



CITY OF HOBART

AGENDA

Finance and Governance Committee Meeting

Open Portion

Tuesday, 15 September 2020

at 4:30 pm

THE MISSION

Working together to make Hobart a better place for the community.

THE VALUES

The Council is:

People	We care about people – our community, our customers and colleagues.
Teamwork	We collaborate both within the organisation and with external stakeholders drawing on skills and expertise for the benefit of our community.
Focus and Direction	We have clear goals and plans to achieve sustainable social, environmental and economic outcomes for the Hobart community.
Creativity and Innovation	We embrace new approaches and continuously improve to achieve better outcomes for our community.
Accountability	We are transparent, work to high ethical and professional standards and are accountable for delivering outcomes for our community.

ORDER OF BUSINESS

Business listed on the agenda is to be conducted in the order in which it is set out, unless the committee by simple majority determines otherwise.

APOLOGIES AND LEAVE OF ABSENCE

1. CO-OPTION OF A COMMITTEE MEMBER IN THE EVENT OF A VACANCY	4
2. CONFIRMATION OF MINUTES.....	4
3. CONSIDERATION OF SUPPLEMENTARY ITEMS	4
4. INDICATIONS OF PECUNIARY AND CONFLICTS OF INTEREST	5
5. TRANSFER OF AGENDA ITEMS.....	5
6. REPORTS	6
6.1 Annual Elected Member Representation on External Bodies & Membership of the Tasmanian Polar Network.....	6
6.2 Grants and Benefits Listing as at 30 June 2020	32
6.3 Lease of Part of the First Floor, 5 Morrison Street.....	41
6.4 Lease of Part of Level 4, Council Centre	69
7. COMMITTEE ACTION STATUS REPORT	91
7.1 Committee Actions - Status Report.....	91
8. RESPONSES TO QUESTIONS WITHOUT NOTICE.....	101
8.1 Grant Funding for Infrastructure Projects	102
9. QUESTIONS WITHOUT NOTICE	105
10. CLOSED PORTION OF THE MEETING.....	106

Finance and Governance Committee Meeting (Open Portion) held Tuesday, 15 September 2020 at 4:30 pm.

This meeting of the Finance and Governance Committee is held in accordance with a Notice issued by the Premier on 3 April 2020 under section 18 of the *COVID-19 Disease Emergency (Miscellaneous Provisions) Act 2020*.

COMMITTEE MEMBERS

Zucco (Chairman)
Deputy Lord Mayor Burnet
Sexton
Thomas
Coats

Apologies:

Leave of Absence: Nil.

NON-MEMBERS

Lord Mayor Reynolds
Briscoe
Harvey
Behrakis
Dutta
Sherlock
Ewin

1. CO-OPTION OF A COMMITTEE MEMBER IN THE EVENT OF A VACANCY

2. CONFIRMATION OF MINUTES

The minutes of the Open Portion of the Finance and Governance Committee meeting held on [Tuesday, 18 August 2020](#) and the Special Finance and Governance Committee meeting held on [Monday, 24 August 2020](#), are submitted for confirming as an accurate record.

3. CONSIDERATION OF SUPPLEMENTARY ITEMS

Ref: Part 2, Regulation 8(6) of the *Local Government (Meeting Procedures) Regulations 2015*.

Recommendation

That the Committee resolve to deal with any supplementary items not appearing on the agenda, as reported by the General Manager.

4. INDICATIONS OF PECUNIARY AND CONFLICTS OF INTEREST

Ref: Part 2, Regulation 8(7) of the *Local Government (Meeting Procedures) Regulations 2015*.

Members of the Committee are requested to indicate where they may have any pecuniary or conflict of interest in respect to any matter appearing on the agenda, or any supplementary item to the agenda, which the Committee has resolved to deal with.

5. TRANSFER OF AGENDA ITEMS

Regulation 15 of the *Local Government (Meeting Procedures) Regulations 2015*.

A Committee may close a part of a meeting to the public where a matter to be discussed falls within 15(2) of the above regulations.

In the event that the committee transfer an item to the closed portion, the reasons for doing so should be stated.

Are there any items which should be transferred from this agenda to the closed portion of the agenda, or from the closed to the open portion of the agenda?

