved and adjusted in the Financial Statements at the next quarterly review as they involve transfers between renewal and new/upgrade works and or new projects to be funded by unbudgeted income:
 - a. Budget expenditure for Woodville Road Streetscape Upgrade Project (3276) be increased by \$150,000 from Path Renewal 21/22 Project Renewal (3260), increased by \$85,000 from Public Lighting Renewal Program 22/23 (3352), increased by \$85,000 from New Traffic Control Program Project (3357) and increased by \$30,000 from Traffic Control Renewal Program 23/24 Renewal Project (3539).
 - b. Budgeted expenditure for New Dog Exercise Area at Semaphore (3526) be increased by \$9,000 from reallocated funds from the AMP Reserve Furniture Renewals 2023/24 (3509) by \$9,000.
 - c. Budgeted expenditure for Ngutungka Henley Hub (3372) new project be increased by \$40,000 from Library Infrastructure including Autoloaders, Self Check RFID and People Counters (3511) renewal project.
 - d. Budgeted expenditure for Light Fleet 2023/24 (3515) be increased by \$70,000 from savings identified in the 2023/24 capital program. If savings cannot be found the variation proposes to increase borrowings to fund the additional capital required.
 - e. Budgeted expenditure for the Replacement of T1 AMS Field devices and Mobility Field App (3393) be increased by \$55,000 from savings identified in the 2023/24 capital program. If savings cannot be found the variation proposes to increase borrowings to fund the additional capital required.
2. That the following variations to the Capital Works Program be approved and budgets or scope adjusted accordingly:
 - a. Scope adjustment for the Public Lighting Renewal 2022/23 Program (3352) to include replacement of defective cabling impacting Council owned public lighting requiring immediate maintenance.
 - b. Scope adjustments for the AMP Fences Wall and Bollards 2023/24 Program (3507) to include the minor post and rail renewal at Carnegie South Reserve and retaining to the north of the West Beach SLSC
 - c. Scope adjustments for the AMP Council building 2023/24 Renewal Program (3475) to include a SAPN renewal at the Henley RSL and Stonework re pointing renewal at Bower Cottages.
 - d. Scope adjustment for Woodville West Community Garden Fencing New Project (3520) to include paths to increase the gardens accessibility.
 - e. Scope adjustments for the Corcoran Reserve Basketball Half Courts Acoustic Surface New Project (3531) to include vertical panelling to increase acoustic performance.

f. Budgeted expenditure for Grange Lakes Shared Use Path Stage 9 Project Upgrade (3469) be increased by \$78,425 from savings in Grange Lakes Corridor Shared Use Path Stage 4 Project Upgrade (3469).

g. Scope adjustment for the Road Reconstruction Program of works 2023/24 Project Renewal (3483) to defer sub project for reconstruction of Council owned infrastructure on Seaview Road Henley Beach from Main Street to North Street.

h. Scope adjustment for the Path Renewal Program 2023/24 Project Renewal (3485) to defer sub project for renewal of footpath on the Eastern side of Seaview Road Henley Beach from Main Street to North Street.

i. Budgeted expenditure for the Concrete & Block Paving Footpath and Kerb and Gutter (3286) be increased by \$66,784 from budget in the Footpath and Kerb and Gutter Defect Program (3478).

3. That by endorsing the variations listed in 1. above, Council is endorsing a variation to the approved Asset Management Plan renewal schedule where relevant.

Status

This report relates to or impacts upon the following Community Plan Objectives 2016-2027.

Our Leadership - A leading & progressive Local Government organisation

Our values, leadership and collaborative approach are bold and courageous and enables us to deliver value for our Community and create a leading liveable City.

Relevant Council policies are:

- Nil

Relevant statutory provisions are:

- Nil

Background

The Capital Works and Annual Operating Program for 2023/24 was approved by Council at its meeting of 13 June 2023. Variations to some projects are required following identification of site specific issues, tendering processes and/or consultation outcomes resulting in scope changes or to assist project reporting. These variations are described in the report below and budget adjustments result in changes to the total budgeted expenditure for a capital or annual operating project but have nil impact across the total program. In addition, any changes will be reflected in updates to the approved Asset Management Plans and related Works Program where relevant.

Report

Capital Works Program or Annual Operating Program requiring adjustment to the Financial Statement

1a. Woodville Road Streetscape Upgrade Project P3276

Woodville Road Streetscape upgrade project is a multi year project that commenced in 2020/21. The project scope and budget has increased due to market related price increase, increase in scope of works (eg. additional path and lighting upgrade works in Norman and Kemp streets), latent conditions requiring design changes, third party pit adjustments (Telstra, SAPN, DIT) costing significantly more than originally estimated. DIT also required an additional layer of asphalt to be placed in the outer lanes and paid for the additional works which is reflected in the project income. The additional budget required is to be funded by various sources including renewal and new project budgets that have been completed with genuine savings or have projected savings.

1b. New Dog Exercise are at Semaphore

A new dog exercise area has recently been constructed next to the existing Semapaw Dog park at Semaphore park. Council is receiving positive feedback in regards to the new fenced area, however Council are receiving strong community feedback for a drinking fountain to be installed within the fenced area. It is proposed to fund the installation of a water supply and a the purchase of a new CIVIQ drinking fountain with savings identified within the AMP Furniture renewals 2023/24 budget.

1c. Ngutungka Henley Hub

The Ngutungka Henley Hub is the construction of the new Henley Library and community centre scheduled to commence on site shortly with practical completion scheduled for November 2024. As part of the 'Library ICT Infrastructure Renewal Project' Autoloaders, Self Check RFID and People Counters are scheduled for renewal prior to June 30, 2024. It is proposed to align this ICT renewal project to the construction schedule and integrate both projects. It is therefore recommended to increase the Henley Ngutungka budget accordingly.

1d. Additional Vehicle

An additional vehicle is required as part of the salary package for our new “Principal Advisor – Technology & Security”. This is a collaborative position with Port Adelaide Enfield Council and there is a requirement for working between 2 sites and visiting a range of Council buildings and sites, sometimes after hours, therefore a vehicle is a requirement of the position.

The operational cost of the vehicle will be recovered via a salary sacrifice arrangement as per the relevant Council policies. The vehicle will be an EV so will be FBT exempt and add to the ongoing conversion of the Fleet to hybrid and EV to meet our climate change objectives.

This variation proposes to reallocate budget from savings identified in the 2023/24 capital program to the Light Fleet 2023/24 (3515) by \$70,000. If savings cannot be found the variation proposes to increase borrowings to fund the overrun.

1e. Additional Field Devices

The Replacement of T1 AMS Field devices and Mobility Field App (3393) project scope was to replace like for like devices for the Field Services outdoor workforce. Due to system changes, rather than a group login an individual login is now required. Throughout the User Acceptance Testing (UAT) a significant performance issue was identified impacting all users. This was caused by software that allowed multi-user sign on to an Android device. Significant research has been undertaken to resolve the issue to no effect. The proposed solution is to issue Android devices to all Field Services outdoor workforce. This would resolve the issue, increase customer experience, increase efficiencies in the field, increase cyber awareness and increase the digital literacy. This variation seeks to purchase the shortfall of devices and accessories to equip our outdoor work force with Android devices.

This variation proposes to reallocate budget from savings identified in the 2023/24 capital program to project Replacement of T1 AMS Field devices and Mobility Field App (3393) by \$55,000. If savings cannot be found the variation proposes to increase borrowings to fund the overrun.

Capital Works Program or Annual Operating Program requiring budget or scope adjustment

2a. Public Lighting Renewal 2022/23

To ensure the safe operating of Council owned public lighting, a scope adjustment is required for the Public Lighting Renewal 2022/23 works to address major cable fault issues affecting residents in the West Lakes streets of Eildon Court and Lakeview Avenue. These cables require immediate replacement and are outside of the scope of maintenance works. This program is now completed with budget savings which will be used to fund the replacement works.

2b. AMP Fences Walls and Bollards Renewals 2023/24

Carnegie Reserve chain mesh fencing has recently been renewed as a result of \$200,000 State Government funding. The fence renewal has been a cost neutral exercise for Council due to this external funding. To complete the renewal of all the fencing on the reserve, some minor 900mm high chain mesh requires renewal as this element of the fencing was not included in the external funded project. The existing condition is poor and scheduled for renewal in 2025/26. Also some minor retaining is required to the north of the West Beach SLSC. It is anticipated that savings will be achieved in the AMP renewal program for 2023/24 therefore it is proposed to utilise these savings.

2c. AMP Council Building Renewals 2023/24

It is anticipated that savings will be realised within the existing scope of the 2023/24 AMP Council buildings renewal budget. Two projects have been identified outside of the program as urgent and require immediate attention. The external wall at Bower Cottages requires urgent stonework to prevent further deterioration and significant building repairs in the near future. The renewal of the SAPN supply at the Henley RSL also needs to be done. The current supply is not suitable for the recent RSL building upgrade and requires urgent attention. It is proposed to fund these additional renewal works with the anticipated savings within the project.

2d. Woodville West Community Garden Fencing

It is anticipated that savings will be realised within the existing scope of the Woodville West Community Garden Fencing project. While a small path was constructed as part of

the original garden design, Council has received a number of requests to increase accessibility with the garden, to make more areas accessible. It is proposed to fund these additional works with the anticipated savings within the project.

2e. Corcoran Reserve basketball half-court acoustic surface

Acoustic testing has demonstrated that the proposed concrete surface treatment will not achieve the desired decibels levels to meet the Environmental Protection Authority (EPA) noise policy. An additional treatment to complement this work is required in the form of 2x 1200mm vertical acoustic barriers on the western and northern sides of the court installed around 300-500mm back from the existing perimeter netting. Installing both of these acoustic treatments will ensure compliance is achieved for all receivers around the courts. Savings are anticipated within this project to accommodate this additional scope.

2f. Grange Lakes Shared Use Path Stage 9

Grange Lakes Stage 9 includes the construction of a shared use path and associated infrastructure on the Western side of Cudmore Terrace, Henley Beach between Atkin Street and Henley Beach Road. The project is currently in the procurement phase and scheduled for construction in late November/early December 2023. Tender responses have been received and the overall project budget has a minor shortfall for construction. It is proposed to use savings from the completed Grange Lakes Shared Use Path Stage 4B project (project 3139) of \$78,425 to fund the shortfall and ensure a contingency allowance is included in the construction phase of the project.

In addition to the above the Department for Infrastructure and Transport (DIT) have informed staff (in writing) that the project has been successful in obtaining \$200,000 in grant funding to support the project. This variation report also recognises the income for this project prior to proceeding into construction with formal documentation to follow for signing which will be reported in a separate report.

2g. Road Reconstruction Program of Works 2023/24

The road reconstruction program currently includes an allowance for the reconstruction of indented parking and associated Council owned infrastructure on Seaview Road between North Street and Main Street in Henley Beach. This project was planned to be constructed in conjunction with major works scheduled by the Department for Transport and Infrastructure (DIT) and the adjacent future Henley Library Upgrade.

Since completing the detailed design DIT have notified Council staff that they are no longer proceeding with their major road works in this section of Seaview Road. This will allow more time for staff to deliver this project as it does not need to be aligned with DIT's program of works and the works can occur once the adjacent Henley Library upgrade is completed.

This variation proposes to defer the scope of the road reconstruction for Seaview Road between North Street and Main street until 25/26.

2h. Path Renewal Program 2023/24

The path renewal program currently includes an allowance for the renewal of the paved footpath on the Eastern side of Seaview Road between North Street and Main Street in Henley Beach. This project was planned to be constructed in conjunction with major works scheduled by the Department for Transport and Infrastructure (DIT) and the adjacent future Henley Library Upgrade.

Since completing the detailed design DIT have notified Council staff that they are no longer proceeding with their major road works in this section of Seaview Road. This will allow more time for staff to deliver this project as it does not need to be aligned with DIT's program of works and the works can occur once the adjacent Henley Library upgrade is completed.

This variation proposes to defer the scope of the path renewal associated with the road reconstruction for Seaview Road between North Street and Main street until 25/26.

2i. Concrete & Block Paving Footpath and Kerb and Gutter

Councils' footpath defects program rectifies footpath and kerb and gutter defects to prolong the useful life of our footpath assets. The 2023/24 Concrete & Block Paving Footpath Kerb and Gutter project (3286) was a carry over project from 22/23 to complete contractor packages on the defects program of works. The budget for these works needs to be increased by \$66,784. Given this is a program of work, overall the same amount of works will be completed, however it has been booked to a different year.

This variation proposes to reallocate budget from the 2023/24 Footpath defect program to the 2022/23 carry over project.

Financial and Resource Implications

- 1. Capital Works Program or Annual Operating Program requiring adjustment to the Financial Statement**

Approved Projects	Project Type (Renewal, New / Upgrade)	Project Number	Approved Budget Amount	New Proposed Budget Amount	Variance	Reason for Change
1a. Woodville Road Streetscape Upgrade Project	Upgrade	3276	\$2,469,727	\$2,819,727	+\$499,864	Additional costs due to market related price rise, scope change and latent conditions.
DIT Reimbursement	n/a	n/a	+149,864	n/a	n/a	Income received from DIT for additional asphalt layer approved at the Corporate Services Committee meeting on 6th of November 2023.
Path Renewals 21/22	Renewal	3260	\$269,000	\$119,000	-\$150,000	Actual savings used to address additional scope and cost increases in Woodville Road project.
Public Lighting Renewal Program 22/23	Renewal	3352	\$139,713	\$54,713	-\$85,000	
New Traffic Control Program	New	3357	\$376,796	\$291,796	-\$85,000	
Traffic Control Renewal Program 23/24	Renewal	3539	\$250,000	\$220,000	-\$30,000	

						Road project.
1b. New Dog Exercise Area at Semapaw Park	New	3526	\$51,040	\$60,040	+\$9,000	Additional scope due to community demand
AMP Reserve Furniture Renewals 2022/23	Renewal	3509	\$25,320	\$16,320	-\$9,000	Savings realised in the project
1c. Ngutungka Henley Hub	New	3372	\$5,551,453	\$5,591,453	+\$40,000	To incorporate ICT project budget within main project. To ensure equipment can be procured in line with building program.
Library Infrastructure inc. Autoloaders, Self Check RFID and People Counters	Renewal	3511	\$128,000	\$88,000	-\$40,000	
1d. Light Fleet 2023/24 - Additional Vehicle	Renewal	3515	\$1,929,466	\$1,999,466	+\$70,000	Additional vehicle is required as part of the salary package for our new Principal Technical Officer - IS.
Savings identified in the 23/24 Capital work program or borrowings increased	n/a	n/a	n/a	n/a	-\$70,000	
1e. Replacement of T1 AMS Field devices and Mobility Field App	Renewal	3393	\$101,249	\$156,249	+\$55,000	System issues caused by group logins on Android devices
Savings identified in the 23/24 Capital work program or borrowings increased	n/a	n/a	n/a	n/a	-\$55,000	

2. Capital Works Program or Annual Operating Program requiring budget or scope adjustment

Approved Projects	Project Type (Renewal, New / Upgrade)	Project Number	Approved Budget Amount	New Proposed Budget Amount	Variance	Reason for Change
2a. Public Lighting Renewal 2022/23	Renewal	3352	\$54,713	n/a	n/a	Scope adjustment to address cable fault issues which require immediate replacement.
2b. AMP Fences Wall and Bollards Renewals 2023/24	Renewal	3507	\$271,970	n/a	na/	Scope adjustments only
2c. AMP Building Renewals 2023/24	Renewal	3475	\$1,013,042	n/a	n/a	Scope adjustments only
2d. Woodville West Community Garden Fencing 2023/24	Renewal	3520	\$41,000	n/a	n/a	Scope adjustments only
2e. Corcoran Reserve basketball half-court acoustic surface 2023/24	New	3531	\$25,000	n/a	n/a	Scope adjustments only
2f. Grange Lakes Shared Use Path Stage 9	Upgrade	3469	\$550,000	\$628,425	+\$78,425	Additional funding required for minor budget shortfall to allow project to proceed into construction phase
Grange Lakes Corridor Shared Use Path - Stage 4	Upgrade	3139	247,300	\$168,875	-\$78,425	Savings in stage 4 used to support stage 9 construction
DIT State Bicycle fund income	n/a	n/a	\$200,000	n/a	n/a	Income received from DIT to

						support project
2g. Road Reconstruction Program of Works 2023/24	Renewal	3483	\$6,390,000	n/a	n/a	Scope adjustment only
2h. Path Renewal Program 2023/24	Renewal	3485	\$2,600,000	n/a	n/a	Scope adjustment only
2i. Concrete & Block Paving Footpath and Kerb and Gutter	Renewal	3286	\$239,965	\$306,749	+\$66,784	Budget allocated to the footpath defects program for 22/23.
Footpath and Kerb and Gutter Defect Program	Renewal	3478	\$1,650,000	\$1,583,216	-\$66,784	Budget reallocated to the 22/23 footpath defect program

Customer Service and Community Implications

The Capital Works and Annual Operating Program variations have arisen for a variety of reasons and involve improving or modifying service levels provided by the various assets managed by council in response to community need.

Environmental Implications

There are no environmental implications.

Community Engagement/Consultation (including with community, Council members and staff)

There is no requirement for Community Engagement or consultation.

Risk Management/Legislative Implications

There are no risk management/or legislative implications.

Conclusion

The Capital Works and Annual Operating Program variations in this report are in response to budget savings, consultation outcomes, or changed scope of works and do not require an overall change to the existing aggregated capital works and operating budget allocation for 2023/24. Amendments will be made to the relevant work plan and Asset Management Plan.

4.89 ST CLAIR RECREATION CENTRE QUARTERLY REPORT - JULY TO SEPTEMBER 2023

TO: Asset Management Committee

FROM: Property Management Officer - Nadia Nuzzo

DATE: 20 November 2023

Brief

This report provides an update on the operational status of the St Clair Recreation Centre.

Recommendation

- 1. That Council notes the YMCA's Performance Report for the July to September 2023 quarter.**
- 2. That further quarterly reports be presented to the Asset Management Committee.**

Status

This report relates to or impacts upon the following Community Plan Objectives 2020-2027.

Our Community - A strong and connected community

People embrace healthy living, physical activity and ageing well.

Our Liveability - A liveable City of great places

City assets and infrastructure are developed and enhanced on a strategic and equitable basis in collaboration with local communities and other relevant parties, including industry and government.

Our Economy - An economically thriving City

The Western Region economy is promoted through leadership and collaboration across all stakeholders and our community.

Our Leadership - A leading & transformational Local Government organisation

Our values, leadership and collaborative approach are bold and courageous and enables us to deliver value for our Community and create a leading liveable City.

Relevant Council policies are:

- Nil

Relevant statutory provisions are:

- Nil

Background

Council and the YMCA SA entered into a Management Agreement in 2019. This agreement provides for the YMCA (SA) to manage all operations of the St Clair Recreation Centre and sets out a reporting and key performance indicator structure that is reported to Council on a quarterly basis.

Previous YMCA reports can be found in the following agendas:

AM 18/02/2019, Item 3.15	AM 19/10/2020, Item 4.85
AM 18/03/2019, Item 3.26	AM 15/11/2020, Item 4.97
AM 15/04/2019, Item 3.35	AM 15/02/2021, Item 4.11
AM 20/05/2019, Item 3.49	AM 15/03/2021, Item 4.20
AM 17/06/2019, Item 3.64	AM 17/04/2021, Item 4.29
AM 15/07/2019, Item 3.74	AM 20/09/2021, Item 4.60
AM 19/08/2019, Item 3.87	AM 15/11/2021, Item 4.79
AM 16/09/2019, Item 3.102	AM 21/02/2022, Item 4.11
AM 21/10/2019, Item 3.109	AM 16/05/2022, Item 4.38
AM 18/11/2019, Item 3.125	AM 20/02/2023, Item 4.14
AM 17/02/2020, Item 4.17	AM 15/08/2022, Item 4.55
AM 16/03/2020, Item 4.28	AM 15/05/2023, Item 4.38
AM 17/08/2020, Item 4.69	AM 14/08/2023, Item 4.59

Report

Centre Management

A key reporting component of the Management Agreement with the YMCA SA is the monthly provision of collated data that is reviewed and discussed during meetings held between Council administration and the YMCA. The data is used to monitor the ongoing progress of the YMCA in relation to financial performance, utilisation, attendance, KPIs and other relevant matters. These are formally reported to Council by way of a quarterly Performance Report.

July 2023

Net profit for July was \$14,763, based on \$7,172 favourable income against the monthly budget and \$8,695 overspend on expenses against the monthly budget. Favourable income was due to some major events including Brixpo, School Sports SA and Adelaide 36ers Clinic. The overspend in expenses was due to stock purchases for the cafe, however the cafe' returned a \$7,100 increase in monthly sales due to major events.

A summary of activity is attached as **Appendix 1**. Some of the other key financial points for July were:

Income –

- Stadium recorded a favourable \$3,200 result to monthly budget due to the stadium sports deliver in increased numbers.

Expenses –

- Administration expenses recorded an unfavourable \$2,000 result to monthly budget due to the purchase of new POS computers.
- Cleaning and maintenance recorded an unfavourable \$6,400 result to budget due to \$5,600 reactive maintenance and \$2,600 unbudgeted air conditioning repair.
- Cafe' cost of goods recorded an unfavourable \$2,000 result to budget due to cost of goods increased in cafe' usage.

Total Participation/Visitation Numbers - 40,869.

August 2023

Net profit for August was \$50,619, based on \$30,626 favourable income against the monthly budget and \$12,334 overspend on expenses against the monthly budget. Favourable income was due to an increase in cafe sales \$17,500 greater than the monthly budget. Expenditure above monthly budget was accounted for by increased wages and additional costs to replenish cafe' stock.

August events included Basketball SA Finals, School Sports SA, SEDA Sports Presentation and WDBC Presentation Night.

A summary of activity is attached as **Appendix 2**. Some of the other key financial points for August were:

Income –

- Stadium recorded a favourable \$11,201 result to budget due to stadium sports and additional revenue from major events and an increase in numbers for School Sports.
- Cafe/Kiosk was \$17,500 greater than budget forecast
- Rental/Skate Hire was also \$3,755 more than anticipated for the month.

Expenses –

- Staffing and wages recorded an unfavourable \$2,585 result to budget due to an increase in hours for café.
- Café cost of goods recorded an unfavourable \$8,606 result to budget, again predominantly due to cost of goods required to deliver increased café usage.

Total Participation/Visitation Numbers - 51,790.

September 2023

Net profit for September was \$31,551, based on \$7,492 favourable income against the monthly budget and \$2,223 underspend on expenses against the monthly budget. Favourable income was due to some major events including Speed Cube Event and School Sports SA.

A summary of activity is attached as **Appendix 3**. Some of the other key financial points for September were:

Income –

- Cafe' recorded a favourable \$1,767 result to budget due to the additional sales from increased general usage of the facilities.
- Stadium recorded a favourable \$4,510 result to budget due to stadium sports delivery in increased numbers.

Expenses –

- Administration recorded a favourable \$1,204 result to budget, much of this is due to a marketing expense for advertising St. Clair Recreation Centre's Spring Sale.
- Program Expenses recorded a favourable \$3,300 result to budget due to a break in the Summer Social season providing one (1) week less of referee costs of approximately \$3,000.
- Café cost of goods recorded an unfavourable \$1,998 result to budget, again predominantly due to stock required to deliver increased café usage.

Total Participation/Visitation Numbers - 42,870.

Financial and Resource Implications

The Centre is currently \$26,000 favourable to budget to the end of the first quarter of the 2023/2024 financial year. Café income is healthy, with a result of \$25,000 favourable to budget and with many major events being held at the Centre. Memberships concluded the month with a net gain of 6 members to finish with a total of 649 members.

Audited financial statements for the year ending 2023 are attached as **Appendix 4**.

Customer Service and Community Implications

There are no customer service and community implications.

Environmental Implications

There are no environmental implications.

Community Engagement/Consultation (including with community, Council members and staff)

There is currently no Community Engagement/Consultation required.

Risk Management/Legislative Implications

There are no Risk Management or Legislative Implications identified.

Conclusion

The July to September 2023 quarter performance has improved with a profit exceeding budget which highlights an increase in participation and bookings at the Centre. It has shown that more stable and consistent COVID-19 environment has allowed the improvement to continue in the new 2023/2024 financial year and produce consistent positive financial results.

Appendices

#	Attachment
1	Appendix 1 - Monthly Report July 2023 YMCA
2	Appendix 2 - Monthly Report August 2023 YMCA
3	Appendix 3 - Monthly Report September 2023 YMCA
4	Appendix 4 - Signed Audit Report Acquittal Report FY2023

APPENDIX 1

FINANCIAL PERFORMANCE

MONTH TO DATE	ACTUAL (\$)	BUDGET (\$)	VARIANCE (\$)
INCOME	205,621	198,448	7,172
EXPENSE	190,857	182,162	(8,695)
NET PROFIT / LOSS	14,763	16,286	(1,522)

YTD PERFORMANCE

MONTH TO DATE	ACTUAL (\$)	BUDGET (\$)	VARIANCE (\$)
INCOME	205,621	198,448	7,172
EXPENSE	190,857	182,162	(8,695)
NET PROFIT / LOSS	14,763	16,286	(1,522)

CENTRE ATTENDANCE

CENTRE ATTENDANCE	
CATEGORY	JULY
Members	3,086
Visit Passes	30
Health & Fitness Programs	793
Stadium Programs	26,499
SHP / Birthday Parties	561
Events	9,900
Total Participation	40,869
	40,869

NOTES:

- July finished \$1.5k unfavourable to budget
- Membership concluded the month 664 members, 10 members behind budget
- Total booked Stadium hours were 893 hours

APPENDIX 2

FINANCIAL PERFORMANCE

MONTH TO DATE	ACTUAL (\$)	BUDGET (\$)	VARIANCE (\$)
INCOME	246,507	215,880	30,626
EXPENSE	195,887	189,552	(12,334)
NET PROFIT / LOSS	50,619	32,328	18,291

YTD PERFORMANCE

MONTH TO DATE	ACTUAL (\$)	BUDGET (\$)	VARIANCE (\$)
INCOME	452,128	414,329	37,798
EXPENSE	386,745	365,715	(21,029)
NET PROFIT / LOSS	65,382	48,614	16,768

CENTRE ATTENDANCE

CENTRE ATTENDANCE		
CATEGORY	JULY	AUGUST
Members	3,086	3,134
Visit Passes	30	75
Health & Fitness Programs	793	1,014
Stadium Programs	26,499	46,565
SHP / Birthday Parties	561	202
Events	9,900	800
Total Participation	40,869	51,790
	92,659	

NOTES:

- July finished \$16.7k favourable to budget
- Membership concluded the month 643 members, 31 members behind budget
- Stadium competition teams finished at 346, 2 teams behind budget

APPENDIX 3

FINANCIAL PERFORMANCE

MONTH TO DATE	ACTUAL (\$)	BUDGET (\$)	VARIANCE (\$)
INCOME	209,917	202,425	7,492
EXPENSE	178,365	180,589	2,223
NET PROFIT / LOSS	31,551	21,835	9,715

YTD PERFORMANCE

MONTH TO DATE	ACTUAL (\$)	BUDGET (\$)	VARIANCE (\$)
INCOME	662,045	616,754	45,290
EXPENSE	565,111	546,305	(18,805)
NET PROFIT / LOSS	96,934	70,449	26,484

CENTRE ATTENDANCE

CENTRE ATTENDANCE			
CATEGORY	JULY	AUGUST	SEPTEMBER
Members	3,086	3,134	3,055
Visit Passes	30	75	88
Health & Fitness Programs	793	1,014	1,041
Stadium Programs	26,499	46,565	38,244
SHP / Birthday Parties	561	202	192
Events	9,900	800	250
Total Participation	40,869	51,790	42,870
		135,529	

NOTES:

- Month finished \$9.7k favourable to budget
- Membership concluded the month 649 members, 30 members behind budget
- Stadium competition teams finished at 365, 19 teams ahead of budget

APPENDIX 4

INDEPENDENT AUDIT REPORT TO THE CITY OF CHARLES STURT (THE COUNCIL)

We have audited the accompanying special purpose financial report of the Young Men's Christian Association of South Australia Inc. St Clair Recreation Centre, comprising the Profit and Loss Report for the period 1 July 2022 to 30 June 2023. The Young Men's Christian Association of South Australia Inc. is responsible for the preparation of the financial report and the information contained therein and has determined that the accruals basis of accounting is consistent with the reporting requirements of the Council. We have conducted an independent audit of the financial report in order to express an opinion to the Council on its preparation and presentation and whether the funding has been used in accordance with the funding contract. No opinion is expressed as to whether the accounting policies are appropriate to the needs of the Council.

The financial report has been prepared for the Council. We disclaim any assumption of responsibility for any reliance on this report or on the financial report to which it relates to any person other than the Council, or for any purpose other than that for which it was prepared.

Our audit has been conducted in accordance with Australian Auditing Standards. Our procedures included examination of evidence supporting the amounts and other disclosures in the financial report. These procedures have been undertaken to form an opinion as to whether, in all material respects, the financial report is presented fairly in accordance with the related funding contract with the Council. There is no requirement to apply any Accounting Standards and other mandatory professional reporting requirements.

The opinion expressed in this report has been formed on the above basis.

Audit Opinion

In our opinion:

- i) The accompanying special purpose financial report presents fairly the results of the Young Men's Christian Association of South Australia Inc. St Clair Recreation Centre for the period 1 July 2022 to 30 June 2023.
- ii) The Young Men's Christian Association of South Australia Inc. St Clair Recreation Centre has managed funds received, and has kept accounts and records in respect of the funds, in accordance with accounting principles generally applied in commercial practice and as required by law.
- iii) The organisation's records indicate that it has complied with its obligations in respect of the income and expenditure of the Young Men's Christian Association of South Australia Inc. St Clair Recreation Centre.

Signed at Adelaide this 24th day of August, 2023.



William Buck
ABN 38 280 203 274



G. W. Martinella
Partner

St Clair Recreation Centre

Profit and Loss Report for year ended 30th June 2023

	<u>Jul 22 - Jun 23</u>	<u>Budget</u>	<u>\$ Over Budget</u>
Ordinary Income/Expense			
Income			
Centre Income	2,469,849.04	1,992,783.63	477,065.41
Total Income	<u>2,469,849.04</u>	<u>1,992,783.63</u>	<u>477,065.41</u>
Gross Profit	2,469,849.04	1,992,783.63	477,065.41
Expense			
Salaries & Wages	761,668.63	736,170.50	25,498.13
Administration Expense	142,122.62	117,262.80	24,859.82
Non Operational Expense	72,881.00	74,783.88	-1,902.88
Program Expense	199,002.42	255,018.56	-56,016.14
Management Expense	156,702.96	156,702.96	0.00
Operations Expense	227,698.48	204,633.55	23,064.93
Cleaning & Maintenance Expense	157,469.27	130,640.00	26,829.27
Staffing Expense	20,153.03	17,835.86	2,317.17
COGS Expense	377,105.61	217,600.00	159,505.61
Total Expense	<u>2,114,804.02</u>	<u>1,910,648.11</u>	<u>204,155.91</u>
Net Ordinary Income	355,045.02	82,135.52	272,909.50
Other Income/Expense			
Other Expense			
Profit Loss Share	177,522.51	41,067.77	136,454.74
Total Other Expense	<u>177,522.51</u>	<u>41,067.77</u>	<u>136,454.74</u>
Net Other Income	177,522.51	41,067.77	136,454.74
Net Income	<u>177,522.51</u>	<u>41,067.75</u>	<u>136,454.76</u>



Name: David Paterson

Office held: CEO

Date: 23rd August 2023

4.90 WEST BEACH SURF LIFE SAVING CLUB REDEVELOPMENT - CONSTRUCTION UPDATE

TO Asset Management Committee

FROM: Coordinator Open Space & Property Projects - Richard Hughes

DATE: 20 November 2023

Brief

This report provides an update on the West Beach Surf Life Saving Club redevelopment construction stage in accordance with the recommendation to Council in July 2022 (refer CL 25/07/22, Confidential Item 11.08). The redevelopment is funded by the State Government, Council and the Club using a funding model mirrored throughout South Australia for similar surf lifesaving clubroom redevelopments.

Recommendation

- 1. That the report be received and noted.**

Status

This report relates to or impacts upon the following Community Plan Objectives 2020-2027.

Our Community - A strong and connected community

In our City no one gets left behind; everyone has access to quality resources, services, programs, information and social infrastructure to fully participate in their community. Charles Sturt is made up of strong and vibrant communities; we celebrate our identity; heritage and cultural diversity. People feel a sense of belonging, inclusion and social connectedness.

People embrace healthy living, physical activity and ageing well.

Our Liveability - A liveable City of great places

A well-designed urban environment that is adaptive to a diverse and growing City. City assets and infrastructure are developed and enhanced on a strategic and equitable basis in collaboration with local communities and other relevant parties, including industry and government.

Support diverse events and experiences that bring people together and contribute to the history, culture and vitality of our neighbourhoods.

Enhance the diversity of open spaces to create innovative, accessible and flexible community spaces.

Our Environment - An environmentally responsible & sustainable City

Greenhouse gas emissions significantly reduce, and we adapt to our changing climate. Charles Sturt is recognised as a leading partner and educator pursuing a sustainable future with our community.

We advocate for the protection of our coastal areas and enhancing biodiversity along our coast.

Our Economy - An economically thriving City

Businesses and industry sectors continue to grow and diversify.

Our businesses and community have the skills for success to realise job opportunities.

Our Leadership - A leading & progressive Local Government organisation

Our values, leadership and collaborative approach are bold and courageous and enables us to deliver value for our Community and create a leading liveable City.

We provide excellence in customer experience by ensuring our customers are at the heart of everything we do.

We care about our people ensuring we support, develop and motivate our workforce to meet Community needs with capability and confidence.

The management of our city is progressive, responsive and sustainable to ensure a united and unique place for future generations.

Open and accountable governance.

Relevant Council policies are:

- Sporting and Community Clubs Policy

Relevant statutory provisions are:

- Community Land Management Plan
- Crown Lands Act

Background

The West Beach Surf Lifesaving Club (WBSLSC) is located on Crown Land which is under Council's care, control and management. The Club is one of four surf life saving clubs situated within the City of Charles Sturt and is the final club to be upgraded within the Council area as part of the initial Plexus Report (Upgrade of Surf Life Savings Facilities in South Australia), commissioned in 2002 by Surf Lifesaving South Australia.

Report

Surf Life Saving South Australia Inc (SLSSA) formed a subcommittee the Facilities Management Group (FMG) which developed a program in 2002 to upgrade all Surf Life Savings facilities in South Australia. All clubs were classified by the project type and scope of works required. All clubs were identified as deficient and below the minimum standard required, all had maintenance and OHS&W issues ranging from minimal work required to major works. The West Beach Surf Life Savings Club (WBSLSC) was classified as requiring major works. Council's building Asset Management plan also identifies a contribution on for renewal of the WBSLSC asset in 2020/2021.

A redevelopment team was established with representatives from the FMG, WBSLSC and Council to oversee the redevelopment from the initial planning stages through to on site construction. This has ensured that the essential areas indicated within the Plexus Report are incorporated and designed to maximise the club functionality to deliver emergency services component of the development and the commercial operations of the WBSLSC.

Following a competitive open tender process, a builder has taken possession of the site on 29 August 2022, The building site has been established. The demolition of the existing and construction of the new clubroom is in nearing completion with the following works completed:

- Underground electrical and plumbing services
- Pile footings
- Ground floor concrete slab
- Blockwork to ground floor
- First floor concrete slab
- Structural Steelwork
- Roof
- Building cladding

The building works scheduled over the next quarter includes:

- Internal building works
- Internal fitout
- External Landscaping

Practical completion is forecast for 30 November 2023.

Refer to **Appendix 1** for building progress photos.

Financial and Resource Implications

The construction cost of the project in its entirety is \$9,020,000 (Including building works \$8.15m, building contingency \$470k and Fit-out \$400K), with Council contributing \$1.6m towards the works.

Customer Service and Community Implications

The WBSLC is a highly valued service organisation, offering emergency services, community facilities and a popular café stop along the coast park. The Club membership is growing and the Clubroom serves as a hub for community activities. It is anticipated that the redevelopment of the clubrooms will contribute significantly to strengthening these strong existing community connections.

Environmental Implications

The current location of the WBSLSC is now suitable for its future activities as the existing rock wall has been replaced and designed to take into account predicted sea level rises over the next 50 years.

Community Engagement/Consultation (including with community, Council members and staff)

The redevelopment has received full Development Approval prior to any building works commencing on site. The Project Working Party formed by Surf Lifesavings SA and the WBSLSC have confirmed that the local community, Ward Councillors and directly affected residents have been contacted and consulted before finalising the design.

Risk Management/Legislative Implications

Council presently has a valid Community Land Management Plan for the portion of affected community land (Coastal Reserve, West Beach, refer CL 10/09/18, Item 6.90). The redevelopment of the clubroom in this proposed location is consistent with the endorsed Management Plan, as one of the key objectives for the management of the land states:

To facilitate the provision of surf lifesaving operations including, (but not necessarily limited to): storage; commercial activities; community activities; dining/liquor licensing; training and beach patrol.

Conclusion

The West Beach SLSC clubroom is currently under redevelopment in accordance with the Plexus Funding Model and the relevant development approval. Council has made allowances within its 2022/2023 budget to contribute \$1.6m towards the \$9,020,000 redevelopment.

The final stages of the redevelopment is nearing completion with Practical completion scheduled for 30 November 2023.

