

## **Draft Sporting Futures Report**

### **Community Consultation Workshops Question and Answers**

*Note: Questions from all 6 Information sessions/workshops have now been consolidated into one list and grouped into topics for ease of reference  
Unanswered questions have now been addressed by the City. Some previously answered questions have been refined with more detail being added and some minor corrections made.*

#### **8<sup>th</sup> Street Core road**

- 1) Concern re: safety for Eighth Street Core Road. Is the road one way? Will speed humps or similar be added?

It is proposed that Core Road will be 2 way, with traffic control measures being added to increase pedestrian safety and reduce the speed environment.

- 2) Core Road – Will it be a one-way road? Will there be drop off points? (Re: similar to school kids & drive zones) so kids can get out safely while parents park?

As discussed above, the proposed Core Road will have specific design features added for pedestrian safety. The detailed elements will be considered in the detailed design phase.

- 3) Will the Core road be advertised to Community for Public consultation?

Yes, this will occur at a point closer to project assessment.

- 4) Will the drop off zones be sheltered so kids waiting won't get wet? (Winter sport).

These are matters that can be considered in the detailed design phase.

#### **Aquarena**

- 5) Aquarena - *Concern regarding* grandchildren who play water polo. It costs (\$70) to train. What would be the cost for the average family to go through this complex? Have to pay \$2 just to get in to collect children.

The 2010-11 schedule of fees for Aquarena, adopted by Council, is competitive with alike aquatic centres in WA. Frequent patrons have the option of buying Multi-passes to gain a favourable discounted rate on standard adult entry of \$5 or child entry of \$3.70. For example a child 50 multi-pass costs \$150 saving \$35 on the alternative of paying \$185 for 50 standard entry fees. Multi-passes can be purchased for 10, 20 or 50 sessions. A family pass is available capped at \$14 regardless of number of adults and children. Pensioner rates are significantly lower for both individual sessions, and multi-passes.

- 6) Aquarena – what is the percentage of people in Geraldton who use the Aquarena?

It is generally accepted that communities with similar climate to ours can expect on average anywhere from 12 % - 15% of the local population to use the facility over a 12 month period (Source – DSR)

### **Australian Rules Football and associated grounds**

- 7) When has the even done maintenance to the Rover Football Club? Page 34 under estimated the cost. Greenough oval is of costing of repairs internally only. Don't put in false costs! The city is not doing inside repairs to this club

Page 34 in the Sporting Futures draft refers to an estimation of costs for the renewal of Rovers Football Club and amenities building, it is not a summary of previous maintenance costs.

- 8) The LGAB stated in August 2006 that 'with amalgamation it is reasonable for residents of the shire and city to expect that the standard and frequency of services and facilities that are currently supplied to them would be MAINTAINED after an amalgamation'; can you explain how this fits in with the proposed sale of Greenough Oval?

The Draft Sporting Futures Report proposes a considerable increase in the provision of additional sports fields and other sporting assets and facilities.

The proposal to link the sale of Greenough Oval links the principle of identifying the best use of capital from existing assets and identifying the best long term use of the capital. As such the report recommends specifically with regards to like assets the proposed following improvements:-

1. Continued expansion and improvements at Eadon Clark;
2. The development of Wonthella into a premier standard oval and facility;
3. The development of a significant new district level facility in the Southern Districts; and
4. The development of a significant new district level facility in the Northern Districts;

- 9) Can the land at Greenough Oval (SSMCO) have its classification changed from freehold to recreation?

No, it is Freehold land, owned by the City, not a Reserve with a designated vesting purpose. The city has no plans to hand freehold (which is worth considerable amounts of funds) to the Crown without any compensation.

10) Who would you refer to when you mention RFC in the report?

Rover Football Club Inc.

11) If a co-existence occurred and a naming rights sponsor was obtained, would the sponsorship money go to the clubs or the City?

To the Clubs, the City would not receive any income other than ground management fees or unless it hired the ground from Stakeholders for City run events.

12) How did the Recreation Ground jump into a priority listing in regards to the Australian Rules Forum?

The Recreation Ground Management Committee submitted their own set of concept plans for the redevelopment of the Rec which have been included in the Draft Sporting Futures Report. The level of this development will depend on many factors including whether Wonthella Oval is developed as the "Premier" ground in Geraldton, what the GNFL and its affiliate's preference for the premier ground is and the requirements of the users of the ground (not just football) for the future.

13) In the third workshop why is the recreation ground mentioned when the issue is Greenough and Wonthella ovals.

See above response.

14) Is relocating Rovers to the southern districts an option?

Yes this is an option that can be explored.

15) Where would GNFL headquarters want to be?

That is up to the GNFL, however, buildings specifically for an associations' administration is considered a lower priority in comparison to actual active recreational space.

16) Is it true that the Rovers Football club has been offered a new location at the Wandina (Southern District) proposed facility, as was stated by a Rover administrator who sat in meetings on the issue with Tony Brun?

This option is a possibility and as advised, all options can be assessed subject to the principles and objectives of the report. Whether that option is the best thing for the community needs to be debated and decided upon by council after the community has had their input.

The issue relating to 'offers' was actually a discussion about potential options. These options, and others, must be considered by clubs such as Rovers in submitting their options in this process.

- 17) What are councils' plans for the freehold land that is part of the recreation ground?

