

7. PROPOSED ADDITIONS TO THE CRICKET CLUB CLUBROOMS AT BURWOOD PARK

A report from the Policy and Leasing Officer sought approval of an application received from the East Christchurch-Shirley Cricket Club (ECSCC) and Shirley Rugby Football Clubs (SRFC) to refurbish the interior and construct an addition to the ECSCC's present building, which is situated in the middle of North Burwood Park, the existing building footprint being leased to the Cricket Club. The Board **resolved:**

1. To lease 346m² of North Burwood Park to the East Christchurch-Shirley Cricket Club Inc and the Shirley Rugby Football Club Inc for the purposes of extending the present clubrooms. The lease issued being pursuant to Section 54 (1)(b) of the Reserves Act 1977 for a period of 20 years, less one day, subject to the conditions outlined below:
 - (a) Public notification.
 - (b) Approval by the Minister of Conservation.
 - (c) The clubs to jointly obtain all necessary resource and building consents before any development commences on the site.
 - (d) The applicant clubs, in accordance with the Burwood Management Plan requirements to submit a design, details of the type of exterior materials to be used, and proposed colour scheme for the building to the Parks and Waterways Unit Manager or her designate for approval prior to commencing work on the site.
 - (e) The lease terms being negotiated by the Property Manager in consultation with the Parks and Waterways Policy and Leasing Administrator.
 - (f) The lease/construction area being maintained by the ECSCC and SRFC in a safe and tidy condition at all times.
 - (g) All costs associated with the development, and subsequent maintenance of the associated buildings and structures on the site being paid for by the ECSCC and SRFC.
 - (h) The proposed new changing rooms under the extended existing clubrooms in North Burwood Park are to be made available to other park users when not required by ECSCC or SRFC for their use. Permission is not to be unreasonably withheld for the use of the changing rooms by third parties. The ECSCC/SRFC may make a charge for the use of the changing rooms by third parties which may include utilities use costs, fair wear and tear, depreciation costs, and a small percentage added to cover the cost of administration. All such charges made shall be approved annually by the Parks and Waterways Unit Manager.
 - (i) The ECSCC and SRFC Clubs shall show proof of having a current \$1,000,000 public liability insurance policy to the Parks and Waterways Policy and Leasing Administrator before commencing work on the site. This policy is to be kept current throughout the term of the lease.
 - (j) Before any tenders are let or work commences on the site, discussions to be held with the Parks Manager's designate, the Parks and Waterways Area Advocate – Shirley Service Centre to ascertain the Council's requirements through the development phase of the construction of the facility.
 - (k) A bond of \$2,000 is to be paid by the applicant clubs, or principal contractor, to the Christchurch City Council via the Parks and Waterways Area Advocate - Shirley Service Centre, before work commences on the site. The bond less any expenses incurred by the Council will be refunded to the payee(s) on the completion of the work.
 - (l) The new lease agreement will terminate with no compensation payable to the leasee(s) should the lease be surrendered or terminated for any reason.
 - (m) That the ECSCC and SRFC pay all costs associated with the purchase and planting of the replacement trees, that are to be planted in positions chosen by the Parks and Waterways Manager or her designate, during the next planting season after construction has been completed. Any other landscaping required by the Parks and Waterways Manager is to be undertaken by the applicants at their expense, and this is to include landscape plan preparation if required.

2. That the Community Board address the car parking situation in Burwood Park as a high priority and that the Parks and Waterways Unit be requested to report to a November meeting of the Board on this issue taking into account the Horseshoe Lake Management Plan's car parking proposal in Broomfield Terrace.