Appendices

#	Attachment
1	Appendix 1 - Progress photos - West Beach SLSC Redevelopment

APPENDIX 1

City of Charles Sturt
West Beach SLSC Upgrade 2022/2023

Concept Plan



Previous Building



Demolition Commences September 2022







Demolition Complete September 20, 2022



Site Preparation prior to Footing works October 10 2022



Piling complete ready for capping beam November 2022



Bulking Out for Piled footings 15/12/2022





Lower Ground Footing works – January 2023



Lower Ground Concrete Slab – February 2023



Lower Ground Blockwork – March 2023



Structural Steel Completion August 2023



External Concrete works November 2023

4.91 GLENEAGLES RESERVE STORMWATER DETENTION PROJECT STAGE 1 UPDATE

TO: Asset Management Committee

FROM: Coordinator Engineering Projects - Murali K.G Kumarapuram-Ganapathi

DATE: 20 November 2023

Brief

Gleneagles Reserve stormwater detention project has been identified as a high priority project in the west Lakes stormwater Management plan. The engineering and landscaping design is nearing completion and this report provides a status update on the project.

Recommendation

1. That the report is received and noted.
2. That a Development Application be lodged and processed, seeking approval to remove five regulated and significant trees located in Gleneagles Reserve, Seaton.
3. That Council support continued funding of the project through the 2024-25 budget process.
4. That Council endorse the project progressing to the procurement phase.
5. That Council note the concept plan will be presented to the community for comments.
6. That quarterly status reports be submitted to the Asset Management Committee once construction works have commenced.

Status

This report relates to or impacts upon the following Community Plan Objectives 2020-2027.

Our Liveability - A liveable City of great places

City assets and infrastructure are developed and enhanced on a strategic and equitable basis in collaboration with local communities and other relevant parties, including industry and government.

Enhance the diversity of open spaces to create innovative, accessible and flexible community spaces.

Our Leadership - A leading & progressive Local Government organisation

The management of our city is progressive, responsive and sustainable to ensure a united and unique place for future generations.

Relevant Council policies are:

- Asset Management Policy
- West Lakes Stormwater Catchment Management Plan
- Community Land Management Plan - Gleneagles Reserve

Relevant statutory provisions are:

- Local Government Act 1999

Executive Summary

The report provides a status update on the proposed expansion and upgrade of the stormwater detention basin in Gleneagles Reserve, Seaton and seeks Council's endorsement to progress to the next stages of the project. The project aims to address the recurrent stormwater flooding in the areas west of the reserve.

Background

The West Lakes Stormwater Management Plan (SMP) was endorsed by Council in April 2022 (Item 4.21 Asset Management Committee, 19 April 2022). The SMP was subsequently endorsed by the Stormwater Management Authority and gazetted by the South Australia government. The SMP recommends a prioritised action plan for flood mitigation in the catchment.

Flood mitigation in the Meakin Terrace sub catchment around Leven Avenue and Tapleys Hill Road Seaton was identified as a high priority project in the SMP. The SMP recommended increasing the capacity of the of the existing stormwater basin in Gleneagles Reserve, Seaton to reduce the frequency of flooding in Leven Avenue, Tapleys Hill Road (between Grange Road and Ballater Avenue), Wilford Avenue, Prior Avenue and adjoining areas in Seaton.

Council engaged Tonkin (engineering consultant) in 2021 to develop a concept plan for upgrading the detention basin in Gleneagles Reserve. The concept plan design recommended that stormwater detention be upgraded in two stages:

Stage 1 - expanding the existing detention basin in the passive recreational areas of the reserve (also known as Gleneagles outer reserve). Report recommended stage 1 works be undertaken immediately taking in to consideration current flooding risks. Hydraulic modelling for stage 1 is based on existing development and rainfall patterns (2022 scenario).

Stage 2 - Additional detention to be construction to be constructed beneath the rugby oval and the car park by 2040 (approximately) for predicted flooding based on development and climate change (sea level rise and changes in rainfall patterns) in the year 2070. Stage 2 works will require activities at the rugby pitch to be re-located for 12 -24 months.

Report

Tonkin (Engineering consultant) was engaged to in early 2023 to develop the detailed engineering plans for Gleneagles Reserve Stormwater Detention Stage 1 project. Council's Landscape Architect was engaged to develop the landscaping and planting plan in coordination with Tonkin.

Soil investigation and detailed tree assessments were completed to inform the detailed engineering design and scope of works.

Gleneagles Reserve has well established trees along its perimeter. Following internal consultation process it was decided not to remove the existing trees along Leven Avenue, Ailsa Street and Dumfries Avenue and retain the current streetscape and visual barrier for residents facing the detention basin. This decision resulted in significant reduction in the available detention volume in stage 1. The foot print of the proposed detention basin was then revised to include other outer areas of the reserve that were originally excluded in the scope to increase the capacity of the detention basin to meet the volume requirements for stage 1 (**Appendix 1**).

During the revision of the design staff engaged Symatree (Arboriculture consultant) to undertake a tree survey report across the site. The tree survey by Symatree (consultant) found several trees in the existing stormwater detention basin to be in average to poor condition (**Appendix 2**). Nearly all of the trees in the basin footprint will need to be removed to achieve the desired stormwater detention volumes. **Appendix 3** identifies the trees to be removed.

A total of 165 trees are proposed to be removed including the following;

- Tree 52 - *Eucalyptus caldocalyx* (Sugar Gum) – Regulated tree in fair health and poor structural condition
- Tree 119 – *Phoenix canariensis* (Date Palm) – Significant tree in good health and good structural condition
- Tree 122 – *Phoenix canariensis* (Date Palm) – Regulated tree in good health and good structural condition
- Tree 125 – *Phoenix canariensis* (Date Palm) – Regulated tree in good health and good structural condition
- Tree 303 – *Eucalyptus camaldulensis* (River Red Gum) – Regulated tree in good health and good structural condition

The report seeks Council's endorsement for removal of the regulated and significant trees and that an application for Development Approval be submitted to initiate the tree removal process.

A total of 200 or more trees of suitable species will be planted in the basin or surrounding area, a net gain of 35 or more trees.

Tonkin have completed 90% detailed engineering design plans ready for procurement of the construction works, project outputs include the following; (**Refer Appendix 1**)

- Expansion and deepen in of existing stormwater basin in Gleneagles Reserve (outer) along the west side of the reserve facing Leven Avenue and along the north facing Dumfries Avenue to create a total detention volume of 7995 cubic metres.
- Retention of reserve trees along Ailsa Avenue opposite the playground and along Leven Avenue.

- Realigning Ailsa Avenue entrance to car park, removal of existing earthen mound between existing car park entrance way and Leven Avenue to gain additional detention volume.
- Removal of old basket ball ring behind club rooms to gain additional detention volume (a new basket ball ring was recently added to the Gleneagles playground).
- Vertical 'gabion walls' along the car park and club room building to increase detention volume.
- A large stormwater pit and weir in Dumfries Avenue to divert stormwater high flows from Dumfries Avenue main drain to the detention basin.
- A stormwater pump station to pump stormwater from the basin back in to Dumfries Avenue main drain. The pump station is designed to empty the basin in 24 hours after a rain event in the sub catchment has ceased.
- A low flow channel along the gabion wall to allow minor rain events to discharge efficiently and to keep majority of the basin as dry as possible.

Project Outcome

Once completed Gleneagles Stormwater Detention Stage 1 project will significantly reduce the frequency and depth of flood waters in and around Leven Avenue, Tapleys Hill Road just west of the reserve. It will also reduce (to a lesser extent) the frequency and depth of flood water in and around Wilford and Prior Avenues, Seaton. **Appendix 4** shows the project outcomes including reduction in property flooding, flood maps pre project, post project and a difference in depth map for 20% AEP* (also known as 5 year ARI **) and 1% AEP (also known as 100 year ARI) .

AEP: Annual Exceedance probability

ARI: Average Recurrence interval

Project Delivery Time frame

Detailed engineering and landscaping plans are well progressed and are expected to be completed by mid November 2023.

Procurement for construction is scheduled to occur between November 2023 and February 2024.

Construction is scheduled to occur between March 2024 and June 2025 (some components of work are weather dependent and the existing detention has to remain active). Updates regarding construction timeline will be reported at a future quarterly report after construction has commenced.

Financial and Resource Implications

Stormwater flood mitigation in the West Lakes stormwater catchment has been identified as a high priority in the SMP and a prioritised action plan is identified in Council's long term financial plan.

The total cost of detailed design, civil and landscaping construction is \$3,543,000. Being a multi year project the expenditure is anticipated to be as per the table below.

Council has already approved funds for concept and detailed design in 2022-23 and detailed design and commencement of construction in 2023-24.

Council was successful in receiving grant funding of \$1,051,436 from Disaster Ready Stage 1 funding (refer Item 4.72 Asset Management Committee, 16 October 2023).

Council also applied for grant funding from the Stormwater Management Authority in May 2023. The Board of the SMA deferred its decision to consider the application until further project details were made available to the SMA (e.g. detailed engineering design was further progressed). Staff are continuing to liaise with the office of the SMA regarding the status of the project and providing cost updates. It is anticipated that grant application will be reconsidered by the SMA in December 2023. The outcomes of the future grant application will be presented to Council in a future report.

Funding Partner	2023-24	2024-25	Total	Comments
City of Charles Sturt	\$630,000	\$1,861,564	\$2,491,564	
Disaster Ready Funding Stage 1	\$1,051,436	\$0	\$1,051,436	Maximum 50% of Design and Construction costs
Stormwater Management Authority	TBA	TBA		Maximum of 50% of funding net of other grants funding. Some cost exclusions apply such as Council's Project Management and in house costs.
	\$1,681, 436	\$1,861,564	\$3,543,000	

Customer Service and Community Implications

Civil construction projects of this nature will have Customer Service and Community implications. Customers likely to be impacted during construction include members of the Woodville Rugby club, users of the reserve and rugby oval, residents living in streets fronting the project site.

Council project team and the contractors project team will be responsible to protectively address any customer issues.

Customer Service charter and past performance of contractors is an important aspect of the procurement process and tender evaluation team will take all steps to ensure appropriate level of service is provided.

Environmental Implications

Heritage Assessment

Stenhouse Heritage (consultant) was engaged to conduct a desktop assessment of Aboriginal and European heritage and cultural of significance reserve. The risk of impacting aboriginal heritage site (s), object (s) or remains during construction Gleneagles Reserve stormwater detention stage 1 has been assessed as very low (existing basin area) and low risk (basin expansion areas).

The risk of impacting European heritage site(s) or artefacts of significance during construction has been assessed as very low risk. The report includes a risk assessment process and provides management guidelines on heritage and cultural matters if encountered for the project during construction.

Tree Assessment

Symatree (consultant) was engaged to undertake a comprehensive survey of trees in the reserve. The survey report was considered in detail by the Project team and the final design was based on a balance between flood mitigation, tree retention, canopy cover and street amenity objectives .

Groundwater

Groundwater in the reserve is very shallow and saline. It is likely groundwater will impact construction activities especially in the lower end of the basin and it will be managed using appropriate procedures.

Dust and erosion management during construction could pose an environmental challenge that will be managed during construction.

Community Engagement/Consultation (including with community, Council members and staff)

The project manager and community engagement officer met with the President of the Woodville Rugby Club in December 2022, to provide an update on the project and how it may impact the club and its members.

Consultation with the local community was undertaken from 13 December 2022 to 6 February 2023, to enable adequate time for feedback on the Gleneagles Reserve stormwater management proposal.

A community session was held on Saturday 21 January 2023, where over 45 people attended to provide their feedback. We received 16 submissions online.

74% of the respondents used the Reserve a few times a week or more

Majority of the respondents used the reserve to exercise or walk (73%), socialise and relax (53%), walk the dog (46%) or to play in the playground (40%)

74% respondents were either aware of flooding issues in Seaton and experienced flooding in their street

93% of the respondents understood the need for stormwater detention (the proposed stage 1 project) in the reserve.

Summary of Community engagement feedback is included in **Appendix 5**.

Feedback showed that many supported the management of stormwater in the area based on personal flooding experiences (12 households have flooded in the last 5 years). The location of the detention (Gleneagles Reserves) was also supported, as long as users of the park could still continue to utilise the space as they do now for dog walking and other activities.

As part of the engagement process we also sought additional feedback on what community would like to see in the reserve for future consideration as at the time it was anticipated that the detention basin would impact the adjacent equipment in the reserve depending on requirements for tree retention .

Some of the feedback themes included;

- Trees and shade
- Public toilet
- Drink fountain
- able Setting and
- Native vegetation

Gleneagles Reserve is classified as a District Sportsground in the Charles Sturt Open Space Strategy. The Open Space Strategy provides future direction for improvements to landscaping and biodiversity through the development of habitat and native landscapes. The final design does now not impact the play equipment within the reserve and the current endorsed Open Space Strategy does not propose any new works in Gleneagles reserve. The feedback and suggestions made through the community consultation will now be considered separately as part of future budget proposal to council, informed through the annual budget process.

Staff will engage with the local community and seek feedback on the final concept plan in **Appendix 1** as the design phase of the project is closed out.

Risk Management/Legislative Implications

A Safety in Design report has been prepared by Tonkin. In addition a comprehensive risk management plan will be developed to identify potential risks associated with the project.

The risk management plan will include strategies for risk mitigation, contingency planning and on going monitoring throughout the project life cycle. Some of the key risks to consider include:

- Weather related delays
- Risks associated with working in a live detention basin
- Service alterations
- Soil classification
- Latent conditions
- Design risks
- Budget over runs
- Community and stakeholder concerns.

Conclusion

Stormwater flood mitigation in the area west of Gleneagles Reserve is a high priority. Modelling has recommended that the capacity of the existing stormwater detention basin be improved to reduce the frequency of flooding in the sub catchment. Engineering and landscaping design for the stage 1 of the project is nearing completion and the report seeks Council support to progress the project to the next stages.


Appendices

#	Attachment
1	Appendix 1 - Gleneagles Reserve - Main Features
2	Appendix 2 - Gleneagles Reserve - Tree Survey Report - Symatree
3	Appendix 3 - Gleneagles Proposed Tree Removal plan
4	APPENDIX 4 - Gleneagles Reserve Outcomes
5	Appendix 5 - Gleneagles Reserve - Community Engagement Summary Report

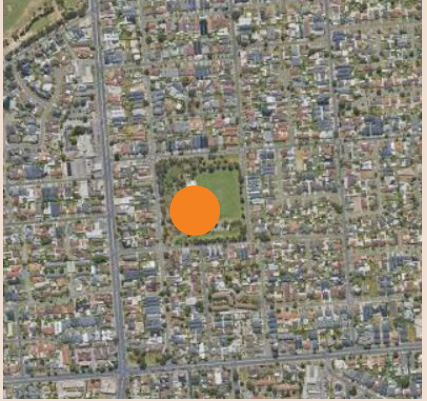
APPENDIX 1

- 1 Inlet and Pump
- 2 Stairs
- 3 Gabion Wall
- 4 New Carpark Entry
- 5 Play Space to be retained
- 6 Basketball area to be removed

— Current basin
 - - Proposed basin

 Existing trees to be retained

 New Trees



site plan

not to scale
 10.2023



GLENEAGLES RESERVE SEATON STORMWATER DETENTION STAGE 1 - MAIN FEATURES



APPENDIX 2

SYMATREE



Gleneagles Reserve Tree Survey

Report prepared for

Mr Mark Hannan
Strategic Planner – Open Space Environmental Management
Open Space Policy and Planning
City of Charles Sturt
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Report prepared by

Sam Cassar

Cert. (Hort), Dip. (Hort), Dip (Arb), B.App. Sc (Hort), Grad. Dip. Design (Land.)

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Introduction

Instructions

Symatree Pty Ltd was commissioned by City of Charles Sturt to assess all trees located within the reserve due to storm water infrastructure up grades

My brief was to undertake the following:

- Assess the general health and structure of the trees;
- Determine the classification of the trees under the Codes of Planning and Design;
- Determine the Tree Protection and Structural Root Zones as applicable; and
- Recommend the immediate and ongoing management of the trees deemed worthy of retention.

Site Visit

Site inspections were conducted on the 4, 5 and 6 October 2022.

Limitations

This report is limited to the time and method of inspection. The trees were inspected from ground level only. Neither a climbing inspection or a below-ground investigation was performed. No soil or plant material samples were taken for laboratory analysis.

This report reflects the state of the trees as found on the day. Any changes to site conditions or surrounds, such as construction works undertaken after the inspection, may alter the findings of the report.

The inspection period to which this report applies is three months from the date of the site visit, on the basis that current site conditions remain unchanged.

Date of Report

This report was written on the 16 and 18 October 2022

Scope of this report

This report is concerned only with those trees identified on the aerial images referred to as Maps 1 - 4.

Pruning requirements for the subject trees is beyond the scope of this report.

Methodology

Tree Schedule

For each tree the following information was collected. This information is recorded in the tree schedule (included as Appendix A).

Tree (Identifier Number - No) and Location

Each tree's location is identified using its unique identifier number. The identifier numbers used in the tree schedule correspond with those included as part of the site plan referred to as Figure 1.

Species

Tree names are provided as botanical names only.

Tree Height

Height is estimated and recorded as follows:

- Less than 5 metres
- 5 – 10 metres
- 10 – 20 metres
- Greater than 20 metres

Trunk Diameter at Breast Height and Base

An actual measure of trunk diameter at breast height (1.4 metres from ground) and base are provided for each tree within the study area deemed worthy of retention. The measurements are taken in accordance with the Australian Standard for the Protection of Trees on Development Sites (AS 4970)

Structure

Overall structure is rated using one of the following categories:

- Good: Trees that are typical of the species with a structure that is free from notable defects fall within this category. Some maintenance pruning may be identified as required for subject trees/ shrubs that fall within this category.
- Fair: This category includes those trees that may have one or more of the following structural defects: minor bark inclusions, co-dominant leaders, minor trunk wounding or decay, branches that are overextended or end weighted, poor pruning history, leaning trunk, unbalanced canopy, moderate epicormic growth or a history of minor branch failures. Remedial and/or maintenance pruning is typically identified as required to address these structural issues.
- Poor: This category includes those trees that may have one or more of the following structural defects: co-dominant leaders with major bark inclusions, major bark inclusions present within the canopy, dieback to a significant proportion of the canopy, a history of major branch failure, a severely leaning trunk, extensive decay or wounding, excessive end-weighted and over-extended branches, excessive epicormic growth, root damage or the tree instability. Remedial and/or maintenance pruning typically will not address these structural issues identified in this category. Generally, removal is the only available option.

Methodology (cont)

Health

The health and condition of a tree/ shrub is determined by its overall appearance, foliage colour, density, vigour and the presence/ absence of pests and diseases within the crown. Specifically, tree health and condition is categorised as one of the following:

- **Good:** This category includes trees that are growing vigorously, have no or only minor pest or disease infestation, only a small amount of dead wood present within the canopy, and good aesthetic appeal.
- **Fair:** This category includes trees with moderate growth rate, foliage density and vigour, moderate pest or disease infestation, minor growing tip dieback, a moderate amount of dead wood, and where aesthetic appeal is lacking and other stress factors are present.
- **Poor:** This category includes trees with low growth rate, poor foliage density and vigour, dieback to a significant proportion of the canopy, a high level of pest or disease infestation, a large amount of dead wood within the canopy, and that lacks aesthetic appeal and/or have other signs of severe stress.

Tree Retention Rating

- **Very High:** The tree is an outstanding example of the species and it should be retained at all costs.
- **High:** The tree is a mature specimen in fair to good condition with a useful life expectancy of at least 10 years, is suitable to the site and should be retained in a new development.
- **Moderate:** The tree is a semi-mature or mature specimen, in fair to good condition that is suitable for retention; however, is located such that its loss would not have a significant impact on the landscape.
- **Low:** The tree is likely to be juvenile or in decline and could be retained; however design changes are not considered worthwhile to retain a tree in this category.
- **None:** The tree should be removed irrespective of a design as it is in severe decline, hazardous or dead.

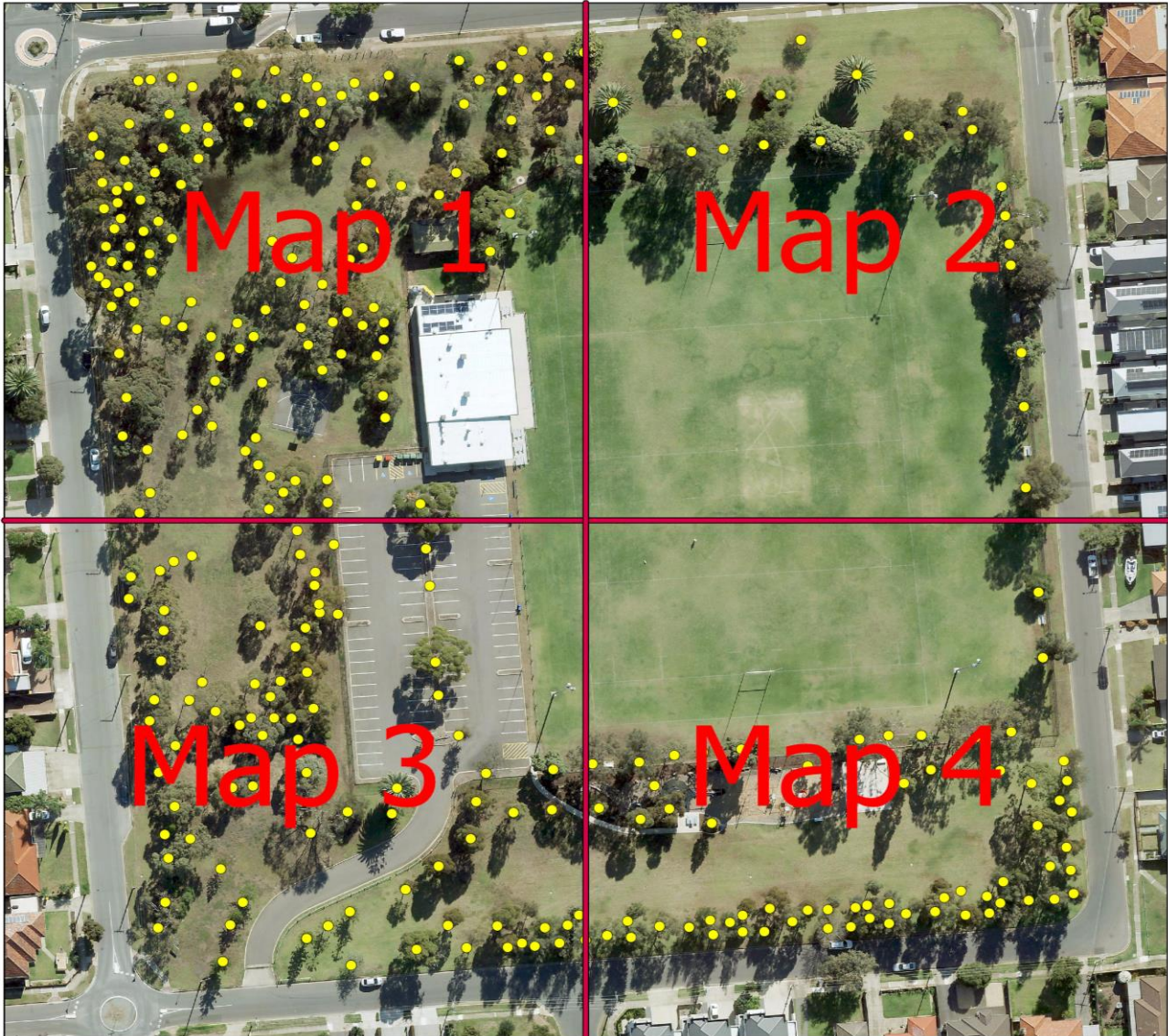
Comments

The principle observations for some of the trees surveyed are contained in this section of the tree schedule.

Findings

Subject Sites

In total 312 trees were assessed as part of this survey. The approximate locations of the trees assessed are identified on the aerial images below. The main findings from the survey are as follows:



Aerial image indicating the locations of those trees assessed.

Map 1 - Gleneagles Reserve



Map 2 - Gleneagles Reserve



Map 3 - Gleneagles Reserve



Map 4 - Gleneagles Reserve



Findings (cont)

Species

The trees surveyed are dominated by native species. Species mix is broken down as follows:

Acacia longifolia	1
Araucaria heterophylla	13
Casuarina cunninghamiana	77
Corymbia citriodora	1
Corymbia ficifolia	1
Corymbia maculate	24
Cupressus macrocarpa	1
Eucalyptus camaldulensis	69
Eucalyptus cladocalyx	5
Eucalyptus leucoxyton	56
Eucalyptus macrocarpa	28
Eucalyptus sp.	8
Eucalyptus spathulate	1
Eucalyptus stricklandii	4
Eucalyptus torquate	1
Fraxinus oxycarpa	2
Hakea laurina	1
Lagunaria patersonii	7
Melaleuca armillaris	4
Melaleuca nesophila	3
Phoenix canariensis	4
Pittosporum undulatum	1

Tree Health and Structure

3 trees have been identified as being dead and 32 trees are in poor health. The remaining trees have identified as having good to fair health.

43 trees have been identified as having poor structure. The remaining trees have been identified to be in fair to good structure.

Tree Retention Rating

In total 22 trees have none and 82 trees have a low retention rating or 26% of those trees surveyed. These trees should be removed and if possible replaced to allow the development to proceed as proposed.

176 trees have a moderate retention rating or 56% of total trees surveyed. These trees could be removed to allow the development to proceed as proposed.

31 trees have high and 2 trees very high retention rating or 10% of those trees surveyed. Consideration should be given to retain as many of these trees as possible.

Regulatory Status

Trees 2, 5, 17, 28, 35, 36, 40,43, 52, 122, 125, 134, 207 and 303, 14 trees in total have been identified as regulated with trunk circumferences between 2 – 3 metres when measured one metre from ground.

Trees 31, and 119, 2 trees in total have been identified as significant with trunk circumferences greater 3 metres when measured one metre from ground.

Project Considerations

All remaining trees have trunk circumferences less than two metres when measured one metre above ground or are considered an exempt species or within 10 metres of the nearest dwelling and are therefore not subject to planning controls under the current provisions of the Development Act.

Tree Removals

In total 25% of trees assessed have been recommended for removal. These trees are in either dead, in structural decline and/or severe declining health. These trees include: 9, 18, 25, 37, 38, 42, 49, 51, 52, 89, 97, 104, 116, 123, 124, 138, 145, 147, 151, 152, 156, 161, 173, 174, 178, 184, 188, 191, 209, 210, 211, 212, 216, 217, 222, 224, 226, 232, 237, 238, 239, 241, 250, 251, 252, 260, 262, 266, 269, 282, 287, 297, 298, 299, 308 and 315.

Only one tree identified for removal is subject to planning controls, Tree 52. This tree is identified as regulated. Development approval must be obtained before this tree can be removed.

Retentions

Consideration should be given to the retention of those trees with a high or very high retention rating trees. Individual Trees recommended for high retention include 2, 12, 17, 22, 24, 29, 33, 35, 36, 40, 43, 122, 125, 132, 134, 149, 157, 159, 160, 163, 164, 172, 182, 187, 194, 206, 207, 243, 280, 281, 303 and very high retention rating 31 and 119.

Tree Protection and Structural Root Zones (TPZs & SRZs)

A tree protection zone (TPZ) is the principal means of protecting trees on development sites. A TPZ is required to retain the critical root zone (CRZ), protect the crown and to ensure that tree health and viability is maintained. The TPZ should be maintained for the entire life of the proposed development.

Establishment of the TPZs will mean that traditional building practices (such as standard crossover construction) will need to be adapted.

The TPZ is also calculated and applied with consideration to the possible impacts that encroachments may have on a tree's health and long-term viability.

In addition to the TPZ, the structural root zones (SRZ) also need to be calculated to determine the area required to ensure tree stability. The TPZ is typically a larger area and is required to maintain a healthy viable tree.

TPZs and SRZs have been calculated according to AS4970-2009 *Protection of Trees on Development Sites* for all trees with a moderate or high retention rating. These figures have been provided in the table below:

Project Considerations (cont)

Tree Id	Species	TPZ (Metres)	SRZ (Metres)
2	Eucalyptus cladocalyx	9.42	3.01
3	Corymbia maculata	Drip line	N/A
4	Eucalyptus camaldulensis	Drip line	N/A
5	Eucalyptus cladocalyx	7.2	2.85
6	Corymbia maculata	Drip line	N/A
7	Corymbia maculata	1.32	1.45
8	Corymbia maculata	1.92	1.75
9**	Corymbia maculata	3.72	2.18
10	Lagunaria patersonii	6	2.88
11	Corymbia maculata	6.12	2.76
12	Casuarina cunninghamiana	6.36	2.81
13	Corymbia maculata	3.24	2.02
14	Araucaria heterophylla	2.04	1.91
16	Lagunaria patersonii	7.32	2.90
17	Casuarina cunninghamiana	8.28	3.15
18**	Corymbia citriodora	4.8	2.37
19	Lagunaria patersonii	4.56	2.43
20	Corymbia maculata	5.76	2.65
21	Eucalyptus stricklandii	6.12	2.61
22	Casuarina cunninghamiana	6.6	2.90
23	Melaleuca armillaris	4.8	2.74
24	Casuarina cunninghamiana	7.32	3.03
25**	Casuarina cunninghamiana	6.72	2.80
26	Lagunaria patersonii	6.84	2.92
27	Araucaria heterophylla	4.44	2.53
28	Eucalyptus cladocalyx	9	3.35
29	Casuarina cunninghamiana	6.42	2.92
30	Lagunaria patersonii	7.68	3.04
31	Casuarina cunninghamiana	13.44	3.63
32	Corymbia maculata	3	1.91
33	Casuarina cunninghamiana	6.12	2.71
34	Lagunaria patersonii	13.68	3.24
35	Casuarina cunninghamiana	8.76	3.22
36	Casuarina cunninghamiana	7.44	3.04
37**	Araucaria heterophylla	4.92	2.32
38**	Eucalyptus cladocalyx	7.44	3.00
39	Corymbia maculata	3.84	2.23
40	Casuarina cunninghamiana	7.92	3.00
41	Lagunaria patersonii	6.12	2.90
42**	Casuarina cunninghamiana	7.44	2.88
43	Phoenix canariensis	9.36	3.57
44	Eucalyptus leucoxylon	3.48	2.08
45	Eucalyptus leucoxylon	3.36	2.15
46	Eucalyptus leucoxylon	3	2.05
47	Eucalyptus leucoxylon	1.92	1.68
48	Araucaria heterophylla	2.4	1.79

Project Considerations (cont)

Tree Id	Species	TPZ (Metres)	SRZ (Metres)
49**	Araucaria heterophylla	2.52	1.82
50	Araucaria heterophylla	2.76	1.92
51**	Hakea laurina	3.24	2.25
52**	Eucalyptus cladocalyx	9.24	3.03
53	Eucalyptus leucoxyton	2.52	1.88
54	Eucalyptus camaldulensis	2.52	2.02
55	Eucalyptus leucoxyton	2.88	2.05
56	Eucalyptus leucoxyton	3	2.08
57	Corymbia maculata	1.8	1.68
58	Casuarina cunninghamiana	2.52	2.00
59	Casuarina cunninghamiana	2.28	1.94
60	Casuarina cunninghamiana	2.22	1.91
61	Casuarina cunninghamiana	2.304	1.88
62	Corymbia maculata	2.28	1.88
63	Casuarina cunninghamiana	2.64	2.01
64	Eucalyptus camaldulensis	4.08	2.41
65	Corymbia maculata	2.64	1.94
66	Corymbia maculata	3.24	2.18
67	Eucalyptus camaldulensis	3.42	2.23
68	Casuarina cunninghamiana	2.04	1.79
69	Casuarina cunninghamiana	2.64	1.97
70	Casuarina cunninghamiana	2.1	1.85
71	Casuarina cunninghamiana	1.68	1.65
72	Casuarina cunninghamiana	1.8	1.65
73	Eucalyptus leucoxyton	1.32	1.53
74	Eucalyptus leucoxyton	2.64	1.92
75	Eucalyptus leucoxyton	2.76	2.08
76	Eucalyptus camaldulensis	3	2.10
77	Eucalyptus leucoxyton	2.88	2.05
78	Fraxinus oxycarpa	3.12	2.20
79	Corymbia maculata	1.68	1.65
80	Casuarina cunninghamiana	2.16	1.91
81	Casuarina cunninghamiana	2.28	1.92
82	Casuarina cunninghamiana	2.64	2.01
83	Corymbia maculata	2.16	1.79
84	Casuarina cunninghamiana	1.8	1.75
85	Casuarina cunninghamiana	2.28	1.88
86	Corymbia maculata	2.22	1.82
87	Eucalyptus camaldulensis	3.66	2.32
88	Eucalyptus leucoxyton	2.4	1.91
89**	Eucalyptus leucoxyton	1.08	1.45
90	Eucalyptus leucoxyton	3	2.15
91	Casuarina cunninghamiana	2.4	1.98
92	Casuarina cunninghamiana	3	1.95
93	Casuarina cunninghamiana	2.28	1.88
94	Eucalyptus camaldulensis	2.76	2.08
95	Eucalyptus leucoxyton	1.8	1.65
96	Eucalyptus camaldulensis	2.28	1.91

Project Considerations (cont)

Tree Id	Species	TPZ (Metres)	SRZ (Metres)
97**	Eucalyptus leucoxyton	3.06	2.13
98	Eucalyptus torquata	3.48	2.20
99	Corymbia maculata	1.68	1.63
100	Eucalyptus leucoxyton	1.32	1.45
101	Corymbia maculata	1.2	1.45
102	Eucalyptus camaldulensis	3.48	2.20
103	Eucalyptus leucoxyton	1.8	1.68
104**	Eucalyptus camaldulensis	1.8	N/A
105	Corymbia maculata	3.84	2.32
106	Casuarina cunninghamiana	2.28	1.85
107	Casuarina cunninghamiana	2.4	1.94
108	Casuarina cunninghamiana	1.68	1.79
109	Casuarina cunninghamiana	3	2.20
110	Corymbia maculata	4.44	2.47
111	Eucalyptus leucoxyton	2.76	1.97
112	Eucalyptus camaldulensis	3	2.13
113	Corymbia maculata	2.88	2.05
114	Corymbia maculata	2.58	1.97
115	Corymbia maculata	3.12	2.08
116**	Eucalyptus leucoxyton	2.16	1.79
117	Casuarina cunninghamiana	2.16	1.82
118	Melaleuca nesophila	3.96	2.32
119	Phoenix canariensis	10.68	3.53
120	Fraxinus oxycarpa	2.76	1.97
121	Melaleuca armillaris	4.98	2.45
122	Phoenix canariensis	9.96	3.32
123**	Eucalyptus sp.	3.96	2.20
124**	Eucalyptus sp.	5.4	2.41
125	Phoenix canariensis	10.68	3.60
126	Cupressus macrocarpa	6.96	3.52
127	Eucalyptus leucoxyton	2.76	1.88
128	Eucalyptus sp.	3.6	2.15
129	Eucalyptus leucoxyton	1.92	1.65
130	Eucalyptus leucoxyton	1.92	1.75
131	Eucalyptus leucoxyton	1.68	1.61
132	Eucalyptus leucoxyton	4.56	2.34
133	Eucalyptus leucoxyton	2.4	1.85
134	Eucalyptus camaldulensis	7.44	3.03
135	Eucalyptus camaldulensis	3	2.20
136	Casuarina cunninghamiana	3.6	2.25
137	Casuarina cunninghamiana	2.4	2.13
138**	Casuarina cunninghamiana	2.28	1.91
139	Eucalyptus camaldulensis	1.56	1.61
140	Eucalyptus leucoxyton	Dripline	N/A
141	Eucalyptus camaldulensis	1.56	1.75
142	Eucalyptus camaldulensis	1.86	1.79
143	Eucalyptus camaldulensis	4.08	2.45
144	Eucalyptus leucoxyton	2.88	1.94
145**	Eucalyptus camaldulensis	1.08	1.45

Project Considerations (cont)

Tree Id	Species	TPZ (Metres)	SRZ (Metres)
146	Eucalyptus camaldulensis	3.24	2.25
147**	Acacia longifolia	6.12	2.74
148	Melaleuca armillaris	Drip line	N/A
149	Eucalyptus camaldulensis	3.84	2.39
150	Eucalyptus camaldulensis	3.36	2.20
151**	Eucalyptus leucoxyton	1.56	1.79
152**	Eucalyptus leucoxyton	2.28	1.79
153	Eucalyptus leucoxyton	4.2	2.25
154	Casuarina cunninghamiana	1.44	1.61
155	Casuarina cunninghamiana	1.44	1.65
156**	Casuarina cunninghamiana	0.96	1.40
157	Eucalyptus leucoxyton	4.32	2.32
158	Eucalyptus leucoxyton	2.88	2.05
159	Eucalyptus camaldulensis	5.28	2.65
160	Casuarina cunninghamiana	6	2.85
161**	Eucalyptus leucoxyton	3.6	2.20
162	Eucalyptus camaldulensis	3.6	2.39
163	Eucalyptus leucoxyton	3.96	2.30
164	Eucalyptus camaldulensis	3.6	2.37
165	Eucalyptus leucoxyton	1.92	1.72
166	Eucalyptus sp.	1.68	1.61
167	Eucalyptus sp.	1.56	1.53
168	Eucalyptus leucoxyton	Drip line	N/A
169	Eucalyptus leucoxyton	Drip line	N/A
170	Eucalyptus camaldulensis	2.16	1.75
171	Eucalyptus leucoxyton	3.96	2.28
172	Eucalyptus leucoxyton	4.68	2.51
173**	Pittosporum undulatum	Drip line	N/A
174**	Eucalyptus leucoxyton	3.36	2.00
176	Eucalyptus sp.	2.4	1.82
177	Eucalyptus sp.	2.64	1.91
178**	Eucalyptus sp.	1.44	1.49
179	Eucalyptus camaldulensis	3.84	2.37
180	Eucalyptus sp.	1.8	1.72
181	Eucalyptus sp.	3.36	2.41
182	Eucalyptus leucoxyton	4.56	2.41
183	Eucalyptus sp.	2.4	1.88
184**	Eucalyptus sp.	1.8	1.72
185	Eucalyptus sp.	1.56	1.61
186	Casuarina cunninghamiana	1.56	1.65
187	Eucalyptus camaldulensis	4.44	2.59
188**	Eucalyptus camaldulensis	Dead	N/A
189	Eucalyptus leucoxyton	2.22	1.85
190	Eucalyptus camaldulensis	3.6	2.23
191**	Casuarina cunninghamiana	0.96	1.45
193	Eucalyptus leucoxyton	1.08	1.40
194	Eucalyptus camaldulensis	4.32	2.45
195	Eucalyptus camaldulensis	3.3	2.25

