

GENERAL PURPOSE COMMITTEE

SECTION 3 ORGANISATION & RESOURCES

GENERAL PURPOSE COMMITTEE - ORGANISATION & RESOURCES

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ITEM: 17 SALE OF LOT 1 IN DP582018, RIFLE RANGE ROAD, SOUTH WINDSOR

FILE NUMBER: GC283/032 PT02/FNC

REPORT:

The following correspondence has been received from Hawkesbury Sports Council regarding purchase by the Windsor Leagues Club of Lot 1, DP582018 Rifle Range Road, South Windsor, from Council and refers to Item 13 of the Organisation & Resources Section of this Business Paper.

"After lengthy discussions on the matter, the Hawkesbury Sports Council Inc., would like to advise Hawkesbury City Council that this Organisation has serious concerns in regards to the sale of the Rifle Range Road Rugby League ground, but are open to negotiations on continuing with a lease agreement.

The Committee can see more advantages in this ground coming under the care, control and management of the Sports Council, that it can in it becoming private land.

Once the land is sold, Sports Council and City Council cannot offer any financial assistance towards the development of the land. Just last year, Windsor Leagues Football Club requested assistance from the Sports Council to construct a modified field onsite at Rifle Range Road. An amount of \$16,500 was budgeted in 1994 for that project by the Sports Council.

Once the property is sold, the Sports Council will not include Rifle Range Road in its budget. The facility will not receive a maintenance or capital works program from the Sports Council. The Leagues Club will be required to fund all works and projects themselves, as well as pay off the cost of the property. The Committee cannot see how the Club can benefit from this.

Security of tenure is an issue that has been raised in regards to public land. It is Sports Council policy that prior users may remain at a particular ground until such time as they no longer want it. Use of a ground is jeopardised only by non-payment of fees (considerably cheaper than paying off the purchase price) or gross damage to a ground or facility.

Windsor Leagues Football Club would have tenure of the Rifle Range property unless lease agreements were broken.

The Committee of the Sports Council has been working to involve Windsor Leagues Football Club with the Sports Council since the very beginning. It has been made quite clear by the Club that they want nothing to do with us. We cannot see why relations would change should the land become the property of the Leagues Club.

Windsor Leagues Football Club are currently looking for additional floodlit fields. They have requested Sports Council to assist them in developing this additional land. They train a number of their teams on other Council grounds during the winter season. All this because the present site is not large enough to meet their current needs, let alone their future ones. Why purchase land which will not allow the development of your Club?

In closing, the Sports Council has discussed the matter at length, and would be most disappointed should the sale of the Rifle Range property, to any organisation, go ahead."

RECOMMENDATION:

That the information be received.

ATTACHMENTS:

There are no supporting documents for this report.

FN:OGA31LBX.F09

****** END OF ITEM 17 ******