

13. MT PLEASANT TENNIS CLUB LEASE

The Board considered a report requesting granting of a lease to the Mt Pleasant Tennis Club (The Club) over its present site at King Park. The club currently has a licence to occupy this site. The Board was also requested to approve an application by the club to replace its present pavilion with a new building.

The Board **resolved**:

1. To lease approximately 2,750 square metres of King Park to The Club, on which the Club presently has four courts and a clubhouse, pursuant to section 54(1)(c) of the Reserves Act 1977 for a maximum term of one day less than 20 years, subject to conditions one to five outlined below.
 - (i) Public notification.
 - (ii) The lease term being for an initial period of 10 years, with a further period of 1 day less than 10 years subject to The Club being a viable entity at the end of the first 10 year period.
 - (iii) The lease terms being negotiated by the Property Manager in consultation with the Parks and Waterway Policy and Leasing Administrator.
 - (iv) The Club is to show evidence to the Parks and Waterways Policy and Leasing Administrator of having obtained \$1,000,000 public liability insurance. This is to be kept current for the duration of the lease.
 - (v) The Club making available two tennis courts for general public use when not being used for club competition, upon the paying of a fee into an honesty box, or payment of an hourly rate to The Club.
2. To grant The Club permission to construct a new pavilion to replace its existing building, subject to conditions one to eight outlined below.
 - (i) The Club is to obtain all necessary resource and building consents before any development commences on the site.
 - (ii) The plans and elevations for the proposed new clubhouse and any required associated car parking being submitted to the Parks and Waterways Manager or her designate for approval as to the style of building, and how it fits into the overall context of the park, prior to application being made for resource or building consent.
 - (iii) The Club is to submit a landscape plan for the outside of the new building to the Parks and Waterways Manager or her designate for approval, prior to commencing work on the site. The applicant is to complete the implementation of the work at their cost.
 - (iv) The Club is to submit a colour scheme for the new building to the Parks and Waterways Manager or her designate for approval, prior to commencing work on the site.
 - (v) The lease/construction area is to be maintained by The Club in a safe and tidy condition at all times.
 - (vi) All costs associated with the development and subsequent maintenance of the associated buildings and structures upon the site are to be paid by The Club.
 - (vii) Before any tenders are let or work commences on the site in relation to the new building, discussions are to be held with the Parks Manager's designate, the Parks and Waterways Area Advocate - Linwood Service Centre, to ascertain the Council's requirements through the development phase of the construction of the facility.
 - (viii) A bond of \$2000.00 is to be paid by The Club or successful principal contractor to the Council – Parks and Waterways Area Advocate, Linwood Service Centre before work commences on the site. The bond, less any expenses incurred by the Council will be refunded to the payee upon the completion of the work.