Project Considerations (cont)

Tree Id	Species	TPZ (Metres)	SRZ (Metres)
196	Casuarina cunninghamiana	2.28	1.97
197	Casuarina cunninghamiana	2.16	1.88
198	Casuarina cunninghamiana	2.16	1.85
199	Casuarina cunninghamiana	2.34	1.91
200	Casuarina cunninghamiana	2.58	1.97
201	Casuarina cunninghamiana	2.4	1.94
202	Eucalyptus camaldulensis	2.58	1.91
203	Eucalyptus sp.	1.8	1.49
204	Eucalyptus sp.	0.6	1.15
205	Eucalyptus leucoxyton	2.88	1.91
206	Eucalyptus camaldulensis	3.36	2.34
207	Eucalyptus spathulata	11.16	3.27
208	Eucalyptus camaldulensis	2.88	1.97
209**	Araucaria heterophylla	2.88	1.97
210**	Melaleuca nesophila	3.96	2.25
211**	Eucalyptus stricklandii	5.4	2.71
212**	Araucaria heterophylla	3.12	2.13
213	Araucaria heterophylla	1.92	1.75
214	Araucaria heterophylla	2.4	1.82
215	Araucaria heterophylla	1.92	1.75
216**	Araucaria heterophylla	2.52	1.91
217**	Eucalyptus stricklandii	4.08	2.32
218	Eucalyptus stricklandii	4.08	2.53
219	Eucalyptus sp.	4.08	2.30
220	Eucalyptus sp.	3.84	2.13
221	Eucalyptus sp.	4.32	2.45
222**	Eucalyptus leucoxyton	1.38	1.40
223	Eucalyptus leucoxyton	2.4	1.85
224**	Melaleuca nesophila	3.72	2.25
225	Eucalyptus sp.	3.84	2.20
226**	Eucalyptus sp.	1.92	1.65
227	Eucalyptus camaldulensis	3.36	2.13
228	Eucalyptus sp.	2.04	1.75
229	Eucalyptus sp.	3.24	2.08
230	Eucalyptus camaldulensis	1.2	1.45
231	Eucalyptus camaldulensis	2.4	1.92
232**	Eucalyptus camaldulensis	Dead	N/A
233	Eucalyptus leucoxyton	3.72	2.37
234	Eucalyptus camaldulensis	3.24	2.05
235	Eucalyptus leucoxyton	1.92	1.68
236	Eucalyptus leucoxyton	2.52	1.57
237**	Eucalyptus sp.	4.08	2.23
238**	Casuarina cunninghamiana	1.68	1.68
239**	Casuarina cunninghamiana	Dead	N/A
240	Casuarina cunninghamiana	1.56	1.72
241**	Corymbia ficifolia	3.96	2.30
242	Eucalyptus camaldulensis	3.84	2.32
243	Eucalyptus camaldulensis	6	2.71
244	Eucalyptus camaldulensis	3.24	2.25

Project Considerations (cont)

Tree Id	Species	TPZ (Metres)	SRZ (Metres)
245	Eucalyptus sp.	4.08	2.43
246	Eucalyptus sp.	3.96	2.23
247	Eucalyptus sp.	2.64	2.08
248	Eucalyptus camaldulensis	2.76	2.00
249	Melaleuca armillaris	3.84	2.51
250**	Casuarina cunninghamiana	2.28	1.97
251**	Casuarina cunninghamiana	1.68	1.72
252**	Casuarina cunninghamiana	1.32	1.53
253	Eucalyptus sp.	3.6	2.10
254	Eucalyptus camaldulensis	3.84	2.25
255	Eucalyptus sp.	3.96	2.28
256	Casuarina cunninghamiana	2.76	1.94
257	Araucaria heterophylla	1.92	1.79
258	Eucalyptus sp.	3.24	2.08
259	Eucalyptus leucoxyton	2.64	2.00
260**	Eucalyptus sp.	1.44	1.36
261	Eucalyptus camaldulensis	3.12	2.15
262**	Casuarina cunninghamiana	2.64	1.88
263	Eucalyptus camaldulensis	3.36	2.18
264	Eucalyptus camaldulensis	3.6	2.23
265	Casuarina cunninghamiana	3.48	2.00
266**	Casuarina cunninghamiana	3.6	2.10
267	Eucalyptus sp.	2.52	1.91
268	Eucalyptus camaldulensis	2.52	2.02
269**	Casuarina cunninghamiana	1.2	1.45
270	Casuarina cunninghamiana	1.92	1.79
271	Casuarina cunninghamiana	1.56	1.53
272	Casuarina cunninghamiana	1.26	1.40
273	Eucalyptus camaldulensis	3.36	2.25
274	Eucalyptus camaldulensis	2.64	1.85
275	Eucalyptus camaldulensis	1.68	1.75
276	Eucalyptus camaldulensis	2.28	1.91
277	Eucalyptus sp.	3.6	2.23
278	Eucalyptus sp.	3.36	2.02
279	Eucalyptus sp.	2.16	1.82
280	Eucalyptus camaldulensis	3.54	2.37
281	Eucalyptus camaldulensis	4.08	2.32
282**	Eucalyptus leucoxyton	5.4	2.57
283	Eucalyptus sp.	2.76	1.98
284	Casuarina cunninghamiana	2.52	2.00
285	Casuarina cunninghamiana	2.64	2.00
286	Casuarina cunninghamiana	2.4	2.00
287**	Casuarina cunninghamiana	1.92	1.65
288	Casuarina cunninghamiana	2.04	1.75
289	Casuarina cunninghamiana	2.04	1.85
290	Eucalyptus camaldulensis	3.48	1.94
291	Eucalyptus camaldulensis	1.68	1.82
292	Eucalyptus camaldulensis	2.52	1.94

Project Considerations (cont)

Tree Id	Species	TPZ (Metres)	SRZ (Metres)
293	Casuarina cunninghamiana	2.04	1.85
294	Eucalyptus camaldulensis	3.72	2.45
295	Casuarina cunninghamiana	3.12	2.23
296	Casuarina cunninghamiana	2.4	1.97
297**	Eucalyptus camaldulensis	5.52	2.57
298**	Eucalyptus camaldulensis	3.12	2.25
299**	Eucalyptus camaldulensis	dripline	N/A
300	Eucalyptus camaldulensis	4.8	2.51
301	Casuarina cunninghamiana	4.2	2.49
302	Eucalyptus camaldulensis	4.8	2.61
303	Eucalyptus camaldulensis	8.04	3.06
304	Eucalyptus camaldulensis	4.2	2.43
305	Casuarina cunninghamiana	6.36	2.53
306	Eucalyptus camaldulensis	3.6	2.32
307	Eucalyptus camaldulensis	2.76	2.10
308**	Eucalyptus leucoxylon	5.04	2.39
309	Eucalyptus sp.	3	2.13
310	Eucalyptus leucoxylon	3.96	2.37
311	Eucalyptus leucoxylon	4.8	2.41
312	Eucalyptus camaldulensis	2.52	1.91
313	Eucalyptus leucoxylon	2.28	1.79
314	Eucalyptus camaldulensis	2.52	1.97
315**	Casuarina cunninghamiana	0.72	1.15
316	Casuarina cunninghamiana	1.08	1.45

Project Considerations (cont)

Trees can tolerate some encroachment into their calculated respective TPZs by an estimated 10% according to AS4970-2009. No encroachment into the calculated SRZ is recommended. If the level of encroachment is to exceed the recommended 10% threshold then tree sensitive construction measures must be utilised to ensure tree health and stability are maintained for those trees considered worth of retention. Tree sensitive construction measures have been specified in following sections of this report.

Prior to the Start of Works

Contractors and trade staff must be informed by the site supervisor and project arborist to take precautions when working within the designated SRZs and TPZs, to prevent tree damaging activity occurring at and below ground level.

Allowances should be made in the project budget for tree sensitive construction techniques and protection measures. This should include the appointment and subsequent site visits and monitoring by an arborist.

The relevant contractors should meet with the project arborist on site prior to works commencing to discuss all aspects of the project that may impact the subject tree.

Tree Protection Measures

Protective fencing must be erected around those trees that are deemed worthy of retention that will be impacted by the proposed works, to the full extent, if possible, of the TPZ radius. A tree protection fence should be designed to be robust and withstand easy movement or ingress. Chain mesh fencing, temporary fencing panels or solid hoarding are all good examples (Figure 2). Noted existing vehicle and pedestrian access must always be maintained within the TPZ areas. If the TPZ radius exceeds the existing verge area then the total verge area should be fenced.



Figure 2: Indicative TPZ fencing

The following should be prohibited within a SRZ and TPZ for all trees deemed worth of retention (adapted from AS 4970-2009):

- built structures or hard landscape features (i.e. paving, retaining walls)
- materials storage (i.e. equipment, fuel, building waste or rubble)
- soil disturbance (i.e. stripping or grade changes)
- excavation works including soil cultivation (specifically surface-dug trenches for underground utilities)
- placement of fill
- lighting of fires
- preparation of chemicals, including preparation of cement products
- pedestrian or vehicular access (i.e. pathways) unless they are already present.

Project Considerations (cont)

Include the following procedures in setting up and maintaining any TPZ (adapted from AS 4970-2009):

- erect warning signs at regular intervals along the entire length of any protective TPZ fencing
- construct TPZ fencing to prevent construction worker access into the protected area.

Tree Sensitive Construction Techniques

To reduce any potential impacts from the development activities that may occur within the respective TPZs for those trees worthy of retention the following measures must be adhered to at all times.

Paths, Placement and Construction

Traditional construction methods are likely to cause a significant damage to existing trees. Design work will be required to mitigate impacts to trees or modify the locations. Some options for new path or crossover locations may include:

- Building above natural grade using porous paving;
- Utilizing a bridging structure over the root zones of trees designated worthy of retention;
- Moving the paths and or crossovers so no encroachment into SRZ occurs and any encroachment within the TPZ area is less than 10%;
- Utilising existing crossovers and paths where possible;
- Undertaking non-root destructive excavation to identify the size and location of tree roots, modify locations/designs such to the location of roots identified.
- Identifying and removing lower value trees to accommodate the paths/crossovers and avoid higher value trees.
- Any hard surfacing within the TPZs should be minimised and/or designed to be porous. No encroachment into the designated SRZ is permitted. This allows for water exchange between the soil and a continuous exchange of air with the atmosphere, thereby maintaining a high soil oxygen level. Avoiding the SRZs will ensure tree stability.
- All paving must be constructed using a no dig method. Finished surfaces would have to be paved using permeable paving materials such as Eco Pave, Perma pave or similar.
- Subbase materials used should be uniformly graded aggregate between 5 – 7 mm to ensure there are adequate pore spaces between particles to allow for air and moisture movement. There should be no fines particles in the mix. Compaction should be to the minimum level required to support the intended load.

Excavation

Any excavation that is to occur within any of the designated TPZs greater than the 10% allowable encroachment must use non-invasive methods such as air-spade, hyro-vac or hand digging.

Excavation within any of the designated TPZs should be carried out under the supervision of the project arborist to identify roots critical to tree stability. The following should be adhered to for proper management of the root zone:

Project Considerations (cont)

Underground Services

The following should guide underground service installation:

- Existing services running through the SRZ/TPZ areas must be re-used or the service relocated outside of these areas.
- If installation of new underground services within the TPZ areas is absolutely unavoidable, only non-invasive methods, such as directional boring, hydro vac, air spade or hand digging should be used. Trenching by machinery should not be used under any circumstances.
- The installation of new underground services must avoid the designated SRZs.
- Manual excavation should be carried out under the supervision of the project arborist to identify roots critical to tree stability.

Site Access and Storage

Machinery movements on to and from the subject site should occur via existing paths and driveway outside the designated TPZs of the subject trees if possible.

If the access point for any construction vehicle or machinery passes over unsealed areas of the TPZ areas then ground protection measures such as load bearing boards/plates must be used on top of the existing surfaces. The ground protection measures may need to be designed by an engineer to accommodate the likely load.

A defined storage area for building materials and hazardous chemicals and a wash out area should be marked out away from any of the designated TPZs of the subject trees.

Root Zone Management

The following should be adhered to for proper management of the root zone:

- All structural roots, (roots with a diameter greater than 30 millimetres), encountered within or outside of the recommended TPZs, should be retained if possible.
- If root pruning is required the root should be uncovered by hand digging and severed by a pruning saw or secateurs. Roots encountered outside of the TPZs by a backhoe or other machinery should also be uncovered by hand digging. Backhoes, other machinery or blunt instruments should not be used for this purpose.
- Roots are to be cut to a lateral root where possible. All root pruning should be undertaken by a qualified arborist.
- Backfill the excavation as soon as possible, and water the soil around the roots, to avoid leaving air pockets.
- Run-off from construction activities must be directed away from the entire TPZ areas.

Conclusion

In total 312 trees were assessed as part of this survey.

In total 25% of trees assessed have been recommended for removal. These trees are in either dead, in structural decline and/or severe declining health. These trees include: 9, 18, 25, 37, 38, 42, 49, 51, 52, 89, 97, 104, 116, 123, 124, 138, 145, 147, 151, 152, 156, 161, 173, 174, 178, 184, 188, 191, 209, 210, 211, 212, 216, 217, 222, 224, 226, 232, 237, 238, 239, 241, 250, 251, 252, 260, 262, 266, 269, 282, 287, 297, 298, 299, 308 and 315.

Only one tree identified for removal is subject to planning controls, Tree 52. This tree is identified as regulated. Development approval must be obtained before this tree can be removed.

176 trees have a moderate retention rating or 56% of total trees surveyed. These trees could be removed to allow the development to proceed as proposed.

Consideration should be given to the retention of the remaining trees. However, this is subject to ongoing future management by Council, design options and the use of tree sensitive construction measures outlined as part of this report are incorporated into the future design and construction of the potential works adjacent to these trees as part of the proposed project.

Thank you for the opportunity in providing this report. Should you require further information, please do not hesitate in contacting me.

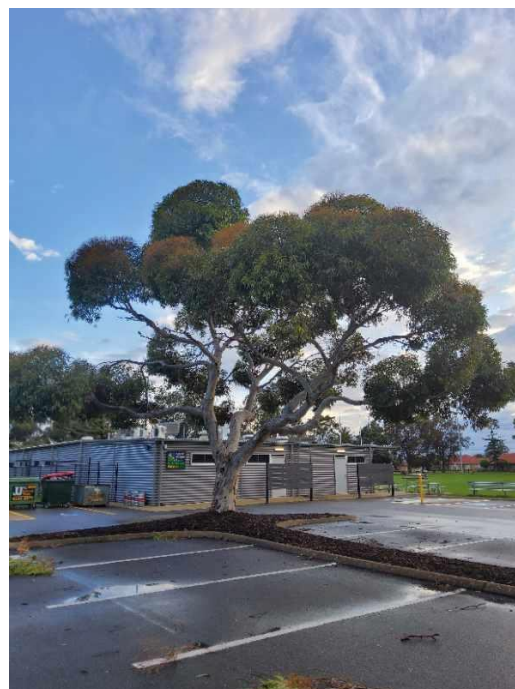


Sam Cassar

Appendix A

Tree Schedule

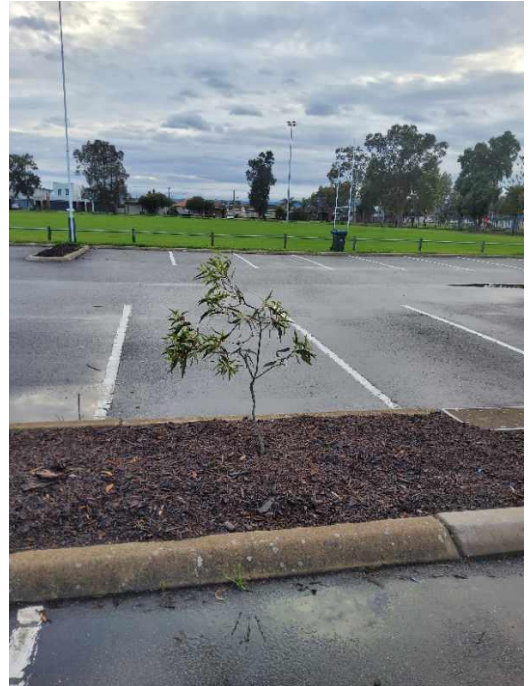
Tree ID	2
Species	<i>Eucalyptus cladocalyx</i>
Tree Height	10-20m
Circumference	2080mm
Diam Base	800mm
Diam Breast Ht	785mm
Health	Good
Structure	Fair
Regulated Status	Regulated Tree
Retention Status	High
Comments	Medium sized mature specimen with high vigour and fair structure. No defects identified.



Tree ID	3
Species	<i>Corymbia maculata</i>
Tree Height	less than 5m
Circumference	NA
Diam Base	NA
Diam Breast Ht	NA
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	Young specimen with high vigour and good structure.



Tree ID	4
Species	<i>Eucalyptus camaldulensis</i>
Tree Height	less than 5m
Circumference	
Diam Base Diam	
Breast Ht	
Health	Fair
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	Young specimen with moderate vigour and fair structure.



Tree ID	5
Species	<i>Eucalyptus cladocalyx</i>
Tree Height	10-20m
Circumference	2200mm
Diam Base	700mm
Diam Breast Ht	600mm
Health	Good
Structure	Fair
Regulated Status	Regulated Tree
Retention Status	Moderate
Comments	Medium sized mature specimen with high vigour and fair structure. No defects identified.



Tree ID	6
Species	<i>Corymbia maculata</i>
Tree Height	less than 5m
Circumference	
Diam Base Diam	
Breast Ht	
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small semi-mature specimen with high vigour
and good structure.	



Tree ID	7
Species	<i>Corymbia maculata</i>
Tree Height	less than 5m
Circumference	350mm
Diam Base	140mm
Diam Breast Ht	110mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	Small semi-mature specimen with high vigour
and good structure.	



Tree ID	8
Species	<i>Corymbia maculata</i>
Tree Height	5-10m
Circumference	520mm
Diam Base	220mm
Diam Breast Ht	160mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small semi-mature specimen with high vigour and good structure.



Tree ID	9
Species	<i>Corymbia maculata</i>
Tree Height	5-10m
Circumference	1000mm
Diam Base	370mm
Diam Breast Ht	310mm
Health	Poor
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	None
Comments	Medium sized mature specimen with low vigour and fair structure. Crown dieback.



Tree ID	10
Species	Lagunaria patersonii
Tree Height	5-10m
Circumference	1850mm
Diam Base	720mm
Diam Breast Ht	500mm
Health	Good
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Medium sized mature specimen with high vigour and fair structure. No defects identified.



Tree ID	11
Species	Corymbia maculata
Tree Height	10-20m
Circumference	1670mm
Diam Base	650mm
Diam Breast Ht	510mm
Health	Fair
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Medium sized mature specimen with fair vigour and fair structure. Some canopy deadwood .No defects identified.



Tree ID	12
Species	Casuarina cunninghamiana
Tree Height	10-20m
Circumference	1800mm
Diam Base	680mm
Diam Breast Ht	530mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	High
Comments	Medium sized mature specimen with high vigour and good structure. No defects identified.



Tree ID	13
Species	Corymbia maculata
Tree Height	5-10m
Circumference	800mm
Diam Base	310mm
Diam Breast Ht	270mm
Health	Fair
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	Medium sized mature specimen with low vigour and fair structure. Thinning crown. No defects identified.



Tree ID	14
Species	<i>Araucaria heterophylla</i>
Tree Height	5-10m
Circumference	630mm
Diam Base	270mm
Diam Breast Ht	170mm
Health	Fair
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	Small mature specimen with moderate vigour and fair structure. Basal wound.



Tree ID	16
Species	<i>Lagunaria patersonii</i>
Tree Height	10-20m
Circumference	2400mm
Diam Base	730mm
Diam Breast Ht	610mm
Health	Good
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Medium sized mature specimen with high vigour and fair structure. No defects identified.



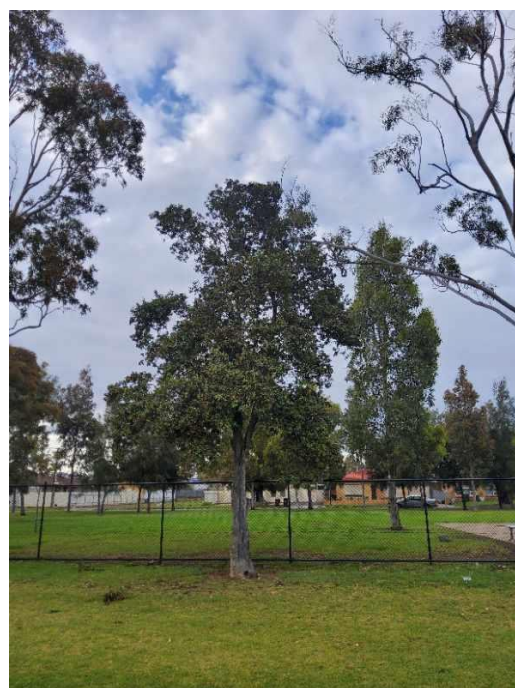
Tree ID	17
Species	<i>Casuarina cunninghamiana</i>
Tree Height	10-20m
Circumference	2270mm
Diam Base	890mm
Diam Breast Ht	690mm
Health	Good
Structure	Fair
Regulated Status	Regulated Tree
Retention Status	High
Comments	Medium sized mature specimen with high vigour and fair structure. No defects identified.



Tree ID	18
Species	<i>Corymbia citriodora</i>
Tree Height	10-20m
Circumference	1330mm
Diam Base	450mm
Diam Breast Ht	400mm
Health	Poor
Structure	Poor
Regulated Status	Not subject to planning controls
Retention Status	None
Comments	Medium sized mature specimen with low vigour and poor structure. Trunk wounding.



Tree ID	19
Species	<i>Lagunaria patersonii</i>
Tree Height	5-10m
Circumference	1270mm
Diam Base	480mm
Diam Breast Ht	380mm
Health	Fair
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Medium sized mature specimen with moderate vigour and fair structure. No defects identified.



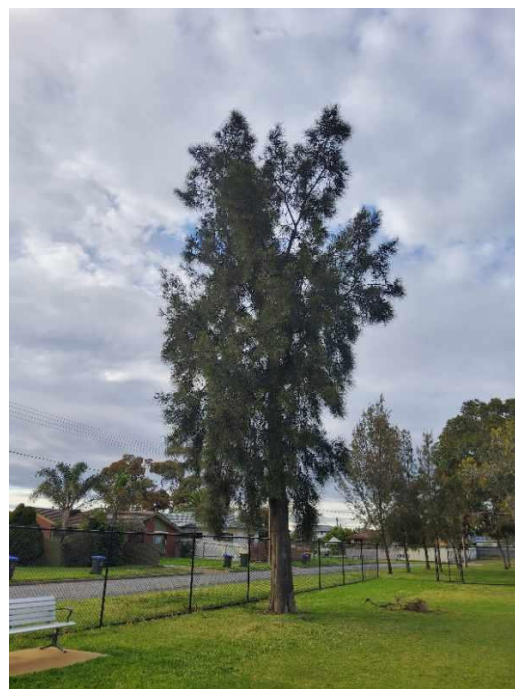
Tree ID	20
Species	<i>Corymbia maculata</i>
Tree Height	10-20m
Circumference	1550mm
Diam Base	590mm
Diam Breast Ht	480mm
Health	Fair
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Medium sized mature specimen with moderate vigour and fair structure. No defects identified.



Tree ID	21
Species	<i>Eucalyptus stricklandii</i>
Tree Height	5-10m
Circumference	1440mm
Diam Base	570mm
Diam Breast Ht	510mm
Health	Fair
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Medium sized mature specimen with moderate vigour and fair structure. Minor deadwood.



Tree ID	22
Species	Casuarina cunninghamiana
Tree Height	10-20m
Circumference	1820mm
Diam Base	730mm
Diam Breast Ht	550mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	High
Comments	Medium sized mature specimen with high vigour and good structure.



Tree ID	23
Species	Melaleuca armillaris
Tree Height	5-10m
Circumference	1500mm
Diam Base	640mm
Diam Breast Ht	400mm
Health	Fair
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Medium sized mature specimen with moderate vigour and fair structure.



Tree ID	24
Species	Casuarina cunninghamiana
Tree Height	10-20m
Circumference	1960mm
Diam Base	810mm
Diam Breast Ht	610mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	High
Comments	Mature specimen with high vigour and good structure.



Tree ID	25
Species	Casuarina cunninghamiana
Tree Height	10-20m
Circumference	1990mm
Diam Base	670mm
Diam Breast Ht	560mm
Health	Good
Structure	Poor
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Mature specimen with high vigour and poor structure. Central leader missing.



Tree ID 26
Species *Lagunaria patersonii*
Tree Height 10-20m
Circumference 1990mm
Diam Base 740mm
Diam Breast Ht 570mm
Health Good
Structure Fair
Regulated Status Not subject to planning controls
Retention Status Moderate
Comments Mature specimen with high vigour and fair structure.



Tree ID 27
Species *Araucaria heterophylla*
Tree Height 10-20m
Circumference 1300mm
Diam Base 530mm
Diam Breast Ht 370mm
Health Fair
Structure Fair
Regulated Status Not subject to planning controls
Retention Status Moderate
Comments Mature specimen with moderate vigour and fair structure.



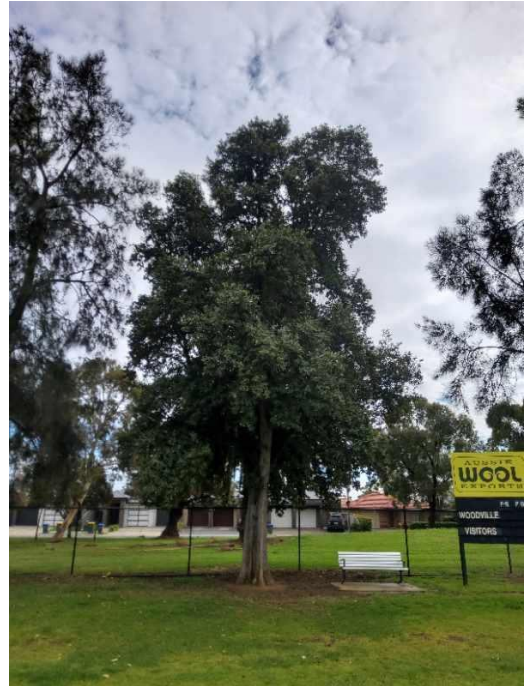
Tree ID	28
Species	<i>Eucalyptus cladocalyx</i>
Tree Height	10-20m
Circumference	2960mm
Diam Base	1030mm
Diam Breast Ht	750mm
Health	Good
Structure	Fair
Regulated Status	Regulated Tree
Retention Status	Moderate
Comments	Mature specimen with moderate vigour and fair structure. Two basal wounds. History of failures.



Tree ID	29
Species	<i>Casuarina cunninghamiana</i>
Tree Height	10-20m
Circumference	1820mm
Diam Base	740mm
Diam Breast Ht	535mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	High
Comments	Mature specimen with high vigour and good structure.



Tree ID	30
Species	<i>Lagunaria patersonii</i>
Tree Height	10-20m
Circumference	2140mm
Diam Base	820mm
Diam Breast Ht	640mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Medium sized mature specimen with high vigour and good structure. No defects identified.



Tree ID	31
Species	<i>Casuarina cunninghamiana</i>
Tree Height	10-20m
Circumference	3420mm
Diam Base	1250mm
Diam Breast Ht	1120mm
Health	Good
Structure	Good
Regulated Status	Significant Tree
Retention Status	Very High
Comments	Large sized mature specimen with high vigour and good structure. No defects identified.



Tree ID	32
Species	<i>Corymbia maculata</i>
Tree Height	5-10m
Circumference	720mm
Diam Base	270mm
Diam Breast Ht	250mm
Health	Fair
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with moderate vigour and fair structure. No defects identified.



Tree ID	33
Species	<i>Casuarina cunninghamiana</i>
Tree Height	10-20m
Circumference	1620mm
Diam Base	620mm
Diam Breast Ht	510mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	High
Comments	Mature specimen with moderate vigour and good structure. No defects identified.



Tree ID	34
Species	<i>Lagunaria patersonii</i>
Tree Height	10-20m
Circumference	2800mm
Diam Base	950mm
Diam Breast Ht	1140mm
Health	Good
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Mature specimen with moderate vigour and good structure. No defects identified.



Tree ID	35
Species	<i>Casuarina cunninghamiana</i>
Tree Height	10-20m
Circumference	2420mm
Diam Base	940mm
Diam Breast Ht	730mm
Health	Good
Structure	Good
Regulated Status	Regulated Tree
Retention Status	High
Comments	Mature specimen with high vigour and good structure. No defects identified.



Tree ID	36
Species	Casuarina cunninghamiana
Tree Height	10-20m
Circumference	2080mm
Diam Base	820mm
Diam Breast Ht	620mm
Health	Good
Structure	Good
Regulated Status	Regulated Tree
Retention Status	High
Comments	Mature specimen with high vigour and good structure. No defects identified.



Tree ID	37
Species	Araucaria heterophylla
Tree Height	10-20m
Circumference	1400mm
Diam Base	430mm
Diam Breast Ht	410mm
Health	Fair
Structure	Poor
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	Mature specimen with moderate vigour and poor structure. Basal wound on the western side up to 2.1m.



Tree ID	38
Species	<i>Eucalyptus cladocalyx</i>
Tree Height	10-20m
Circumference	1980mm
Diam Base	790mm
Diam Breast Ht	620mm
Health	Fair
Structure	Poor
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	Mature specimen with moderate vigour and poor structure. Basal wound up to 1.8m encompassing 70% of the circumference.



Tree ID	39
Species	<i>Corymbia maculata</i>
Tree Height	5-10m
Circumference	1060mm
Diam Base	390mm
Diam Breast Ht	320mm
Health	Fair
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Mature specimen with moderate vigour and fair structure.



Tree ID	40
Species	Casuarina cunninghamiana
Tree Height	10-20m
Circumference	2080mm
Diam Base	790mm
Diam Breast Ht	660mm
Health	Fair
Structure	Fair
Regulated Status	Regulated Tree
Retention Status	High
Comments	Mature specimen with high vigour and good structure.



Tree ID	41
Species	Lagunaria patersonii
Tree Height	10-20m
Circumference	20110mm
Diam Base	730mm
Diam Breast Ht	510mm
Health	Good
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Mature specimen with high vigour and fair structure.



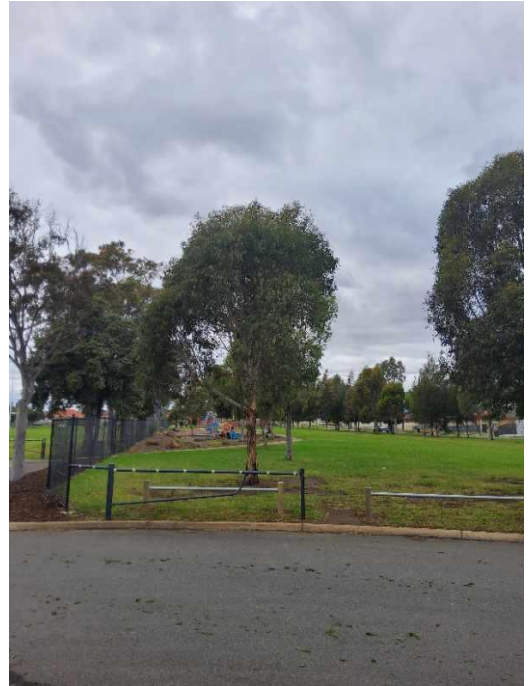
Tree ID	42
Species	Casuarina cunninghamiana
Tree Height	10-20m
Circumference	1920mm
Diam Base	720mm
Diam Breast Ht	620mm
Health	Fair
Structure	Poor
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Mature specimen with moderate vigour and poor structure. Central leader removed.



Tree ID	43
Species	Phoenix canariensis
Tree Height	10-20m
Circumference	2650mm
Diam Base	1200mm
Diam Breast Ht	780mm
Health	Good
Structure	Good
Regulated Status	Regulated Tree
Retention Status	High
Comments	Mature specimen with high vigour and good structure.



Tree ID	44
Species	Eucalyptus leucoxylon
Tree Height	5-10m
Circumference	800mm
Diam Base	330mm
Diam Breast Ht	290mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure.



Tree ID	45
Species	Eucalyptus leucoxylon
Tree Height	5-10m
Circumference	900mm
Diam Base	360mm
Diam Breast Ht	280mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure.



Tree ID	46
Species	Eucalyptus leucoxylon
Tree Height	5-10m
Circumference	850mm
Diam Base	320mm
Diam Breast Ht	250mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure.



Tree ID	47
Species	Eucalyptus leucoxylon
Tree Height	5-10m
Circumference	520mm
Diam Base	200mm
Diam Breast Ht	160mm
Health	Fair
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	Small mature specimen with moderate vigour and fair structure.



Tree ID	48
Species	<i>Araucaria heterophylla</i>
Tree Height	5-10m
Circumference	660mm
Diam Base	230mm
Diam Breast Ht	200mm
Health	Fair
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	Small mature specimen with moderate vigour and fair structure. Trunk wounding.



Tree ID	49
Species	<i>Araucaria heterophylla</i>
Tree Height	5-10m
Circumference	620mm
Diam Base	240mm
Diam Breast Ht	210mm
Health	Poor
Structure	Poor
Regulated Status	Not subject to planning controls
Retention Status	None
Comments	Small mature specimen with low vigour and poor structure. Trunk wounding.



Tree ID	50
Species	<i>Araucaria heterophylla</i>
Tree Height	5-10m
Circumference	770mm
Diam Base	275mm
Diam Breast Ht	230mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure.



Tree ID	51
Species	<i>Hakea laurina</i>
Tree Height	5-10m
Circumference	410mm
Diam Base	400mm
Diam Breast Ht	270mm
Health	Poor
Structure	Poor
Regulated Status	Not subject to planning controls
Retention Status	None
Comments	Small mature specimen with low vigour and fair structure.



Tree ID	52
Species	<i>Eucalyptus cladocalyx</i>
Tree Height	10-20m
Circumference	2400mm
Diam Base	810mm
Diam Breast Ht	770mm
Health	Fair
Structure	Poor
Regulated Status	Regulated Tree
Retention Status	Low
Comments	Mature specimen with moderate vigour and poor structure. Poor union. Basal wound. Borer activity.



Tree ID	53
Species	<i>Eucalyptus leucoxylon</i>
Tree Height	5-10m
Circumference	680mm
Diam Base	260mm
Diam Breast Ht	210mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure. No defects identified.



Tree ID	54
Species	<i>Eucalyptus camaldulensis</i>
Tree Height	5-10m
Circumference	720mm
Diam Base	310mm
Diam Breast Ht	210mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure. No defects identified.



Tree ID	55
Species	<i>Eucalyptus leucoxylon</i>
Tree Height	5-10m
Circumference	770mm
Diam Base	320mm
Diam Breast Ht	240mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure. No defects identified.



Tree ID	56
Species	<i>Eucalyptus leucoxylon</i>
Tree Height	5-10m
Circumference	800mm
Diam Base	330mm
Diam Breast Ht	250mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure. No defects identified.



Tree ID	57
Species	<i>Corymbia maculata</i>
Tree Height	5-10m
Circumference	500mm
Diam Base	200mm
Diam Breast Ht	150mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure. No defects identified.



Tree ID	58
Species	Casuarina cunninghamiana
Tree Height	5-10m
Circumference	700mm
Diam Base	300mm
Diam Breast Ht	210mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure. No defects identified.



Tree ID	59
Species	Casuarina cunninghamiana
Tree Height	5-10m
Circumference	630mm
Diam Base	280mm
Diam Breast Ht	190mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure. No defects identified.



Tree ID	60
Species	Casuarina cunninghamiana
Tree Height	5-10m
Circumference	620mm
Diam Base	270mm
Diam Breast Ht	185mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure. No defects identified.



Tree ID	61
Species	Casuarina cunninghamiana
Tree Height	5-10m
Circumference	600mm
Diam Base	260mm
Diam Breast Ht	192mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure. No defects identified.



Tree ID	62
Species	<i>Corymbia maculata</i>
Tree Height	5-10m
Circumference	630mm
Diam Base	260mm
Diam Breast Ht	190mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure. No defects identified.



Tree ID	63
Species	<i>Casuarina cunninghamiana</i>
Tree Height	5-10m
Circumference	720mm
Diam Base	305mm
Diam Breast Ht	220mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure. No defects identified.