6. REPORTS

6.1 Annual Elected Member Representation on External Bodies & Membership of the Tasmanian Polar Network File Ref: F20/70759

Memorandum of the General Manager of 10 September 2020 and attachments.

Delegation: Council



City of **HOBART**

MEMORANDUM: FINANCE AND GOVERNANCE COMMITTEE

Annual Elected Member Representation on External Bodies & Membership of the Tasmanian Polar Network

In accordance with the Council's policy titled *External Bodies – Representations and Reporting on Activities*, annual reports are provided by both elected members and officers who have been nominated to represent the Council on external bodies, with respect to the activities undertaken during the year in review.

The policy states that:

1. Where the Council has representatives on an outside body, it appoints a proxy to represent the Council on such bodies which have indicated that a proxy would be accepted in the absence of the duly appointed representative.
2. Reports from representative on outside bodies be made once each year and an item for this purpose be listed annually on the Finance and Governance Committee agenda.
 - (i) The annual reporting, where possible, should include the number of meetings held by the body and the number of meetings which have been attended by the Council representative.

For the purposes of this report and in light of the unprecedented circumstances bourn by COVID-19, the reporting period is for the period commencing 1 November 2018 to 31 July 2020.

Attached are the written reports, provided for the purpose of meeting the *External Bodies – Representations and Reporting on Activities* policy requirements, by the Lord Mayor, Elected Members and Council officers.

Included in those reports is one relating to the Tasmanian Polar Network. It is the peak Antarctic and Southern Ocean sector industry body for the state. It comprises a group of business, scientific organisations and government based in Tasmania that have a common focus of serving commercial, community and scientific activity relating to Antarctica, the sub-Antarctic and Southern Ocean.

The Tasmanian Polar Network is supported by the Tasmanian Government through their Antarctic Tasmania team and the Council has been a member since 2002.

The annual membership of Tasmanian Polar Network is \$330 and it is recommended that the Council continue to maintain its membership that is funded from the Economic Development Function of the 2020/2021 annual plan.

Elected Members are also invited to provide verbal reports at the Finance and Governance Committee meeting.

RECOMMENDATION

That:

- 1. The information contained in this report, and the verbal reports provided by Elected Members, be received and noted.***
- 2. The Council continue its annual membership of the Tasmanian Polar Network to be funded from the Economic Development Function of the 2020/2021 Annual Plan.***

As signatory to this report, I certify that, pursuant to Section 55(1) of the Local Government Act 1993, I hold no interest, as referred to in Section 49 of the Local Government Act 1993, in matters contained in this report.



N D Heath
GENERAL MANAGER

Date: 10 September 2020
File Reference: F20/70759

Attachment A: Annual Report of the Lord Mayor ↓
Attachment B: Annual Reports Elected Members ↓
Attachment C: Annual Reports Provided by Council Officers ↓

Aldermanic Representation on External Bodies

In accordance with Council Policy No. 5-02-03 reports from representatives on external bodies are to be made to the Governance Committee each year.

City of Hobart and University of Tasmania Governance Forum

The City of Hobart and University of Tasmania Governance Forum was established in 2019 to manage, in a coordinated way, issues related to UTAS developing a campus in the City over the next 10 to 15 years.

The group comprises the Lord Mayor, Deputy Lord Mayor, Alderman Zucco, the General Manager from City of Hobart and from UTAS, the Vice-Chancellor, Chief Operating Officer and other senior members of UTAS' leadership team.

Three meetings were held in 2019 with the main topics of discussion being charitable rates equivalency and precinct planning and progress updates of UTAS developments.

Council of Capital City Lord Mayors (CCCLM)

The Council of Capital City Lord Mayors (CCCLM) met formally on three occasions during the reporting period as well as holding several roundtables/symposiums and parliamentary meetings. As Chair of CCCLM in 2019, I attended all meetings.

For 2019, CCCLM established the priority areas of homelessness, innovation and connectivity, infrastructure and public transport, and resilience.

In March 2019, Hobart hosted CCCLM over two days with members receiving briefings from the National Resilience Task Force; the British High Commission and DarkLab. Other items of discussion included pre and post federal election opportunities; developing creative spaces in cities, managing city growth and an update on previously agreed priority areas.

As part of CCCLM being in Hobart, a public event was held in the Town Hall Ballroom focussing on capital city climate action. Presentations were made by several Lord Mayor's on successful initiatives in reducing city and community emissions in their cities.