The Recreation Ground comprises of the following;

- Reserve 35989 is vested in the City for the purposes of Club & Club Premises and has a power to lease for up to 21 years.
- Reserve 22129 is vested in the City for the purposes of Recreation
- The following lots are Crown Grant in trust of the City;
- Lot 984 Francis Street, Geraldton
- Sub Lot A Francis Street, Geraldton
- Lot 332, 333, 334, 335, 336, 338 & 339

The City holds no Freehold Lots that form part of the Recreation Ground.

### **Ballistics**

- 18) How close is the new road to the existing Ballistics facilities? Is there a safe buffer distance?

The proposed North-South Road (extension of Webberton Road) is immediately adjacent to the existing ballistics facility. This proposed road is outside of the buffer of the current ballistics operations.

- 19) **Ballistics** - Can we have an answer on a possible site? The longer we leave it the harder to obtain a relatively nearby site. Eg Narngulu site is acceptable whereas Kojarena is too far.

CGG is currently investigating possible sites which meet the needs of the various sporting groups.

- 20) Why move existing facilities that have been approved by Police (Ballistics).

The proposal to relocate ballistics has been a matter for Council consideration going back several years. The area in question has a higher use strategically as light industry and highway commercial given the development of the proposed North-South Road.

The current site was developed at a time when the existing location was considered 'out of town' and not impacting on the urban development area. Over time Geraldton has considerably expanded in its footprint and future developments mean this will continue and the current site no longer meets the needs of the broader community and good planning outcomes.

## Equestrian

- 21) Pony Club – Is it possible to be offered a viable long lease for say 50 years like the yacht club has? Are there any lengthy alternatives available?

As a matter of correction, the Geraldton Yacht Club is on a crown reserve vested to the City and leased on a 21 year plus 21 year basis.

The Spalding Horse and Pony Club Incorporated are currently leasing Portion of Reserve 31961 for a period of five years which expires on 30 June 2014.

Technically Reserve 31961 is vested in the City of Geraldton-Greenough; this reserve has power to lease for up to 21 years only from the date of the lease, subject to the Minister of Lands written approval.

However it is highlighted that the Draft Sporting Futures Report identifies this land as being a critical land for land development which will be used to fund major initiatives throughout the City, including those identified in the report.

## Ground use and maintenance

- 22) The potential to make better use of water facilities (i.e. recycled & catchment). What government funding is available to uptake these resources

The City is always looking at ways of utilising available water facilities in a more efficient and sustainable way. The City meet regularly with the Department of Water and the Water Corporation to discuss this.

Currently we use what recycled water is available to us and have indicated that we can utilise all the recycled water the Water Corp can supply.

The City has just commenced its flagship Storm Water Harvesting Project with a budget of \$6m jointly funded by the City and Federal Government.

- 23) How does this affect Woorree Park – Equestrian/ Kennel Club. Big concern is continued ground maintenance – is grass going to be maintained? We are not able to get grants as we are not classed as a 'sporting club'. We paid for our own clubrooms, shed, planted the grass and also fenced the area. As the fees come into effect next year – how does this apply if we are not getting excess funds spent?

The proposed variation to ground fees concept has been deferred for this financial year, there will be additional discussions separate to the Sporting Future Report and processes in 2011.

- 24) Are we using recycled water at moment of turf areas?

Yes the city extensively utilises recycled water which is sourced through the perched water table to irrigate many of its facilities.

25) Is there any more growth for recycled water to go further?

That is up to the Water Corporation to determine supply. The City is willing to consider using greater quantities if available.

The City has developed a widely recognised 'best practice' water strategy jointly with the Department of Water that identifies mechanisms and strategies to apply alternate water sources for reticulation

26) What are the costs (breakdown oval/turf/cricket) of maintaining grounds?

The City's budget for maintenance and operations of the sporting grounds is \$691,473 plus another \$42,785 for Walkaway and Moonyoonooka equestrian parks. (Parks total reserves budget is \$2,958,648)

Building operations costs are \$99,995 for sports grounds and \$8,300 for the equestrian venues.

Total cost for litter collection is \$406,000 across the City. Out of this it is estimated the sports and recreations accounts for approximately 15% ( or \$60,000)

27) Is it essential for the grounds to have a rest? Ask the grounds Man [parks and gardens team]?

It is desirable to have a rest period of two weeks between each season to allow annual turf renovation to be done. This applies to grounds in good condition – if the ground condition has deteriorated then longer periods may be required. This is to be expected as ground utilisation increases.

### **Funding and Finance**

28) \$73,382,792 – Where is council going to get this money? Give to Badminton, Basketball, Netball funds to extend the current facilities. Baddy- \$900,000, B/Ball- \$6.5m.

The report does not indicate that this funding is available. The purpose of the Draft Sporting Futures Report, and the current process, is to identify all the demands and needs of sports and recreation within the City of Geraldton-Greenough. The report seeks to then prioritise these needs into order and define the investments in a manner which will most likely receive support and funding from relevant parties such as State Government programs such as CSRFF (through DSR) or Royalties to Regions (MWDC/RDL) and the Commonwealth Government through its various funding programs.

The process used by the City is no different to the current process being used by the Mid West Development Commission to develop the Mid West Regional Investment Plan. This plan will ultimately identify all the key priorities and projects needing funding within Geraldton and the Mid West, however the plan itself will not mean the projects are funded or necessarily guaranteed of funding – however it will provide an essential guide to Government in determining what areas need funding.

- 29) Of the \$73,362,792 of current cost how much is actually required and how much is 'Dream' dollars as a result of being asked to submit a 20 year plan?