Tree ID	64
Species	<i>Eucalyptus camaldulensis</i>
Tree Height	5-10m
Circumference	1160mm
Diam Base	470mm
Diam Breast Ht	340mm
Health	Good
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and fair structure. Failed co-dominant central leader in the upper crown.



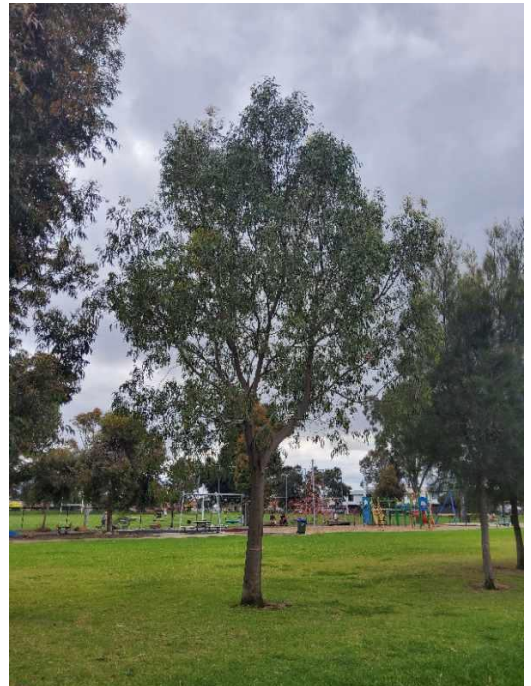
Tree ID	65
Species	<i>Corymbia maculata</i>
Tree Height	5-10m
Circumference	710mm
Diam Base	280mm
Diam Breast Ht	220mm
Health	Good
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure. No defects identified.



Tree ID	66
Species	<i>Corymbia maculata</i>
Tree Height	10-20m
Circumference	910mm
Diam Base	370mm
Diam Breast Ht	270mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure. No defects identified.



Tree ID	67
Species	<i>Eucalyptus camaldulensis</i>
Tree Height	5-10m
Circumference	970mm
Diam Base	390mm
Diam Breast Ht	285mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure. No defects identified.



Tree ID 68
 Species *Casuarina cunninghamiana*
 Tree Height 5-10m
 Circumference 550mm
 Diam Base 230mm
 Diam Breast Ht 170mm
 Health Good
 Structure Good
 Regulated Status Not subject to planning controls
 Retention Status Moderate
 Comments Small mature specimen with high vigour and good structure. No defects identified.



Tree ID 69
 Species *Casuarina cunninghamiana*
 Tree Height 10-20m
 Circumference 700mm
 Diam Base 290mm
 Diam Breast Ht 220mm
 Health Good
 Structure Good
 Regulated Status Not subject to planning controls
 Retention Status Moderate
 Comments Small mature specimen with high vigour and good structure. No defects identified.



Tree ID	70
Species	Casuarina cunninghamiana
Tree Height	5-10m
Circumference	580mm
Diam Base	250mm
Diam Breast Ht	175mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure. No defects identified.



Tree ID	71
Species	Casuarina cunninghamiana
Tree Height	5-10m
Circumference	450mm
Diam Base	190mm
Diam Breast Ht	140mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure. No defects identified.



Tree ID	72
Species	Casuarina cunninghamiana
Tree Height	5-10m
Circumference	480mm
Diam Base	190mm
Diam Breast Ht	150mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure. No defects identified.



Tree ID	73
Species	Eucalyptus leucoxylon
Tree Height	less than 5m
Circumference	370mm
Diam Base	160mm
Diam Breast Ht	110mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	Small mature specimen with high vigour and good structure. No defects identified.



Tree ID 74
Species Eucalyptus leucoxylon
Tree Height 5-10m
Circumference 700mm
Diam Base 275mm
Diam Breast Ht 220mm
Health Good
Structure Good
Regulated Status Not subject to planning controls
Retention Status Moderate
Comments Small mature specimen with high vigour and good structure. No defects identified.



Tree ID 75
Species Eucalyptus leucoxylon
Tree Height 5-10m
Circumference 770mm
Diam Base 330mm
Diam Breast Ht 230mm
Health Good
Structure Good
Regulated Status Not subject to planning controls
Retention Status Moderate
Comments Small mature specimen with high vigour and good structure. No defects identified.



Tree ID 76
Species *Eucalyptus camaldulensis*
Tree Height 10-20m
Circumference 830mm
Diam Base 340mm
Diam Breast Ht 250mm
Health Good
Structure Good
Regulated Status Not subject to planning controls
Retention Status Moderate
Comments Small mature specimen with high vigour and good structure. No defects identified.



Tree ID 77
Species *Eucalyptus leucoxylon*
Tree Height 5-10m
Circumference 800mm
Diam Base 320mm
Diam Breast Ht 240mm
Health Good
Structure Good
Regulated Status Not subject to planning controls
Retention Status Moderate
Comments Small mature specimen with high vigour and good structure. No defects identified.



Tree ID	78
Species	Fraxinus oxycarpa
Tree Height	5-10m
Circumference	830mm
Diam Base	380mm
Diam Breast Ht	260mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure. No defects identified. Fraxinus Pennsylvanica.



Tree ID	79
Species	Corymbia maculata
Tree Height	5-10m
Circumference	460mm
Diam Base	190mm
Diam Breast Ht	140mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure. No defects identified.



Tree ID	80
Species	Casuarina cunninghamiana
Tree Height	5-10m
Circumference	600mm
Diam Base	270mm
Diam Breast Ht	180mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure. No defects identified.



Tree ID	81
Species	Casuarina cunninghamiana
Tree Height	5-10m
Circumference	600mm
Diam Base	275mm
Diam Breast Ht	190mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure. No defects identified.



Tree ID	82
Species	<i>Casuarina cunninghamiana</i>
Tree Height	5-10m
Circumference	750mm
Diam Base	305mm
Diam Breast Ht	220mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure. No defects identified.



Tree ID	83
Species	<i>Corymbia maculata</i>
Tree Height	10-20m
Circumference	600mm
Diam Base	230mm
Diam Breast Ht	180mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure. No defects identified.



Tree ID	84
Species	Casuarina cunninghamiana
Tree Height	5-10m
Circumference	500mm
Diam Base	220mm
Diam Breast Ht	150mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure. No defects identified.



Tree ID	85
Species	Casuarina cunninghamiana
Tree Height	5-10m
Circumference	570mm
Diam Base	260mm
Diam Breast Ht	190mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure. No defects identified.



Tree ID	86
Species	<i>Corymbia maculata</i>
Tree Height	5-10m
Circumference	600mm
Diam Base	240mm
Diam Breast Ht	185mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure. No defects identified.



Tree ID	87
Species	<i>Eucalyptus camaldulensis</i>
Tree Height	10-20m
Circumference	1000mm
Diam Base	430mm
Diam Breast Ht	305mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure. No defects identified.



Tree ID	88
Species	Eucalyptus leucoxylon
Tree Height	5-10m
Circumference	650mm
Diam Base	270mm
Diam Breast Ht	200mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure. No defects identified.



Tree ID	89
Species	Eucalyptus leucoxylon
Tree Height	5-10m
Circumference	300mm
Diam Base	140mm
Diam Breast Ht	90mm
Health	Poor
Structure	Poor
Regulated Status	Not subject to planning controls
Retention Status	None
Comments	Small mature specimen with low vigour and poor structure.



Tree ID 90
 Species *Eucalyptus leucoxylon*
 Tree Height 5-10m
 Circumference 820mm
 Diam Base 360mm
 Diam Breast Ht 250mm
 Health Good
 Structure Good
 Regulated Status Not subject to planning controls
 Retention Status Moderate
 Comments Small mature specimen with high vigour and good structure. No defects identified.



Tree ID 91
 Species *Casuarina cunninghamiana*
 Tree Height 5-10m
 Circumference 650mm
 Diam Base 295mm
 Diam Breast Ht 200mm
 Health Good
 Structure Good
 Regulated Status Not subject to planning controls
 Retention Status Moderate
 Comments Small mature specimen with high vigour and good structure. No defects identified.



Tree ID	92
Species	Casuarina cunninghamiana
Tree Height	5-10m
Circumference	650mm
Diam Base	285mm
Diam Breast Ht	250mm
Health	Good
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure. No defects identified.



Tree ID	93
Species	Casuarina cunninghamiana
Tree Height	5-10m
Circumference	600mm
Diam Base	260mm
Diam Breast Ht	190mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure. No defects identified.



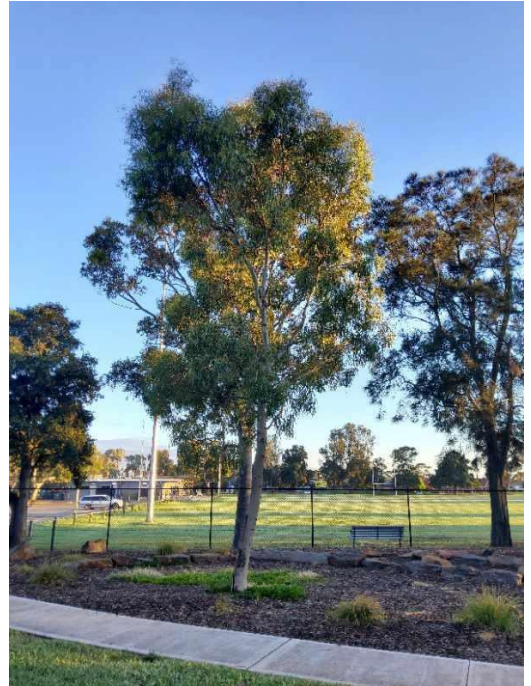
Tree ID 94
Species *Eucalyptus camaldulensis*
Tree Height 10-20m
Circumference 750mm
Diam Base 330mm
Diam Breast Ht 230mm
Health Good
Structure Good
Regulated Status Not subject to planning controls
Retention Status Moderate
Comments Small mature specimen with high vigour and good structure. No defects identified.



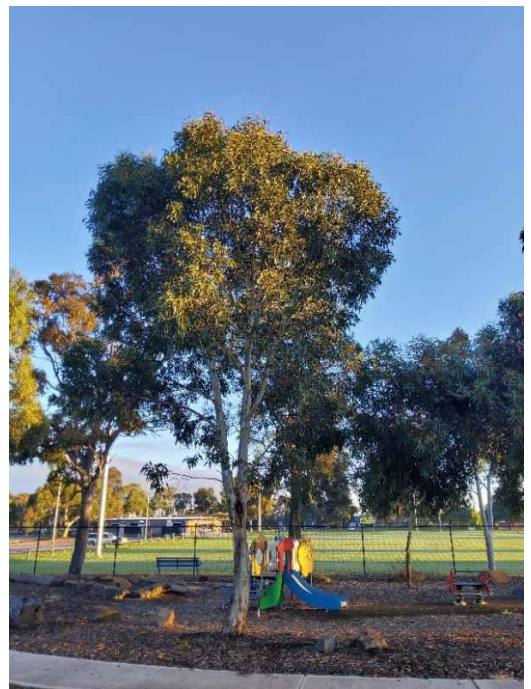
Tree ID 95
Species *Eucalyptus leucoxylon*
Tree Height 5-10m
Circumference 500mm
Diam Base 190mm
Diam Breast Ht 150mm
Health Good
Structure Good
Regulated Status Not subject to planning controls
Retention Status Moderate
Comments Small mature specimen with high vigour and good structure. No defects identified.



Tree ID	96
Species	<i>Eucalyptus camaldulensis</i>
Tree Height	5-10m
Circumference	650mm
Diam Base	270mm
Diam Breast Ht	190mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure. No defects identified.



Tree ID	97
Species	<i>Eucalyptus leucoxylon</i>
Tree Height	5-10m
Circumference	800mm
Diam Base	350mm
Diam Breast Ht	255mm
Health	Good
Structure	Poor
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	Small mature specimen with high vigour and poor structure. Co-dominant leaders with included bark.



Tree ID 98
Species *Eucalyptus torquata*
Tree Height 5-10m
Circumference 910mm
Diam Base 380mm
Diam Breast Ht 290mm
Health Good
Structure Fair
Regulated Status Not subject to planning controls
Retention Status Moderate
Comments Small mature specimen with high vigour and fair structure. No defects identified.



Tree ID 99
Species *Corymbia maculata*
Tree Height 5-10m
Circumference 480mm
Diam Base 185mm
Diam Breast Ht 140mm
Health Good
Structure Good
Regulated Status Not subject to planning controls
Retention Status Moderate
Comments Small mature specimen with high vigour and good structure. No defects identified.



Tree ID	100
Species	<i>Eucalyptus leucoxylon</i>
Tree Height	5-10m
Circumference	370mm
Diam Base	140mm
Diam Breast Ht	110mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure. No defects identified.



Tree ID	101
Species	<i>Corymbia maculata</i>
Tree Height	5-10m
Circumference	350mm
Diam Base	140mm
Diam Breast Ht	100mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure. No defects identified.



Tree ID	102
Species	<i>Eucalyptus camaldulensis</i>
Tree Height	10-20m
Circumference	980mm
Diam Base	380mm
Diam Breast Ht	290mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure. No defects identified.



Tree ID	103
Species	<i>Eucalyptus leucoxylon</i>
Tree Height	5-10m
Circumference	470mm
Diam Base	200mm
Diam Breast Ht	150mm
Health	Good
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure. No defects identified.



Tree ID	104
Species	<i>Eucalyptus camaldulensis</i>
Tree Height	less than 5m
Circumference	350mm
Diam Base	
Diam Breast Ht	
Health	Poor
Structure	Poor
Regulated Status	Not subject to planning controls
Retention Status	None
Comments	Small semi-mature specimen with low vigour and poor structure.



Tree ID	105
Species	<i>Corymbia maculata</i>
Tree Height	10-20m
Circumference	1050mm
Diam Base	430mm
Diam Breast Ht	320mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Medium sized mature specimen with high vigour and good structure. No defects identified.



Tree ID 106
 Species *Casuarina cunninghamiana*
 Tree Height 5-10m
 Circumference 600mm
 Diam Base 250mm
 Diam Breast Ht 190mm
 Health Good
 Structure Fair
 Regulated Status Not subject to planning controls
 Retention Status Moderate
 Comments Small mature specimen with high vigour and good structure. No defects identified.



Tree ID 107
 Species *Casuarina cunninghamiana*
 Tree Height 5-10m
 Circumference 650mm
 Diam Base 280mm
 Diam Breast Ht 200mm
 Health Good
 Structure Good
 Regulated Status Not subject to planning controls
 Retention Status Moderate
 Comments Small mature specimen with high vigour and good structure. No defects identified.



Tree ID 108
 Species *Casuarina cunninghamiana*
 Tree Height 5-10m
 Circumference 490mm
 Diam Base 230mm
 Diam Breast Ht 140mm
 Health Good
 Structure Good
 Regulated Status Not subject to planning controls
 Retention Status Moderate
 Comments Small mature specimen with high vigour and good structure. No defects identified.



Tree ID 109
 Species *Casuarina cunninghamiana*
 Tree Height 10-20m
 Circumference 850mm
 Diam Base 380mm
 Diam Breast Ht 250mm
 Health Good
 Structure Good
 Regulated Status Not subject to planning controls
 Retention Status Moderate
 Comments Small mature specimen with high vigour and good structure. No defects identified.



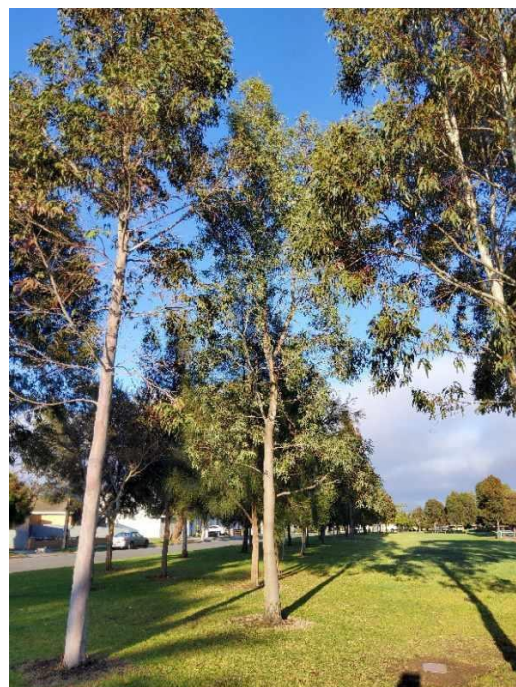
Tree ID	110
Species	<i>Corymbia maculata</i>
Tree Height	10-20m
Circumference	1270mm
Diam Base	500mm
Diam Breast Ht	370mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure. No defects identified.



Tree ID	111
Species	<i>Eucalyptus leucoxylon</i>
Tree Height	5-10m
Circumference	780mm
Diam Base	290mm
Diam Breast Ht	230mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure. No defects identified.



Tree ID	112
Species	<i>Eucalyptus camaldulensis</i>
Tree Height	10-20m
Circumference	840mm
Diam Base	350mm
Diam Breast Ht	250mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure. No defects identified.



Tree ID	113
Species	<i>Corymbia maculata</i>
Tree Height	10-20m
Circumference	800mm
Diam Base	320mm
Diam Breast Ht	240mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure. No defects identified.



Tree ID	114
Species	Corymbia maculata
Tree Height	10-20m
Circumference	700mm
Diam Base	290mm
Diam Breast Ht	215mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure. No defects identified.



Tree ID	115
Species	Corymbia maculata
Tree Height	10-20m
Circumference	850mm
Diam Base	330mm
Diam Breast Ht	260mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure. No defects identified.



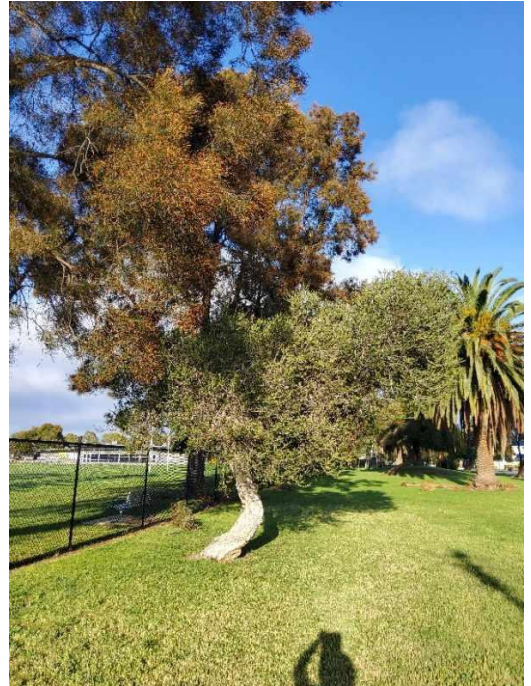
Tree ID	116
Species	<i>Eucalyptus leucoxylon</i>
Tree Height	5-10m
Circumference	630mm
Diam Base	230mm
Diam Breast Ht	180mm
Health	Poor
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	None
Comments	Small mature specimen with low vigour and fair structure.



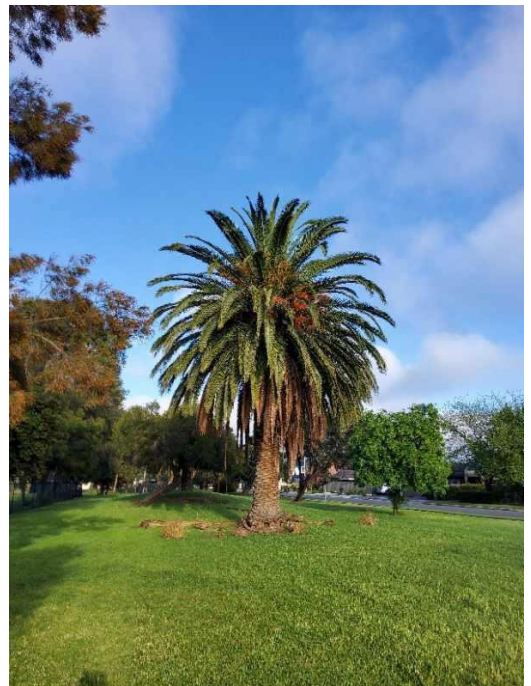
Tree ID	117
Species	<i>Casuarina cunninghamiana</i>
Tree Height	5-10m
Circumference	580mm
Diam Base	240mm
Diam Breast Ht	180mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure. No defects identified.



Tree ID 118
 Species *Melaleuca nesophila*
 Tree Height 5-10m
 Circumference 1230mm
 Diam Base 430mm
 Diam Breast Ht 330mm
 Health Fair
 Structure Fair
 Regulated Status Not subject to planning controls
 Retention Status Low
 Comments Small mature specimen with moderate vigour and fair structure. No defects identified.



Tree ID 119
 Species *Phoenix canariensis*
 Tree Height 10-20m
 Circumference 3070mm
 Diam Base 1170
 Diam Breast Ht 890mm
 Health Good
 Structure Good
 Regulated Status Significant Tree
 Retention Status Very High
 Comments Mature specimen with high vigour and good structure. No defects identified.



Tree ID	120
Species	Fraxinus oxycarpa
Tree Height	5-10m
Circumference	700mm
Diam Base	290mm
Diam Breast Ht	230mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	Small mature specimen with high vigour and good structure. No defects identified.



Tree ID	121
Species	Melaleuca armillaris
Tree Height	5-10m
Circumference	1520mm
Diam Base	490mm
Diam Breast Ht	415mm
Health	Fair
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	Small mature specimen with moderate vigour and fair structure. No defects identified.



Tree ID	122
Species	Phoenix canariensis
Tree Height	5-10m
Circumference	2750mm
Diam Base	1010mm
Diam Breast Ht	830mm
Health	Good
Structure	Good
Regulated Status	Regulated Tree
Retention Status	High
Comments	Mature specimen with high vigour and good structure. No defects identified.



Tree ID	123
Species	Eucalyptus sp.
Tree Height	10-20m
Circumference	1080mm
Diam Base	380mm
Diam Breast Ht	330mm
Health	Fair
Structure	Poor
Regulated Status	Not subject to planning controls
Retention Status	None
Comments	E. microcarpa. Tree has multiple Co-dominant leaders with included bark in the unions. High likelihood of future failure.



Tree ID	124
Species	Eucalyptus sp.
Tree Height	10-20m
Circumference	1300mm
Diam Base	470mm
Diam Breast Ht	450mm
Health	Fair
Structure	Poor
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	E. microcarpa. Co-dominant leaders with included bark. High likelihood of future



Tree ID	125
Species	Phoenix canariensis
Tree Height	10-20m
Circumference	2920mm
Diam Base	1220mm
Diam Breast Ht	890mm
Health	Good
Structure	Good
Regulated Status	Regulated Tree
Retention Status	High
Comments	Mature specimen with high vigour and good structure. No defects identified.



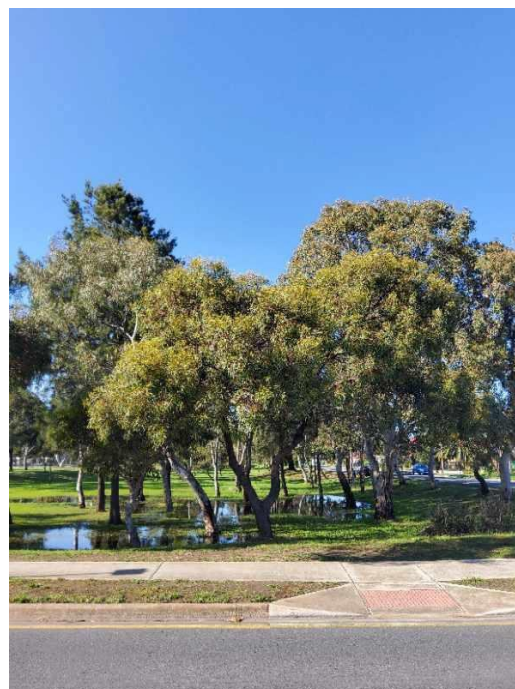
Tree ID	126
Species	Cupressus macrocarpa
Tree Height	10-20m
Circumference	2200mm
Diam Base	1160mm
Diam Breast Ht	580mm
Health	Fair
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Mature specimen with moderate vigour and fair structure.



Tree ID	127
Species	Eucalyptus leucoxylon
Tree Height	5-10m
Circumference	740mm
Diam Base	260mm
Diam Breast Ht	230mm
Health	Good
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and fair structure. No defects identified.



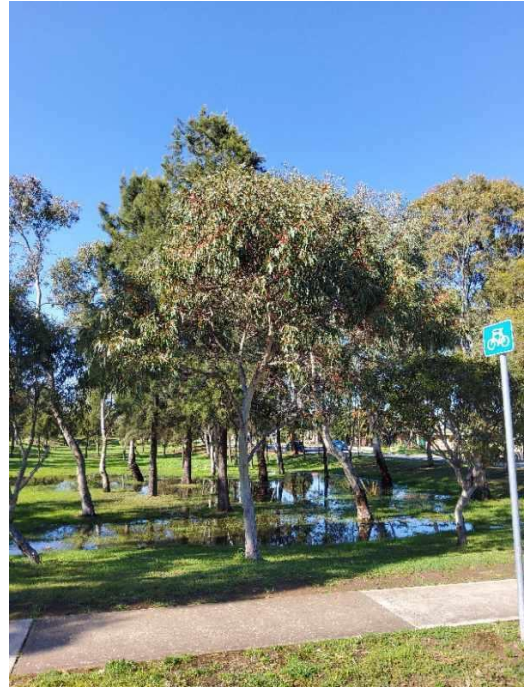
Tree ID	128
Species	Eucalyptus sp.
Tree Height	5-10m
Circumference	980mm
Diam Base	360mm
Diam Breast Ht	300mm
Health	Good
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and fair structure. No defects identified.



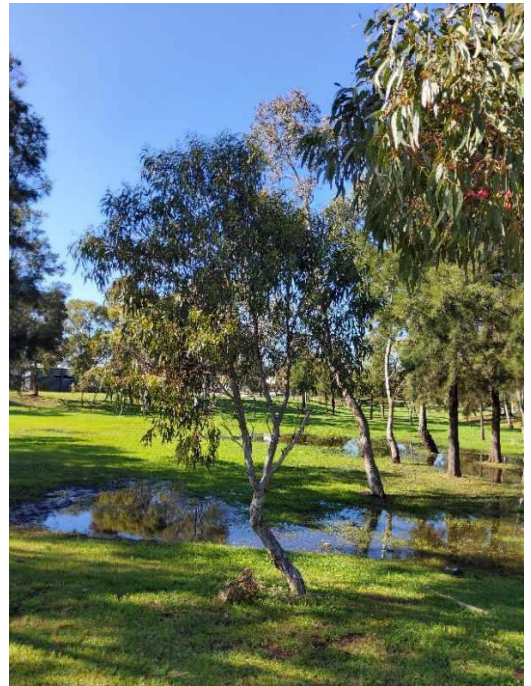
Tree ID	129
Species	Eucalyptus leucoxydon
Tree Height	less than 5m
Circumference	500mm
Diam Base	190mm
Diam Breast Ht	160mm
Health	Good
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	Small mature specimen with high vigour and fair structure. No defects identified.



Tree ID 130
 Species Eucalyptus leucoxylon
 Tree Height 5-10m
 Circumference 570mm
 Diam Base 220mm
 Diam Breast Ht 160mm
 Health Fair
 Structure Fair
 Regulated Status Not subject to planning controls
 Retention Status Moderate
 Comments Small mature specimen with moderate vigour and fair structure. No defects identified.



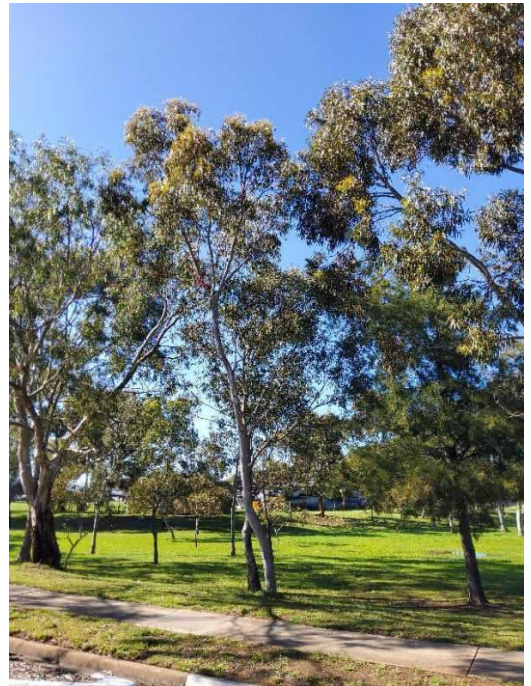
Tree ID 131
 Species Eucalyptus leucoxylon
 Tree Height less than 5m
 Circumference 480mm
 Diam Base 180mm
 Diam Breast Ht 140mm
 Health Fair
 Structure Fair
 Regulated Status Not subject to planning controls
 Retention Status Low
 Comments Small mature specimen with moderate vigour and fair structure. No defects identified.



Tree ID 132
 Species Eucalyptus leucoxylon
 Tree Height 10-20m
 Circumference 1220mm
 Diam Base 440mm
 Diam Breast Ht 380mm
 Health Good
 Structure Good
 Regulated Status Not subject to planning controls
 Retention Status High
 Comments Mature specimen with high vigour and good structure. No defects identified.



Tree ID 133
 Species Eucalyptus leucoxylon
 Tree Height 10-20m
 Circumference 670mm
 Diam Base 250mm
 Diam Breast Ht 200mm
 Health Good
 Structure Good
 Regulated Status Not subject to planning controls
 Retention Status Moderate
 Comments Mature specimen with high vigour and good structure. No defects identified.



Tree ID 134
 Species Eucalyptus camaldulensis
 Tree Height 10-20m
 Circumference 2100mm
 Diam Base 810mm
 Diam Breast Ht 620mm
 Health Fair
 Structure Fair
 Regulated Status Regulated Tree
 Retention Status High
 Comments Mature specimen with moderate vigour and fair structure. No defects identified.



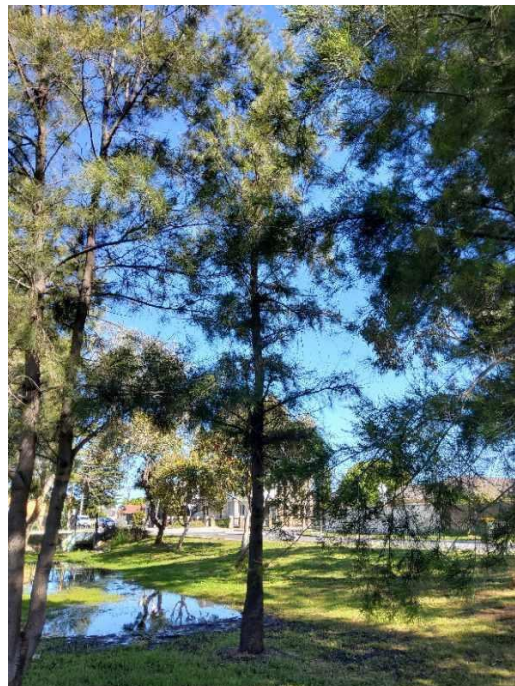
Tree ID 135
 Species Eucalyptus camaldulensis
 Tree Height 5-10m
 Circumference 870mm
 Diam Base 380mm
 Diam Breast Ht 250mm
 Health Fair
 Structure Good
 Regulated Status Not subject to planning controls
 Retention Status Moderate
 Comments Mature specimen with moderate vigour and good structure. No defects identified.



Tree ID	136
Species	Casuarina cunninghamiana
Tree Height	10-20m
Circumference	980mm
Diam Base	400mm
Diam Breast Ht	300mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Mature specimen with high vigour and good structure. No defects identified.



Tree ID	137
Species	Casuarina cunninghamiana
Tree Height	5-10m
Circumference	780mm
Diam Base	350mm
Diam Breast Ht	200mm
Health	Fair
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Mature specimen with moderate vigour and good structure. No defects identified.



Tree ID	138
Species	<i>Casuarina cunninghamiana</i>
Tree Height	5-10m
Circumference	740mm
Diam Base	270mm
Diam Breast Ht	190mm
Health	Fair
Structure	Poor
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	Mature specimen with moderate vigour and poor structure. Co-dominant leaders.



Tree ID	139
Species	<i>Eucalyptus camaldulensis</i>
Tree Height	5-10m
Circumference	400mm
Diam Base	180mm
Diam Breast Ht	130mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Mature specimen with high vigour and good structure.



Tree ID	140
Species	<i>Eucalyptus leucoxylon</i>
Tree Height	less than 5m
Circumference	400mm
Diam Base	
Diam Breast Ht	
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	Semi-mature specimen with high vigour and good structure.



Tree ID	141
Species	<i>Eucalyptus camaldulensis</i>
Tree Height	5-10m
Circumference	470mm
Diam Base	220mm
Diam Breast Ht	130mm
Health	Fair
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	Semi-mature specimen with high vigour and good structure.



Tree ID	142
Species	<i>Eucalyptus camaldulensis</i>
Tree Height	5-10m
Circumference	500mm
Diam Base	230mm
Diam Breast Ht	155mm
Health	Fair
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure.



Tree ID	143
Species	<i>Eucalyptus camaldulensis</i>
Tree Height	10-20m
Circumference	1200mm
Diam Base	490mm
Diam Breast Ht	340mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	mature specimen with high vigour and good structure.



Tree ID	144
Species	<i>Eucalyptus leucoxylon</i>
Tree Height	5-10m
Circumference	870mm
Diam Base	280mm
Diam Breast Ht	240mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	mature specimen with high vigour and good structure.



Tree ID	145
Species	<i>Eucalyptus camaldulensis</i>
Tree Height	less than 5m
Circumference	300mm
Diam Base	140mm
Diam Breast Ht	90mm
Health	Poor
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	Small mature specimen with low vigour and fair structure.



Tree ID 146
 Species *Eucalyptus camaldulensis*
 Tree Height 5-10m
 Circumference 940mm
 Diam Base 400mm
 Diam Breast Ht 270mm
 Health Fair
 Structure Good
 Regulated Status Not subject to planning controls
 Retention Status Moderate
 Comments Small mature specimen with high vigour and good structure. No defects identified.



Tree ID 147
 Species *Acacia longifolia*
 Tree Height 5-10m
 Circumference 1730mm
 Diam Base 640mm
 Diam Breast Ht 510mm
 Health Fair
 Structure Poor
 Regulated Status Not subject to planning controls
 Retention Status None
 Comments Small mature specimen with moderate vigour and poor structure. Short ULE.



Tree ID	148
Species	Melaleuca armillaris
Tree Height	less than 5m
Circumference	400mm
Diam Base	
Diam Breast Ht	
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	None
Comments	Small mature specimen with high vigour and good structure.



Tree ID	149
Species	Eucalyptus camaldulensis
Tree Height	10-20m
Circumference	1100mm
Diam Base	460mm
Diam Breast Ht	320mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	High
Comments	Medium sized mature specimen with high vigour and good structure.



Tree ID	150
Species	<i>Eucalyptus camaldulensis</i>
Tree Height	5-10m
Circumference	950mm
Diam Base	380mm
Diam Breast Ht	280mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Medium sized mature specimen with high vigour and good structure.



Tree ID	151
Species	<i>Eucalyptus leucoxylo</i>
Tree Height	less than 5m
Circumference	530mm
Diam Base	230mm
Diam Breast Ht	130mm
Health	Poor
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	Small mature specimen with low vigour and fair structure.



Tree ID	152
Species	Eucalyptus leucoxylon
Tree Height	5-10m
Circumference	560mm
Diam Base	230mm
Diam Breast Ht	190mm
Health	Poor
Structure	Poor
Regulated Status	Not subject to planning controls
Retention Status	None
Comments	Small mature specimen with low vigour and poor structure.



Tree ID	153
Species	Eucalyptus leucoxylon
Tree Height	10-20m
Circumference	1150mm
Diam Base	400mm
Diam Breast Ht	350mm
Health	Fair
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with moderate vigour and good structure.



Tree ID	154
Species	Casuarina cunninghamiana
Tree Height	5-10m
Circumference	400mm
Diam Base	180mm
Diam Breast Ht	120mm
Health	Fair
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments and fair structure.	Small mature specimen with moderate vigour



Tree ID	155
Species	Casuarina cunninghamiana
Tree Height	5-10m
Circumference	440mm
Diam Base	190mm
Diam Breast Ht	120mm
Health	Good
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments and fair structure.	Small mature specimen with moderate vigour



Tree ID	156
Species	Casuarina cunninghamiana
Tree Height	less than 5m
Circumference	300mm
Diam Base	130mm
Diam Breast Ht	80mm
Health	Poor
Structure	Poor
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	Small mature specimen with low vigour and fair structure.



Tree ID	157
Species	Eucalyptus leucoxydon
Tree Height	10-20m
Circumference	1150mm
Diam Base	430mm
Diam Breast Ht	360mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	High
Comments	Medium sized mature specimen with high vigour and good structure.



Tree ID	158
Species	<i>Eucalyptus leucoxylon</i>
Tree Height	5-10m
Circumference	780mm
Diam Base	320mm
Diam Breast Ht	240mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure.



Tree ID	159
Species	<i>Eucalyptus camaldulensis</i>
Tree Height	10-20m
Circumference	1540mm
Diam Base	590mm
Diam Breast Ht	440mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	High
Comments	Medium sized mature specimen with high vigour and good structure.



Tree ID	160
Species	Casuarina cunninghamiana
Tree Height	10-20m
Circumference	1700mm
Diam Base	700mm
Diam Breast Ht	500mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	High
Comments	Medium sized mature specimen with high vigour and good structure.



