



## STRATHBOGIE SHIRE COUNCIL

### MINUTES OF A SPECIAL MEETING OF THE STRATHBOGIE SHIRE COUNCIL HELD ON TUESDAY 27 FEBRUARY 2018 AT THE EUROA COMMUNITY CONFERENCE CENTRE COMMENCING AT 5.00 P.M.

**Chair:** Amanda McClaren (Mayor) (Lake Nagambie Ward)

**Councillors:** John Mason (Deputy Mayor) (Seven Creeks Ward)  
Malcolm Little (Hughes Creek Ward)  
Debra Swan (Lake Nagambie Ward)  
Alistair Thomson (Mount Wombat Ward)  
Graeme (Mick) Williams (Seven Creeks Ward)

**Officers:** Steve Crawcour - Chief Executive Officer (CEO)  
Phil Howard - Director, Innovation and Performance (DIP)  
Roy Hetherington - Director, Community Assets (DCA)  
David Roff - Director, Corporate and Community (DCC)

### BUSINESS

1. Welcome
2. Acknowledgement of Traditional Land Owners  
*'I acknowledge the Traditional Owners of the land on which we are meeting.  
I pay my respects to their Elders, past and present'*
3. Apologies  
Councillor Kate Stothers (Honeysuckle Creek Ward)  
Councillor Graeme (Mick) Williams (Seven Creeks Ward)  
Phil Howard - Director, Innovation and Performance (DIP)
4. Disclosure of Interests  
Nil.
5. Petitions
6. Reports of Council Officers
  - 6.1 Climate Change
  - 6.2 Infrastructure
  - 6.3 Private Enterprise
  - 6.4 Public Institutions
  - 6.5 Housing and Recreation
  - 6.6 Tourism
  - 6.7 Organisation

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7. Urgent Business
8. Closure of Meeting to the Public to consider matters listed for consideration in accordance with Section 89(2) of the Local Government Act 1989
9. Confirmation of 'Closed Portion' Decision/s

An audio recording of this meeting is being made for the purpose of verifying the accuracy of the minutes of the meeting, as per Local Law No. 1 - Meeting Procedure (2014) or as updated from time to time through Council Resolution



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## 6. REPORTS

### 6.7 ORGANISATION

#### 6.7.1 Former Scout Hall - 59 Goulburn Street, Nagambie - Proposal to Lease to Nagambie Action Group inc.

##### **Author and Department**

Acting Director Community Assets – Community Assets Directorate

##### **Disclosure of Conflicts of Interest in relation to advice provided in this report**

The author of this report and officers/contractors providing advice in relation to this report do not have a direct or indirect interest, as provided in accordance with the Local Government Act 1989.

##### **Summary**

Council has advertised and invited submissions to determine the level of Community support prior to leasing 59 Goulburn Street, Nagambie, to the Nagambie Action Group.

No formal submissions were received.

An additional opportunity to utilize this space for youth has arisen, as Council has received funding to develop and deliver a youth program in Nagambie.

#### **RECOMMENDATION**

That -

1. Council note that no formal submissions were received in relation to the proposal to lease of 59 Goulburn Street, Nagambie to the Nagambie Action Group (Inc.), and
2. Consider, at its Ordinary Meeting on 20<sup>th</sup> March 2018, to lease the property at 59 Goulburn Street, Nagambie, to the Nagambie Action Group (Inc.) on the following basis, with the additional wording, (in *Italics*), to allow for new Engage! Nagambie youth program delivery: -
  - a. A peppercorn rent.
  - b. Council having the ability to utilise the property for events and for emergency use *and, in consultation with the Nagambie Action Group (Inc.), Council having the ability to utilize the property for additional program delivery.*
  - c. The tenant undertaking grounds maintenance, cleaning, minor building maintenance and the apportionment of utility costs between users.
  - d. A 10 year lease period.

09/18 **CRS SWAN/MASON** : *That the Recommendation be adopted.*

**CARRIED**

6.7.1 Former Scout Hall - 59 Goulburn Street, Nagambie  
- Proposal to Lease to Nagambie Action Group inc. (cont.)

**Background**

The hall in is good condition and reasonably well equipped with kitchen, toilets, outbuilding storage and informal car parking space on site (refer attached plan).

It is known that Scouting activity at the site has been discontinued but that the Scouting movement has not relinquished its claim to access the building.

The provisions of the Local Government Act 1989 relating to leasing requires that if Council wishes to offer a building lease, even at peppercorn rent, it should advertise the proposal and invite submission under section 223.