The figures in the report represent the latest best estimate of costs to develop the various projects identified.

The City has sought to identify key priorities for its Budget and 4 years of Forward Estimates. Unlike many other local governments the City does detailed fully balanced and funded budgets for 5 years. This enables it to better prioritise and allocate funding to deliver projects.

- 30) What degree of council funding is allocated to sporting?

The City receives various funding sources for all of its programs which vary from infrastructure, sporting and recreation, social and cultural, health and wellbeing and a variety of other statutory obligations and services. As these vary significantly year to year, the best indicator of actual commitment of discretionary funds spent on sport and recreation relate to the portion of rates collected. In the case of Sports and Recreation out of an average household rate bill of \$1,100 an amount of \$245 (or 22.3%) is spent for this purpose.

It is noted that at some of the workshops a figure of 40% may have been quoted. The above figure of 22.3% is the actual correct figure. The City apologises for any inconvenience caused by this error.

- 31) Where does the 41% of rate payers money spent on sport facilities go to?

This has been addressed above. As mentioned there was an error in the figure quoted at some of the workshops. The actual portion of rate funds spent on Sport and Recreation is 22.3%.

These funds are spent on a mix of new capital development and expansion, general maintenance and operating costs (such as water and power).

- 32) Initial thoughts on revenue needed to be raised in the future to keep all these new facilities maintained, as we at present have some facilities sub par. Where will the money come from? Once the facilities have been constructed

This question raises one of the key issues that need to be dealt with in developing the Sporting Futures Report. The rapid growth of the city and the ever increasing demands on services across a wide range of areas well beyond sporting and recreation means where possible solutions have to be developed which minimise upfront capital costs and ongoing maintenance and operating. Hence the need to consider sharing and multi-use facilities.

The Draft Sporting Futures Report seeks to identify solutions which create a higher level of sustainability through improved revenues streams and savings which come out of the alternate method of operations.

It is recognised that there are no State or Commonwealth Government funds provided for the operation and maintenance costs of facilities.

33) How is it proposed complex be funded?

The question can relate to all the various components and projects identified in the Draft Sporting Future Report. The report acknowledges that ultimately the underwriter of the capital expenditures will likely be the City of Geraldton-Greenough. However the prioritisation is developed and expenditure justification is based on the principle of seeking to maximise the potential external funding sources through State Government programs such as CSRFF (through DSR) or Royalties to Regions (MWDC/RDL) and the Commonwealth Government through its various funding programs.

As is the case with most of these funding programs, there will be an expectation that some of the funds are raised through the various user groups. This commitment will assist in raising the priority of obtaining funds when they are assessed against the vast multitude of competing projects from around the State including Perth.

34) Fully Rates Funded – if we look at rates funding, at the moment, if we say 20% rate increase, in 1 year we can raise \$5m. How is the rate dollars split among council funds? \$11,080 or \$4,850 *{these figures are unclear}* of that is spent on sport & rec facilities. Is that a fair attribution of rate funding?

The Council has determined a rate structure and allocation which reflects the apportionment of an 'average' rateable household charge of \$1,100 on the following basis:-

2010/11 BUDGET BROCHURE<sup>1</sup>

Governance	\$ 57
Ranger Services	\$ 28
Swimming areas & beaches	\$ 22
Health, education & welfare	\$ 27

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<sup>1</sup> The figure also includes an allocation of \$3 equivalent which represents the amount spent on litter collection and waste management attributable to Sports and Recreation.



Heritage & Culture	\$ 17
Recreation & sports Grounds (including Aquarena)	\$242
Library Services	\$ 46
Queens Park Theatre	\$ 25
Roads, footpaths and bridges	\$439
Building surveying	\$ 11
Town planning	\$ 27
Tourism and events	\$ 8
Environmental sustainability	\$ 19
Community Development	\$ 25
Economic development and marketing	\$ 7
Community development	\$ 25
Special planning and development	\$ 42
Visitors Centre	\$ 19
Plant & Equipment	\$ 28
Parking	\$ 11

It is highlighted that the City has a multitude of statutory, legal and other discretionary funding priorities and requirements beyond Sport and Recreation. There is a limit of how much the City can spend on each priority. It is recognised that significant rate rises such as 20% (as suggested through the question above) may be an option, it is not likely that this can be sustainable as a measure for one single activity or group in the community.

- 35) Option #5 re: funding – Selling off other land (Olive St) to obtain funds to develop facilities at other venues.

The Olive Street Reserve is a special case, arising from land gifted to the [then] Town of Geraldton by Frank and Eldred Green in 1961 for the purposes of development of open grassed areas for sports fields. The original piece of land gifted was exchanged in purpose for the Olive Street land, a reserve vested for public recreation, when the original land became necessary for road planning.

The Olive Street land itself does not lend itself to development of open sporting fields, because of its geography, so the plan is to acquire part of it in freehold from the State for subdivision, while retaining part of it as a central reserve for passive recreation and development of a wetlands feature.

All net funds from sale of freehold residential lots within the proposed Olive Street development will be utilised for development of a major open sports fields development on the south side of the city, as a home for junior sports to meet growing demands. Development of the proposed new sports fields will occur concurrently with the Olive Street subdivision development and land sale process.

- 36) Why didn't the financial officer mention options that the council are looking at in selling land and ovals like Greenough oval to fund paying for the report?

The identified sale of land in the Draft Sporting Futures Report is no way linked to the funding of the report as implied in the Question.