Tree ID	161
Species	Eucalyptus leucoxylon
Tree Height	10-20m
Circumference	1040mm
Diam Base	380mm
Diam Breast Ht	300mm
Health	Fair
Structure	Poor
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	Poor structure with a history of failures.



Tree ID 162
Species *Eucalyptus camaldulensis*
Tree Height 5-10m
Circumference 1100mm
Diam Base 460mm
Diam Breast Ht 300mm
Health Good
Structure Good
Regulated Status Not subject to planning controls
Retention Status Moderate
Comments Small mature specimen with high vigour and good structure. No defects identified.



Tree ID 163
Species *Eucalyptus leucoxyton*
Tree Height 10-20m
Circumference 1080mm
Diam Base 420mm
Diam Breast Ht 330mm
Health Good
Structure Good
Regulated Status Not subject to planning controls
Retention Status High
Comments Medium sized mature specimen with high vigour and good structure. No defects identified.



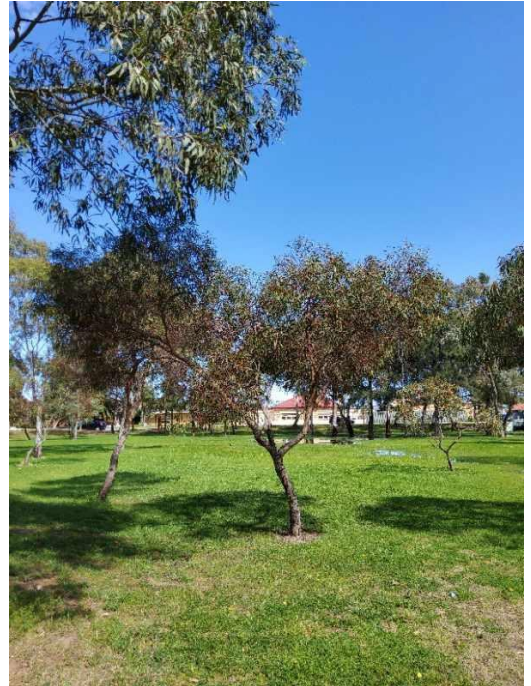
Tree ID	164
Species	Eucalyptus camaldulensis
Tree Height	10-20m
Circumference	1000mm
Diam Base	450mm
Diam Breast Ht	300mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	High
Comments	Medium sized mature specimen with high vigour and good structure. No defects identified.



Tree ID	165
Species	Eucalyptus leucoxylon
Tree Height	less than 5m
Circumference	500mm
Diam Base	210mm
Diam Breast Ht	160mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	Small mature specimen with high vigour and good structure. No defects identified.



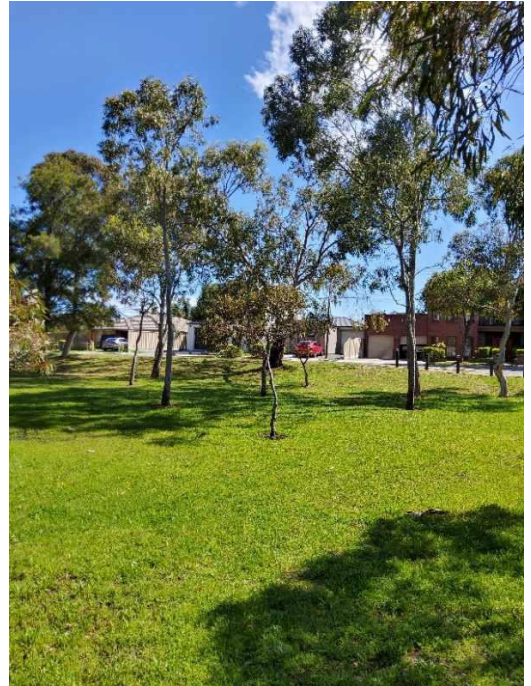
Tree ID	166
Species	Eucalyptus sp.
Tree Height	less than 5m
Circumference	450mm
Diam Base	180mm
Diam Breast Ht	140mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	Small mature specimen with high vigour and good structure. No defects identified.



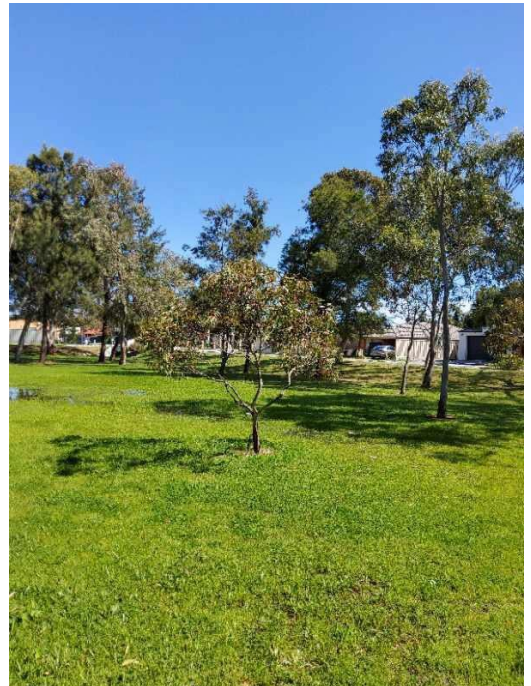
Tree ID	167
Species	Eucalyptus sp.
Tree Height	less than 5m
Circumference	450mm
Diam Base	160mm
Diam Breast Ht	130mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	Small mature specimen with high vigour and good structure. No defects identified.



Tree ID 168
 Species Eucalyptus leucoxylon
 Tree Height less than 5m
 Circumference 400mm
 Diam Base
 Diam Breast Ht
 Health Good
 Structure Good
 Regulated Status Not subject to planning controls
 Retention Status Low
 Comments Small mature specimen with high vigour and good structure. No defects identified.



Tree ID 169
 Species Eucalyptus leucoxylon
 Tree Height less than 5m
 Circumference 400mm
 Diam Base
 Diam Breast Ht
 Health Good
 Structure Good
 Regulated Status Not subject to planning controls
 Retention Status Low
 Comments Small mature specimen with high vigour and good structure. No defects identified.



Tree ID	170
Species	<i>Eucalyptus camaldulensis</i>
Tree Height	5-10m
Circumference	580mm
Diam Base	220mm
Diam Breast Ht	180mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure. No defects identified.



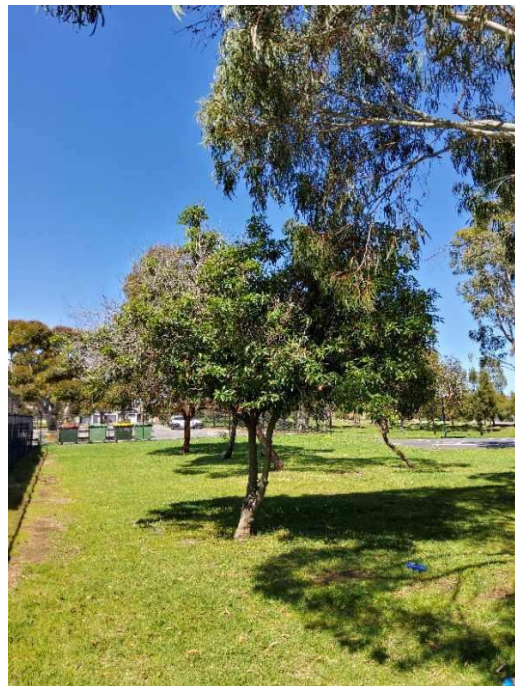
Tree ID	171
Species	<i>Eucalyptus leucoxylon</i>
Tree Height	10-20m
Circumference	1050mm
Diam Base	410mm
Diam Breast Ht	330mm
Health	Good
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and fair structure. No defects identified.



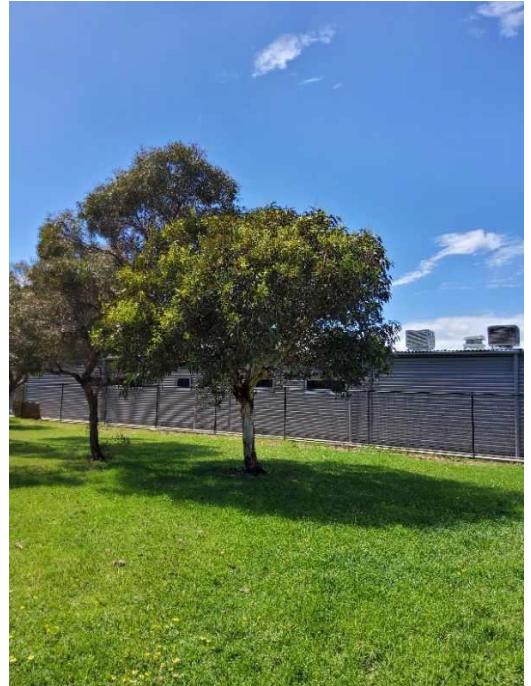
Tree ID	172
Species	<i>Eucalyptus leucoxylon</i>
Tree Height	10-20m
Circumference	1250mm
Diam Base	520mm
Diam Breast Ht	390mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	High
Comments	Small mature specimen with high vigour and good structure. No defects identified.



Tree ID	173
Species	<i>Pittosporum undulatum</i>
Tree Height	less than 5m
Circumference	
Diam Base	
Diam Breast Ht	
Health	Poor
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	None
Comments	Small mature specimen with low vigour and fair structure.



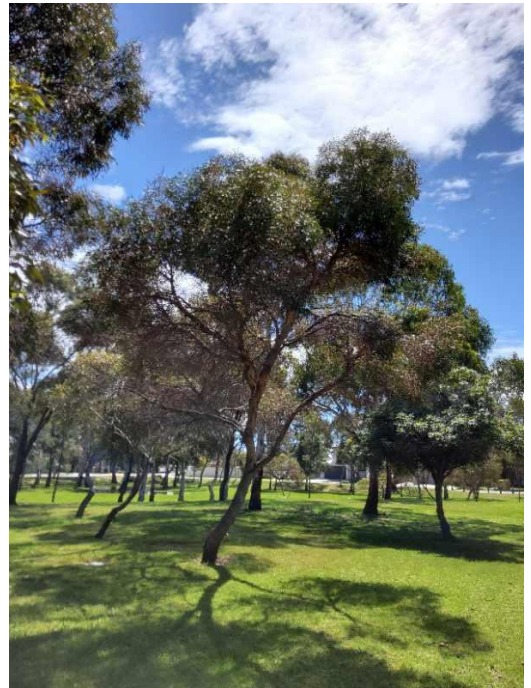
Tree ID	174
Species	Eucalyptus leucoxylon
Tree Height	5-10m
Circumference	800mm
Diam Base	300mm
Diam Breast Ht	280mm
Health	Fair
Structure	Poor
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments and poor structure.	Small mature specimen with moderate vigour



Tree ID	176
Species	Eucalyptus sp.
Tree Height	5-10m
Circumference	620mm
Diam Base	240mm
Diam Breast Ht	200mm
Health	Fair
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments and fair structure.	Small mature specimen with moderate vigour



Tree ID	177
Species	Eucalyptus sp.
Tree Height	5-10m
Circumference	700mm
Diam Base	270mm
Diam Breast Ht	220mm
Health	Fair
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments and fair structure.	Small mature specimen with moderate vigour



Tree ID	178
Species	Eucalyptus sp.
Tree Height	less than 5m
Circumference	390mm
Diam Base	150mm
Diam Breast Ht	120mm
Health	Fair
Structure	Poor
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments and poor structure.	Small mature specimen with moderate vigour



Tree ID	179
Species	<i>Eucalyptus camaldulensis</i>
Tree Height	10-20m
Circumference	1120mm
Diam Base	450mm
Diam Breast Ht	320mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure.



Tree ID	180
Species	<i>Eucalyptus</i> sp.
Tree Height	5-10m
Circumference	500mm
Diam Base	210mm
Diam Breast Ht	150mm
Health	Fair
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	Small mature specimen with moderate vigour and fair structure. <i>E. microcarpa</i>



Tree ID	181
Species	Eucalyptus sp.
Tree Height	10-20m
Circumference	1000mm
Diam Base	470mm
Diam Breast Ht	280mm
Health	Good
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	E.microcarpa. medium sized mature specimen with moderate vigour and fair structure.



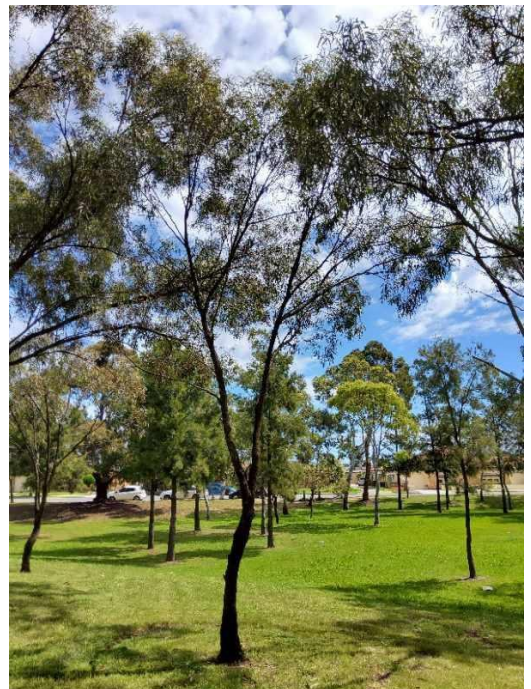
Tree ID	182
Species	Eucalyptus leucoxylon
Tree Height	10-20m
Circumference	1230mm
Diam Base	470mm
Diam Breast Ht	380mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	High
Comments	medium sized mature specimen with moderate vigour and good structure.



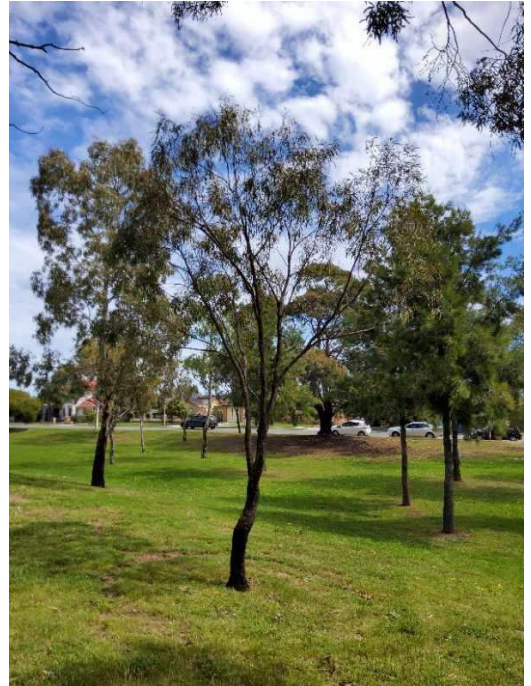
Tree ID	183
Species	Eucalyptus sp.
Tree Height	5-10m
Circumference	700mm
Diam Base	260mm
Diam Breast Ht	200mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	E.microcarpa, small mature specimen with moderate vigour and good structure.



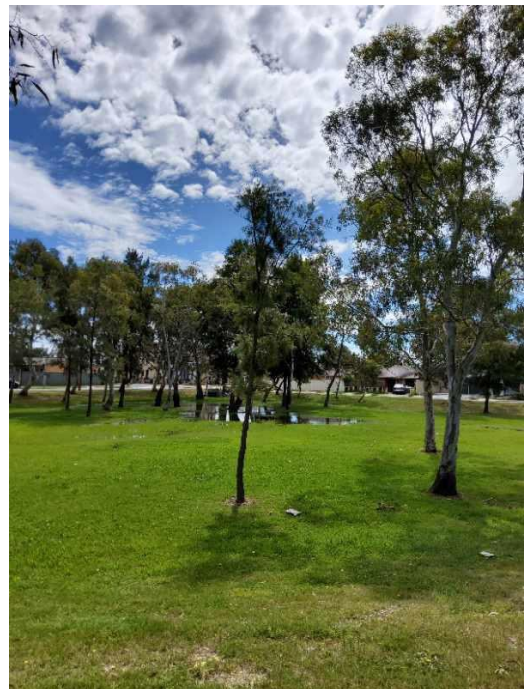
Tree ID	184
Species	Eucalyptus sp.
Tree Height	5-10m
Circumference	440mm
Diam Base	210mm
Diam Breast Ht	150mm
Health	Fair
Structure	Poor
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	E.microcarpa, small mature specimen with moderate vigour and poor structure.



Tree ID 185
Species Eucalyptus sp.
Tree Height 5-10m
Circumference 450mm
Diam Base 180mm
Diam Breast Ht 130mm
Health Fair
Structure Fair
Regulated Status Not subject to planning controls
Retention Status Low
Comments E.microcarpa, small mature specimen with moderate vigour and fair structure.



Tree ID 186
Species Casuarina cunninghamiana
Tree Height 5-10m
Circumference 450mm
Diam Base 190mm
Diam Breast Ht 130mm
Health Fair
Structure Fair
Regulated Status Not subject to planning controls
Retention Status Low
Comments Small mature specimen with low vigour and fair structure.



Tree ID	187
Species	Eucalyptus camaldulensis
Tree Height	10-20m
Circumference	1250mm
Diam Base	560mm
Diam Breast Ht	370mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	High
Comments	Medium sized mature specimen with moderate vigour and good structure.



Tree ID	188
Species	Eucalyptus camaldulensis
Tree Height	5-10m
Circumference	350mm
Diam Base	
Diam Breast Ht	
Health	Dead
Structure	Poor
Regulated Status	Not subject to planning controls
Retention Status	None
Comments	Dead tree



Tree ID	189
Species	<i>Eucalyptus leucoxylon</i>
Tree Height	5-10m
Circumference	700mm
Diam Base	250mm
Diam Breast Ht	185mm
Health	Good
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments and fair structure.	Small mature specimen with moderate vigour



Tree ID	190
Species	<i>Eucalyptus camaldulensis</i>
Tree Height	5-10m
Circumference	1000mm
Diam Base	390mm
Diam Breast Ht	300mm
Health	Fair
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments and fair structure.	Small mature specimen with moderate vigour



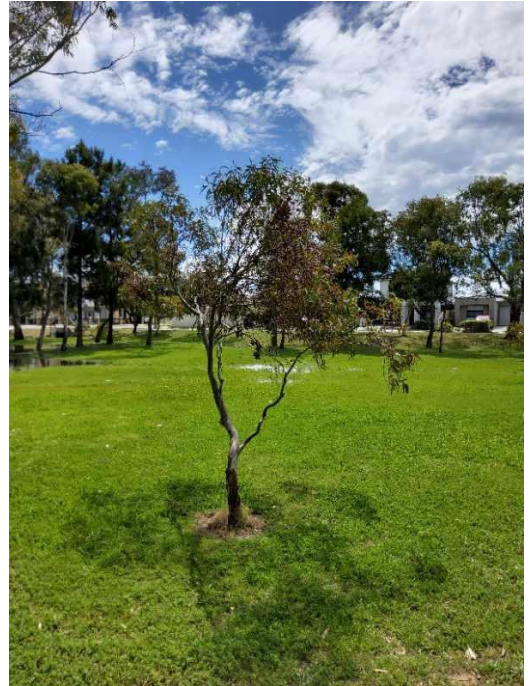
Tree ID	191
Species	Casuarina cunninghamiana
Tree Height	5-10m
Circumference	280mm
Diam Base	140mm
Diam Breast Ht	80mm
Health	Poor
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	Small mature specimen with low vigour and fair structure.



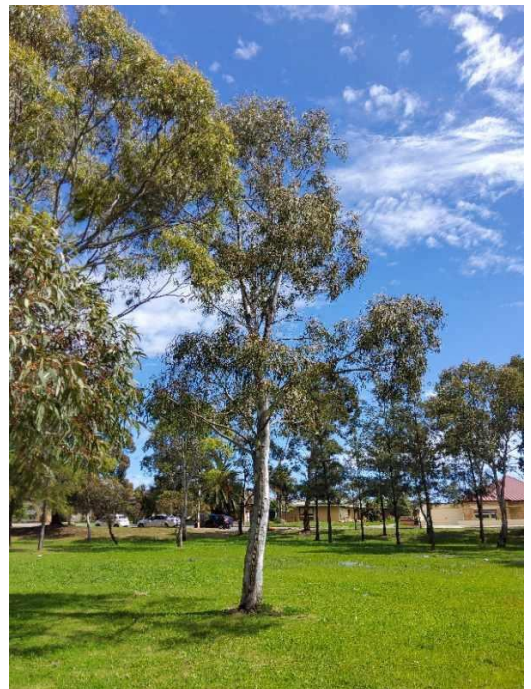
Tree ID	192
Species	Casuarina cunninghamiana
Tree Height	less than 5m
Circumference	300mm
Diam Base	
Diam Breast Ht	
Health	Poor
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	Small mature specimen with low vigour and fair structure.



Tree ID	193
Species	<i>Eucalyptus leucoxylon</i>
Tree Height	less than 5m
Circumference	350mm
Diam Base	130mm
Diam Breast Ht	90mm
Health	Fair
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments and fair structure.	Small mature specimen with moderate vigour



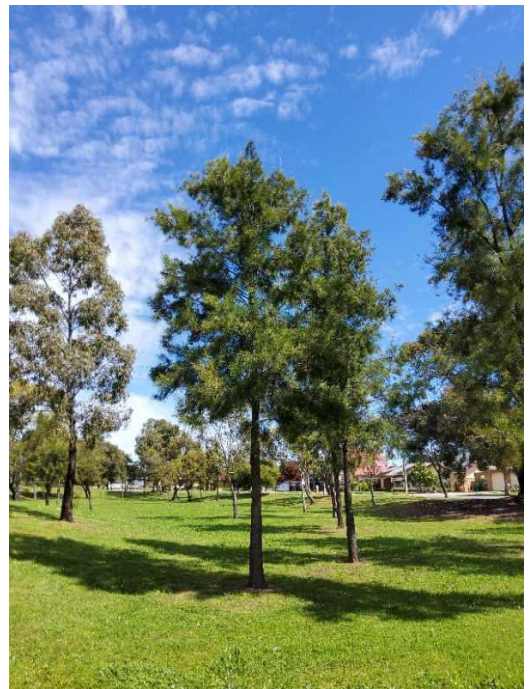
Tree ID	194
Species	<i>Eucalyptus camaldulensis</i>
Tree Height	10-20m
Circumference	1250mm
Diam Base	490mm
Diam Breast Ht	360mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	High
Comments	Medium sized mature specimen with moderate vigour and good structure.



Tree ID 195
Species *Eucalyptus camaldulensis*
Tree Height 10-20m
Circumference 900mm
Diam Base 400mm
Diam Breast Ht 275mm
Health Fair
Structure Good
Regulated Status Not subject to planning controls
Retention Status Moderate
Comments Medium sized mature specimen with moderate vigour and good structure.



Tree ID 196
Species *Casuarina cunninghamiana*
Tree Height 5-10m
Circumference 700mm
Diam Base 290mm
Diam Breast Ht 190mm
Health Good
Structure Good
Regulated Status Not subject to planning controls
Retention Status Moderate
Comments Small mature specimen with moderate vigour and good structure.



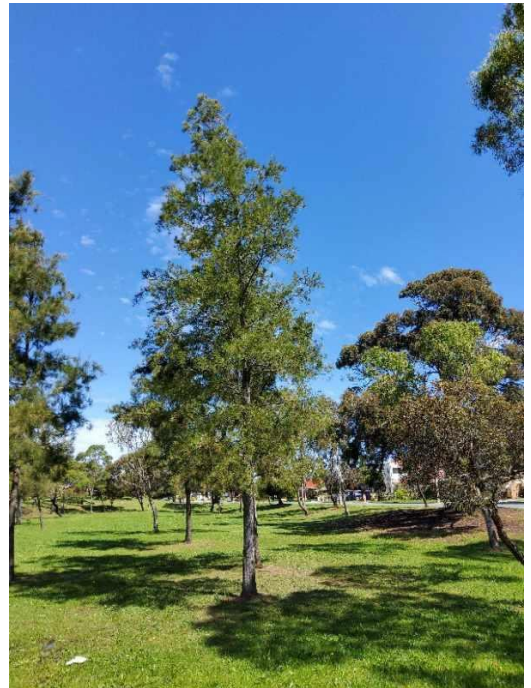
Tree ID 197
 Species *Casuarina cunninghamiana*
 Tree Height 5-10m
 Circumference 620mm
 Diam Base 260mm
 Diam Breast Ht 180mm
 Health Good
 Structure Good
 Regulated Status Not subject to planning controls
 Retention Status Moderate
 Comments Small mature specimen with moderate vigour and good structure.



Tree ID 198
 Species *Casuarina cunninghamiana*
 Tree Height 5-10m
 Circumference 650mm
 Diam Base 250mm
 Diam Breast Ht 180mm
 Health Good
 Structure Good
 Regulated Status Not subject to planning controls
 Retention Status Moderate
 Comments Small mature specimen with moderate vigour and good structure.



Tree ID	199
Species	Casuarina cunninghamiana
Tree Height	10-20m
Circumference	670mm
Diam Base	270mm
Diam Breast Ht	195mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with moderate vigour and good structure.



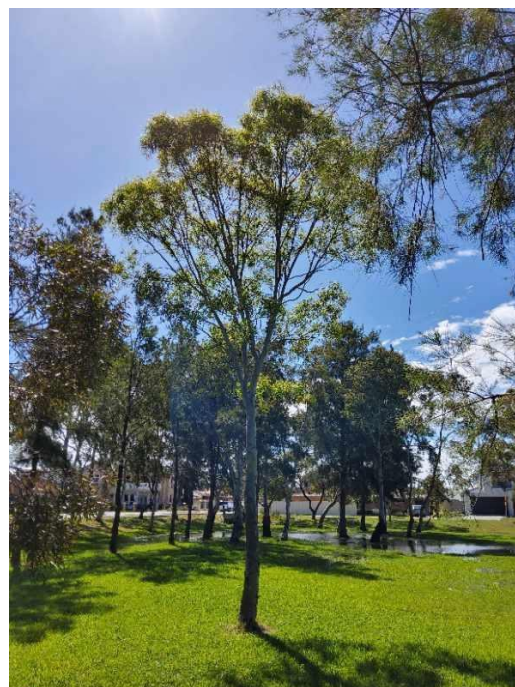
Tree ID 200
 Species *Casuarina cunninghamiana*
 Tree Height 5-10m
 Circumference 700mm
 Diam Base 290mm
 Diam Breast Ht 215mm
 Health Good
 Structure Good
 Regulated Status Not subject to planning controls
 Retention Status Moderate
 Comments Small mature specimen with moderate vigour and good structure.



Tree ID 201
 Species *Casuarina cunninghamiana*
 Tree Height 5-10m
 Circumference 700mm
 Diam Base 280mm
 Diam Breast Ht 200mm
 Health Good
 Structure Good
 Regulated Status Not subject to planning controls
 Retention Status Moderate
 Comments Small mature specimen with moderate vigour and good structure.



Tree ID	202
Species	Eucalyptus camaldulensis
Tree Height	5-10m
Circumference	700mm
Diam Base	270mm
Diam Breast Ht	215mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with moderate vigour and good structure.



Tree ID	203
Species	Eucalyptus sp.
Tree Height	less than 5m
Circumference	490mm
Diam Base	150mm
Diam Breast Ht	150mm
Health	Fair
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	E.microcarpa. Small mature specimen with moderate vigour and fair structure.



Tree ID	204
Species	Eucalyptus sp.
Tree Height	less than 5m
Circumference	200mm
Diam Base	80mm
Diam Breast Ht	50mm
Health	Fair
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	E.microcarpa. Small mature specimen with moderate vigour and fair structure.



Tree ID	205
Species	Eucalyptus leucoxylon
Tree Height	10-20m
Circumference	850mm
Diam Base	270mm
Diam Breast Ht	240mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Medium sized mature specimen with high vigour and good structure.



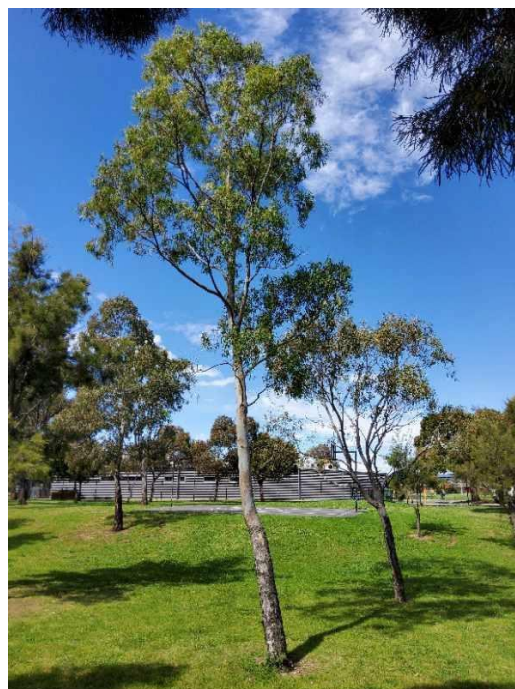
Tree ID	206
Species	<i>Eucalyptus camaldulensis</i>
Tree Height	5-10m
Circumference	1000mm
Diam Base	440mm
Diam Breast Ht	280mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	High
Comments	Small mature specimen with high vigour and good structure.



Tree ID	207
Species	<i>Eucalyptus spathulata</i>
Tree Height	10-20m
Circumference	2800mm
Diam Base	970mm
Diam Breast Ht	930mm
Health	Good
Structure	Fair
Regulated Status	Regulated Tree
Retention Status	High
Comments	Large mature specimen with moderate vigour and fair structure. Small deadwood throughout the crown. History of small to medium sized failures.



Tree ID	208
Species	<i>Eucalyptus camaldulensis</i>
Tree Height	10-20m
Circumference	800mm
Diam Base	290mm
Diam Breast Ht	240mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure.



Tree ID	209
Species	<i>Araucaria heterophylla</i>
Tree Height	5-10m
Circumference	750mm
Diam Base	290mm
Diam Breast Ht	240mm
Health	Fair
Structure	Poor
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	Trunk damage to 5m. Deadwood.



Tree ID	210
Species	Melaleuca nesophila
Tree Height	5-10m
Circumference	1100
Diam Base	400mm
Diam Breast Ht	330mm
Health	Fair
Structure	Poor
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	Poor structure, low ULE.



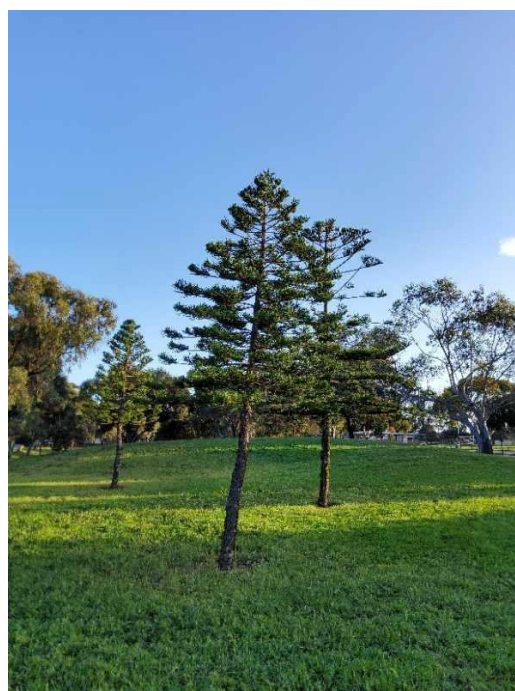
Tree ID	211
Species	Eucalyptus stricklandii
Tree Height	10-20m
Circumference	1900mm
Diam Base	620mm
Diam Breast Ht	450mm
Health	Poor
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	Co-dominant leaders, low vigour, canopy deadwood.



Tree ID	212
Species	<i>Araucaria heterophylla</i>
Tree Height	5-10m
Circumference	1000mm
Diam Base	350mm
Diam Breast Ht	260mm
Health	Fair
Structure	Poor
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	Extensive trunk damage.



Tree ID	213
Species	<i>Araucaria heterophylla</i>
Tree Height	5-10m
Circumference	550mm
Diam Base	220mm
Diam Breast Ht	160mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with moderate vigour and good structure.



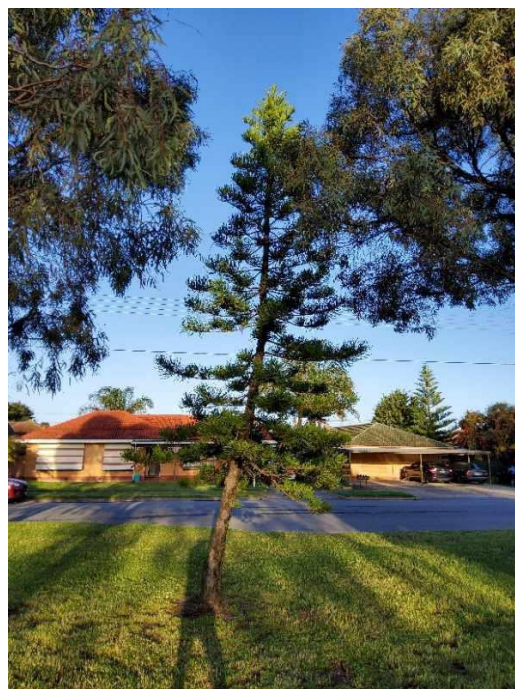
Tree ID	214
Species	<i>Araucaria heterophylla</i>
Tree Height	5-10m
Circumference	680mm
Diam Base	240mm
Diam Breast Ht	200mm
Health	Fair
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	Small mature specimen with moderate vigour and good structure. Moderate trunk wounding.



Tree ID	215
Species	<i>Araucaria heterophylla</i>
Tree Height	5-10m
Circumference	550mm
Diam Base	220mm
Diam Breast Ht	160mm
Health	Fair
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with moderate vigour and fair structure.



Tree ID	216
Species	<i>Araucaria heterophylla</i>
Tree Height	5-10m
Circumference	770mm
Diam Base	270mm
Diam Breast Ht	210mm
Health	Fair
Structure	Poor
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	Small mature specimen with moderate vigour and poor structure. Extensive trunk scarring.



Tree ID	217
Species	<i>Eucalyptus stricklandii</i>
Tree Height	5-10m
Circumference	1620mm
Diam Base	430mm
Diam Breast Ht	340mm
Health	Poor
Structure	Poor
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	Small mature specimen with low vigour and poor structure. Co-dominant leaders with included bark.



Tree ID	218
Species	<i>Eucalyptus stricklandii</i>
Tree Height	5-10m
Circumference	1200mm
Diam Base	530mm
Diam Breast Ht	340mm
Health	Good
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	Small mature specimen with moderate vigour and fair structure.



Tree ID	219
Species	<i>Eucalyptus</i> sp.
Tree Height	10-20m
Circumference	1030mm
Diam Base	420mm
Diam Breast Ht	340mm
Health	Good
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	<i>E.microcarpa</i> . Small mature specimen with moderate vigour and fair structure.



Tree ID	220
Species	Eucalyptus sp.
Tree Height	10-20m
Circumference	960mm
Diam Base	350mm
Diam Breast Ht	320mm
Health	Good
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	E.microcarpa. Small mature specimen with moderate vigour and fair structure.



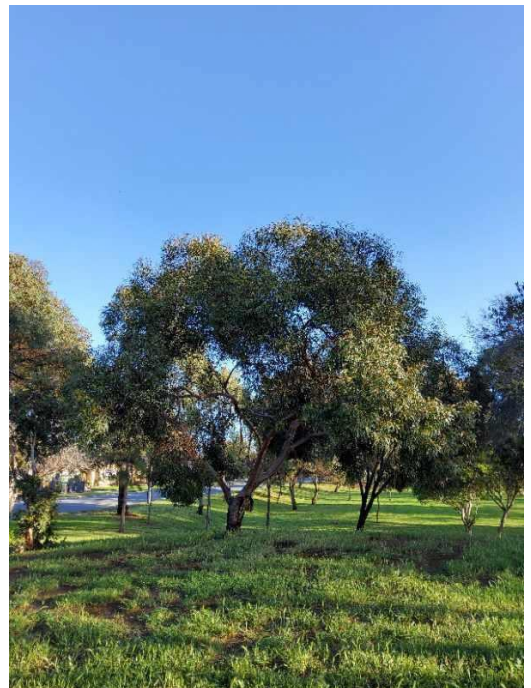
Tree ID	221
Species	Eucalyptus sp.
Tree Height	10-20m
Circumference	1280mm
Diam Base	490mm
Diam Breast Ht	360mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	E.microcarpa. Small mature specimen with moderate vigour and fair structure.



Tree ID	222
Species	Eucalyptus leucoxylon
Tree Height	less than 5m
Circumference	250mm
Diam Base	130mm
Diam Breast Ht	115mm
Health	Poor
Structure	Poor
Regulated Status	Not subject to planning controls
Retention Status	None
Comments	Small mature specimen with low vigour and poor structure.



Tree ID	223
Species	Eucalyptus leucoxylon
Tree Height	5-10m
Circumference	720mm
Diam Base	250mm
Diam Breast Ht	200mm
Health	Good
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	Small mature specimen with moderate vigour and fair structure.



Tree ID	224
Species	Melaleuca nesophila
Tree Height	5-10m
Circumference	1170mm
Diam Base	400mm
Diam Breast Ht	310mm
Health	Poor
Structure	Poor
Regulated Status	Not subject to planning controls
Retention Status	None
Comments	Small mature specimen with low vigour and poor structure. Trunk decay.



Tree ID	225
Species	Eucalyptus sp.
Tree Height	5-10m
Circumference	1100mm
Diam Base	380mm
Diam Breast Ht	320mm
Health	Good
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	E.microcarpa. Small mature specimen with high vigour and fair structure.



