

6. Renewal of lease: Parker Street, Bega

Mumbulla School have leased the unformed section of Parker Street between their two campuses for a playground. This report recommends renewal of the lease for a period of five years.

Acting Group Manager, Infrastructure Waste & Water

BACKGROUND

The lease of the unformed part of Parker Street north of Bega Street by the Mumbulla School is due for renewal. The lease renewal is subject to a DA for the Spenco site, now owned by Bega Commercial Pty Ltd, the proponent being Lascorp.

10 A period of exhibition of the intent to lease the land has been carried out. One objection and one letter of support for the lease was received.

ISSUES

Legal

The required period of exhibition was conducted. One objection and one letter of support were received.

A letter was sent to the objecting party indicating that any development of the adjoining Spenco site would trigger a termination clause within the lease and that parties to the lease and the DA are made aware of the termination clause.

Social / Cultural

20 The playground facilities on the site are complimentary to the running of the school and the leased area connects the two campuses of the school.

Economic

No adverse economic impacts are anticipated by renewing the lease. Suitable termination clauses will be incorporated into the lease to protect future development of the adjoining Spenco site. The lease will fully conform to the requirements of Section 153 of the Roads Act.

Consultation

30 Adjoining property owners were notified advising them of the intention to lease the land. The public advertisement and consultation regarding the proposed lease was undertaken in accordance with Section 153 of the Roads Act.

Financial

An amount of \$300 per year is received by Council for lease of the land.

Resources (including staff)

Some staff resources have been used to renew the lease. It is anticipated that few ongoing resources will be required to administer the lease.

CONCLUSION

There are no adverse impacts in renewing the lease of the unformed section of Parker Street to the Mumbulla School for a playground for a period of five years. Suitable termination clauses will be included in the lease to ensure that the development potential of adjoining land is protected.

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RECOMMENDATION

1. That a lease for a period of five years be drawn up in favour of the Mumbulla School.
2. That the lease include suitable termination clauses to protect development potential of adjoining land.
3. That the Mayor and General Manager be given authority to execute the documents.