The report sensibly identifies the need to rationalise assets where possible to sustain the proposed significant increase in additional sporting and recreation assets to be created.

The report also transparently and openly identifies that the existing Greenough Oval is an option for consideration to help fund the proposed developments. It is noted that Greenough Oval is on freehold land and as any good business management review would do, is to firstly look at all existing assets and identify whether that capital is best allocated and utilised.

37) You spend 41% of rate payers money on sports & gardens. Basketball/Netball/Badminton don't get much do they. Never have and never will. Why can't we get our share for what we want as a tax payer & rate payer? 10million verses 20million.

As per questions 18 and 19 a correction is provided to the actual portion of a rateable properties distribution of rate expenditure highlighting the correct figure as being 22.3%.

The city has numerous legal, statutory obligations and service to provide and fund. Sport and recreation is not its only charter or primary purpose. Aside from the statutory obligations there are significant interests in social, cultural, environmental, economic development, public safety and security amongst a significant list of services and facilities provided. These all have a competing demand on the City for funding.

### **Indoor Multi-use stadium**

38) Why knock down a sound/sustainable building?

In regard to qualifying for funding the City is required to comply with a multitude of protocols. It has been made abundantly clear by the relevant funding bodies that any plans to renovate or add to a building that is near expiry will not qualify for funding approval.

39) Please give examples of successful multi-use sports facilities. –

There are various examples of multi purpose sporting facilities around the state and the country; however, these are mostly Local Government operated facilities which are not what is being suggested for Geraldton as per the stakeholders' stated requirements. Further research will be required to provide detailed assessment of the structure and function of these facilities before any final decision is made.

Relevant examples have been highlighted in section 15 on p49 of the Draft Sporting Futures Report.

- 40) Multi-use structure, if done right will be tremendous. It's going to be important to have discussions with state association (ie Tigers, Buccs) for input for consideration. Potential design needs to be able to accommodate growth. If State league come from Perth to play on same night – can we cater for 2 with the multi-use facility?

Scheduling and good communication between State Leagues and local leagues are an essential component of a successfully managed and operated multi-use facilities.

- 41) It has constantly been said that there has got to be funding for multipurpose, there are single sports funding by CSRFF – of \$20M what is the breakup?

A request has been made to Department of Sport and Recreation to provide details of their funded projects for the past 3 years in the state wide CSRFF pool. This will be provided on receipt.

- 42) What is the primary objective of indoor stadiums – when are we all debt free and fully self sufficient?

All three sports cost the Council nothing, is it that you want the participants to go to the multi-use sports complex so that we contribute to Council coffers and decrease the number of participants due to less court availability on a shared basis? \$73,382,792 – where is Council going to get this money? Give Badminton, Basketball and Netball funds to extend the current facilities (Badminton - \$900,000 Basketball & Netball - \$6.5million)

The issue of the funding sources for capital and ongoing costs are covered in answer 16 and 21 respectively

The purpose of encouraging multi-use of facilities is to gain access to greater funding and also because it is of benefit to the long term sustainability of the various user groups. It will enable facilities to be developed which are beyond the traditional country shed and represent facilities of a standard commensurate with the status of Geraldton as a regional capital and major regional city which can provide equivalence to Perth facilities.

- 43) Has the City allowed for extra \$180,000 per year for the Buccs?

No, this is not seen as a responsibility of the ratopayers.

- 44) The Basketball will lose \$125,000 in sponsorship if the multi purpose stadium goes ahead. How will the Council offset this?

There is no evidence provided at this time to support that statement in the Question. An alternate scenario, given the proposed facility will be of a much

higher standard and crowd capacity is that there may in fact be opportunities for considerably higher level of sponsorship and revenue.

Depending on the agreement, various options are available and need to be discussed with each group.

45) Who will manage the facility?

As discussed previously, the City has no intention of managing the Indoor sports stadium. Other options are open to discussions that meet the requirements of all the stakeholders. It is important to have all stakeholders available to discuss this issue and firstly, be open to the project concept.

46) Basketball -Will the City charge each user group rent, lease etc...?

It is assumed this question related to the proposed Indoor Sports Stadium. As identified in section 17 (p52) of the Draft Sporting Future Report the City has no intention (outside of the existing Aquarena arrangement) to run or manage any of the facilities. The preferred solution is through community (sports users) run and managed bodies such as Ground Management or Facility Management Committees.

It will be up to these Committees to determine their relevant fee structures and to manage the operating costs and management of revenues.

47) Will there be family passes?

This will be determined by the relevant stakeholders.

48) What is the city's idea on putting sports together under one facility?  
Does that mean kicking some sports out of their current facilities?

This is entirely consistent with the Department of Sport and Recreation (and WA State government Policy) "DSFR Principles & Objectives".

The report is based on the following principles:-

- No club or association will be worse off financially or in terms of facilities through the delivery of the program;
- Sharing and maximising of facilities will be encouraged and facilitated to financial sustainability and enhance prospects of State and Commonwealth; and
- The management and operation of facilities is to be through management committees based on the users of those facilities.

49) What is the primary objective of the indoor sports stadiums, when are we all debt free and fully self sufficient? All these sports cost the council nothing, is it that you want the people to go to the multi complex

so that we contribute to the council coffers and decrease availability on a shared basis. \$73,382,792. Where is council going to get this money, give badminton, basketball and netball funds to extend the current facilities. (badminton - \$900K, basketball - \$6.5M)

The purpose of considering the multi-use developments is that this is entirely consistent with the direction and policy of the WA State Government and their relevant funding programs.

