

BREWARRINA SHIRE COUNCIL

Agenda Submission for Ordinary Meeting held on 30 June 2011

TITLE:	Lease - Goodooga Racecourse	DOC REF: Item 10 P1-14
---------------	------------------------------------	-------------------------------------

REPORT BY:	Glenda Tasker General Manager	DATE: 10 June 2011
-------------------	----------------------------------	------------------------------

ATTACHMENTS:

Nil

EXECUTIVE SUMMARY**Background**

In 2002, a Goodooga resident requested the use of the Goodooga Racecourse to run 8-10 head of cattle on a non-permanent, potentially short-term basis.

The then General Manager, Bob Walters, responded that the resident could utilise the racecourse whilst there was no feed on the Goodooga Common. The condition of use was that the resident maintained the fences to a serviceable condition.

The resident has maintained this arrangement for the last 9 years under the assumption that he had no obligation to pay fees to the Council and without the Council taking any action.

The Goodooga resident wrote to the Council in December 2010 to request a continuation of the current arrangement.

In November 2010, a Brewarrina resident wrote to Council to make application to lease the Goodooga Racecourse for the use of stock. At the time, staff was unaware of the previous arrangement and began an investigation into the possible leasing of the Reserve to a private individual and the Brewarrina resident was notified of this undertaking.

Current action

The General Manager spoke to the Goodooga resident on 10th June 2011. As the original arrangement was for grazing of stock while there was no feed on the Goodooga Common and that has not been the case for the last 3 years, the current arrangement with Brewarrina Shire Council is considered by the general manager, therefore, to be null and void.. The resident was also advised that another party has expressed interest in leasing the Goodooga Racecourse for the grazing of stock.

Further action required.

Council will have to determine if the Goodooga Racecourse is to be leased, the conditions of a lease and the appropriate tendering process.

Investigations will have to be undertaken as to the current building conditions into relation to OH&S and risk management if the racecourse is being accessed by members of the public and Council wishes to lease this facility and grounds.

FINANCIAL IMPLICATIONS:

Included in the Draft Management Plan, 2012-2014, is a \$1,093 estimate for maintenance of the Goodooga Racecourse, with no offsetting estimated income.

Possible revenue increase for lease of Goodooga Racecourse.

Possible reduction in costs for maintenance of Goodooga Racecourse.

LEGAL IMPLICATIONS:

Leasing arrangement for Goodooga Racecourse.

RECOMMENDATION:

That:

- 1. Council receive the Lease of Goodooga Racecourse report; and**
- 2. Council determines its position on the leasing of the Goodooga Racecourse.**

Glenda Tasker
General Manager