Council invited submissions under section 223 and no formal submissions were received.

An email from the Scouts Association was received requesting more time to respond. They were advised of cut off time for receiving submissions. They did not send in a submission.

An opportunity to utilize this space for youth has arisen, as Council has received funding to develop and deliver an Engage! Nagambie youth program. The Scout Hall would be an ideal venue.

**Alternative Options**

The author and other officers providing advice in relation to this report have considered potential alternative courses of action. No feasible alternatives have been identified.

**Risk Management**

The author of this report considers that there are no significant Risk Management factors relating to the report and recommendation.

**Strategic Links – policy implications and relevance to Council Plan**

The author of this report considers that the report is consistent with Council Policies, key strategic documents and the Council Plan.

**Best Value / National Competition Policy (NCP / Competition and Consumer Act 2010 (CCA) implications**

The author of this report considers that the report is consistent with Best Value, National Competition Policy and Competition and Consumer Act requirements.

**Financial / Budgetary Implications**

The author of this report considers that the recommendation has no capital or recurrent budget considerations.

**Economic Implications**

The author of this report considers that the recommendation has no significant economic implications for Council or the broader community.

**Environmental / Amenity Implications**

The author of this report considers that the recommendation has no significant environmental or amenity implications for Council or the broader community.

**Community Implications**

The author of this report considers that the occupation and use of this Community asset would provide additional opportunities for Community activities.

6.7.1 Former Scout Hall - 59 Goulburn Street, Nagambie  
- Proposal to Lease to Nagambie Action Group inc. (cont.)

**Victorian Charter of Human Rights and Responsibilities Act 2006**

The author of this report considers that the recommendation does not limit any human rights under the Victorian Charter of Human Rights and Responsibilities Act 2006.

**Legal / Statutory Implications**

The author of this report considers that the recommendation has no legal or statutory implications which require the consideration of Council.

**Consultation**

Timelines for the public notice and hearing and consideration of submissions was follows: -

- a. Public Notice Wednesday 17<sup>th</sup> January 2018
- b. Submission due date Friday 16<sup>th</sup> February 2018
- c. Hearing of submissions at Special Council meeting 5pm Tuesday 27<sup>th</sup> February 2018
- d. Consideration of submission at Ordinary Council meeting Tuesday 20<sup>th</sup> March 2018.

**Attachments**

Letter from Nagambie Action Group  
Aerial Map of Former Scout Hall



Letter from Nagambie Action Group



**NAGAMBIE ACTION GROUP**

ABN: 67 882 571 989

03 November 2017

Steve Crawcour  
CEO – Strathbogie Shire

Via email

**Re: Goulburn St Hall (previously Nagambie Scout Group hall)**

Good day Steve,

Nagambie Action Group would like to advise council of our group's interest in taking over the management of this building on behalf of the Nagambie community and Strathbogie Shire.

In recent months, a number of Nagambie's young citizens (about 20 at this stage) have banded together to form a youth group, which will for legal and practicality purposes operate under the Nagambie Action Group as a sub-committee.

As the newly incorporated Action Group is a new committee, has a new vision and the opportunity to undertake more activities within the community, the availability of a location such as this hall would allow the Action Group to contribute in a much productive manner. The use of this hall as a community asset, under the management of the Action Group, would also benefit a number of other community organisations such as Nagambie Lions and Nagambie Community House and provide a suitable location for other community activities to be undertaken on a more regular basis.

Nagambie Action Group welcomes the opportunity to discuss this matter with you further at your earliest convenience.