In May 2019, a Lord Mayors' Housing and Homelessness Crisis Meeting was convened in Sydney chaired by Sydney Lord Mayor, Clover Moore and which I joined via telephone. The current national crisis situation was discussed with a number of Federal advocacy actions agreed.

The July 2019 meeting was held in conjunction with the 2019 Asia Pacific Cities Summit and Mayor's Forum in Brisbane. Items of discussion included: Cities climate agenda; homelessness and housing and updates on update on previously agreed priority areas.

The September 2019 meeting consisted of Federal parliamentary meetings with a number of Federal Government Ministers including: The Hon. Anne Ruston MP, Minister for Families and Social Services; the Hon. Luke Howarth MP, Assistant Minister for Community Housing, Homelessness and Community Services and the Hon. Michael Sukkar MP, Assistant Treasurer, Minister for Housing, the Hon. Mark Butler MP, Shadow Minister for Climate Change and Energy, the Hon. Mark Coulton MP, Minister for regional Services, Decentralisation and Local Government, the Hon. Andrew Giles MP, Shadow Minister for Cities and Urban Infrastructure and Mr Nathan Dal Bon, CEO, National Housing Finance and Investment Corporation.

Other Canberra-based meetings involved Housing all Australians and the National Housing Finance and Investment Corporation.

As Chair, I also represented the CCCLM at the Future Cities Summit in Sydney in May 2019 and the Seoul Mayors' Forum on Climate Change in Seoul in October 2019.

Mayors for Peace

Whilst the City of Hobart remains a financial member of Mayors for Peace, during 2019 there was no approach for assistance or contribution from the City of Hobart.

Sister Cities Australia

The Office of the Lord Mayor did not enter into any correspondence with Sister Cities Australia in 2019. The Manager Economic Development Engagemetn and Strategy did represent the City of Hobart at this organisation's Annual General Meeting in September 2019 as part of the Sister Cities Australia Forum in Perth, WA.

LGAT – General Management Committee (GMC)

The General Management Committee of LGAT is comprised the President of LGAT, the Lord Mayor (by virtue of its capital city status) and seven positions elected from the State's three regions (North, West/North-West and South).

The GMC is chaired by the President of LGAT, Mayor Christina Holmdahl.

There were five meetings in the 12 month reporting period. I attended all of these meetings.

Some of the key items of discussion at these meetings were: Charitable Exemptions on Rates; Housing Affordability in Tasmania and the role of LGAT; the Local Government Act Review; Potential Partnership with the Housing Industry Association; LGAT Procurement Update; and the 2019 Local Government Conference was held in July 2019 in Hobart.

Premier's Local Government Council (PLGC)

The Premier's Local Government Council (PLGC) is a high-level forum for discussions between the State Government and local government on issues of statewide significance.

The PLGC comprises the Premier (Chair), the Minister for Planning and Local Government, the President of the Local Government Association of Tasmania (LGAT) and seven elected local government representatives from various Tasmanian councils. Local government representation on the PLGC is drawn from the General Management Committee of the LGAT.

The Council is supported by an Officials Committee made up of State Government and local government officers.

In 2019, the PLGC met three times. I attended all meetings.

The first meeting, held on 9 May 2019 discussed the following matters:

- The PLGC noted the progress and current status of the Local Government Legislation Review.
- The PLGC discussed the current status of voluntary amalgamations and shared service initiatives across Tasmanian councils.
- The PLGC discussed the current methods council employ with regard to educating dog owners about responsible dog ownership, and whether educational materials are provided to owners when they register their dogs.
- The PLGC noted that there are ongoing discussions between LGAT, DPIPWE and DPAC in respect to finalising an agreed set of principles that clarify the management of coastal erosion occurring on Crown land.
- The PLGC agreed to invite the Minister for the Environment to the next PLGC meeting to speak to the waste management items.
- Matters of topical interest also discussed included: statewide waste management, charitable rate exemptions, accessible playspaces paper and the PLGC Officials meeting outcome on accessible playspaces and Coastal erosion.