The report does not indicate that the City has an unallocated pool of \$70 million or more available. It merely highlights the expected demand of new projects and priorities. It is worth noting that the Draft Sporting Future Report has substantially reduced the potential funding demand by being based on the multi-use principle. This reduction has a direct impact not only on the capital demand, but also has a substantial reduction on the ongoing operating and maintenance costs.

- 50) Netball makes a profit of approximately \$30,000 a year – can this option 2 facility guarantee the same profit?

No facility can “guarantee” a certain profit, however, the facility will enable the Geraldton Netball Association to operate at a higher capacity than currently and possibly at a lower cost than if a sport specific building was constructed. There are many variables that need to be considered to be able achieve set financial goals.

- 51) Does the City intend to charge indoor sports the same as grass users?

No. The lease agreements differ from the Ground Management Agreements.

- 52) **Netball** - How do you divvy up café profits & costs? Member numbers differ.

There are a variety of different options available that can be explored in greater detail if all stakeholders are willing to discuss the concept collectively. Whichever option is the most suitable to the stakeholders can be chosen. This is a stakeholder decision.

- 53) Is the entrance on Option 2 going to be moved to Aquarena side of building?

No according to the concept plan, but can be explored if stakeholders would prefer it.

- 54) Who will maintain the existing facility for sports if the multi-purpose stadium is built?

This will be the responsibility of the stakeholders as is the case now.

- 55) **Badminton** - Who will maintain the building?

This will be the responsibility of the stakeholders as is the case now.

56) How will a multi-use facility have enough space for time sharing?

Basic modelling shows how the relevant stakeholders can co exist with minimal impact on each other. More detailed modelling can occur once a more detailed concept design and operational structure has been developed.

57) How are the user groups going to share & still have same playing time?

Basic modelling shows how the relevant stakeholders can co exist with minimal impact on each other. More detailed modelling can occur once a more detailed concept design and operational structure has been developed.

58) Do we have to hire the multi-user court?

This will be determined by the relevant stakeholders / Ground Management Committee

59) Do we have to rent the 4 multi-user courts? (\$25 per hour)

This will be determined by the relevant stakeholders / Ground Management Committee

60) **Basketball** - Why knock down a sound/sustainable building?

A full engineering assessment of the structure will have to be undertaken before any decision is made.

61) Fee Structure – what is the fee structure going to be at new multi-purpose stadium?

This will be determined by the relevant stakeholders.

62) Will parents collecting children have to pay a fee?

This will be determined by the relevant stakeholders (preference is for this not to occur).

63) If a manager is employed at a multi-purpose stadium, who is going to pay them?

This will be the responsibility of the stakeholders as is the case now.

64) Who will pay bills, water, electricity etc...?

This will be the responsibility of the stakeholders as is the case now.

65) Can't we have Option 1?

This option will be assessed along with the others and all information provided to the Council for them to base their decision on.

66) We were not informed or invited to give a presentation tonight.

A request was made for the Basketball plans to be presented at the workshop at time of visit to show Ian around the facility. The City understands there was a shortage of notification and apologises for this.

However it is stressed that the process still has a long way to go. All groups have the opportunity to put forward their requirements and proposals. It is essential that groups work towards developing a basis to support their case in terms of usage, sharing and a business case which can justify the (financial and operational) sustainability of a concept.

67) Please clarify funding guidelines for multi-use & single use.

As per the Dept of Sport & Recreation's CSRFF guidelines, their policy is as follows:

*"Further details are available in the Department of Sport and Recreation's document 'Key Principles of Facilities Provision' available through your local Department of Sport and Recreation office or on the website <http://www.dsr.wa.gov.au>.*

*Joint provision and shared use of facilities is a priority consideration for CSRFF support. It is not a scheme to ensure separate facilities of equal standard for all clubs. It is not designed to provide facilities to meet a club's ambitions to compete in a higher grade."*

68) Please give examples of successful multi-use sports facilities.

There are various examples of multi purpose sporting facilities around the state and the country; however, these are mostly local government operated facilities which is not what is being suggested for Geraldton as per the stakeholders' stated requirements. In the interim the Draft Sporting Futures Report has examples referred in section 15 (p49). Further research will be required to provide detailed assessment of the structure and function of these facilities before any final decision is made.

69) Building a facility is the cheapest part \* Who will be responsible for the maintenance of new facility?

This will be the responsibility of the stakeholders as is the case now.

### Miscellaneous Issues

- 70) Section 14 – Schools as alternative sporting/training venues – seems impractical to use schools as most are fenced off, have limited change room/ toilet facilities and what if damaged occurs?

State Government & Education policy is that school facilities are community facilities and encourage use of them. This won't apply in all cases but some schools are willing to explore possibilities of this happening. Issues such as insurance, facilities and other like matters would need to be sorted. Refer to page 48 in the Draft Sporting Futures Report which relates to the Geraldton Senior College.

It is noted that Junior Cricket currently plays on school grounds. These games last for 3 to 4 hours and have been occurring successfully.

Ultimately school grounds are public assets (funded by State tax payers) just as local parks and sports fields which are also public assets (funded by rate payers). The principle identified is seeking to encourage the maximisation of use of the publicly funded assets.

- 71) What will happen to facilities (increase in football players etc.) Presumably some of the wordings in the proposal are assumptions. Are you making assumptions on what we want or have you spoken to the associations regarding this? Are you assuming that we want to do it or that we want consultation done?

