

Colonel Light Gardens Institute

COMMUNITY LAND MANAGEMENT PLAN

CITY OF MITCHAM

We acknowledge and pay our respects to the Kaurna people, the traditional custodians of the land where the City of Mitcham is located, whose ancestral lands we live and gather on. We recognise their continuing spiritual, physical and emotional connection to land, waters, and culture. We pay our respect to them and their culture, and to their Elders past, present and emerging. The City of Mitcham extends that respect to all Aboriginal and Torres Strait Islander peoples who live and gather on this land.

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1. Identification Details

This Community Land Management Plan (CLMP) applies to the Colonel Light Gardens Institute (the Land) which is located at West Parkway in the Colonel Light Gardens State Heritage Area in the City of Mitcham. The Land is a hall for hire with surrounding land. This CLMP applies to the following piece of land:

Identification Details		
1.1	Name of Land/Reserve	Colonel Light Gardens Institute
1.2	Location	53 West Parkway, Colonel Light Gardens
1.3	Certificate of Title	CT 5863/453 • Allotment 254 in Filed Plan 12729
1.4	Area	1400m^2
1.5	Owner	City of Mitcham
1.6	Trust/Dedication/Restriction	Nil
1.7	Owner's Requirements	No requirements
1.8	Lease/ Licence Details	Nil

2. Purpose for Which the Land is Held

The Land is held by the City of Mitcham (Council) to provide a community facility for use and hire by individuals, groups, and businesses.

3. Reason Why the Management Plan is Required

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

4. Objectives for the Management of Land

The objectives for the management of the Land are set out below and replicated in Schedule 1 of this CLMP which also includes the performance targets and measures.

- To maintain the heritage significance of the Land as part of a network of diverse public spaces within the state heritage-listed area of Colonel Light Gardens.

- To provide a hall for hire within the Colonel Light Gardens State Heritage Area in the City of Mitcham able to accommodate a mix and range of uses.

5. Policies for the Management of the Land

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

General Council		
Management Plans and Strategies	Management Plans and Strategies applicable to management of all community, sporting, and recreational facilities in the Council area	• Mitcham 2030 • 4 Year Delivery Plan • Tree Strategy • Open Space Strategy • Open Space Asset Management Plan • Strategic Management Plan • Spatial Vision • Stormwater Asset Management Plan
Policies	General council policies applicable to management of all community, sporting, and recreational facilities in the Council area	• Enforcement and Compliance Policy • Fences Between Private and Council Property Policy • Public Consultation Policy • Biodiversity Policy • Leasing and Licensing of Council's Sports Facilities Policy • Water use and Catchment Protection Policy • Volunteers Policy
Colonel Light Gardens	Colonel Light Gardens specific policies applicable to the management of community land in Colonel Light Gardens	• Colonel Light Gardens – Technical Data Sheets Manual • Public Realm Heritage Guidelines: Colonel Light Gardens State Heritage Area • Heritage Standards (Colonel Light Gardens State Heritage Area) (In the event of inconsistency, between these standards and this CLMP the standards will prevail to the extent of the inconsistency (s 196(6) Local Government Act 1999).

6. Proposals for the Management of the Land

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

- To upgrade the existing building and other structures, signage and assets:
  - in line with Council's asset renewal program;
  - consistent with the Heritage Places Act 1993 and other relevant requirements for Colonel Light Gardens; and
- to comply with the Disability Discrimination Act 1992 as appropriate

7. Performance Targets

See 10. Schedule

8. Performance Measures

See 10. Schedule

9. Leases and Licences

9.1 Leases and Licences consistent with Community Land Management Plan 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 play, recreation, education and community sport and social events.
- To provide meeting spaces and facilities for community groups and organisations.
- To support ongoing occupation, use, management and upkeep of buildings and other community assets.
- To enable temporary use of buildings and or land for specific 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 Licences

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*:

- Temporary access over the Land to allow residents of adjoining properties and their agents or tradespeople to access private property for works.
- Fundraising, educational, private and community events that are once off or for a short period of time.

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

10. Schedule

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 maintain the heritage significance of the Land as part of a network of diverse public spaces within the state heritage-listed area of Colonel Light Gardens	The Land including the building and other infrastructure on the Land is maintained and upgraded with regard for its heritage significance.	An audit of Council's customer feedback platforms will be undertaken annually to identify the number of security incidents/graffiti reported.
To provide a hall for hire within the Colonel Light Gardens State Heritage Area in the City of Mitcham able to	The building and associated infrastructure are maintained in accordance with relevant maintenance schedules.	An annual review of completed maintenance work orders against the

accommodate a mix and range of uses.		relevant maintenance schedule will be undertaken.
	The hall on the Land is used for a range of community recreation programs, services, activities and events, by groups, organisations or individuals.	A review of leases, licences and hirer agreements granted by the Council will be undertaken to assess the extent and nature of usage of the hall.
	Renew the building asset and associated infrastructure as outlined in Council's Asset Management Plans.	An annual review of completed asset renewals against the proposed capital works program will be undertaken.

Appendices



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Community Land Management Plan
Colonel Light Gardens Institute – Adopted 13 May 2025

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