Tree ID	226
Species	Eucalyptus sp.
Tree Height	5-10m
Circumference	500mm
Diam Base	190mm
Diam Breast Ht	160mm
Health	Fair
Structure	Poor
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	E.microcarpa. Small mature specimen with moderate vigour and poor structure.



Tree ID	227
Species	Eucalyptus camaldulensis
Tree Height	5-10m
Circumference	920mm
Diam Base	350mm
Diam Breast Ht	280mm
Health	Good
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with moderate vigour and fair structure.



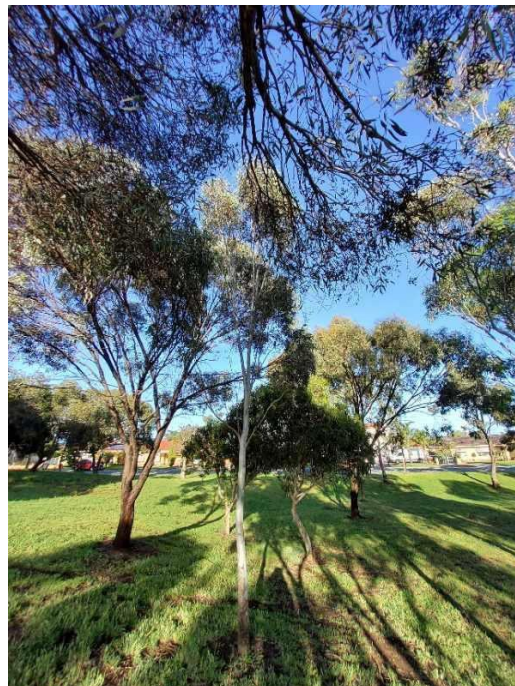
Tree ID 228
Species Eucalyptus sp.
Tree Height 5-10m
Circumference 570mm
Diam Base 220mm
Diam Breast Ht 170mm
Health Fair
Structure Fair
Regulated Status Not subject to planning controls
Retention Status Low
Comments E.microcarpa. Small mature specimen with moderate vigour and fair structure.



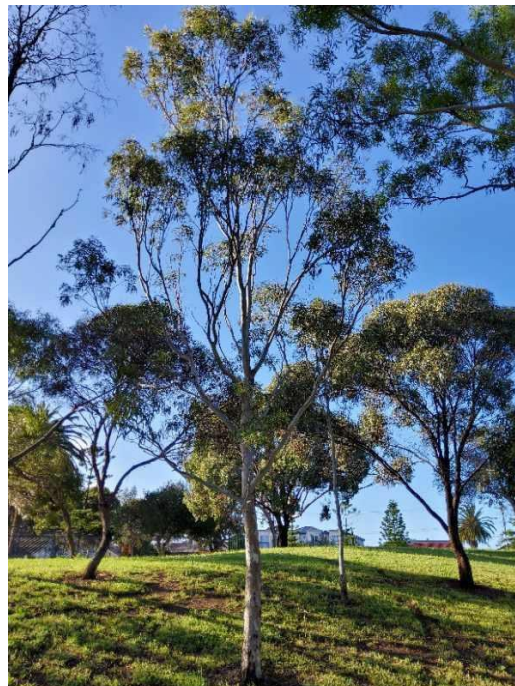
Tree ID 229
Species Eucalyptus sp.
Tree Height 5-10m
Circumference 850mm
Diam Base 330mm
Diam Breast Ht 270mm
Health Good
Structure Fair
Regulated Status Not subject to planning controls
Retention Status Moderate
Comments E.microcarpa. Small mature specimen with moderate vigour and fair structure.



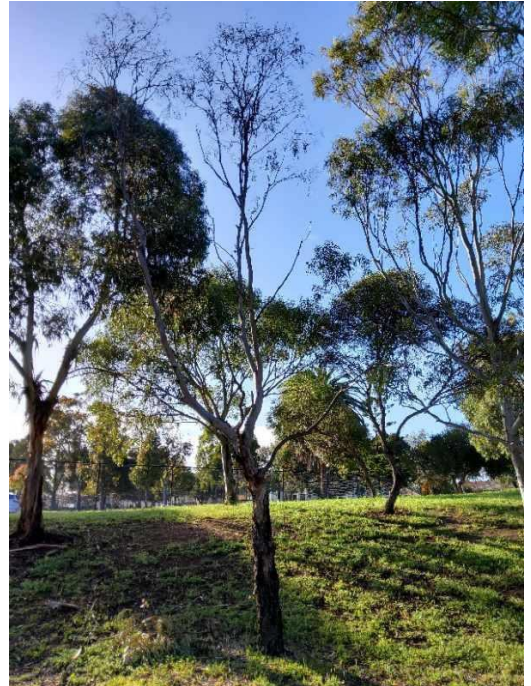
Tree ID	230
Species	Eucalyptus camaldulensis
Tree Height	5-10m
Circumference	300mm
Diam Base	140mm
Diam Breast Ht	100mm
Health	Fair
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments and fair structure.	Small mature specimen with moderate vigour



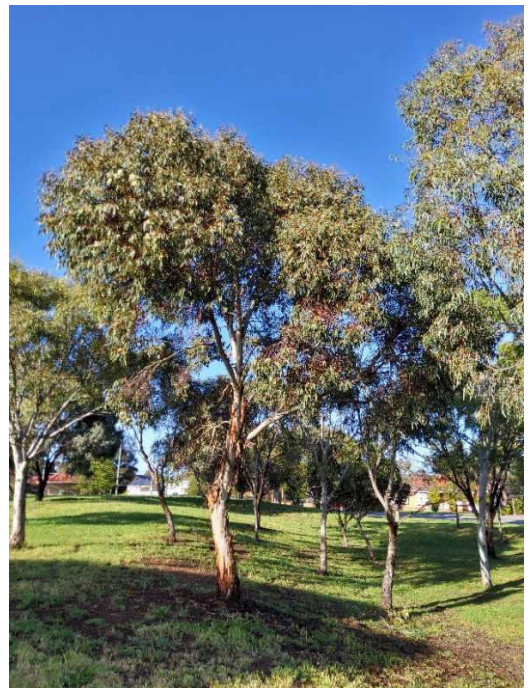
Tree ID	231
Species	Eucalyptus camaldulensis
Tree Height	5-10m
Circumference	680mm
Diam Base	275mm
Diam Breast Ht	200mm
Health	Fair
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments and fair structure.	Small mature specimen with moderate vigour



Tree ID	232
Species	<i>Eucalyptus camaldulensis</i>
Tree Height	5-10m
Circumference	
Diam Base Diam	
Breast Ht	
Health	Dead
Structure	Poor
Regulated Status	Not subject to planning controls
Retention Status	None
Comments	Dead tree



Tree ID	233
Species	<i>Eucalyptus leucoxylon</i>
Tree Height	10-20m
Circumference	1120mm
Diam Base	450mm
Diam Breast Ht	310mm
Health	Good
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with moderate vigour and fair structure. Poor union.



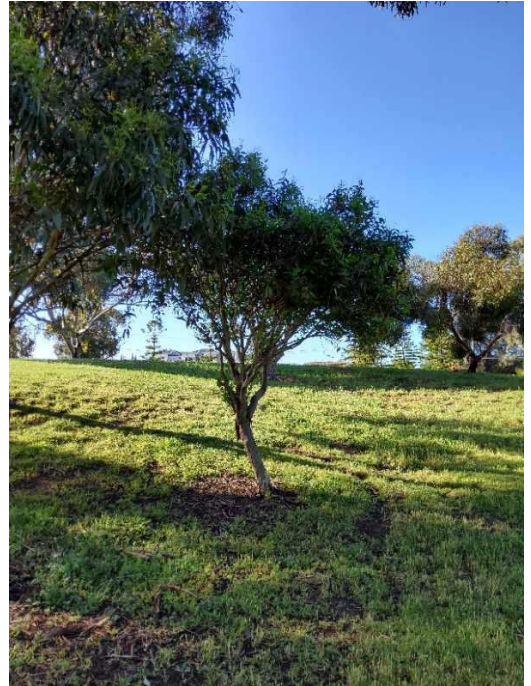
Tree ID	234
Species	Eucalyptus camaldulensis
Tree Height	10-20m
Circumference	840mm
Diam Base	320mm
Diam Breast Ht	270mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments and fair structure.	Small mature specimen with moderate vigour



Tree ID	235
Species	Eucalyptus leucoxydon
Tree Height	5-10m
Circumference	550mm
Diam Base	200mm
Diam Breast Ht	160mm
Health	Good
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments and fair structure.	Small mature specimen with moderate vigour



Tree ID	236
Species	Eucalyptus leucoxylon
Tree Height	less than 5m
Circumference	500mm
Diam Base	170mm
Diam Breast Ht	210mm
Health	Fair
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	Small mature specimen with moderate vigour and fair structure.



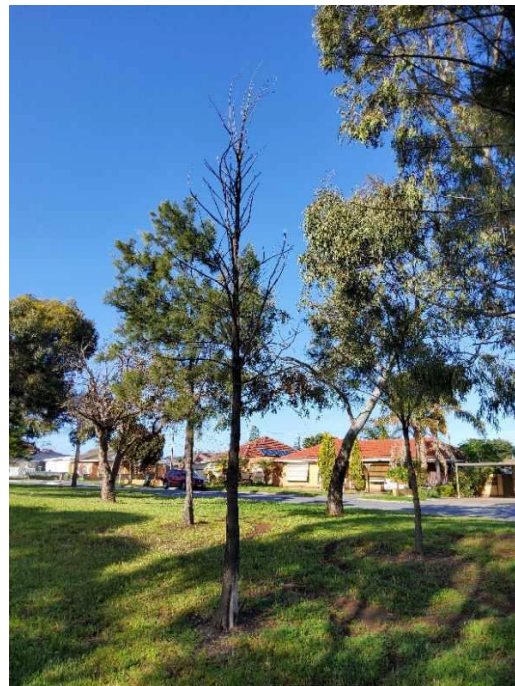
Tree ID	237
Species	Eucalyptus sp.
Tree Height	5-10m
Circumference	1060mm
Diam Base	390mm
Diam Breast Ht	340mm
Health	Fair
Structure	Poor
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	E.microcarpa. Small mature specimen with moderate vigour and poor structure. Co- dominant leaders with included bark.



Tree ID	238
Species	Casuarina cunninghamiana
Tree Height	5-10m
Circumference	500mm
Diam Base	200mm
Diam Breast Ht	140mm
Health	Poor
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	Small mature specimen with low vigour and poor structure.



Tree ID	239
Species	Casuarina cunninghamiana
Tree Height	5-10m
Circumference	
Diam Base Diam	
Breast Ht	
Health	Dead
Structure	Poor
Regulated Status	Not subject to planning controls
Retention Status	None
Comments	Dead tree



Tree ID	240
Species	<i>Casuarina cunninghamiana</i>
Tree Height	5-10m
Circumference	480mm
Diam Base	210mm
Diam Breast Ht	130mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with moderate vigour and good structure.



Tree ID	241
Species	<i>Corymbia ficifolia</i>
Tree Height	5-10m
Circumference	1500mm
Diam Base	420mm
Diam Breast Ht	330mm
Health	Poor
Structure	Poor
Regulated Status	Not subject to planning controls
Retention Status	None
Comments	Small mature specimen with low vigour and poor structure.



Tree ID	242
Species	<i>Eucalyptus camaldulensis</i>
Tree Height	5-10m
Circumference	1100mm
Diam Base	430mm
Diam Breast Ht	320mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and fair structure.



Tree ID	243
Species	<i>Eucalyptus camaldulensis</i>
Tree Height	10-20m
Circumference	1570mm
Diam Base	620mm
Diam Breast Ht	500mm
Health	Good
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	High
Comments	Medium sized mature specimen with high vigour and fair structure.



Tree ID	244
Species	Eucalyptus camaldulensis
Tree Height	10-20m
Circumference	900mm
Diam Base	400mm
Diam Breast Ht	270mm
Health	Good
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Medium sized mature specimen with high vigour and fair structure.



Tree ID	245
Species	Eucalyptus sp.
Tree Height	10-20m
Circumference	1150mm
Diam Base	480mm
Diam Breast Ht	340mm
Health	Good
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	E.microcarpa. Medium sized mature specimen with high vigour and fair structure.



Tree ID	246
Species	Eucalyptus sp.
Tree Height	10-20m
Circumference	980mm
Diam Base	390mm
Diam Breast Ht	330mm
Health	Good
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	E.microcarpa. Medium sized mature specimen with high vigour and fair structure.



Tree ID	247
Species	Eucalyptus sp.
Tree Height	5-10m
Circumference	740mm
Diam Base	330mm
Diam Breast Ht	220mm
Health	Good
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	E.microcarpa. Medium sized mature specimen with high vigour and fair structure.



Tree ID	248
Species	<i>Eucalyptus camaldulensis</i>
Tree Height	10-20m
Circumference	800mm
Diam Base	300mm
Diam Breast Ht	230mm
Health	Good
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Medium sized mature specimen with high vigour and fair structure.



Tree ID	249
Species	<i>Melaleuca armillaris</i>
Tree Height	less than 5m
Circumference	1300mm
Diam Base	520mm
Diam Breast Ht	320mm
Health	Good
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	Medium sized mature specimen with high vigour and fair structure.



Tree ID	250
Species	Casuarina cunninghamiana
Tree Height	5-10m
Circumference	700mm
Diam Base	290mm
Diam Breast Ht	190mm
Health	Poor
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	Small mature specimen with low vigour and fair structure. Crown dieback.



Tree ID	251
Species	Casuarina cunninghamiana
Tree Height	5-10m
Circumference	500mm
Diam Base	210mm
Diam Breast Ht	140mm
Health	Poor
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	Small mature specimen with low vigour and fair structure. Crown dieback.



Tree ID	252
Species	Casuarina cunninghamiana
Tree Height	5-10m
Circumference	370mm
Diam Base	160mm
Diam Breast Ht	110mm
Health	Poor
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	Small mature specimen with low vigour and fair structure. Crown dieback.



Tree ID	253
Species	Eucalyptus sp.
Tree Height	5-10m
Circumference	1040mm
Diam Base	340mm
Diam Breast Ht	300mm
Health	Good
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	E.microcarpa. Small mature specimen with high vigour and fair structure.



Tree ID	254
Species	Eucalyptus camaldulensis
Tree Height	5-10m
Circumference	1140mm
Diam Base	400mm
Diam Breast Ht	320mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and fair structure.



Tree ID	255
Species	Eucalyptus sp.
Tree Height	5-10m
Circumference	1100mm
Diam Base	410mm
Diam Breast Ht	330mm
Health	Good
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	E.microcarpa. Small mature specimen with moderate vigour and fair structure.



Tree ID	256
Species	<i>Casuarina cunninghamiana</i>
Tree Height	5-10m
Circumference	780mm
Diam Base	280mm
Diam Breast Ht	230mm
Health	Good
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments and fair structure.	Small mature specimen with moderate vigour



Tree ID	257
Species	<i>Araucaria heterophylla</i>
Tree Height	5-10m
Circumference	500mm
Diam Base	230mm
Diam Breast Ht	160mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments and good structure.	Small mature specimen with moderate vigour



Tree ID	258
Species	Eucalyptus sp.
Tree Height	10-20m
Circumference	850mm
Diam Base	330mm
Diam Breast Ht	270mm
Health	Good
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	E.microcarpa. Small mature specimen with moderate vigour and fair structure.



Tree ID	259
Species	Eucalyptus leucoxydon
Tree Height	5-10m
Circumference	760mm
Diam Base	300mm
Diam Breast Ht	220mm
Health	Good
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with moderate vigour and fair structure.



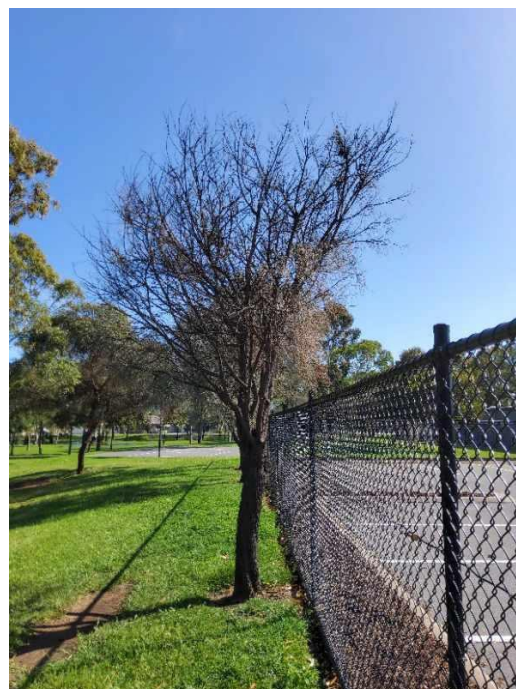
Tree ID	260
Species	Eucalyptus sp.
Tree Height	less than 5m
Circumference	380mm
Diam Base	120mm
Diam Breast Ht	120mm
Health	Poor
Structure	Poor
Regulated Status	Not subject to planning controls
Retention Status	None
Comments	Low vigour, poor structure.



Tree ID	261
Species	Eucalyptus camaldulensis
Tree Height	5-10m
Circumference	940mm
Diam Base	360mm
Diam Breast Ht	260mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure.



Tree ID	262
Species	Casuarina cunninghamiana
Tree Height	less than 5m
Circumference	700mm
Diam Base	260mm
Diam Breast Ht	220mm
Health	Poor
Structure	Poor
Regulated Status	Not subject to planning controls
Retention Status	None
Comments	Small mature specimen with low vigour and poor structure. Dying tree.



Tree ID	263
Species	Eucalyptus camaldulensis
Tree Height	10-20m
Circumference	900mm
Diam Base	370mm
Diam Breast Ht	280mm
Health	Good
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with moderate vigour and fair structure.



Tree ID	264
Species	<i>Eucalyptus camaldulensis</i>
Tree Height	10-20m
Circumference	1000mm
Diam Base	390mm
Diam Breast Ht	300mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Medium sized mature specimen with moderate vigour and good structure.



Tree ID	265
Species	<i>Casuarina cunninghamiana</i>
Tree Height	5-10m
Circumference	900mm
Diam Base	300mm
Diam Breast Ht	290mm
Health	Fair
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	Small mature specimen with moderate vigour and fair structure.



Tree ID	266
Species	Casuarina cunninghamiana
Tree Height	5-10m
Circumference	970mm
Diam Base	340mm
Diam Breast Ht	300mm
Health	Poor
Structure	Poor
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	Small mature specimen with low vigour and poor structure.



Tree ID	267
Species	Eucalyptus sp.
Tree Height	5-10m
Circumference	740mm
Diam Base	270mm
Diam Breast Ht	210mm
Health	Good
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	E.microcarpa. Small mature specimen with high vigour and fair structure.



Tree ID	268
Species	<i>Eucalyptus camaldulensis</i>
Tree Height	5-10m
Circumference	720mm
Diam Base	310mm
Diam Breast Ht	210mm
Health	Good
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure.



Tree ID	269
Species	<i>Casuarina cunninghamiana</i>
Tree Height	5-10m
Circumference	350mm
Diam Base	140mm
Diam Breast Ht	100mm
Health	Poor
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	Small mature specimen with low vigour and fair structure.



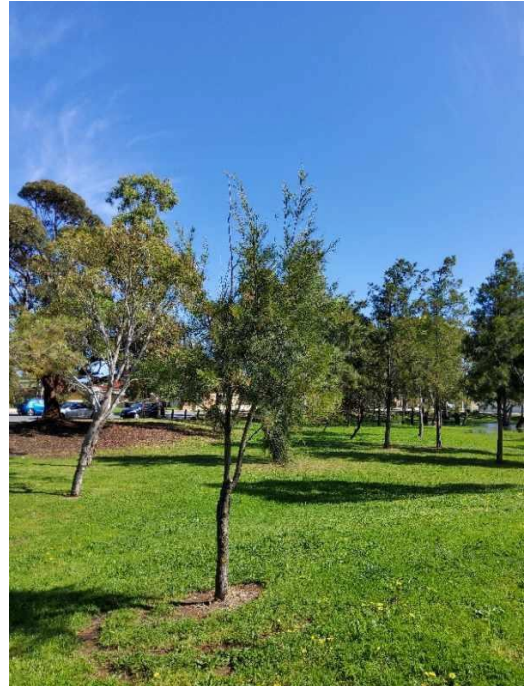
Tree ID	270
Species	Casuarina cunninghamiana
Tree Height	5-10m
Circumference	580mm
Diam Base	230mm
Diam Breast Ht	160mm
Health	Fair
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments and fair structure.	Small mature specimen with moderate vigour



Tree ID	271
Species	Casuarina cunninghamiana
Tree Height	5-10m
Circumference	400mm
Diam Base	160mm
Diam Breast Ht	130mm
Health	Fair
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments and fair structure.	Small mature specimen with low vigour and



Tree ID	272
Species	<i>Casuarina cunninghamiana</i>
Tree Height	5-10m
Circumference	380mm
Diam Base	130mm
Diam Breast Ht	105mm
Health	Fair
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	Small mature specimen with moderate vigour and fair structure.



Tree ID	273
Species	<i>Eucalyptus camaldulensis</i>
Tree Height	10-20m
Circumference	950mm
Diam Base	400mm
Diam Breast Ht	280mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure.



Tree ID	274
Species	Eucalyptus camaldulensis
Tree Height	5-10m
Circumference	650mm
Diam Base	250mm
Diam Breast Ht	220mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with high vigour and good structure.



Tree ID	275
Species	Eucalyptus camaldulensis
Tree Height	5-10m
Circumference	470mm
Diam Base	220mm
Diam Breast Ht	140mm
Health	Fair
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	Small mature specimen with high vigour and good structure.



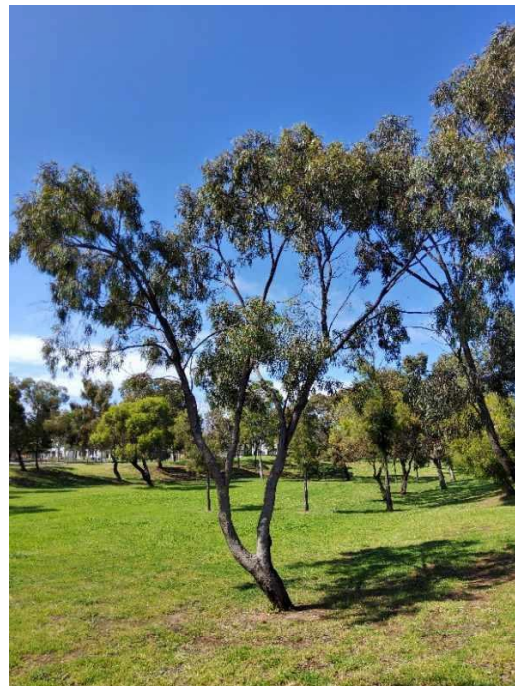
Tree ID	276
Species	<i>Eucalyptus camaldulensis</i>
Tree Height	5-10m
Circumference	650mm
Diam Base	270mm
Diam Breast Ht	190mm
Health	Fair
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	Small mature specimen with low vigour and fair structure.



Tree ID	277
Species	<i>Eucalyptus</i> sp.
Tree Height	10-20m
Circumference	1020mm
Diam Base	390mm
Diam Breast Ht	300mm
Health	Good
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	<i>E.microcarpa</i> . Medium sized mature specimen with moderate vigour and fair structure.



Tree ID	278
Species	Eucalyptus sp.
Tree Height	5-10m
Circumference	1100mm
Diam Base	310mm
Diam Breast Ht	280mm
Health	Good
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	E.microcarpa. Medium sized mature specimen with moderate vigour and fair structure.



Tree ID	279
Species	Eucalyptus sp.
Tree Height	5-10m
Circumference	650mm
Diam Base	240mm
Diam Breast Ht	180mm
Health	Good
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	E.microcarpa. small mature specimen with moderate vigour and fair structure.



Tree ID	280
Species	<i>Eucalyptus camaldulensis</i>
Tree Height	10-20m
Circumference	1020mm
Diam Base	450mm
Diam Breast Ht	295mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	High
Comments	Medium sized mature specimen with moderate vigour and good structure.



Tree ID	281
Species	<i>Eucalyptus camaldulensis</i>
Tree Height	10-20m
Circumference	1200mm
Diam Base	430mm
Diam Breast Ht	340mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	High
Comments	Medium sized mature specimen with moderate vigour and good structure.



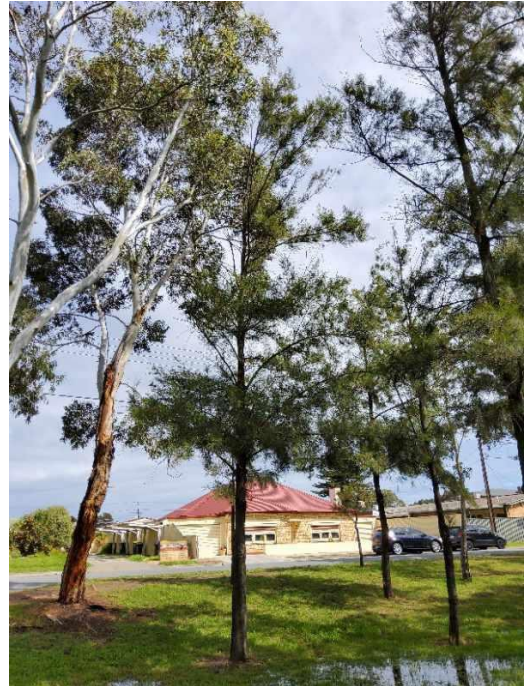
Tree ID	282
Species	Eucalyptus leucoxyton
Tree Height	10-20m
Circumference	1450mm
Diam Base	550mm
Diam Breast Ht	450mm
Health	Good
Structure	Poor
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	Medium sized mature specimen with moderate vigour and poor structure. Two included unions. Trunk wounding.



Tree ID	283
Species	Eucalyptus sp.
Tree Height	5-10m
Circumference	770mm
Diam Base	295mm
Diam Breast Ht	230mm
Health	Good
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	E.microcarpa. Small mature specimen with moderate vigour and fair structure.



Tree ID	284
Species	Casuarina cunninghamiana
Tree Height	10-20m
Circumference	700mm
Diam Base	300mm
Diam Breast Ht	210mm
Health	Fair
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments and fair structure.	Small mature specimen with moderate vigour



Tree ID	285
Species	Casuarina cunninghamiana
Tree Height	10-20m
Circumference	700mm
Diam Base	300mm
Diam Breast Ht	220mm
Health	Fair
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments and fair structure.	Small mature specimen with moderate vigour



Tree ID	286
Species	Casuarina cunninghamiana
Tree Height	10-20m
Circumference	700mm
Diam Base	300mm
Diam Breast Ht	200mm
Health	Fair
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments and fair structure.	Small mature specimen with moderate vigour



Tree ID	287
Species	Casuarina cunninghamiana
Tree Height	5-10m
Circumference	480mm
Diam Base	190mm
Diam Breast Ht	160mm
Health	Poor
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments and fair structure.	Small mature specimen with low vigour and



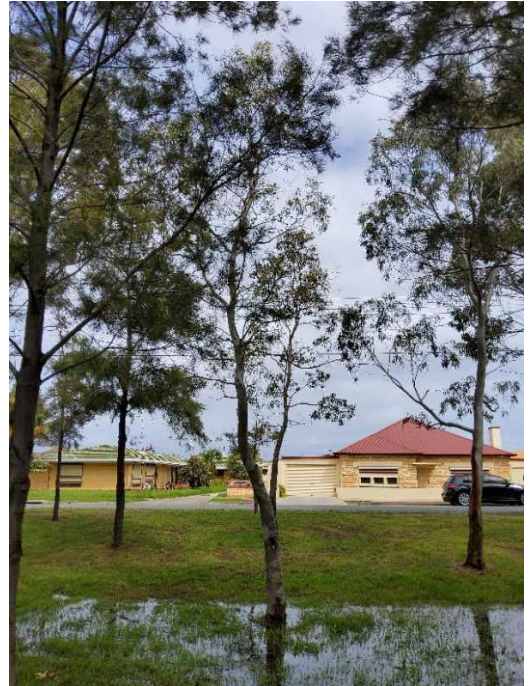
Tree ID	288
Species	Casuarina cunninghamiana
Tree Height	5-10m
Circumference	570mm
Diam Base	220mm
Diam Breast Ht	170mm
Health	Fair
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments and fair structure.	Small mature specimen with moderate vigour



Tree ID	289
Species	Casuarina cunninghamiana
Tree Height	10-20m
Circumference	580mm
Diam Base	250mm
Diam Breast Ht	170mm
Health	Fair
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments and fair structure.	Small mature specimen with moderate vigour



Tree ID 290
Species *Eucalyptus camaldulensis*
Tree Height 5-10m
Circumference 680mm
Diam Base 280mm
Diam Breast Ht 290mm
Health Fair
Structure Fair
Regulated Status Not subject to planning controls
Retention Status Low
Comments Small mature specimen with low vigour and fair structure.



Tree ID 291
Species *Eucalyptus camaldulensis*
Tree Height 5-10m
Circumference 520mm
Diam Base 240mm
Diam Breast Ht 140mm
Health Fair
Structure Fair
Regulated Status Not subject to planning controls
Retention Status Low
Comments Small mature specimen with low vigour and fair structure.



Tree ID 292
Species *Eucalyptus camaldulensis*
Tree Height 5-10m
Circumference 720mm
Diam Base 280mm
Diam Breast Ht 210mm
Health Fair
Structure Fair
Regulated Status Not subject to planning controls
Retention Status Moderate
Comments and fair structure. Small mature specimen with moderate vigour



Tree ID 293
Species *Casuarina cunninghamiana*
Tree Height 10-20m
Circumference 600mm
Diam Base 250mm
Diam Breast Ht 170mm
Health Fair
Structure Fair
Regulated Status Not subject to planning controls
Retention Status Moderate
Comments and fair structure. Small mature specimen with moderate vigour



Tree ID	294
Species	<i>Eucalyptus camaldulensis</i>
Tree Height	10-20m
Circumference	1100mm
Diam Base	490mm
Diam Breast Ht	310mm
Health	Fair
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Medium sized mature specimen with moderate vigour and fair structure.



Tree ID	295
Species	<i>Casuarina cunninghamiana</i>
Tree Height	10-20m
Circumference	960mm
Diam Base	390mm
Diam Breast Ht	260mm
Health	Good
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Medium sized mature specimen with moderate vigour and fair structure.



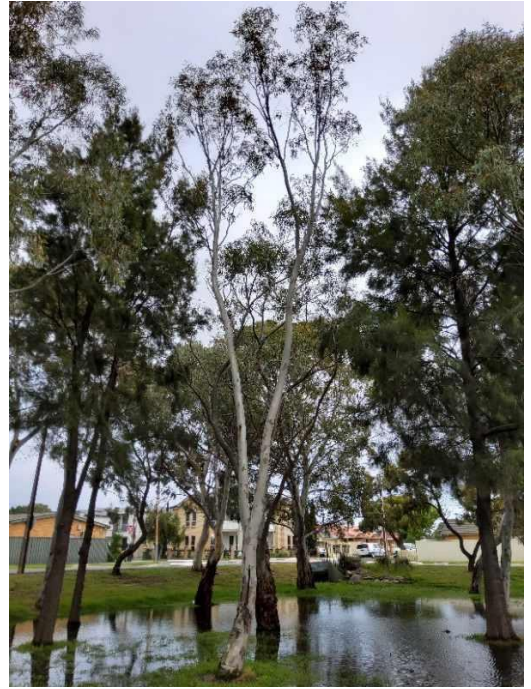
Tree ID	296
Species	Casuarina cunninghamiana
Tree Height	5-10m
Circumference	700mm
Diam Base	290mm
Diam Breast Ht	200mm
Health	Fair
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments and fair structure.	Small mature specimen with moderate vigour



Tree ID	297
Species	Eucalyptus camaldulensis
Tree Height	5-10m
Circumference	1700mm
Diam Base	550mm
Diam Breast Ht	460mm
Health	Poor
Structure	Poor
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments poor structure.	Small mature specimen with low vigour and



Tree ID	298
Species	<i>Eucalyptus camaldulensis</i>
Tree Height	5-10m
Circumference	950mm
Diam Base	400mm
Diam Breast Ht	260mm
Health	Poor
Structure	Poor
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	Small mature specimen with low vigour and poor structure.



Tree ID	299
Species	<i>Eucalyptus camaldulensis</i>
Tree Height	5-10m
Circumference	
Diam Base	Diam
Breast Ht	
Health	Poor
Structure	Poor
Regulated Status	Not subject to planning controls
Retention Status	Low
Comments	Small mature specimen with low vigour and poor structure.

Tree ID	300
Species	<i>Eucalyptus camaldulensis</i>
Tree Height	10-20m
Circumference	1600mm
Diam Base	520mm
Diam Breast Ht	400mm
Health	Fair
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with moderate vigour and good structure.



Tree ID	301
Species	<i>Casuarina cunninghamiana</i>
Tree Height	10-20m
Circumference	1250mm
Diam Base	510mm
Diam Breast Ht	350mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Medium sized mature specimen with high vigour and good structure.



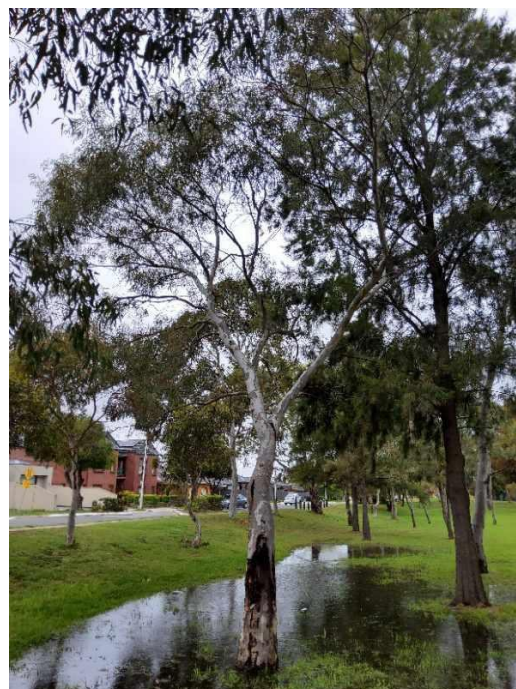
Tree ID	302
Species	<i>Eucalyptus camaldulensis</i>
Tree Height	10-20m
Circumference	1470m
Diam Base	570mm
Diam Breast Ht	400mm
Health	Fair
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Medium sized mature specimen with moderate vigour and fair structure.



Tree ID	303
Species	<i>Eucalyptus camaldulensis</i>
Tree Height	10-20m
Circumference	2200mm
Diam Base	830mm
Diam Breast Ht	670mm
Health	Good
Structure	Good
Regulated Status	Regulated Tree
Retention Status	High
Comments	Large mature specimen with high vigour and good structure.



Tree ID	304
Species	<i>Eucalyptus camaldulensis</i>
Tree Height	10-20m
Circumference	1200mm
Diam Base	480mm
Diam Breast Ht	350mm
Health	Fair
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Medium sized mature specimen with moderate vigour and good structure.



Tree ID	305
Species	<i>Casuarina cunninghamiana</i>
Tree Height	10-20m
Circumference	1120mm
Diam Base	530mm
Diam Breast Ht	530mm
Health	Good
Structure	Good
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Medium sized mature specimen with moderate vigour and good structure.



Tree ID 306
 Species Eucalyptus camaldulensis
 Tree Height 10-20m
 Circumference 1000mm
 Diam Base 430mm
 Diam Breast Ht 300mm
 Health Good
 Structure Fair
 Regulated Status Not subject to planning controls
 Retention Status Moderate
 Comments Medium sized mature specimen with moderate vigour and fair structure.



Tree ID 307
 Species Eucalyptus camaldulensis
 Tree Height 10-20m
 Circumference 900mm
 Diam Base 340mm
 Diam Breast Ht 230mm
 Health Fair
 Structure Fair
 Regulated Status Not subject to planning controls
 Retention Status Moderate
 Comments Medium sized mature specimen with moderate vigour and fair structure.



Tree ID	308
Species	Eucalyptus leucoxylon
Tree Height	10-20m
Circumference	1350mm
Diam Base	460mm
Diam Breast Ht	420mm
Health	Good
Structure	Poor
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Medium sized mature specimen with moderate vigour and poor structure.



Tree ID	309
Species	Eucalyptus sp.
Tree Height	5-10m
Circumference	880mm
Diam Base	350mm
Diam Breast Ht	250mm
Health	Good
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	E.microcarpa. Small mature specimen with moderate vigour and fair structure.



Tree ID	310
Species	Eucalyptus leucoxylon
Tree Height	10-20m
Circumference	1200mm
Diam Base	450mm
Diam Breast Ht	330mm
Health	Good
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Medium sized mature specimen with moderate vigour and fair structure.



Tree ID	311
Species	Eucalyptus leucoxylon
Tree Height	10-20m
Circumference	1300mm
Diam Base	470mm
Diam Breast Ht	400mm
Health	Good
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Medium sized mature specimen with moderate vigour and fair structure.



Tree ID	312
Species	<i>Eucalyptus camaldulensis</i>
Tree Height	10-20m
Circumference	700mm
Diam Base	270mm
Diam Breast Ht	210mm
Health	Good
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Medium sized mature specimen with moderate vigour and fair structure.



Tree ID	313
Species	<i>Eucalyptus leucoxydon</i>
Tree Height	5-10m
Circumference	600mm
Diam Base	230mm
Diam Breast Ht	190mm
Health	Good
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments	Small mature specimen with moderate vigour and fair structure.



