

COMMUNITY LAND MANAGEMENT PLAN

FOR

Reade Park

Adopted by Council 23 August 2022

TABLE OF CONTENTS

1. Identification Details..... 3

2. Purpose for which the Land is Held 5

3. Reason why Management Plan is Required 5

4. Objectives for the Management of the Land 5

5. Policies for the Management of the Land..... 5

6. Proposals for the Management of the Land 6

7. Performance Targets 7

8. Performance Measures 7

9. Leases and Licenses 7

10. Schedule 1 – Reade Park..... 9

1. Identification Details		
1.1	Name of Land/ Reserve	Reade Park
1.2	Location	Flinders Avenue, Colonel Light Gardens
1.3	Certificates of Title for Section/ Lots	CT 5169/141 Allotments 270, 271 and 272 deposited plan 2955, In the area named Colonel Light Gardens Hundred of Adelaide
1.4	Area	1.56 hectares
1.5	Owner	City of Mitcham
1.6	Trust/ Dedication/ Restriction	Nil



2. Purpose for which the land is held

- Public sport and recreation to accommodate a range of passive and active pursuits and events.

3. Reason why Management Plan is Required

- Portion of the land is, or is to be, occupied under a lease or licence.
- Portion of the land has been, or is to be, specifically modified or adapted for the benefit or enjoyment of the community.

Existing improvements include but are not limited to, clubrooms, 14 lawn tennis courts, three hard tennis courts, two lawn bowls greens, one croquet lawn

4. Objectives for the Management of the Land

- To recognise the significance of Reade Park as an important element of Charles Reade's hierarchy of public open space in the Garden Suburb of Colonel Light Gardens.
- To provide a sport and recreation area including facilities for use and enjoyment by the community for a mix of sport and recreational activities.

5. Policies for the Management of the Land

The following policies have some direct or indirect application to Reade Park are relevant as at the date of this CLMP. Council policies undergo regular review, and may be amended, superseded, or replaced.

5.1 General Council

City of Mitcham: Management Plans and Strategies

- Strategic Management Plan
- Spatial Vision
- Living Well Health and Wellbeing Plan
- Tree Strategy
- Open Space Strategy
- Sports Facility Strategy
- Transport Asset Management Plan
- Mitcham Open Space Asset Management Plan
- Stormwater Asset Management Plan
- Waste Management Strategy

Policies

General council policies applicable to management of all community, sporting, and recreational facilities in the Council area.

- Biodiversity Policy
- Leasing and Licensing of Council's Sports Facilities Policy
- Tree Policy
- Water use and Catchment Protection Policy
- Street Lighting – Energy Efficiency

5.2 Reade Park Reserve

Council Policies and other relevant official plans and policies specific to the management of Reade Park Reserve

- Colonel Light Gardens – Technical Data Sheets Manual
- Public Realm Heritage Guidelines
- Heritage Standards (Colonel Light Gardens State Heritage Area)

In addition, any development will:

- Observe Council's obligations under the Aboriginal Heritage Act (1988); and
- Have regard to and be respectful of local Kaurna heritage and culture, acknowledging the Kaurna people as the traditional owners of the land.

6. Proposals for the Management of the Land

6.1 Reade Park Reserve (Whole of)

It is specifically proposed (subject to available funding and all relevant Council and statutory approvals and authorisations) that:

- There is an upgrade of the existing community facilities, buildings, structures, lighting, signage, and assets to meet changes to relevant design and environmental standards.
- The existing tennis club community building will be upgraded and remodeled to improve appearance and functionality of the building.
- Resurface Hardcourts, replace fencing, replacement of existing lights.
- Hereford Place entrance redevelopment
- Fencing of lawn tennis courts
- Existing light poles on Croquet lawn to be upgraded with 8 x LED light fittings on same poles.