Stakeholder groups have been contacted on what they consider and this has been reflected in report.

- 72) Assumptions are very inaccurate, are there personal opinions in this document?

Club development officer has made contact on what has been reported.

In terms of specific issues the City has had informal and preliminary discussions with WAFL & DSR, Fremantle Football Club on getting state based teams to Geraldton through clubs such as East Fremantle playing 3-4 games per year.

This principle is to seek to create an equivalence of access for the broader community to access sports and events on a regular basis (as they would have access to in Perth). create higher, what we pushed and see to take extra level – additional lifestyles here, other ways to attract high profile sporting. Recognised focus on major leagues and clubs is out of Perth and this is what the basis of our report is about. This principle can apply to AFL pre-season, A-league Soccer, Sheffield Shield or One Day matches for the Warriors.

- 73) Subsidy and assistance are not enough for high profile clubs to come play in Geraldton.

The question and statement refer to the current situation. It is recognised that the State Government is keen to create facilities, services and events in regional cities and areas to provide equivalence of lifestyle to Perth. The Draft Sporting Futures Report is seeking to define a strategy which will enable a case to be put to Government to gain funding. The community won't get it if it doesn't apply.



74) How do we ascertain what the aspirations are for the smaller clubs?

The Draft Sporting Futures Report and process is about creating a long term vision and sustainable plan for all sporting and recreation needs. It has at this stage focused on some of the more significant sports; however all sports including smaller groups are encouraged to contact the City and put forward their case and priorities.

75) Why did they reduce little athletics land when it was communicated that they were happy with what they had?

The plan is a concept only and the final design and footprint has yet to be determined. Should any proposal proceed, all sporting stakeholders will be consulted to minimize any impact there may be.

76) When are 'they' going to produce a business management plan & life cycle?

A full business plan with life cycle costing is still to be developed at this stage. The City was firstly hoping to have the stakeholders involved in this process at this early stage to ensure all amenities were included to the standards they require and a more workable concept plan agreed upon. The City hasn't requested absolute commitment from stakeholders to the plan, only just whether they are open to progressing the planning. If the option is still not suitable once the detailed planning is complete, then each stakeholder can still withdraw their support for the proposal.

Involvement by the stakeholders at this stage is not an admission to agree to the proposal, only that they are willing to progress to the next stage of planning.

77) You talk about population growth – why are you trying to condense our sports?

The draft Sport Future Report actually identifies a significant increase in the provision of sporting facilities such as the following examples:-

- Expansion of Eadon-Clark,
- Upgrading of Wonthella to a premier standard facility;
- Retention of the recreation Ground
- Development of a major new District level facility at the Southern Districts;
- Development of a major new District level facility at the Northern Districts;
- A regional/state level indoor sport stadium;
- Additional sports facilities in Eighth Street;
- New and enhanced ballistics precinct;
- Upgraded and expanded sports fields at Utakarra

- Upgraded and expanded sports fields at Alexander Park
- Upgraded and enhanced Athletics precinct
- Upgraded and enhanced Aquarena and Wellness facility.

This option was seen as the most likely to receive external funding to match any limited funding available through the City.

78) You talk about percentages regards what people want -- where are your survey figures?

The purpose of the comprehensive and transparent processes of the Sporting Future public consultation currently being identified represent the opportunity for the various stakeholders, vested interests and broader community to put forward their case and priorities for consideration.

79) **Golf** - What will they use south side of green area?

This area is currently the designated area for Little Athletics and there are no plans for this to change.

80) Who makes the final decision?

Ultimately, it is the City Councillors who make the final decision with input from the community and City officers.

81) If the Draft report issues are forthcoming in a positive way, what would be the time frame be for commencement of upgrades and/ or redevelopments?

Depending on the priorities determined from the report, it is hoped that the first project will be under way within 2-3 years (subject to external funding and budget considerations)

82) What is the primary objective of the indoor stadiums -- when we are all debt free and fully self sufficient?

Primary objective is to provide a long term sustainable plan to meet the needs of the various clubs and associations to meet their long term growth needs. It is also essential to develop a priority based framework that will enable the most likely scenario to gain vital state and/or commonwealth funding for what in any scenario will be expensive capital upgrades.

83) All three sports cost the council nothing. Is it that you want the participants to go to the multi sports complex so that we contribute to council coffers and decrease the number of participants due to less court availability on a shared basis?

The City has no intention of managing this proposed facility. The facility will be managed in a manner that is suitable to all stakeholders and any revenue gained through the operations of the facility will belong to the stakeholders.

What entry costs or fees charged to members etc will be at the discretion of the clubs using the facility.

84) The Geraldton Croquet Club is not mentioned in the report?

At the time of the report there were no plans for any developments at the Geraldton Croquet Club. New information has recently been provided which can be discussed with the clubs involved at a later session (time to be determined). Any proposals will be included in the Sporting Futures report that is to be presented to Council.

85) How does the report affect Woorree Park Equestrian/ Kennel Clubs?  
Big concerns re continued ground maintenance.

At this stage there will be no impact on the Woorree Park equestrian / Kennel Clubs, unless there is a proposed plan that they would like to submit for inclusion in the report. Ground management practices are a separate issue to the facility development and will be discussed at another workshop in the future.

86) What is happening with the Woorree park complex? It is not in this document yet, we expected to pay additional fees for this funding. Why are we being charged for members, Kennels Club are providing a community service and we are not considered a 'Sport' when applying for funds or grants.