Tree ID	314
Species	<i>Eucalyptus camaldulensis</i>
Tree Height	5-10m
Circumference	700mm
Diam Base	290mm
Diam Breast Ht	210mm
Health	Good
Structure	Fair
Regulated Status	Not subject to planning controls
Retention Status	Moderate
Comments and fair structure.	Small mature specimen with moderate vigour




Tree ID	315
Species	<i>Casuarina cunninghamiana</i>
Tree Height	less than 5m
Circumference	200mm
Diam Base	80mm
Diam Breast Ht	60mm
Health	Poor
Structure	Poor
Regulated Status	Not subject to planning controls
Retention Status	None
Comments	Small mature specimen with low vigour and poor structure.





Tree ID	316
Species	Casuarina cunninghamiana
Tree Height	5-10m
Circumference	360mm
Diam Base	140mm
Diam Breast Ht	90mm
Health	Fair
Structure	Fair
Regulated Status	Not subject to
planning controls	Retention Status
	Low
Comments	Small mature specimen with low vigour and poor structure.

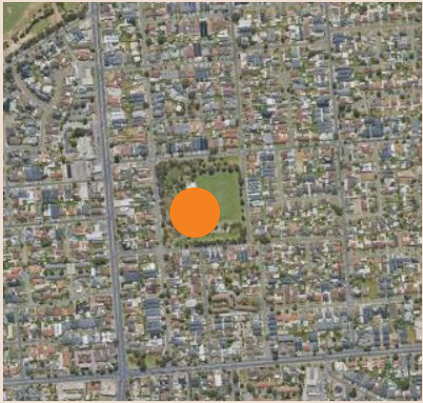


APPENDIX 3

 Trees for removal

 Regulated trees for removal

 Significant trees for removal



site plan

not to scale

10.2023



GLENEAGLES RESERVE SEATON STORMWATER DETENTION STAGE 1 - PROPOSED TREE REMOVALS

APPENDIX 4

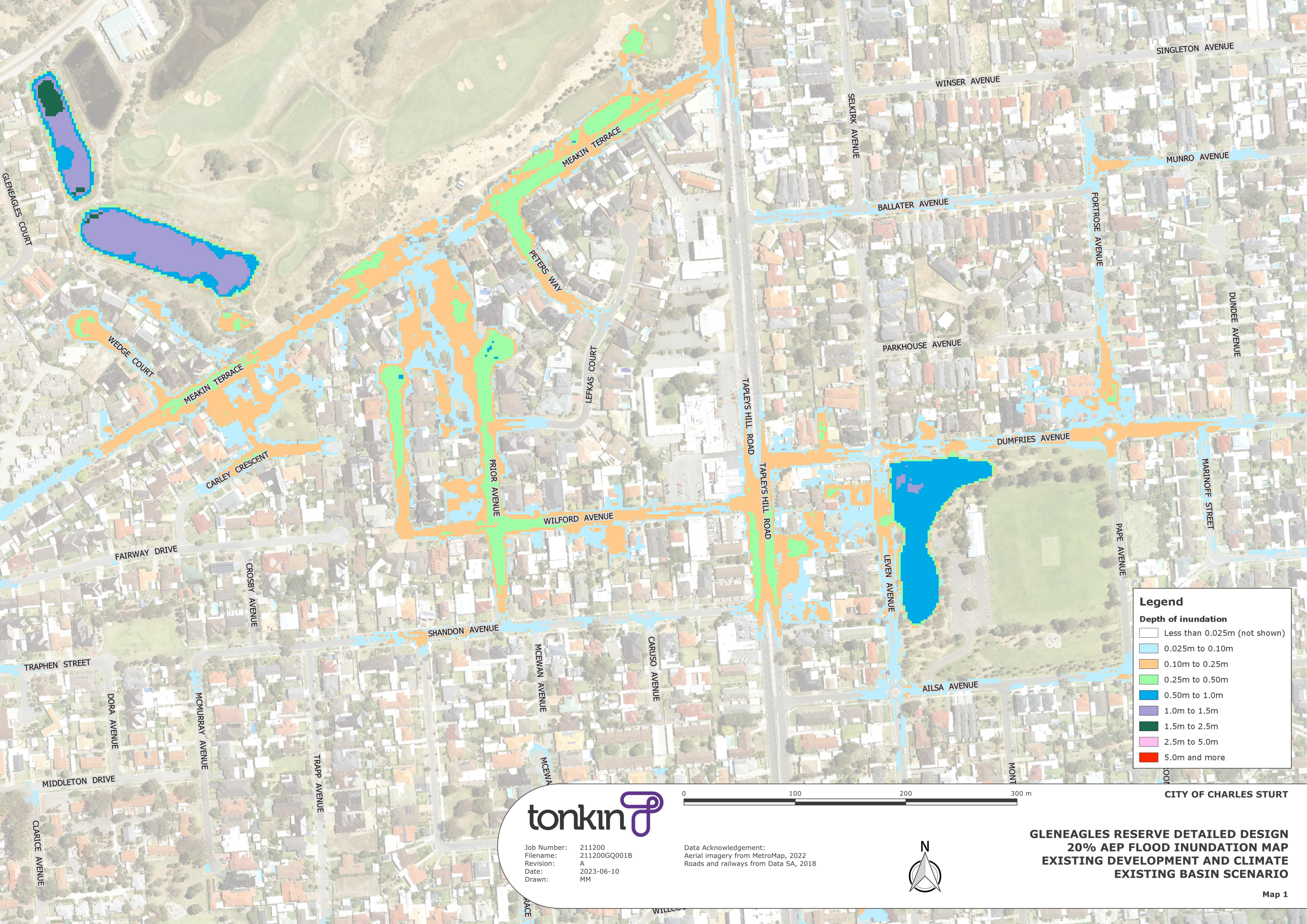
GLENEAGLES RESERVE STORMWATER DETENTION STAGE 1

Expected Outcomes and Flood Maps

Table 4.3 Summary of properties subject to flooding at the centroid

Scenario	Properties with flooding at the centroid > 25 mm	Properties with flooding at the centroid > 150 mm
20% AEP (existing scenario)	28	5
20% AEP (Stage 1 upgrade)	5	2
Reduction	23	3
1% AEP (existing scenario)	414	227
1% AEP (Stage 1 upgrade)	406	206
Reduction	8	21

Extract from Gleneagles Reserve Stormwater Detention Stage 1 Detailed Design Report (Tonkin September 2023)



Legend

Depth of inundation

[White]	Less than 0.025m (not shown)
[Light Blue]	0.025m to 0.10m
[Orange]	0.10m to 0.25m
[Light Green]	0.25m to 0.50m
[Blue]	0.50m to 1.0m
[Purple]	1.0m to 1.5m
[Dark Green]	1.5m to 2.5m
[Pink]	2.5m to 5.0m
[Red]	5.0m and more

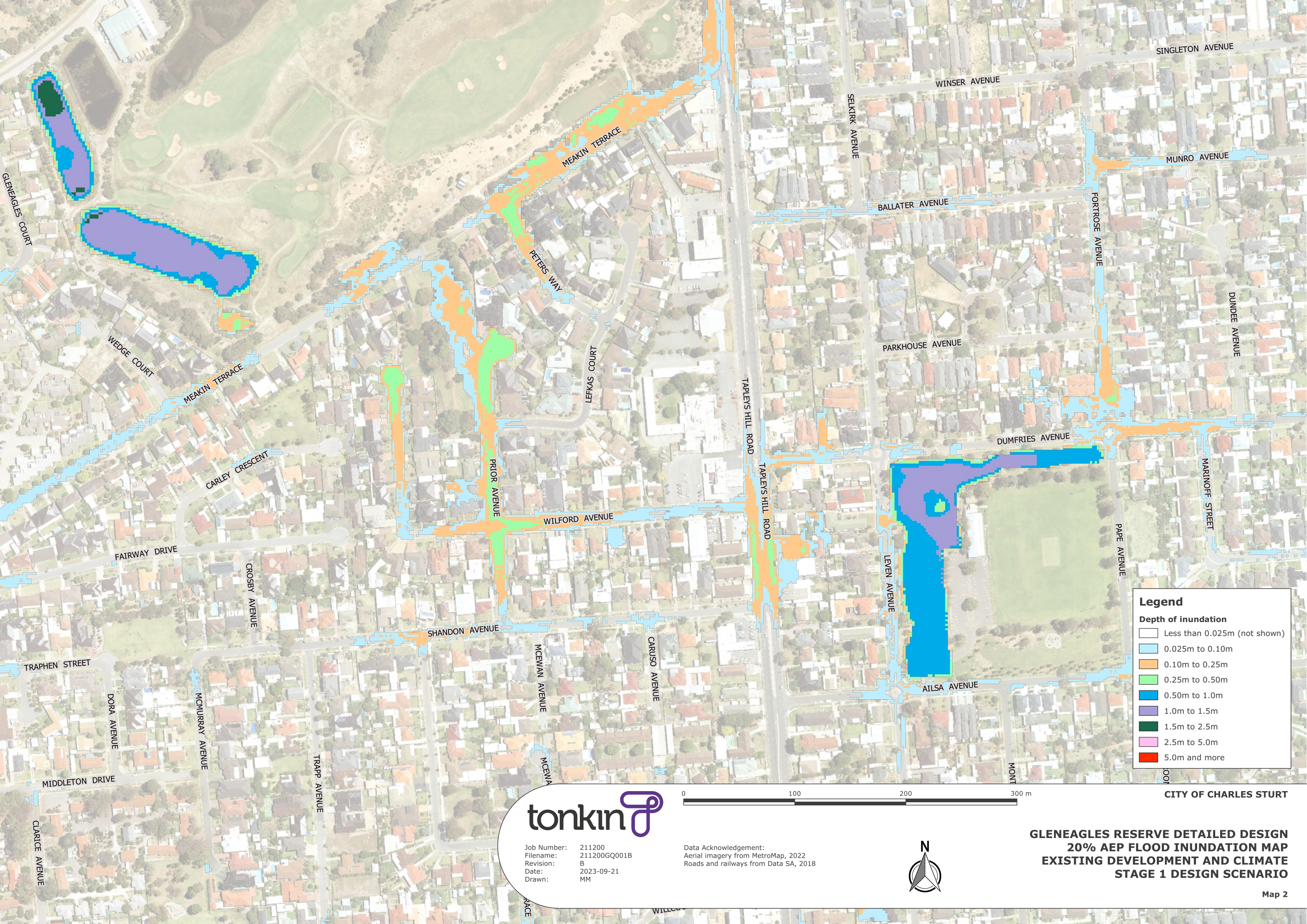
tonkin

Job Number: 211200
 Filename: 211200GQ001B
 Revision: A
 Date: 2023-06-10
 Drawn: MM



CITY OF CHARLES STURT

**GLENEAGLES RESERVE DETAILED DESIGN
 20% AEP FLOOD INUNDATION MAP
 EXISTING DEVELOPMENT AND CLIMATE
 EXISTING BASIN SCENARIO**



Legend

Depth of inundation

White	Less than 0.025m (not shown)
Light Blue	0.025m to 0.10m
Orange	0.10m to 0.25m
Light Green	0.25m to 0.50m
Blue	0.50m to 1.0m
Dark Blue	1.0m to 1.5m
Dark Green	1.5m to 2.5m
Pink	2.5m to 5.0m
Red	5.0m and more



tonkin

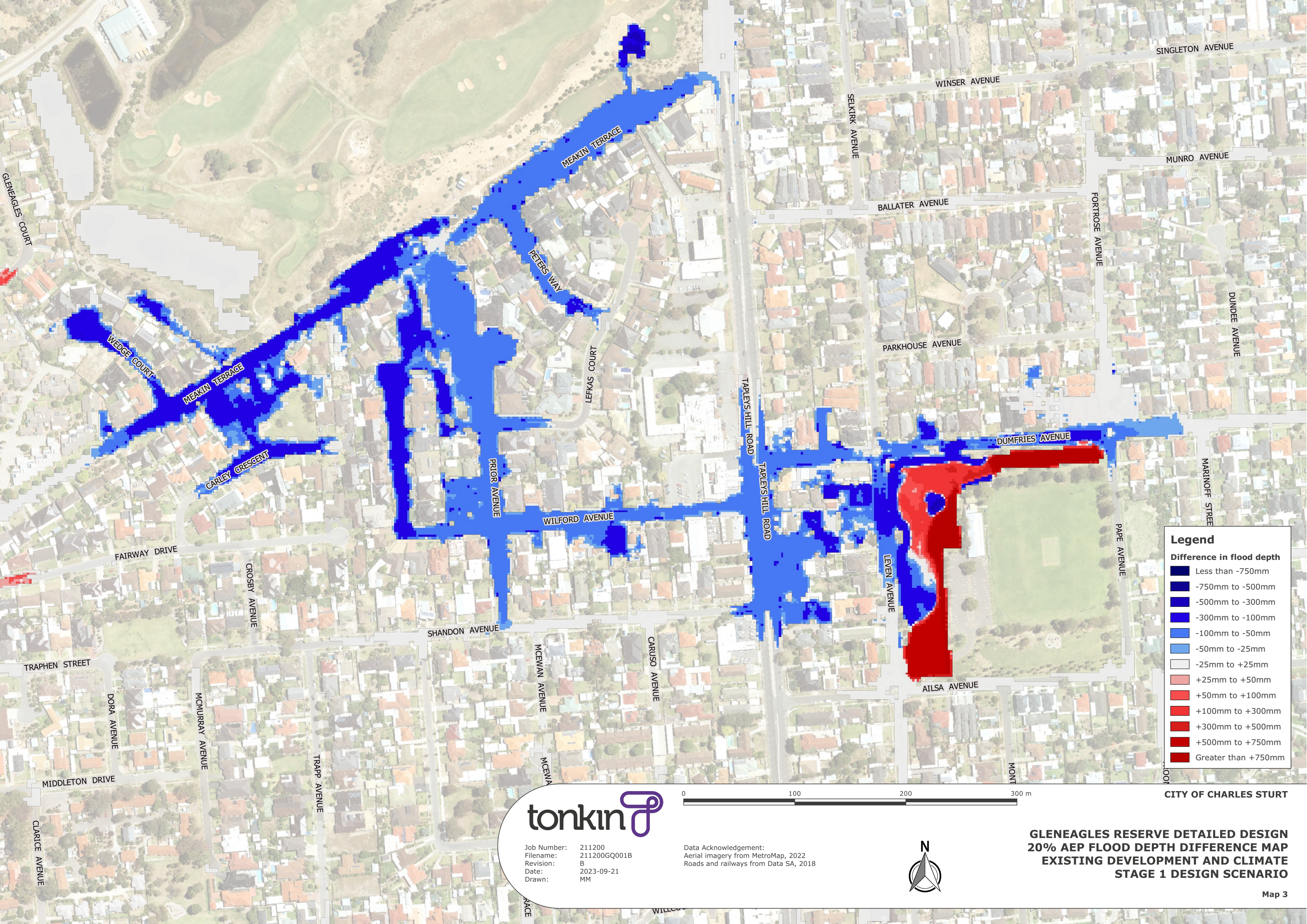
Job Number: 211200
 Filename: 211200GQ001B
 Revision: B
 Date: 2023-09-21
 Drawn: MM

Data Acknowledgement:
 Aerial imagery from MetroMap, 2022
 Roads and railways from Data SA, 2018



**GLENEAGLES RESERVE DETAILED DESIGN
 20% AEP FLOOD INUNDATION MAP
 EXISTING DEVELOPMENT AND CLIMATE
 STAGE 1 DESIGN SCENARIO**

CITY OF CHARLES STURT



SINGLETON AVENUE

WINSER AVENUE

MUNRO AVENUE

BALLATER AVENUE

FORTROSE AVENUE

DUNDEE AVENUE

MEAKIN TERRACE

PETERS WAY

LEFKAS COURT

PARKHOUSE AVENUE

WEDGE COURT

MEAKIN TERRACE

CARLEY CRESCENT

PRIOR AVENUE

WILFORD AVENUE

TAPLEYS HILL ROAD

TAPLEYS HILL ROAD

DUMFRIES AVENUE

MARINOFF STREET

FAIRWAY DRIVE

CROSBY AVENUE

SHANDON AVENUE

LEVEN AVENUE

PAPE AVENUE

TRAPHEN STREET

DORA AVENUE

MCMURRAY AVENUE

TRAPP AVENUE

MCEWAN AVENUE

CARUSO AVENUE

AILSA AVENUE

MIDDLETON DRIVE

CLARICE AVENUE

Legend

Difference in flood depth

- Less than -750mm
- 750mm to -500mm
- 500mm to -300mm
- 300mm to -100mm
- 100mm to -50mm
- 50mm to -25mm
- 25mm to +25mm
- +25mm to +50mm
- +50mm to +100mm
- +100mm to +300mm
- +300mm to +500mm
- +500mm to +750mm
- Greater than +750mm



CITY OF CHARLES STURT

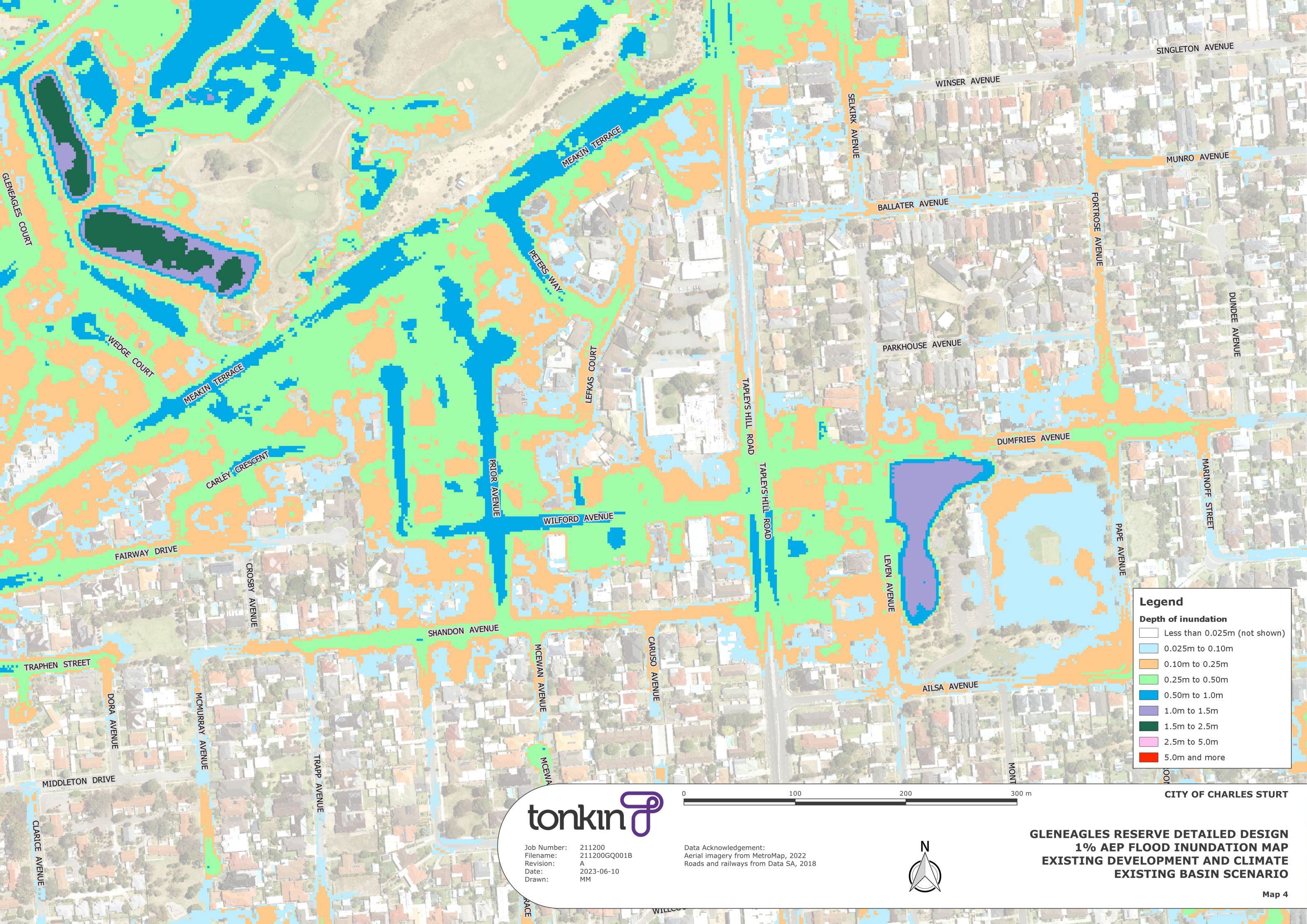


Job Number: 211200
 Filename: 211200GQ001B
 Revision: B
 Date: 2023-09-21
 Drawn: MM

Data Acknowledgement:
 Aerial imagery from MetroMap, 2022
 Roads and railways from Data SA, 2018



**GLENEAGLES RESERVE DETAILED DESIGN
 20% AEP FLOOD DEPTH DIFFERENCE MAP
 EXISTING DEVELOPMENT AND CLIMATE
 STAGE 1 DESIGN SCENARIO**



Legend

Depth of inundation

White	Less than 0.025m (not shown)
Light Blue	0.025m to 0.10m
Orange	0.10m to 0.25m
Light Green	0.25m to 0.50m
Dark Blue	0.50m to 1.0m
Dark Purple	1.0m to 1.5m
Dark Green	1.5m to 2.5m
Pink	2.5m to 5.0m
Red	5.0m and more



CITY OF CHARLES STURT

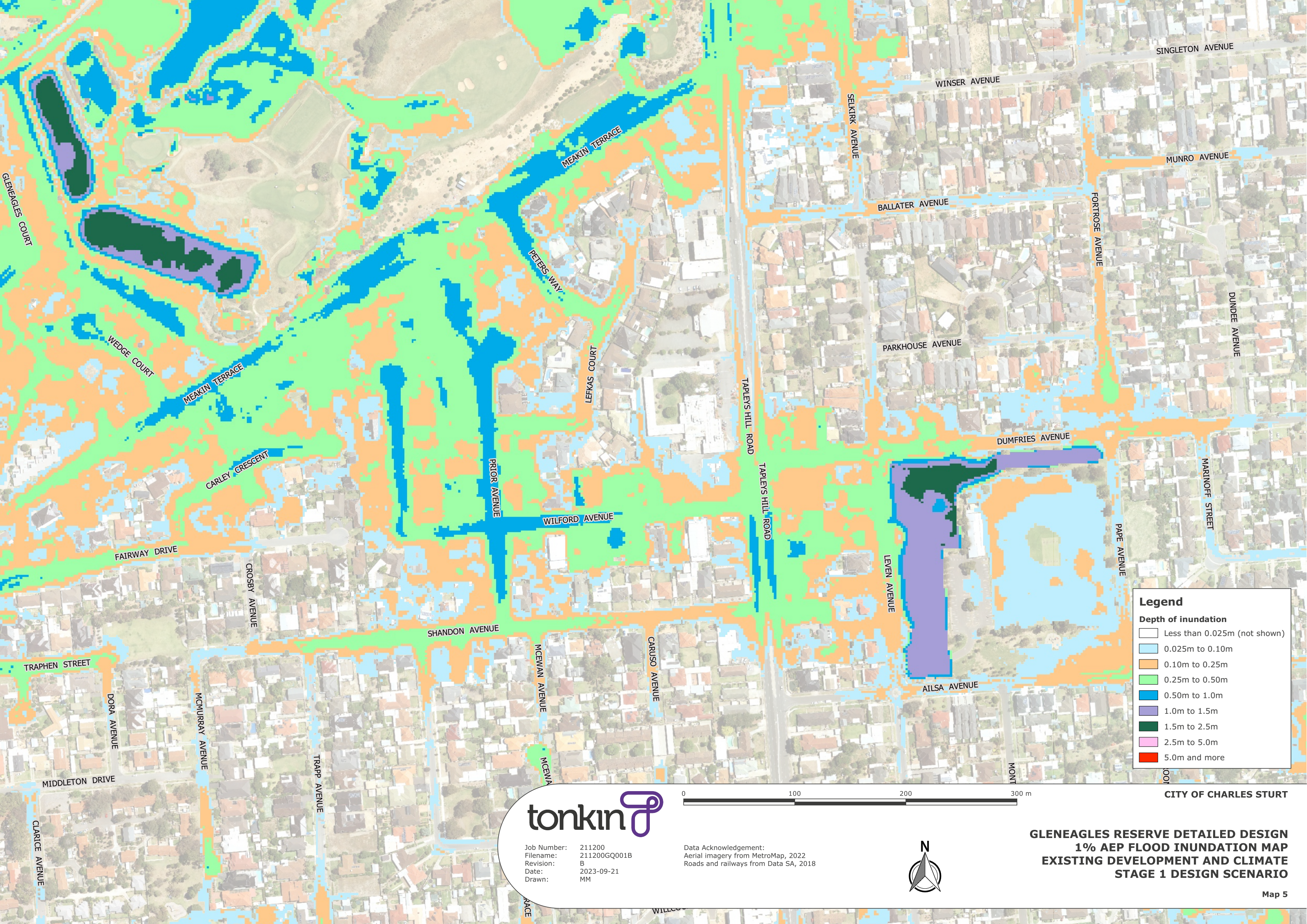
tonkin

Job Number: 211200
 Filename: 211200GQ001B
 Revision: A
 Date: 2023-06-10
 Drawn: MM

Data Acknowledgement:
 Aerial imagery from MetroMap, 2022
 Roads and railways from Data SA, 2018



**GLENEAGLES RESERVE DETAILED DESIGN
 1% AEP FLOOD INUNDATION MAP
 EXISTING DEVELOPMENT AND CLIMATE
 EXISTING BASIN SCENARIO**



Legend

Depth of inundation

White	Less than 0.025m (not shown)
Light Blue	0.025m to 0.10m
Orange	0.10m to 0.25m
Light Green	0.25m to 0.50m
Blue	0.50m to 1.0m
Dark Blue	1.0m to 1.5m
Dark Green	1.5m to 2.5m
Pink	2.5m to 5.0m
Red	5.0m and more

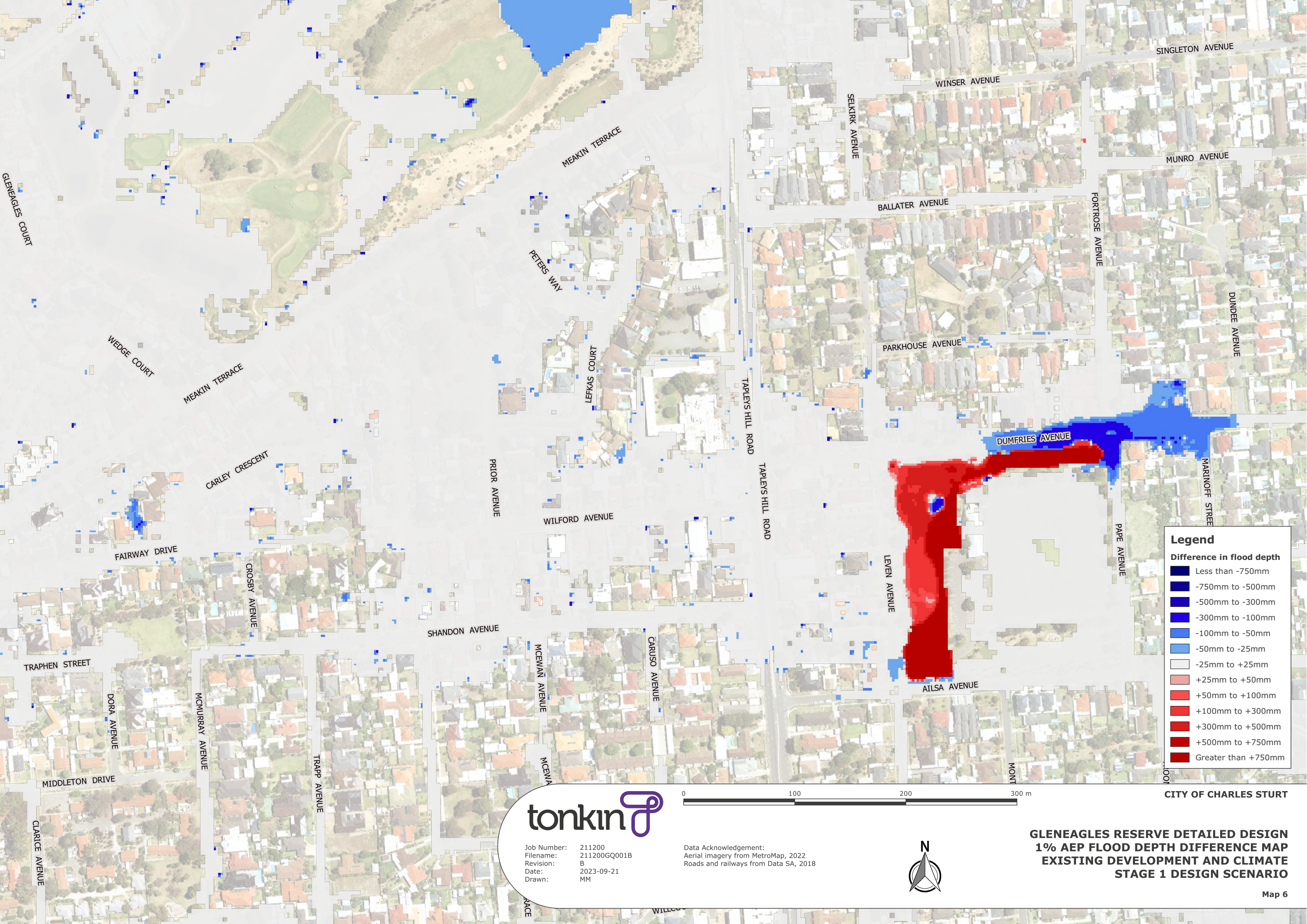
tonkin

Job Number: 211200
 Filename: 211200GQ001B
 Revision: B
 Date: 2023-09-21
 Drawn: MM



**GLENEAGLES RESERVE DETAILED DESIGN
 1% AEP FLOOD INUNDATION MAP
 EXISTING DEVELOPMENT AND CLIMATE
 STAGE 1 DESIGN SCENARIO**

CITY OF CHARLES STURT



SINGLETON AVENUE

WINSER AVENUE

MUNRO AVENUE

MEAKIN TERRACE

SELKIRK AVENUE

BALLATER AVENUE

FORTROSE AVENUE

DUNDEE AVENUE

PETERS WAY

LEFKAS COURT

PARKHOUSE AVENUE

MEAKIN TERRACE

TAPLEYS HILL ROAD

DUMFRIES AVENUE

CARLEY CRESCENT

PRIOR AVENUE

WILFORD AVENUE

TAPLEYS HILL ROAD

FAIRWAY DRIVE

CROSBY AVENUE

MARINOFF STREET

PAPE AVENUE

Legend

Difference in flood depth

- Less than -750mm
- 750mm to -500mm
- 500mm to -300mm
- 300mm to -100mm
- 100mm to -50mm
- 50mm to -25mm
- 25mm to +25mm
- +25mm to +50mm
- +50mm to +100mm
- +100mm to +300mm
- +300mm to +500mm
- +500mm to +750mm
- Greater than +750mm

TRAPHEN STREET

DORA AVENUE

MCMURRAY AVENUE

TRAPP AVENUE

SHANDON AVENUE

MCEWAN AVENUE

CARUSO AVENUE

LEVEN AVENUE

AILSA AVENUE

MONT

OOI



Job Number: 211200
 Filename: 211200GQ001B
 Revision: B
 Date: 2023-09-21
 Drawn: MM

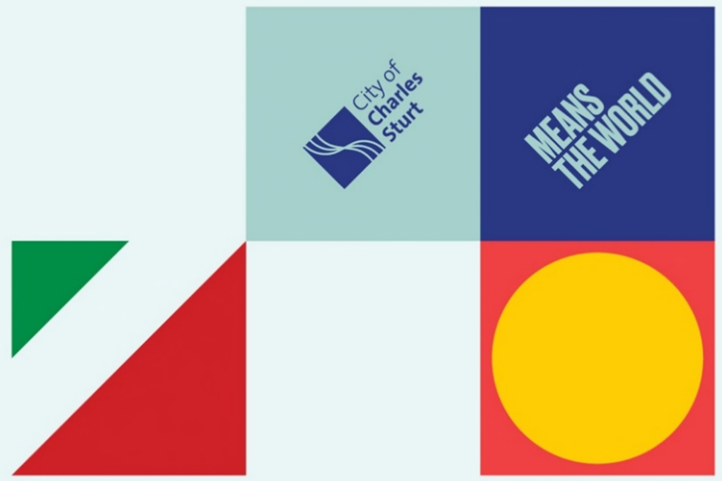
Data Acknowledgement:
 Aerial imagery from MetroMap, 2022
 Roads and railways from Data SA, 2018



CITY OF CHARLES STURT

**GLENEAGLES RESERVE DETAILED DESIGN
 1% AEP FLOOD DEPTH DIFFERENCE MAP
 EXISTING DEVELOPMENT AND CLIMATE
 STAGE 1 DESIGN SCENARIO**

APPENDIX 5



COMMUNITY ENGAGEMENT REPORT

Gleneagles Reserve Stormwater Management
& Reserve Upgrade

October 2023



Prepared By:

Kath Mardon

Community Engagement Officer
Engineering Strategy and Assets

P: 8408 1270

E: kmardon@charlessturt.sa.gov.au

1. BACKGROUND

Through Council's endorsed West Lakes Stormwater Management Plan (WLSMP), Gleneagles Reserve has been identified, given its large passive open space, as a preferred location for addressing the continued flooding issue in nearby streets in Seaton. Flooding events, including 2016, and 2022 along with recent studies show a need to address localised flooding in Seaton as a high priority.

The WLSMP identified a flooding risk around Leven Avenue, Tapleys Hill Road, Wilford Avenue and Prior Avenue in Seaton, which is located within the Meakin Terrace Sub catchment.

Gleneagles Reserve is a medium sized sportsground and recreational area that caters for district sporting competition and events. The Reserve is identified to serve the community as District Open Space Hierarchy and Sportsground and Recreation Park Open Space Types (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).

2. COMMUNITY ENGAGEMENT APPROACH

2.1 Engagement Objectives

The purpose of engagement with our community on the Gleneagles Reserve Stormwater Management and Reserve Upgrade to:

- Raise awareness of the proposal.
- Provide opportunities for our community to provide feedback on the proposal.
- Report to Council on the feedback received from our community thereby enabling Council to make an informed decision.

2.2 Engagement Process

The community engagement period commenced on 13 December 2022 and closed on 6 February 2023. The community engagement process included the following communication and engagement activities and promotions.

- Mail out of a coloured brochure, to owners and occupiers in the consultation area. Refer to Figure 1.
- Placement of corflute signs at various locations of the reserve.
- Engagement via Council's online community engagement website "*Your Say Charles Sturt*".
- City of Charles Sturt social media platforms.
- Conduct of a pop-up information stand, attended by Council staff at Gleneagles Reserve 21 January 2023, between 10am and 12pm
- Email campaign on YourSay to members (

The engagement activities and level of participation are summarised in Table 1.

Figure 1 – Directly Mailed Consultation Area

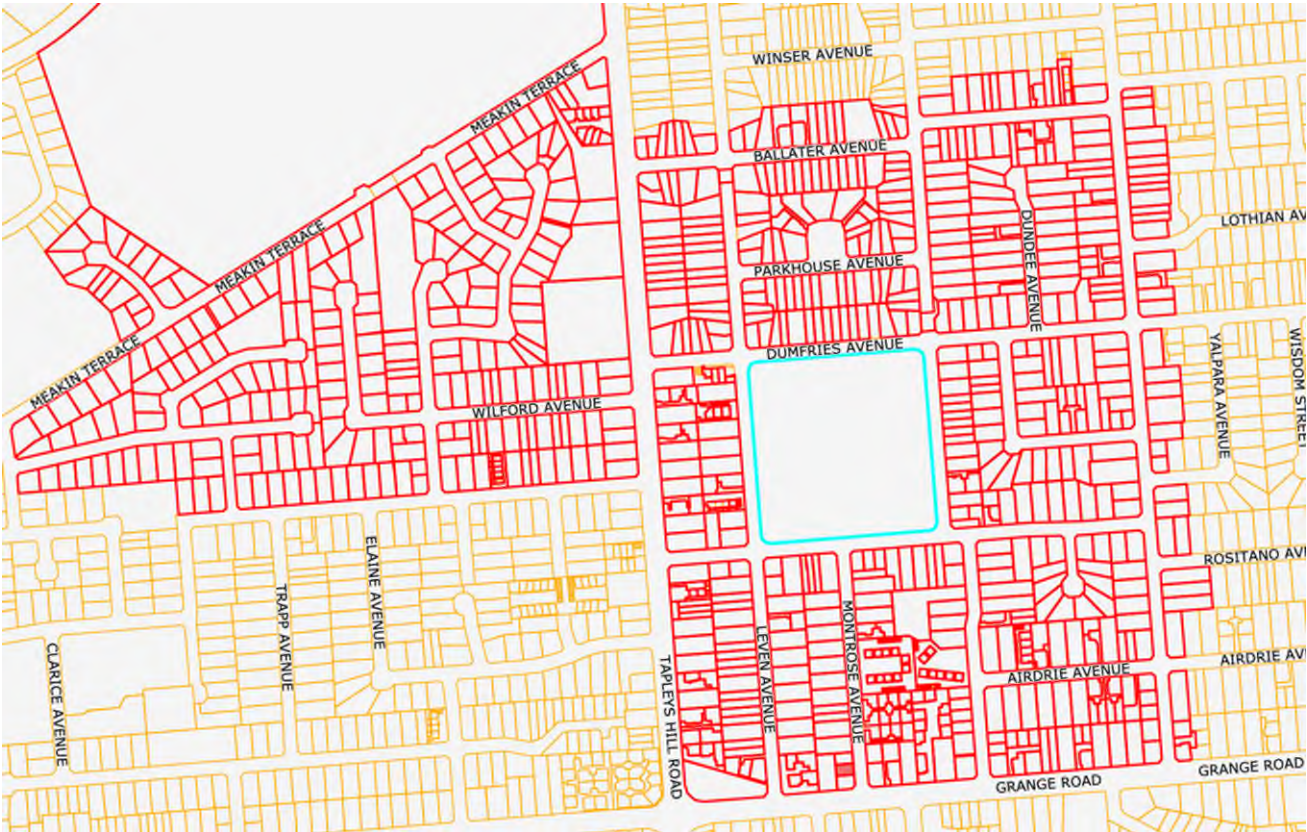


Table 1: Engagement activities undertaken during consultation on Gleneagles Reserve Stormwater Management and Reserve Upgrade

Type of activity	Engagement activity	Date and place	Participants
Your Say Charles Sturt online consultation hub	Gleneagles Reserve Stormwater Management & Reserve Upgrade Project Page visitation	16 December 2022 to 6 February 2023	Open to everyone 559 page views 346 unique visitors of the page 16 followers of the page
	Online feedback form	16 December 2022 to 6 February 2023	Open to everyone 16 survey responses
Pop-Up Information Stand	Drop-in consultation activity with Council staff	Saturday 21 January 2023 Gleneagles Reserve, Ailsa Ave Seaton	Open to everyone 45+ community members attended

3. EXAMPLES OF COMMUNITY ENGAGEMENT ACTIVITY

Your Say Charles Sturt

www.yoursaycharlessturt.com.au/gleneaglesreserve

Gleneagles Reserve Stormwater Management & Reserve Upgrade

We are investigating the stormwater detention capacity in Gleneagles Reserve and would like to hear some early feedback about the future use of the reserve.