The second PLGC meeting of the year was held on 6 September 2019, where the following matters were discussed:

- The Minister for Local Government briefed the PLGC on the Tasmanian Government's current strategic policy priorities for the local government portfolio.
- The Premier noted that, with the release of the Reform Directions Paper for consultation, the Government has reached a critical stage in the Local Government Legislation Review.
- The PLGC noted that it is a critical time for waste management globally, nationally and in Tasmania; but that there was significant engagement of industry and local government through consultation on the draft Waste Action Plan (WAP) and the LGAT Feasibility Study into Statewide Waste Arrangements.
- The PLGC agreed that the LGAT CEO and Director of Local Government would liaise to finalise the Communique for approval prior to publication.
- Matters of topical interest also discussed included: 'Code clue' Protocol; Skills and training and the Partnership agreement consultation period.

The third PLGC meeting of 2019 was held on 9 December 2019 and the following matters were discussed:

- The PLGC noted that in 2020 the review will move to Phase 3 and will involve consultation on the drafting of legislation. This will be an interactive process to ensure the new legislation can be understood and implemented by councils.
- The PLGC noted that LGAT has been working with councils to understand the bullying and harassment issue, which has involved surveying members on their experiences.
- The PLGC noted that LGAT has been working with the Tasmanian Council of Social Services (TasCOSS) and Aged Care Services Australia (ACSA) to attempt to find a policy consensus option on the eligibility of independent living units for a rates exemption under the *Local Government Act 1993*.
- The PLGC discussed strategic labour force planning and skills development in Tasmania, including the importance of ensuring the appropriate supply and demand of skilled labour in regional parts of the State.
- Matters of topical interest also discussed included: An update on the draft *Waste Action Plan*, the State-wide waste levy and Container Refund Scheme; State Coastal Policy and the Code of Conduct Process.

Greater Hobart Homelessness Alliance

The Greater Hobart Homelessness Alliance (GHHA) met formally on five occasions during the reporting period as well as holding several forums and a priority setting workshop. As Chair of the GHHA, I attended all meetings.

In late 2019, GHHA established the nine priority areas of: conduct a head count/street count or 'by name' list of people experiencing homelessness; tackle the social stigma regarding homelessness through storytelling; advocating for housing and rental affordability; advocating for reform Airbnb / short term accommodation within Hobart; develop an Extreme Weather Protocol; establish a permanent Safe Night Shelter within Hobart; advocate for addressing the root causes of homelessness - poverty, mental health, alcohol, other drugs and family violence and lack of affordable housing; develop matrix of responsibilities and identify where gaps exist; speed up approval for social housing and homelessness accommodation projects; and be a place for stakeholders concerned about Hobart homelessness to coordinate and show information.

Some of the key outcomes where the GHHA have been actively involved is in the Federal Government waiving the State Government's \$157 million housing debt in September; the establishment of the Safe Night Space in December 2019; the development of a storytelling project through the Housing with Dignity Reference Group to be delivered in Homelessness Week 2020.

The GHHA has been very active in advocacy with correspondence being sent to both State and Federal Governments relating to matters such as; waiving the State Government Housing Debt; ancillary dwelling regulations; short stay accommodation legislation; and coordination of release of prisoners.



Councillor Anna Reynolds
LORD MAYOR

Wellington Park Trust

As one of the HCC's official nominees to the Trust I have attended the majority of the meetings this last year. It has met regularly and the minutes of the Trust are published on the website. One principal activity of the Trust has been a major Visitor Strategy study which is still ongoing.

https://www.wellingtonpark.org.au/assets/WPMT_Annual_Report_2018-19.pdf

Cycling South

See the annual report. I have been an irregular attender to the committee meeting due to clashes of meeting times.

[Annual Report 2018-19](#)

Maritime Museum of Tasmania

I have attended the majority of the committee meetings but as it clashes with times for the Finance Committee and Cycling South. I have been an apology for some meetings. The meetings are efficiently run and has a very professional approach to its business and agenda. The annual report is in hard copy and will be forwarded to the administration when available.

The Maritime Museum of Tasmania is currently closed to the public.

UPDATE AS AT FRIDAY 04 SEPTEMBER 2020

"While it is exciting that CoVID-19 restrictions are being cautiously lifted, the Maritime Museum of Tasmania will remain CLOSED to the public for the time being. We are taking the opportunity while we are closed to undertake a remodelling of our galleries and we look forward to reopening once that project is completed and when CoVID-19 circumstances allow."

