

16. CHRISTCHURCH SPEEDWAY ASSOCIATION – BUILDING APPLICATION

Officer responsible Parks Manager	Author John Allen – Team Leader Consents
Corporate Plan Output: Consents – Sub output Leases (9.4.3)	

The purpose of this report is to allow the Board to make comment to the Parks and Recreation Committee, upon an application received from the Christchurch Speedway Association, to re-site a sleep out they have acquired to a position beside the main public gates to the north of the track, for the purpose of selling souvenirs etc during race nights. This approval from the Council as lessor is a requirement of the lease (clause 1.6.1).

HISTORY

Up until five years ago the Association had a caravan parked beside the main gates from which souvenirs were sold. Since that time they have sold souvenirs from the clubrooms which are situated beside the pit area across the other side of the track from the main gates. The association has found a decrease in sales with the shop located in the clubrooms, and therefore wish to return the shop to beside the main gates where access for customers is better.

The souvenirs on display consist of T Shirts, caps, pens, posters and model race cars etc. The Club proposes to add other lines as time goes by, this season videos of previous meetings, and information sheets from competitors being added to the range of goods offered.

THE BUILDING

It is proposed to site the building at the top of the embankment approximately six (6) metres further from the main entrance than the shop which sells food patrons (see attached plan and diagram).

The positioning of the building in this location will require the embankment to be built up to the north so that building can be located upon the top of the bank.

Both the Parks Manger and the author have had a look at the building and believe that it can be integrated into the site successfully, the building will be required to be painted, and some planting placed around it to enable it to be integrated properly into the site.

The building is presently sitting in the middle of the clubs pit area, and therefore will need to be moved to its new location before the start of the season in November.

Recommendation: That the Board recommend to the Parks and Recreation Committee that Council grant permission to the Christchurch Speedway Association, to erect a relocatable building at the top of the embankment on the north side of the enclosed area subject to the following conditions: -

1. That the Canterbury Speedway Association obtains all necessary resource and building consents before any development commences upon the site.
2. The applicant is to submit a colour scheme for the building for the Parks Manager's approval prior to commencing work upon the site.
3. The applicant is to submit a landscape plan to the Parks Manger for approval before commencing work upon the site. The applicant is to undertake the work required to complete the implementation of the plan at their cost within one (1) calendar year.
4. All costs associated with the development, and subsequent maintenance of the building upon the site is to be paid for by the Christchurch Speedway Association.
5. Before any tenders are let or work commences upon the site, discussions are to be held with the Parks Manager's designate, the Area Parks Officer, Sockburn Service Centre to ascertain the Council's requirements through the development phase of the construction of facility.
6. A bond of \$2,000 is to be paid by the Christchurch Speedway Association or successful principal contractor to the Christchurch City Council/Area Parks Officer, Sockburn Service Centre before work commences upon the site. The bond less any expenses incurred by the Council will be refunded to the payee upon completion of work.
7. This permission granted by Council remains valid for a two year period from the date of the Council meeting where permission is granted.

Chairman's

Recommendation:

That the Community Board support the application from the Christchurch Speedway Association and that this be forwarded to the Parks and Recreation Committee for their information.