See above response.

87) Where do management fees costs of 8% fit in with DSFR.

Separate issue and doesn't relate to the development of sporting facilities. These issues will be discussed at a later date.

88) Divide sports discussion not sure where this benefits community. Seems divide confuse conquer. As we are all here as part of Broader Community so if the council is going to listen to community voice – with a view to guidance as stated do council actually have a preconceived view?

All attendees will have the opportunity to discuss and ask questions about their respective projects. However, it is important for all groups to be aware of other sports/groups perspectives and how the development of one facility will impact on other projects. Council have repeatedly stated that they do not have any preconceived ideas

89) Why has Tennis (Tarcoola) not moved to Wonthella?

Unaware that Tarcoola wished to relocate or there was a need. If so then Club needs to put a submission in for consideration

- 90) What research says clubs are no longer in a position to develop their own facilities?

Anecdotal evidence suggests clubs aren't in a position to fund multi million dollar developments. Additionally, there was the negative feedback from groups to the changes in the way ground management fees were to be levied and it was advised that any increases to clubs costs would cause them to become unviable and lose members. This cost would be minimal compared to facility development costs.

If a club feels they can 100% fund (both capital and operating) their own facilities. Then Council would be very open to discussing those proposals.

- 91) There was no evidential documentation for the statements presenters were saying. Where did the information come from?

More specific information is needed. Information present was taken from previous reports as outlined in the SFDR

- 92) What legislation or documentation is in place in regards to funding allocated by Royalties?

Need feedback from MWDC.

- 93) What is the city's idea on putting sports together under one facility? Does that mean kicking some sports out of their current facilities?

As per the DSFR Principles & Objectives. Only relocation proposals currently in place are: Ballistics clubs, RFC & Spalding horse and Pony Club. No other clubs are proposed to be relocated.

- 94) Will the cost of sport increase? With multi user facilities, will door costs increase? And will there be entrance costs for sports that were once free to enter.

Costs will be set by the clubs involved as is the case now.

Under the principles of multi purpose facilities (where duplicate facilities and inefficiencies are reduced) it is expected that costs to clubs would be reduced.

- 95) Door fees – Who will the money go to?

The City has no intention of managing this proposed facility. The facility will be managed in a manner that is suitable to all stakeholders and any revenue gained through the operations of the facility will belong to the stakeholders.

What entry costs or fees charged to members etc will be at the discretion of the clubs using the facility.

96) How will combined facilities with 1 group be sponsored by say McDonald's restaurants?

Agreements will need to be put in place between the user groups or alternative arrangements may be possible (i.e. instead of a sponsor sponsoring one club, they may elect to increase sponsorship and sponsor the entire management committee) This is just an idea and not necessarily the preferred option.

97) What facilities are in need of moving/major upgrade now?

This is to be determined by the community and the Council, however some identified projects include:

The Recreation Ground Grandstand which requires urgent attention for public safety, the Southern Districts Sporting Facility development is tied to another project and must happen concurrently with that project (2-3 yrs) and the Basketball stadium requires additional courts to accommodate growing demand.

### **Planning, leases, Zoning, etc.**

98) Public Transport Planning

The City of Geraldton-Greenough is dedicated to tackling the problem of ever increasing private car usage. If left unchecked this will seriously erode our quality of life by forcing the construction of more and wider roads, traffic lights to control intersections and increased numbers of car parks. The City seeks to provide the community with viable and efficient transport options that will support our aims of a healthy, environmentally friendly, safe and accessible city and are currently working closely with the Public Transport Authority (PTA) to achieve these goals.

99) The Wonthella Nature Reserve has protected Flora & Fauna, what surety or plans are there to protect this area?

At this stage there is no formal planning protection of this land; however the City has in conjunction with the Department of Planning, Department of Environment and the Northern Agricultural Catchments Councils been developing a Greater Geraldton Biodiversity Strategy. The area in question has been identified in this draft and it represents a valuable and critical element of remaining rare remnant vegetation (which is below the state mandated 10% critical threshold). Based on reports such as this and the new State Land Clearing legislation it is unlikely that any attempt to clear or adversely impact this land would gain approval.

100) Would you look at expansion on existing facilities (ie 8<sup>th</sup> street)? Right down to southern corridor?

Given the nature of the land in the area and the growing importance and linkage of Abrahamson and Flores Road as a district level traffic distributor, such proposals are difficult to achieve. Further much of the land for such a concept lie on the former Flores Road tip site. This land is strategically located between Flores Road and the proposed the North-South Road which is a regional level road. This land has considerable land value for light industry and highway commercial following its remediation and this potential land sale value

On densities, that proposed the area around Cape Burney can potentially take up to 35,000 people, start adding in other area. It is essential for good planning to think about future residents, they will not want to travel long distances to sporting facilities. It is on this basis that the concept for the Southern District Sporting Precinct has been developed.

101) What are the timelines for Webberton Road extension?

This is a matter for the State Government through the Department of Main Roads. The City has advised the Government that it believes this road is a significant priority and needs to be funded in the short term (prior to 5 years).

102) How long is the lease on PTA land (Bradford St)?

No PTA land is listed in Bradford Street. R14170 is vested with Commissioner of Railways for Railways Purposes, the land area is 1.295 and comprises of the following lots and is located on Flores Road which Bradford Street runs parallel.