[Follow](#)

Project Overview

Through Council's endorsed **West Lakes Stormwater Management Plan (WLSMP)**, Gleneagles Reserve has been identified, given its large area of open space and location within the stormwater catchment area, as an important location for addressing the continued flooding issue in nearby streets in Seaton. Recent flooding events, including in 2016, and 2022 along with recent studies show a need to address localised flooding in Seaton as the highest priority within our city.

The WLSMP identified a flooding risk around Leven Avenue, Tapleys Hill Road, Willford Avenue and Prior Avenue in Seaton, which is located within the **Meakin Terrace Sub Catchment**.

We are aiming to divert some stormwater from the catchment to Gleneagles Reserve to slow its flow which in turn will improve the performance of the existing underground drainage network. This project is planned to be delivered over multiple stages. As part of Stage 1 detention, a capacity of approximately 7200m³ (equivalent to almost 3 Olympic size swimming pools) and a pump station is proposed. Once the detention is constructed it will reduce the frequency of flooding within the above listed streets and surrounding areas.

Stage 1 detention, a capacity of approximately 7200m³ (equivalent to almost 3 Olympic size swimming pools)

As part of this project, due to the impacts that a surface level detention solution would have on the existing reserve, such as potential loss of some trees, vegetation and impact on some infrastructure (to be determined), we are also aiming to upgrade the reserve to off-set these impacts. This may include new play equipment and other open space infrastructure suitable for a 'district' reserve, new tree planting, and other public infrastructure.

Prior to commencing detailed stormwater and reserve upgrade designs, we want to understand more about how you interact with the reserve, what's important to you, how you use the space and your knowledge of stormwater/flooding in the area.

We understand that this information is coming to you close to Christmas, however given the high priority of this stormwater and flooding project, we felt it is important to start providing the community with some information about what we are planning and commence the conversation sooner rather than later. There will be further opportunities in the new year to speak with us in person.

Example of Stormwater Detention Design

More Information

- [Project Home](#)
- [Meakin Terrace Sub Catchment](#)
- [Gleneagles Reserve Online Survey](#)

Timeline

- Preliminary Feedback from Community**
13 December 2022 to 6 February 2023 - seeking initial feedback on the Gleneagles Reserve Stormwater Management project and understanding the use of the reserve/ground prior to design being prepared. Submitters close 6 February 2023. Includes a Community Pop Up Session on Saturday 21 January 2023.
- Analysing Community Feedback**
February to March 2023 - review community feedback and prepare a summary report.
- Concept Plan Development**
February to July 2023
- Consultation with the Community on draft Concept Plan**
Approximately August 2023
- Report to Asset Management Committee & Council**
A report will be presented to the Asset Management Committee and Full Council including the Community Engagement outcomes and proposed concept.

Examples of Stormwater Detention Basins



[See less](#)

For more information

Please contact us if you have any questions or want more information about this project.

- Name: Kath Mardon, Community Engagement Officer
- Phone: 8408 1270
- Email: eng-consultation@charlessturt.sa.gov.au

Document Library

- [Map of estimated flood reduction after significant rain event](#)
PDF (1.53 MB)
- [Consultation Brochure - Gleneagles Reserve Stormwater Management & Reserve Upgrade](#)
PDF (1.41 MB)
- [Feedback Form - Gleneagles Reserve Stormwater Management & Reserve Upgrade](#)
PDF (222.20 KB)

Council Decision Making



Community feedback will be a key component that will feed into Council's decision making on which option will be selected for further investigations, feasibility, and detailed design.

Other components that will inform decision-making include technical engineering advice, environmental considerations, and long-term financial planning.

Frequently Asked Questions

- [What area does the Meakin Terrace Sub catchment cover?](#)
- [What areas within the Meakin Tce Sub Catchment will achieve flood...](#)

How you can Get Involved & Share Your Feedback

<p>Community Session</p> <p>Come along to a Community Pop Up session where you can speak with the project team and hear further information about the project.</p> <p>When: Saturday 21 January 2023</p> <p>Where: Gleneagles Reserve, Ailsa Avenue, Seaton (near playground) in a Charles Sturt Marquee.</p> <p>Time: Drop in anytime between 10am to 12pm</p>	<p>Online Feedback Form</p> <p>Your feedback is important in this initial stage as it will help us understand the way you use the reserve as well as your views on stormwater management as a local resident.</p> <p>After consultation closes, we will develop a draft concept plan and come back to you for further comments.</p> <p>If you prefer to complete a paper copy, you can ask for one to be posted to you, or alternatively download a copy from the...</p>	<p>Receive Updates on this Project</p> <p>To receive project updates, click on the + Follow button at the top of this page. An email will be sent to you advising of project news.</p>

What would you like to see in the Gleneagles Reserve?

These images are here to give you some inspiration into what you may like to see in the reserve. Share your thoughts in our online survey!



- [After it rains, will Gleneagles reserve still be useable for recreation like exercise, socialising etc?](#)
- [Where are other examples of stormwater detention basins of similar nature?](#)
- [What will happen to the playground?](#)
- [What will happen to the bitumen car park?](#)
- [What else is Council planning to do in conjunction with the stormwater work?](#)
- [What will happen with my feedback?](#)

Brochure



GLENEAGLES RESERVE

Stormwater Management & Reserve Upgrade

Through Council's endorsed West Lakes Stormwater Management Plan (WLSMP), Gleneagles Reserve has been identified, given its large area of open space and location within the stormwater catchment area, as an important location for addressing the continued flooding issue in nearby streets in Seaton. Recent flooding events, including in 2016, and 2022 along with recent studies show a need to address localised flooding in Seaton as the highest priority within our city.

The WLSMP identified a flooding risk around Leven Avenue, Tapleys Hill Road, Wilford Avenue and Prior Avenue in Seaton, which is located within the Meakin Terrace Sub Catchment.

We are aiming to divert some stormwater from the catchment to Gleneagles Reserve to slow its flow which in turn will improve the performance of the existing underground drainage network. This project is planned to be delivered over multiple stages. As part of Stage 1 detention, a capacity of approximately 7200m³ (equivalent to almost 3 Olympic size swimming pools) and a pump station is proposed. Once the detention is constructed it will reduce the frequency of flooding within the above listed streets and surrounding areas.

As part of this project, due to the impacts that a surface level detention solution would have on the existing reserve, such as potential loss of some

trees, vegetation and impact on some infrastructure (to be determined), we are also aiming to upgrade the reserve to off-set these impacts. This may include new play equipment and other open space infrastructure suitable for a 'district' reserve, new tree planting, and other public infrastructure.

Prior to commencing detailed stormwater and reserve upgrade designs, we want to understand more about how you interact with the reserve, what's important to you, how you use the space and your knowledge of stormwater/flooding in the area.

We understand that this information is coming to you close to Christmas. Given the high priority of this stormwater and flooding project, we felt it is important to start providing the community with some information about what we are planning and to commence the conversation sooner rather than later. There will be further opportunities in the new year to speak with us in person.

Photo above is of Dover Street detention within the City of Port Adelaide Enfield. This is an example of what a detention basin could look like.



Get involved and help shape the design

- Visit us and chat with the team at the Community Pop Up session

Saturday 21 January 2023
Gleneagles Reserve, Ailsa Avenue, Seaton
(near playground)
Drop in anytime between 10am to 12pm
Barista coffee van available

- View project information, Frequently Asked Questions, and stormwater maps online. Scan the QR code below to take you to the project page.
- Share your thoughts on stormwater management and the use of reserve by completing our online survey via the QR code below.

If you would like a hard copy survey, please get in touch and we will post one out to you.

For more info, scan the QR code below or visit yoursaycharlessturt.com.au/gleneaglesreserve

Feedback closes 6 February 2023.



For further information please contact:

Kath Mardon
Community Engagement Officer - Engineering
8408 1270
eng-consultation@charlessturt.sa.gov.au



Community Open Day

Inspiration Board

NEED INSPIRATION? HERE ARE SOME IDEAS FROM OTHER RESERVES



Sticky wall



PROPOSED RESERVE UPGRADE

As part of this project, due to the impacts that a surface level detention solution would have on the existing reserve, such as potential loss of some trees, vegetation, and impact on some infrastructure (to be determined), we are also aiming to upgrade the reserve to off-set these impacts. This may include new play equipment and other open space infrastructure suitable for a 'district' reserve, new tree planting, and other public infrastructure.

Prior to commencing detailed stormwater and reserve upgrade designs, we want to understand more about how you interact with the reserve, what's important to you, how you use the space and your knowledge of stormwater/flooding in the area.

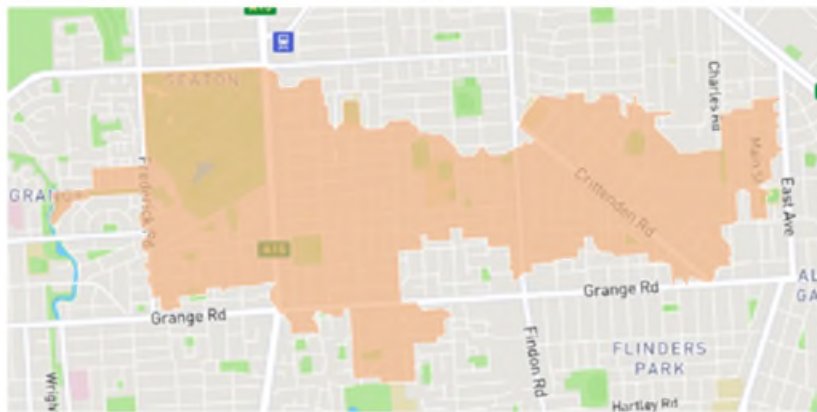


GLENEAGLES RESERVE STORMWATER MANAGEMENT

Through Council's endorsed West Lakes Stormwater Management Plan (WLSMP), Gleneagles Reserve has been identified, given its large area of open space and location within the stormwater catchment area, as an important location for addressing the continued flooding issue in nearby streets in Seaton. Recent flooding events, including in 2016, and 2022 along with recent studies show a need to address localised flooding in Seaton as the highest priority within our city.

The WLSMP identified a flooding risk around Leven Avenue, Tapleys Hill Road, Wilford Avenue and Prior Avenue in Seaton, which is located within the *Meakin Terrace Sub-Catchment*

Meakin Terrace Sub Catchment Map



Gleneagles Reserve to slow its flow which in turn will improve the performance of the existing underground drainage network. This project is planned to be delivered over multiple stages. As part of Stage 1 detention, a capacity of approximately 7200m³ (equivalent to almost 3 Olympic size swimming pools) and a pump station is proposed. Once the detention is constructed it will reduce the frequency of flooding within the above listed streets and surrounding areas

EXAMPLES OF STORMWATER DETENTION



Dover Street, Blair Athol



Naval Reserve, Birkenhead



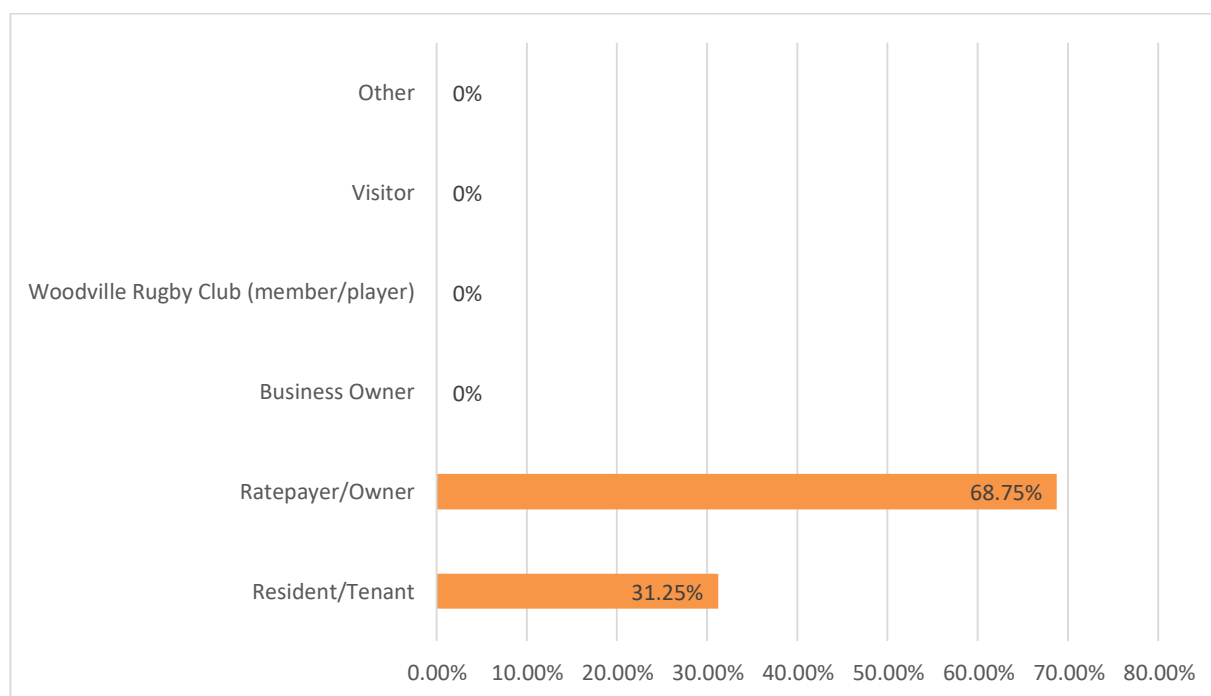
Patta Avenue, Lightview

4. COMMUNITY ENGAGEMENT FINDINGS

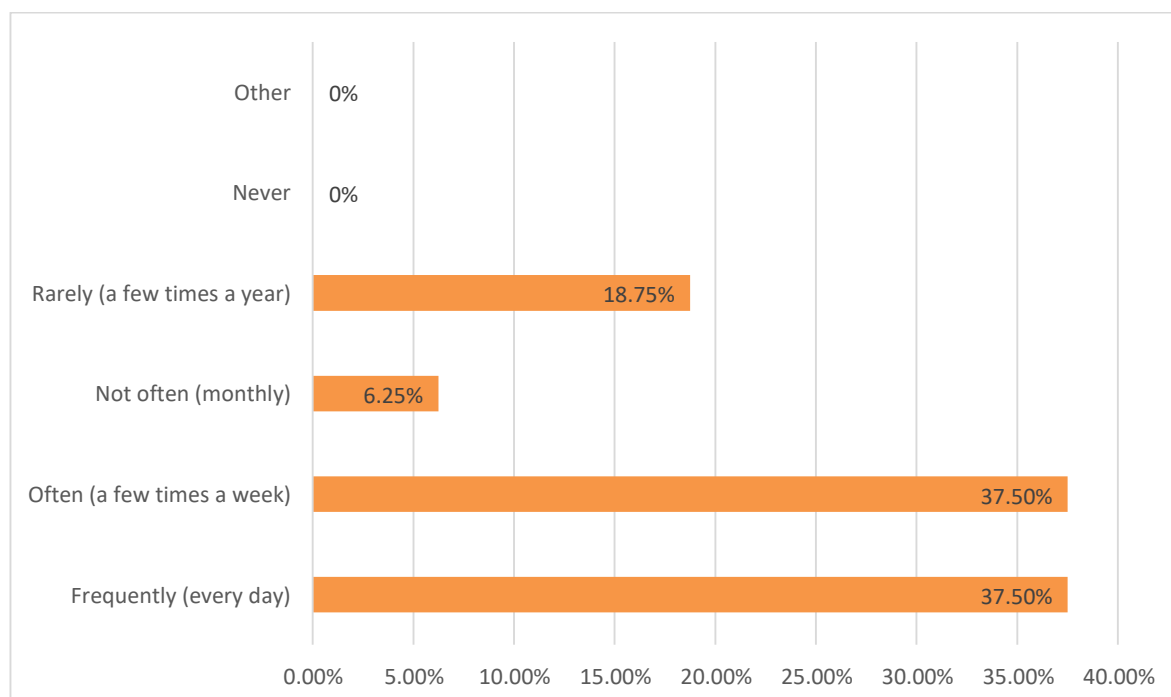
The community engagement approach has achieved good reach to the local community around the Seaton area. During the community consultation process, we had over 61 contributions, which include 16 online responses and 45 attending our community open day.

Which of the following best describes you?

Over 31% of respondents were residents and 68% were ratepayers within the City of Charles Sturt.

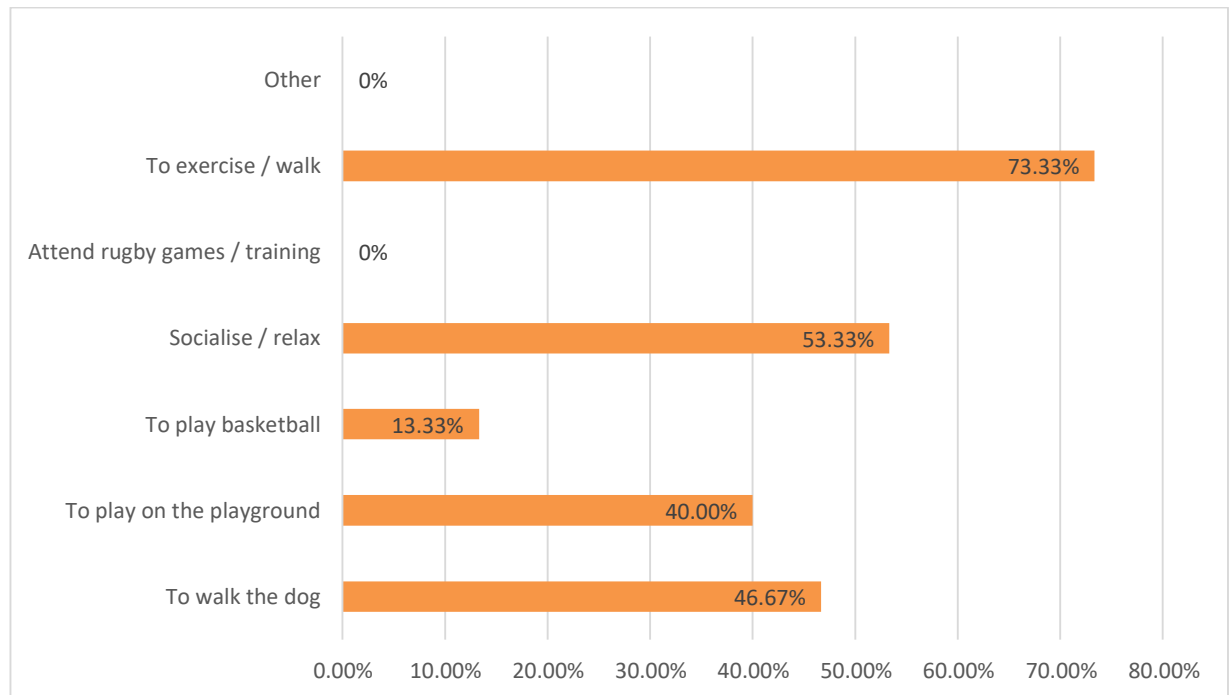


How often do you use Gleneagles Reserve?

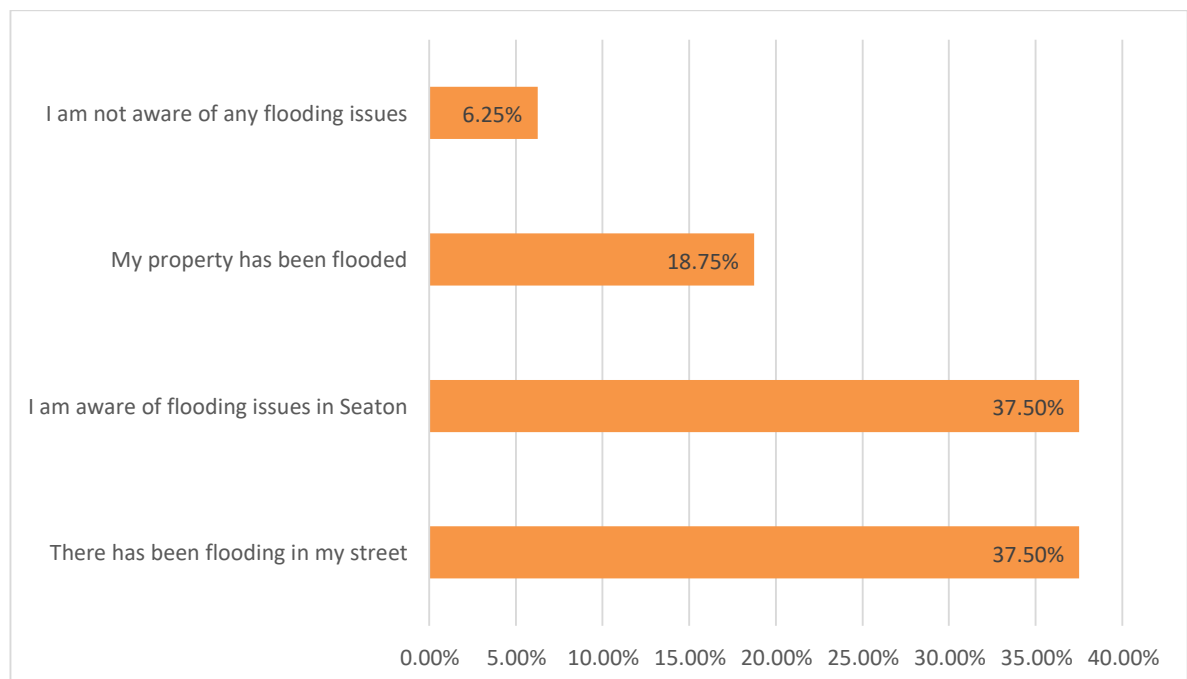


With over 37% of respondents using the Reserve frequently (every day) and 37% often (a few times a week) shows, the passive use of the reserve and the importance of this space.

How do you currently use Gleneagles Reserve?



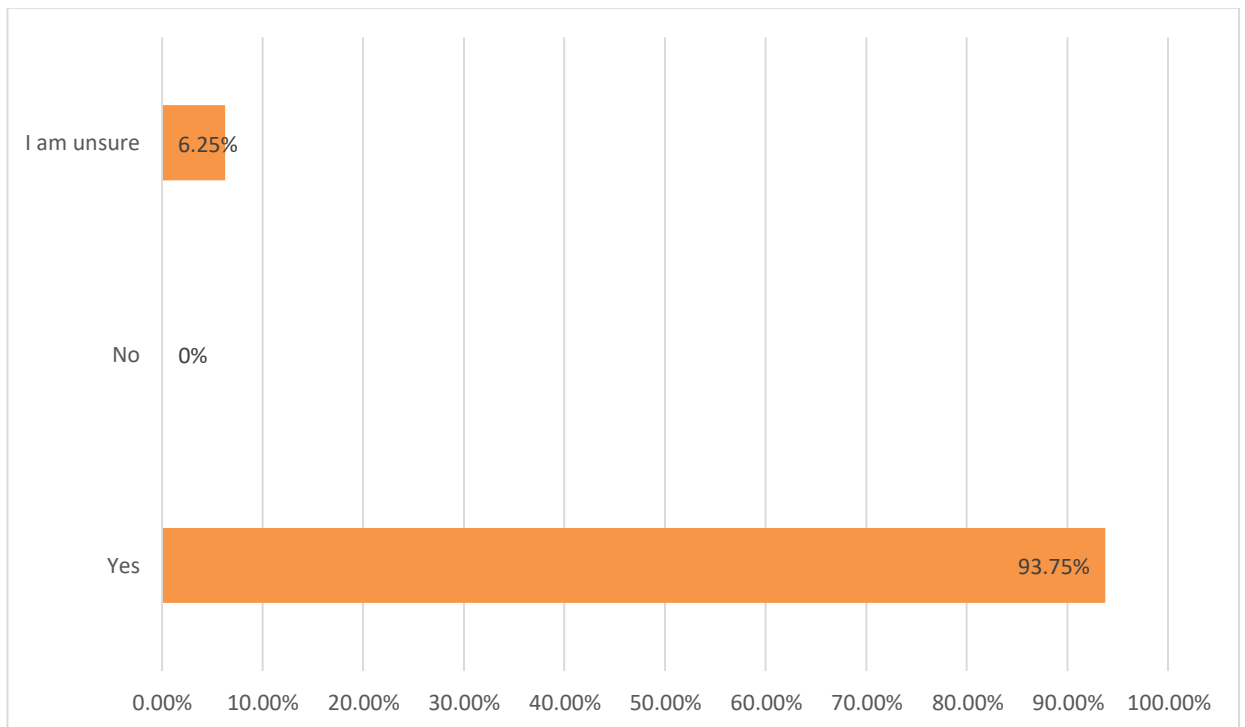
In relation to flooding which of these apply to you as a local resident near Gleneagles Reserve?



If you have flooded, can you tell us when this has occurred?

When/Where	%	No.
Flooded Feb 2022	63.64%	7
2021	9.09%	1
Leven Avenue	9.09%	1
whenever heavy rain	9.09%	1
Meakin Terrace	9.09%	1
2022	9.09%	1

Do you understand the need for stormwater detention?



The community was asked if they understood the need for stormwater detention in Gleneagles Reserve. There is currently an existing detention in one section, however, as the project proposes to increase its capacity, respondents' sentiment was positive;

Below is a word cloud summarising the key reasons for responses. A full set of responses is provided in **Appendix A** of this report.



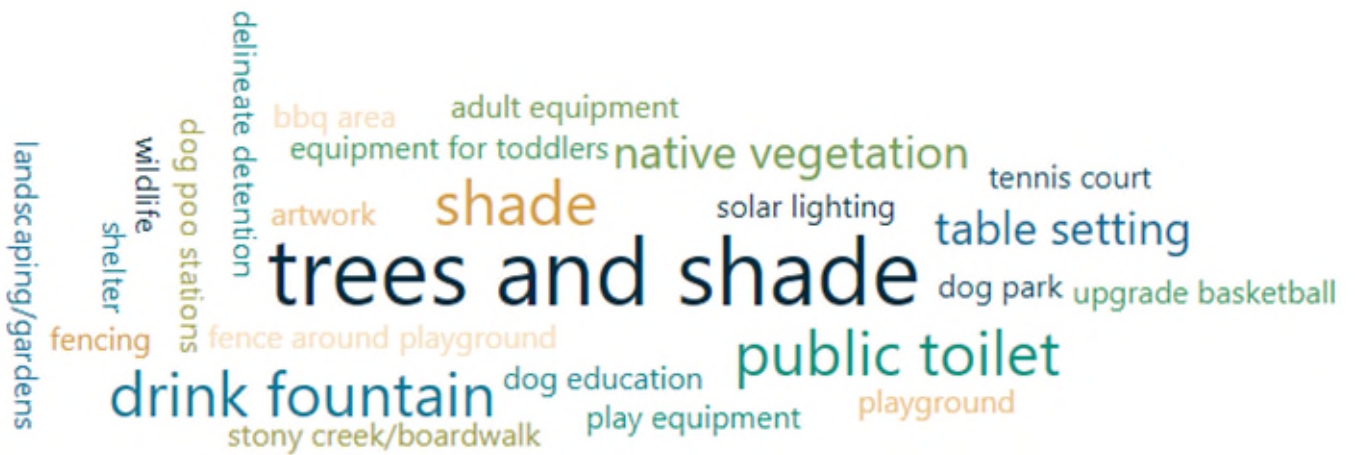
When thinking about Gleneagles Reserve what is important to you?

Below is a word cloud summarising the key reasons for responses. A full set of responses is provided in **Appendix A** of this report.



What would you like to see in this reserve?

Below is a word cloud summarising the key reasons for responses. A full set of responses is provided in **Appendix A** of this report.



Please provide any other comments related to the proposed stormwater management or reserve upgrade in Gleneagles Reserve.

Below is a word cloud summarising the key reasons for responses. A full set of responses is provided in **Appendix A** of this report.



5. SUMMARY OF KEY THEMES

The key themes arising from the community engagement are listed below for Council's consideration.

Stormwater Management (flood response)

- Helps capture water
- Drains currently block up with debris
- Water laps onto doorsteps
- Want reassurance it will address the issues
- Mosquitos and small around stagnant water
- Use water captured to water reserve

Reserve Upgrade

- New toilet
- Shading over play equipment
- Lighting around park
- Tables and seating
- Dog park
- Fenced areas
- Adult equipment

Community Benefit

- Meet neighbours
- Social / families gather
- Children play activities on grass

Local Area Amenity and Landscaping

- Open space to throw the ball
- Trees and green areas
- Plant more trees

6. NEXT STEPS

A report is being presented to the Asset Management Committee on 20 November 2023, to provide the Committee with an update on the project and seeking endorsement on the draft concept plan. The report can be found on Council's website www.charlessturt.sa.gov.au/council/council-documents/agendas-and-minutes

Following the full Council meeting on 27 November, we will provide the local community with the Council's recommendations along with the endorsed concept plan.

**APPENDIX A
COMMUNITY COMMENTS**

If you have flooded, can you tell us when this has occurred	Do you understand the need for stormwater detention?			Please provide comments to help us understand your response	When thinking about the Gleneagles Reserve what is important to you?	What would you like to change or see in this reserve? Refer to the inspiration board on the project page for some ideas.	Please provide any other comments related to the proposed stormwater management or reserve upgrade in Gleneagles Reserve.
	Yes	No	I am unsure				
Airdrie Avenue, February 2022	1			Blocked off many streets and took a considerable amount of time to disperse	Green area and reserve for recreational, sport and wildlife	More trees and native vegetation, and bird/wildlife boxes in existing trees that take advantage of stormwater catchment	More vehicle speed restrictions around the reserve on Pape Avenue to protect families and children going to and from the area.
Northern half Fortrose Avenue on a couple of occasions in Feb 2022 not long after the road was resealed.	1				Safe community access.	Dog park for smaller dogs. More dog bag stations and better policing of people not picking up after their dogs and leaving large dogs unleashed on the oval.	The dog walking community would be by far the greater users of the oval on a consistent basis during the week (apart from rugby club activities). As such they do provide a level of security for the clubrooms and a deterrent for anti-social activities on the oval.
	1				A family and dog friendly reserve and playground. Ample trees and shade.	Areas shaded with trees or shade cloth or similar. Playground equipment for toddlers and young children. Dog friendly plants and areas to walk the dog. Drinking fountain with dog bowl/fountain.	
Last big rain 2022	1			When there is rain because of all the debris on the street and insufficient drains on the corner they get blocked very quickly and cause overflow into our property. Also due to the increase in traffic and cars parked on the road we get a lot of debris it gets very messy	Safety for kids to play so fencing because when they are playing ball games you always have the fear if a ball goes on the road and with the way ppl are driving along Pape and Ailsa (it's like a drag stop) that children will get hit.	Fencing around playground, shading as the equipment gets very hot and maintenance of trees	Just concerned about mosquitoes and smell when water is stagnant, and rubbish as tends to be dumping ground for takeaway containers as well
2022 we flooded. We are the higher part of Tapleys Hill road. To the left of Alissa Ave. our backyard was ankle deep in water	1			Yes	Open space to throw a ball. Walk the dog.	Auto solar lights to come on in winter to walk the dog. It's a very dog heavy park and in winter we cannot walk safely after 5pm	
	1			Have seen the water lapping the doorstep of the house of my parents-in-law (opposite the reserve) on two occasions. The current detention basis is effective but was insufficient in November 2022	Open space. Trees and lawn areas.		If semi-permanent water storage is provided (above or below-ground), utilise this water to irrigate the reserve and sports ground. The storage reservoir can be maintained at a suitable level and depleted via pump in advance of a forecast rain event, to ensure maximum detention and flood protection. Ideally, the water basin would be underground (plastic cells, lined with geofabric), minimising evaporation and maximising reusability of stored water. Filtration of this water during a high-flow influx is the obvious constraint. Perhaps an above-ground basin to provide high-influx support, coupled with a below-ground storage for water recycling/irrigation?
The flooding occurred when the big downpour happened last year, when all of Seaton got flooded, the Stormwater out the back overflowed	1			Helps capture water	Playground	-Toilet is IMPORTANT at the park -Playground which is suitable for ALL ages not just for older teenagers -When doing bridges to next area please don't do just planks- can you please make it a easy ramp so everyone can use it, toddlers cannot use those small planks - Shade	

February 2022	1		As long as this does not direct more water to the reserve that already can't cope and floods homes and streets.	Playground Open space Netball and basketball hoops Fenced oval Trees and green area	If a new playground is built, one of the same size of current one or if possible keep the current one. Less of boy racers using the reserve car park and surrounding streets as a race track. New things water to fill drink bottles and a shelter and toilets.	As above I hope this improvement will hold the water capacity required and won't flood homes on Leven or Dumfries Ave. I hope it's done in a way that doesn't affect the playground or the green areas too much.
This year		1		Open area. Relaxing. Nature.	Shade, tables & seating	The side of the Christian Family Centre/ Royal Adelaide Golf Club. The footpath is giving in. Dangerous!
	1			That we keep a space to walk/run out dogs as we have a small backyard. It is also a huge reason why we moved to this location 6 months ago.	Love more art. More Walkways. Fully fenced area.	
	1			shade trees, play equipment	better play equipment and shade from trees, gardens	
My property at {addressed removed} was inundated with water, it flooded my entire yard and was lapping at my front door. The street for over 100m in either direction was completely flooded, at least 60 cm deep at my driveway.	1		I understand the need for it and would like reassurance that it will address the issue at my house and street.	That it effectively drains water from the catchment and looks great at the same time.	Playgrounds, native planting, nature play, adult recreational equipment.	I would like to ensure that Meakin Terrace is one of the key streets that the flooding issue is resolved for, not just the streets named in the brochure.
Whenever it's heavy rain, it is always painful as my house is a bit deep, so the water pump stops working, and water doesn't go outside as the outside water flow is extremely high. Mt all backyard full with outside drain water.	1			It's quite big land, so we can utilise it in a better way. Children can play at the playing area as this is near my home. If we have good playing activities for kids, it always helps to spend some family time.	Children playing activities and bit families sitting area with big gathering.	
	1		I used to live in Findon Avenue and remember flooding a few streets away into this area that was more than just wet feet style. I was not pleased to see this. At the time I just assumed it was a blocked drain.!	Open spaces. Simple amenities. Shady trees.	Shade trees for people to sit under & birds to nest in. A fairly decent delineation between storage & non storage areas (Not like the example of Adelaide City parklands you provided). I liked the idea of the stony creek bed and/or boardwalk.	
Leven avenue	1			A nice area for families to hang out. This is a very popular place for people to walk there dog and play with there kids on the oval and playground. The basketball court is always busy with kids and is definitely a favourite. Alot of the local kids all meet up to shot hoops together I would hate to see this court taken away from this park .	New things. BBQ area with extra shade. Upgraded basketball court . Tennis court	

Early 2022 and 2021	1		I am aware that flooding is a big problem in this area but I am nervous about the impact on Gleneagles reserve as we use it everyday.	Having a large open area that is fenced off! We walk our dog at the park twice a day every day and it's so important for our dogs safety to have a big area to run around that is enclosed with a high fence. I also think it's great that the playground is separate to the fenced area so children that may be nervous of dogs can use the playground freely. We have met so many of the neighbours and local community through walking our dog at this park and we know it gets used by lots of dogs throughout the day so it would be devastating to so many people if this was affected. We also have plans to have kids in the future so continuing to have a playground and basketball courts is also really important to us.	Maybe toilet and drinking fountain facilities.	Please please please keep the park fenced and dog friendly!! The park honestly gets used more by dogs than anyone else!
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5. MOTIONS ON NOTICE

6. QUESTIONS ON NOTICE

7. MOTIONS WITHOUT NOTICE

[As previously identified and agreed by the Presiding Member]

8. QUESTIONS WITHOUT NOTICE

9. BUSINESS - PART II - CONFIDENTIAL ITEMS

10. MEETING CLOSURE