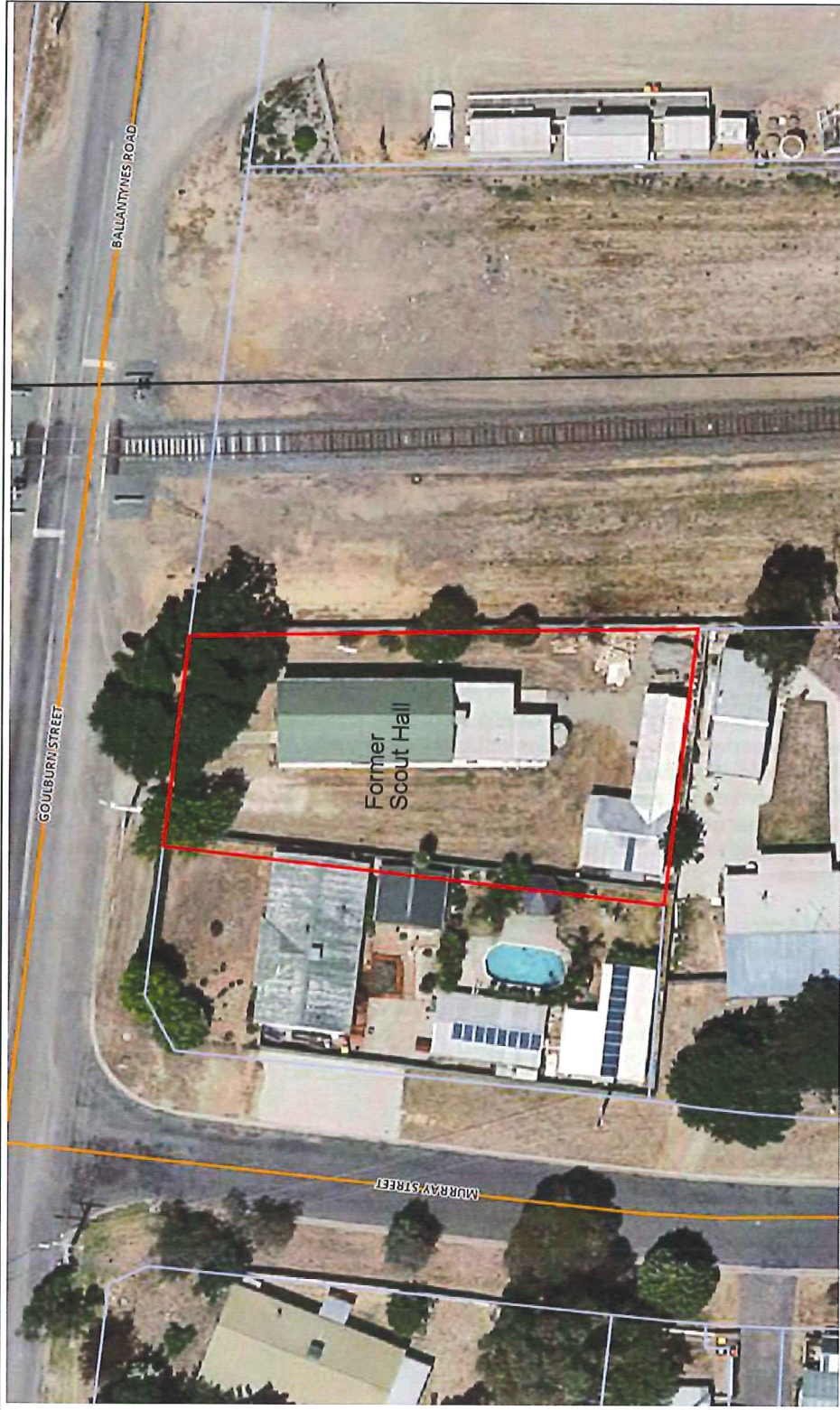
Sincere regards,



*M. J. Kettels*

Michelle J Kettels  
Secretary / Treasurer

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### Aerial Map – Former Scout Hall, 59 Goulburn St, Nagambie



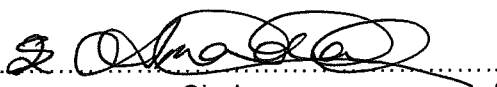
	Shire Of Strathbogie	Disclaimer Note This map is a representation of the information currently held by Strathbogie Shire Council. While every effort has been made to ensure the accuracy of this data, Council disclaims all liability for any loss, cost, damage or injury, however arising or connected with the use of this data. Any feedback on omissions or errors would be appreciated. Contains Council Information © Strathbogie Shire Council Contains Vicmap Information © Department of Environment, Land, Water & Planning	3/11/2017	
	Prepared By: Wendy Lungghusen		Former Scout Hall 59 Goulburn St, Nagambie	



7. URGENT BUSINESS
8. CLOSURE OF MEETING TO THE PUBLIC TO CONSIDER MATTERS LISTED FOR CONSIDERATION IN ACCORDANCE WITH SECTION 89(2) OF THE LOCAL GOVERNMENT ACT 1989
9. CONFIRMATION OF 'CLOSED PORTION' DECISION/S

***THERE BEING NO FURTHER BUSINESS, THE MEETING CLOSED AT 5.02 P.M.***

Confirmed as being a true and accurate record of the Meeting

  
Chair

*20.03.2018*  
Date