Lot 2977 on Plan 190471 Flores Road	Volume 3096	Folio 847
Lot 2978 on Plan 190471 Flores Road	Volume 3096	Folio 848
Lot 2980 on Plan 190471 Flores Road	Volume 3096	Folio 850
Lot 2981 on Plan 190471 Flores Road	Volume 3096	Folio 851
Lot 2982 on Plan 190472 Flores Road	Volume 3096	Folio 852

Lot 2979 Flores Road is State of WA Land and does not appear to be vested (UCL).

All information above was researched on Landgate. There is no registered lease relating to any of the above.

103) We need M.R.D spokesman on overview of what roads will be built & what direction they take. Area not segmented near new homemaker centre. Can this industrial land on corner be sold?

Contact MRD for more information. Any freehold land can be sold.

- 104) Bishops Court is a great space that could be sold for residential, how do you know that in the future it won't be residential? Would like to see some of the tax dollars go toward something we could actually do something.

Currently under review for possible future projects by CGG.

- 105) Interested to hear mention of major sporting reserves – I came here initially out of interest in regard to recreation in open spaces; term used by Park & Gardens - trend to unsupervised activities. I say to council, 'where is the understanding of the grass route to sport development in this report? Is it accessible to suburban kids? For me, the planning that seems to be happening here continues the problem of major sporting terms sport specific. Where does the rate \$ go that is fair & equitable for those who just want to kick a ball in the park? Very few of these parks have quality space that is useable. We have usable space (eg. Olive Street), park potential, club house potential etc. that could be co-habited. Would like to see council address *this in* future plan. *There is* space that we can see out there that can be used, but no, you want to pack it all and take it to northern & southern districts, but we would love to walk to these places.

There is a public open space strategy in the process, successful in getting funding from MWDC to assist in with this as part of 2029 project, will be rolled out within next few months, looking at open space. This will look at all our existing areas not just specific ones and the open space in our areas.

- 106) Has the area of Olive Street been considered as multi-use given its large size, immediate proximity to volumes of storm water, ease of accessibility of immediate neighbours & suburbs. That it can have a perimeter or park-like open space environment is another attribute that would support its development as a multi-use site. The adjacent million dollar Surf Life Saving Club room could easily and more equitably be shared by sporting clubs in that vicinity?

The land terrain and profile has been assessed as unsuitable to accommodate a sporting facility on the following grounds:-

- The terrain and water table would require significant investment to bring the area to a level suitable for sporting use;
- There is limited demand for district level facilities in that areas;
- The land has a greater economic and environmental value as a residential development along with a revitalised environmental park and wetland in the centre. The surplus funds from development can be directly attributed to the development of a major new district level sporting facility adjacent to Wandina/Seacrest.

### Soccer

- 107) 2015/16 there is a figures of \$1,000,000 upgrade to Alexander Park. For what? And who consulted with management committee?

To fully expand the Alexander Park Sporting precinct to its fullest extent within the land reservations provided. On top of additional broad acres grass sports fields, this would also include enhanced access ways, parking, lighting and improvement to drainage and stormwater re-use

- 108) Alexander Park – what future is there for soccer? LaFiamma put in for lighting and was refused. At 8th Street complex\_4 sporting clubs (15-1600) play soccer every weekend. 1 dart competition is held every week *and yet it is not classified as multi-user so can't get funding as classed as 1 sport, which is soccer. Why don't you ask us what we would like?* This is 30 years ago. Get with the future.

Report is a draft, a starting point and the City is asking clubs their view and hope club members participate meaningfully in the upcoming workshops. It is up to the various sports and associations to identify their demand, usage and put forward a viable and sustainable business case to justify their desired outcomes to be considered and included in the final report.

- 109) Junior Soccer - Can a screen be placed behind the Southern Soccer goals to protect car windscreens from soccer balls?

This is a possibility that can be discussed further with the stakeholders

- 110) How can we make Alexander Park open their gates to the public as they are supposed to under their current signed agreement with CGG?

The City is currently working closely with the Alexander Park Management Committee to rectify this problem and bring it into line with the other ground management committees as per the ground management.

Ultimately it is public land and provided for the purpose of public access and enjoyment.

- 111) All the information about the soccer club is not true in your report so how can you make judgments if you have not found the right information.

Info was obtained from a source with knowledge about all soccer facilities in the region (i.e. 2 senior pitches at Alexander Park which can each accommodate up to 3 junior games at a time for ages u/6, u/8 & u/10). Further information may need to be supplied by Engineering & Projects

- 112) What are the future venues for the Soccer Association? Would like Alexander Park, Wonthella Park.



Possible venues would include: Alexander Park, Wonthella, Eadon Clarke and possibly the Southern Districts Sporting Complex (if required).

### **Utakarra Ball Park**

113) **Softball** - At what point is a facility considered to be co-shared?

DSR representative Mr Clayton White addressed a public meeting (minuted) in Geraldton on 2/12/10 where he gave a full definition of shared use facilities. In short it is ...." Where there is one than one user group sharing the same facility on a regular basis with the user groups having a stake hold in the actual facility".

It is recognised however that in some circumstances facilities are very specific to a sport or activity (e.g. a squash court or even a baseball/softball diamond). However there are opportunities to share in club rooms, change-rooms and other associated facilities.

114) Are the cricket nets at the Ballpark going to be relocated?

They are to be removed in the near future. Cricket facilities in the northern suburbs have been discussed so as to achieve a more equitable distribution of facilities in the City.