<http://www.maritimetas.org/>

Queens Domain Advisory Committee

This meets irregularly and is a consultative body of all the principal users of the Domain. It has met once in the last year.

Hobart Cenotaph Reference Group

This meets irregularly and is a consultative body of all the major stakeholders and has not met in the last year.

Friends of Memorial Avenue

Since the formation of Friends of Soldiers Memorial Avenue Inc. (FOSMA) in 2002 there has even a concerted effort to restore the Avenue. The Hobart City Council has replaced all missing, dead and sick trees starting from 2008. FOSMA has researched all the soldiers and

progressively installed new plaques and plinths from 2005 onwards.

<https://www.soldiersmemorialavenue.org.au>

Whilst nominally I am the council representative, I am yet to be invited to a meeting of the committee.

A handwritten signature in black ink, appearing to read 'Jeff Briscoe', with a stylized flourish at the end.

Jeff Briscoe
ALDERMAN

Representations

- **Climate Action Roundtable**

The Climate Action Roundtable has not met over the last year and it appears the group does not intend to continue.

- **Cycling South Inc (Chair).**

Cycling South, which I Chair, has continued to meet on a regular basis, bar a missed meeting due to Covid-19. The group continues to be a conduit for elected representatives from the various councils to keep up to date on what's happening across the various councils with regards to cycling infrastructure. The Executive Officer continues to provide valuable advice regarding cycling issue across the respective councils as well as submission to projects from a cycling perspective. This input helps ensure that bike infrastructure is considered and also provides advice and a check on design principles to ensure bike suitable outcomes.

- **Hobart Active Travel Committee (formally the Hobart Bicycle Advisory Committee)**

I have regularly attended the HATC which provides a valuable forum for discussion and input into City of Hobart active travel related projects and involves a broad range of stakeholders who bring a wealth of high level experience to the table to provide valuable feedback input into design concepts to sound active travel decision.

- **Hobart Glenorchy Public Transit Corridor Committee**

This group has not met and I am no longer sure of its status as an active group.

- **North Hobart Parking Review Working Group**

This group has not met and I am no longer sure of its status as an active group.

- **Salamanca Market Stallholders' Association meetings with Council (Chair)**

The Stallholders Association continues to meet on a regular basis with officers and functions extremely well which is a testimony to the commitment and dedication of council officers and a well-functioning and committed association. Even during the impacts of Covid-19, the relationship between the association and the council officers has remained strong with all parties committed to seeing the best outcomes for stallholders in these difficult times. Meetings are always productive and conducted with a high level of empathy and in the spirit of collaborations and commitment to get the best outcome for all stallholders. I commend the association and the commitment of council officers.

- **City of Hobart and UTAS Governance Forum (Proxy) from 11 February 2020**

I have not been required to attend any meeting as a proxy of this group.

- **Southern Tasmanian Councils Authority – Waste Strategy South Group (proxy) until 16 December 2019**

I have not been required to attend any meeting as a proxy of this group.

- **Taste of Tasmania Advisory Group (Chair)**

This group has not met in 2020, but met regularly in 2019, during the year and in the lead up to the 2019-20 taste. It has been a well-functioning group with strong representation from stallholders who have provided valuable insights and feedback into the preparation, processes and delivery of the Taste Festival. The advisory group were strongly committed to creating a successful Taste and had an excellent relationship with the Taste Director and officers. This was a very successful group that provided high level input into the success of the Taste.



Bill Harvey
Councillor



7 April 2020

MEMORANDUM: FINANCE AND GOVERNANCE COMMITTEE**ANNUAL REPORTS FROM REPRESENTATIVES ON EXTERNAL BODIES
LENAH VALLEY COMMUNITY ASSOCIATION HALL TRUSTEES AND
SOUTH HOBART COMMUNITY CENTRE**

The Manager Community and Cultural Programs is the representative of the City of Hobart on the following Committees.

Lenah Valley Community Association Hall Trustees

Staff from Community and Cultural Programs have attended several Lenah Valley Community Association Hall Trustees meetings in the last twelve months and have provided support to the trustees on a range of matters.

The trustees are managing the operations and hiring of the facility to a very high standard. The facility continues to be highly utilised for a broad range of community uses.

The kitchen, storeroom, female and male toilets were upgraded which has significantly improved the amenity of the facility for users. The Lenah Valley Community Hall Trustees contributed \$10,000 towards these asset replacement works and have also provided \$20,000 funding towards the installation of shelter over the barbeque area at the adjacent John Turnbull Park.