7. Performance Targets

- See Schedule 1

8. Performance Measures

- See Schedule 1

9. Leases and Licenses

9.1 Leases and Licenses consistent with Community Land Management Plan

Within Reade Park the granting of exclusive and non-exclusive leases and licences for one or more of the following purposes (in no particular order) is consistent with this Community Land Management Plan and is authorised for the purposes of section 202(3) of the *Local Government Act, 1999*:

- To support community sport.
- To provide meeting spaces and facilities for community groups and organisations such as Reade Park Lawn Tennis Club, Reade Park Croquet Club, and the like.
- To enable temporary community use of buildings and or land for functions, activities, and events.
- To allow for the provision of essential infrastructure for the provision of electricity, gas, water, internet, and telecommunications services.
- To allow for business uses of the land that are consistent with or ancillary to the above purposes.

9.2 Permits/ Special Uses Licenses

The granting of permits for one or more of the following purposes (in no particular order) is consistent with this Community Land Management Plan and is authorised for the purposes of section 202(3) of the *Local Government Act, 1999*:

- Commercial traders to sell goods from temporary facilities.
- Access over Reade Park or a portion of Reade Park to allow access to an adjoining property or an activity of a 'short term' nature.
- Fundraising, educational and community awareness events that support cultural diversity and general community well-being.

9.3 Current tenure details

- Colonel Light Gardens Bowling Club currently holds a lease to utilise the bowling greens and a portion of the adjacent building.

- Reade Park Croquet Club Lease currently holds a lease to utilise the croquet lawn and adjacent building.
- Reade Park Lawn Tennis Club holds a lease to utilise the lawn and hard-court tennis courts and a portion of the adjacent building.
- Colonel Light Gardens Uniting Tennis Club currently holds a lease to utilise a portion of the adjacent building.
- Colonel Light Gardens Uniting Tennis Club currently holds a licence to utilise the hard-court tennis courts from Reade Park Lawn Tennis Club.

Other than where rights of occupation are granted in leases, licenses and permits this reserve is available for community use at other times.

Date prepared: August 2022

10. Schedule 1 – Reade Park

Other than where indicated above the sequence of objectives, proposals, and policies within this plan does not infer a hierarchy or order of priority. The target is the goal or standard to be aimed for or reached; whereas the measure is how the Council proposes to determine whether the target/objective has been reached.

Objectives	Performance Targets	How Performance will be Measured
To recognise the significance of Reade Park as an important element of Charles Reade's hierarchy of public open space in the Garden Suburb of Colonel Light Gardens.	Reade Park is upgraded and maintained in accordance with relevant policy/management plans to upgrade and maintain it in a manner that has regard for its heritage significance.	Review any proposed work or development within Reade Park against the Public Realm Heritage Guidelines and any other relevant policy/management plans to assess the extent to which it maintains its heritage significance
	New buildings and structures should be designed in a scale and appearance to complement the residential character of development in the locality.	Review any work or development within Reade Park to assess the extent to which it complements the residential character of development in the locality.
	Renew/upgrade landscaped areas, building assets, recreational facilities and associated infrastructure as outlined in Council's Asset Management Plans.	Review results of annual review of completed asset renewals and compare against the proposed capital works program for that year.
To provide a sport and recreation area including facilities for use and enjoyment by the community for a mix of sport and recreational activities.	A mix of diverse sport and recreation opportunities is provided.	Undertake an audit of site users prior to granting any new leases and licences to assess extent of diversity of uses amongst lease and licence holders.
	Usage levels by lease should not exceed current leased area and licence holders should not exceed current usage levels	Undertake an audit of usage hours by each lease and licence holder to ensure the total usage hours/leased areas are reduced or unchanged prior to issuing/renewing any leases and licences.
	Provide a community, sporting and recreation facility that is safe for visitors and users.	Review the results of any risk audit undertaken by an appropriately qualified risk auditor commissioned by Council or a Lessee.

	Issue of short-term permits/special use licences for events that is consistent with applicable Council By-laws.	Review of any temporary permits issued to assess consistency with Council By-laws.
	Land and facilities held under leases and licences are developed, occupied and/or maintained in accordance with the terms of the lease or licence.	Review results of any inspections of the land undertaken, maintenance records and reports/complaints by the community in relation to the occupation of the land leased or licenced to ascertain compliance with terms of the lease or licence.
	Building, construction, and renovations are completed where possible using sustainable and efficient methods and materials with a focus on reducing operating costs/consumption relating to energy, water, and waste.	Review any development proposals to assess extent of sustainable and energy/resource management features in line with Council's commitment to addressing climate change.