

## 9. BURNSIDE PARK - FENDALTON TENNIS CLUB INCORPORATED PROPOSAL TO CONSTRUCT A STOREROOM

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Corporate Plan Output: leases and applications	

The purpose of this report is to gain approval from the Board to an application from the Fendalton Tennis Club to construct a storeroom within their leased area for the storage of tennis court equipment.

### RELEVANT CURRENT POLICY

Under a Council Resolution dated 12 December 2001 the Board has delegated authority to grant leases or licences on reserves pursuant to ss 54, 56, 58A, 73 and 74 of the Reserves Act. In this case the Council is being asked to approve the building within their present lease area, as per the requirement of clause 5 in their lease, which the Board has authority to approve or otherwise.

### DESCRIPTION OF THE PROPOSAL

The applicant is proposing to construct a storeroom over part of the existing paved area to provide storage for equipment, including plastic portable seating, tables, sun umbrellas, court sweepers, brooms, squeegees, brush and dust pans. The applicant has indicated that currently this equipment is stored in the clubhouse entrance foyer and/or men's toilets, causing congestion and an undesirable state of untidiness.

Mr Gordon Armstrong, Convenor, Club Grounds and Property Maintenance, has indicated the club currently has a financial membership of 535 members, which make up 59 Junior teams playing in the Saturday Interclub Competition, and 4 teams of Juniors playing in the Senior Interclub competition. The Club runs a Junior Coaching Programme on Saturdays for 6.5 hours from Mid – August to Easter the following year, when approximately 400 children are coached on the 10 courts at any one time. Popular tournaments run at the club include the Canterbury Veterans, Midweek One Player and the Christmas Junior Tournament, scheduled around regular club play. The applicant has indicated the players, which are steadily increasing, at the club come mainly from the suburbs of Avonhead and Burnside.

Plans detailing the proposed storeroom are **attached**, together with an aerial photograph detailing the site. The Club seeks to utilise part of the eastern boundary concrete block fence as one of the storeroom walls, with two other new concrete block walls and the necessary wooden trusses supporting an iron roof. A single tilter door will open out to the court area to enable easy access for equipment storage and security.

The footprint of the existing pavilion is 59 square metres, the proposed storeroom occupying a building footprint of a further 16 square metres.

The Club has indicated it will fund the cost of the new storeroom without appealing for any form of outside assistance.

### ISSUES FOR CONSIDERATION

The issues that have been considered are as follows:

- Appearance of the proposed new additions
- The lease of the Fendalton Tennis Club expiring in August 1997.

### APPEARANCE OF THE PROPOSED NEW ADDITIONS

I have provided basic guidance on an overall profile for the building, which I believe will be aesthetically cohesive with the existing building profile. The club intends painting the walls cream and the roof grey to match the colours of the existing pavilion, but in the near future both structures will be repainted, with the walls and roofs in shades of green.

## **THE FENDALTON TENNIS CLUB DOES NOT HAVE A CURRENT LEASE**

The original lease was signed between the Fendalton Tennis Club and the County of Waimairi on 17 August 1976 for a period of 21 years, expiring in August 1997. Council officers are presently negotiating a new lease for the site with the Club.

### **CONCLUSION**

The Parks & Waterways Unit supports the proposal. The Fendalton Tennis Club need to provide extra storage facilities for their court equipment. The construction of this building will enable the club to remove the equipment from their pavilion, the storage in which is an unsatisfactory situation, and could contribute to health and safety concerns.

### **Staff**

**Recommendation:** That the Council approves the Fendalton Tennis Club's, application to build the proposed new storeroom of 16 square metres in area, subject to the following conditions:

1. The Fendalton Tennis Club to obtain all necessary Resource and Building Consents before any development commences upon the site.
2. The Club paint the proposed storage shed the same colour as the existing pavilion.
3. The Club submit a colour scheme for the re-painting of the buildings to the Parks & Waterways Manager via her designate the Parks and Waterways Advocate –Fendalton Service Centre, for approval prior to commencing work upon the site.
4. The lease/construction area being maintained by the Fendalton Tennis Club in a safe and tidy condition at all times.
5. All costs associated with the development, and subsequent maintenance of the building upon the site being paid for by the Fendalton Tennis Club.
6. Before any tenders are let or work commences upon the site, discussions are to be held with the Parks & Waterways Manager's designate the Parks & Waterways Area Advocate – Fendalton Service Centre to ascertain the Council's requirements through the development phase of the construction of the facility.
7. A bond of \$2000 is to be paid by the Fendalton Tennis Club or successful principle contractor to the Christchurch City Council via the Parks & Waterways Area Advocate – Fendalton Service Centre, before work commences upon the site. The bond less any expenses incurred by the Council will be refunded to the payee upon the completion of the work.

### **Chairman's**

**Recommendation:** That the above recommendation be adopted.