

## 4. Bermagui Surf Life Saving Club Building Stage 1

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Submitting a further request for financial assistance from the Bermagui Surf Life Saving Club (BSLC) to enable completion of Stage 1 of the club building and public amenities

**General Manager**

### BACKGROUND

Bermagui Surf Life Saving Club had obtained government grant assistance to commence construction of the club building to Stage 1, incorporating storage area, equipment rooms and first aid room and in Stage 2 provision of space for coastal patrol and a second storey for club and meeting rooms.

Following an approach to Council, \$75,000 was made available to provide public toilets in that development. In December 2008 Council contributed a further \$50,000 to provide additional and disabled public toilets. The current public toilets, atop the dune are to be demolished as a result of that construction by the club.

### ISSUES

To comply with engineering construction standards, the builder placed screw piles through the development site to accommodate the future second storey. Those works caused a variation of approximately \$90,000. As a consequence the BSLC does not have sufficient funds to complete the slab top which will form the ceiling of Stage 1 and floor of Stage 2.

The club with the assistance of the Mayor have been pursuing further grant funds to enable the completion of Stage 2. Notwithstanding, without the completion of the slab roof the facility will not be available for use during the next patrol season and presents a significant public risk while it remains a construction site.

The club has made a further request to Council to provide an interest free loan to enable completion of Stage 1.

Councillors would recall through the recent consideration of the modification to the development consent, the club asked for concessions in relation to car parking and other matters that were not accepted. Car parking can be arranged in accordance with the staging of the building, to be accessed by the roadway between the club house and Dickinson Park.

### Financial

There are no funds available in the financial assistance vote to accommodate this request. However the Finance Manager indicated at the March quarterly review that the general fund working capital was ahead of target levels.

\$90,000 may be provided from working capital as an interest free loan to be repaid by the club over 10 years or earlier upon receipt of grant funds. The opportunity cost of lost investment income to Council is \$4,000 per annum.

### **Asset**

40 Similar to that agreed with the Pambula Surf Life Saving Club, the Bermagui Club will open and close the public toilets. Council will continue to clean and maintain the toilets after the club demolishes the old toilets adjacent to the club house.

### **CONCLUSION**

It is inappropriate to leave the site as a construction zone and leave the club without storage and other facilities for another patrol season. The provision of an interest free loan will enable the completion of Stage 1 and secure the site for use.

### **RECOMMENDATION**

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1. That Council offer an interest free loan agreement for \$90,000 over 10 years to the BSLC, recognising the annual opportunity costs as an annual donation to the club until the loan is repaid.
  2. Council note the future arrangements for opening, closing and cleaning of the toilets.
  3. Council support future applications for government grants to complete the projects.