Staff have also worked with the trustees to ensure emergency management processes are up to date and consistent with expectations.

South Hobart Community Centre

Staff from Community and Cultural Programs have worked very closely with the South Hobart Progress Association over the past eighteen months in progressing the project to undertake a major redevelopment of the community hall.

The funding application to the Tasmanian Community Fund was successful with a contribution of \$200,000 towards the project being received.

Construction works commenced in mid-March with Tascon Construction due to complete works mid-year.

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Created: 17/12/2012 Updated: 13/08/2020

annual reports from reps on external bodies lenah valley and south hobar...

Page 2 of 2

The Progress Association was also successful in obtaining Community Development Grant to develop a new website and booking system to improve the processes and management of the hall.

A handwritten signature in black ink, appearing to read 'K Parker'.

(Kimbra Parker)
MANAGER COMMUNITY AND CULTURE



3 April 2020

MEMORANDUM: FINANCE AND GOVERNANCE COMMITTEE**ANNUAL REPORTS FROM REPRESENTATIVES ON EXTERNAL BODIES
TASMANIAN POLAR NETWORK**

In accordance with the Council's policy titled *External Bodies – Representation and Reporting on Activities*, the purpose of this memorandum is to provide an update to the Council on the activities of the Tasmanian Polar Network (TPN) for the twelve-month period ending 31 December 2019.

The memorandum also highlights the importance of the TPN as an active industry group for one of Hobart and Tasmania's key industry sectors and recommends that the Council continue as a member.

Background

The TPN is the peak Antarctic and Southern Ocean sector industry body for the state. It comprises a group of business, scientific organisations and government based in Tasmania that have a common focus of serving commercial, community and scientific activity relating to Antarctica, the sub-Antarctic and Southern Ocean.

The TPN is supported by the Tasmanian Government through their Antarctic Tasmania team.

The Council has been a member of the TPN since 2002. Alderman Sexton is currently the Council's nominated representative.

In the twelve-month period to 31 December 2019 meetings were attended by Alderman Sexton and the Senior Advisor Economic Development.

Over the past 12 months, the TPN has continued to be an important and active industry group for one of Hobart and Tasmania's key industry sectors and has contributed in the following ways (further detail is provided in Attachment A – TPN - Report from the Chair, 2018-2019):

- Commissioned, finalised and circulated to the TPN membership the 'DuMonde Report' that examined market opportunities within the sector.
- Continued to foster strong relationships with other national Antarctic programs with official visits from the French Antarctic program, the Chinese and Japanese Ambassadors to Australia.
- Hosted a function for Italian and Korean expeditioners transiting through Hobart on their way to their Antarctic stations.

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Created: 17/12/2012 Updated: 13/08/2020

annual reports from reps on external bodies tasmanian polar network

- Made a submission to the Tasmanian Government budget consultation process including a request to fund the continued presence of SOOS (Southern Ocean Observing System) in Hobart.
- Coordinated TPN and TPN member attendance at COMNAP (Council of Managers of National Antarctic Programs) in Bulgaria. 6 TPN members attended, benefitting showcasing their products and services to a global network. TPN executive were also able to meet with senior members of other national Antarctic programs.
- Promoted the goods and services of member businesses (including the City of Hobart and Tasmanian Travel and Information Centre) through a publically available member directory.
(https://www.tasmanianpolarnetwork.com.au/uploads/5/5/5/8/55584155/tpnw20700_taspolarnetwork_4thed_fa_v6_op_v2.pdf)
- Supported the City of Hobart's annual Opening of the Antarctic Season Reception by assisting with the invitation of TPN members, providing the Chair of the TPN to MC the event and promoting the event to the TPN membership.
- Supported the staging of COMNAP and SCAR in Hobart in July / August 2020. These two gatherings were due to attract 1,100 Antarctic experts from around the world to Hobart and have recently been cancelled due to the COVID-19 pandemic.

Proposal and Implementation

It is proposed that the Council maintains its membership of the Tasmanian Polar Network.

Strategic Planning, Policy Considerations and Financial Implications

Membership with the TPN aligns with the following from the Capital City Strategic Plan 2019-29:

Strategy 4.5.2: Develop strategic relationships in major Hobart industries such as education, tourism, science, research and the public and creative sectors.

Strategy 4.5.3: Acknowledge, celebrate and support Hobart's position as a gateway to the Antarctic and Southern Ocean.

Membership of the TPN costs \$330 per annum. Membership includes quarterly Antarctic update and networking meetings, invitations to receptions staged to receive personnel from other nations' Antarctic programs, newsletter access and inclusion in the TPN member directory which is both online and in hard copy.

Social and Customer Considerations

It is clear that the community of Hobart, Tasmania and Australia value their connections to Antarctica.

The Australian Antarctic Festival attracted 12,000 visitors in 2016 and 21,000 in 2018. Public tours of the Aurora Australis and the Investigator ships as part of the festival grew from 1,500 to 4,132. Children taking part in decorating penguins rose by 45 per cent from 5,500 in 2016 to 8,000 in 2018. The work of the TPN and the

Page 3 of 3

City's ongoing support of this helps the community of Tasmania and Hobart to better feel their connection with the Antarctic and Southern Ocean.

As well as the social benefits arising from connections between Tasmania and Antarctica, there are economic benefits also. The sector employs 755 FTE in Tasmania which is a wage expenditure alone of \$70.6M (Graham Wells' Report 2017).

Recommendation

That the Council continues its annual membership of the Tasmanian Polar Network.



(Tim Short)
DIRECTOR COMMUNITY LIFE



CHAIRMAN'S REPORT 2018-19

As was predicted this time last year the 2018-19 Antarctic season has been extremely busy for the TPN with a large number of projects underway and increased number and value of visits from overseas Antarctic programs, resupply and research vessels.

The TPN continues to be represented on the Tasmanian Antarctic Gateway Group with two meetings in the past year addressing Antarctic infrastructure requirements and identifying areas of the sector that can benefit from the support of the State Government.

China's resupply vessel XueLong made a very successful port call to Hobart in early November for resupply and crew change, a call in February was unfortunately cancelled due to operational reasons. The port call was followed by a delegation from CAAA and PRIC and a Government representative who confirmed Hobart holds a strong position in their Antarctic logistics planning for the future, this has been confirmed with advice that the XueLong and new vessel Xuelong 2 will call to Hobart a total of five times over the 2019-20 Antarctic season.

The DuMonde market opportunities report was circulated to members, local stakeholders and Government representatives, it is now up to the individual TPN members to take advantage of the opportunities identified.

The TPN hosted a function for the Italian and Korean expeditioners who were transiting through Hobart on their way to the Italian and Korean stations via the AAD Airbus, a very enjoyable evening with an opportunity for TPN members to meet with the expeditioners and program management teams.

The Hobart City Council again hosted a reception, at Hadley's Hotel, for the opening of the Antarctic season with exceptional attendance from TPN members, expeditioners and the Antarctic community.

The 2018-19 season has seen the retirement of AAD Director Nick Gales, Nick was very supportive of the TPN and the role we have in growing the sector for Tasmania, I am pleased to report that following a meeting with the AAD's new Director Kim Ellis I am sure the close relationship with the AAD will continue.

The TPN made a submission to the State budget community consultation process including a request to include a program of funding to support the continued presence of SOOS in Hobart.

The development of the TPN's strategic plan, with input from a well-attended strategy session, has been completed and circulated to members.

Serco, the operators of the new AAD icebreaker Nuyina released work packages via the ICN website and held an excellent industry day in Hobart outlining the opportunities for Tasmanian business's and TPN members to support the vessel operations, further progress on the final requirements for these work packages is continuing with an aim to have all in place well before the Nuyina's arrival in 2020.

International co-operation between the TPN and National Antarctic programs continues to go from strength to strength with visits from officials from the French Antarctic program, the Chinese Ambassador to Australia and the Japanese Ambassador.

The TPN was well represented at the 2019 COMNAP meeting in Plovdiv Bulgaria with 6 members represented in the TPN delegation, a very successful meeting with opportunities for increased business from existing and new programs identified, a full report on the delegations activities has been circulated to members. All COMNAP delegates are very much looking forward to the 2020 meeting in Hobart.

The long awaited Hobart city deal was announced in February and surpassed the expectations of funding for the Antarctic sector with \$450 million dollars of new funding allocated for station modernization, giving huge opportunities for TPN members businesses.

The coming twelve months will be one of the most exciting times ever for the Tasmanian Antarctic sector with new certainty to science funding, hosting of COMNAP and SCAR, new projects underway with the AAD, including Macquarie Island, delivery of the RSV Nuyina, delivery of the first stage of the traverse project, and the beginning of the station modernization program.

This AGM see the retirement of three of our hard working Executive, Rob Harman, who has been our treasurer for many years, Mark Kellher who brought a much need science and education focus to the TPN and Harriett Bailey from DFAT, thanks very much too all three for their great contribution to the TPN.

Thank you to the hard working TPN executive along with Karen, Melissa and Jane from Antarctic Tasmania for their efforts over the past year, it has been a pleasure to be your Chairman during what are continued positive times for Tasmania and the Antarctic.

Regards

A handwritten signature in black ink, appearing to read 'Richard', with a large, stylized initial 'R'.

Richard Fader
23rd September 2019



7 April 2020

MEMORANDUM: FINANCE AND GOVERNANCE COMMITTEE**ANNUAL REPORTS FROM REPRESENTATIVES ON EXTERNAL BODIES
WASTE STRATEGY SOUTH**

Waste Strategy South continues to exist however formal meetings have not been undertaken for some time. The main involvement of the City throughout the past 12 months has been its contribution (through officer time and on behalf of Waste Strategy South) to statewide education programs with the other 2 waste groups, including television advertising and print media.

The future of Waste Strategy South is currently on hold, as the state government and the Local Government Association of Tasmania investigate models for the management of waste in Tasmania either through regional bodies, a state body, or a hybrid model. Once a preferred model has been chosen, and agreed, the role and/or continuation of Waste Strategy South can be determined. The City has contributed to the waste group governance modelling options studies undertaken to date.

A handwritten signature in black ink, appearing to read "David Beard".

(David Beard)
MANAGER CLEANSING AND SOLID WASTE

MISSION ~ Working together to make Hobart a better place for the community.

Created: 17/12/2012 Updated: 13/08/2020

annual reports from reps on external bodies waste strategy south

15-30-10
GWL (document2)

18 August 2020

MEMORANDUM: GENERAL MANAGER**ANNUAL REPORTS FROM REPRESENTATIVES ON EXTERNAL
BODIES - NUCLEAR POWERED WARSHIPS VISITS
COMMITTEE**

The Manager Projects & Support Services (in his capacity as Municipal Emergency Management Coordinator) is the representative of the City of Hobart on the Tasmanian Nuclear Powered Warships Visits Committee (NPWVC).

The NPWVC was established to prepare a special plan and to coordinate the procedures necessary to deal with the visit of a nuclear powered warship to the Port of Hobart.

There have been no meetings of the NPWVC during the period starting 1 November 2018 until 31 July 2020 and as a result no participation by the City's representative on this external body.

RECOMMENDATION

That the report be received and noted.

A handwritten signature in black ink, appearing to read "G. Lang".

(Geoff Lang)

**MANAGER PROJECTS & SUPPORT SERVICES
MUNICIPAL EMERGENCY MANAGEMENT COORDINATOR**

MISSION ~ TO ENSURE GOOD GOVERNANCE OF OUR CAPITAL CITY.

Created: 17/12/2012 Updated: 03/09/2020

memo nuclear ships committee 2020



1 September, 2020

MEMORANDUM: FINANCE AND GOVERNANCE COMMITTEE

REPRESENTATIVES ON OUTSIDE BODIES

Please see below my representation on external bodies as requested, number of Meeting's attended in the period 1st November, 2018 – 31st July, 2020

NAME OF MEETING	NO OF MEETINGS ATTENDED	DETAILS
Greater Hobart Fire Management Advisory Committee reporting to the State Fire Commission	5	Since January 2019, I have been a member of the working group that is developing the new Bushfire Hazard Risk Management Plan model for Tasmania with delivery expected by December 2020.
State Emergency Management Committee LGAT representative on the Risk Sub Committee now known as the Community Resilience and Capacity Sub Committee	7	

A handwritten signature in blue ink, appearing to read "John Fisher".

(JOHN FISHER)
MANAGER BUSHLAND

MISSION ~ Working together to make Hobart a better place for the community.

Created: 17/12/2012 Updated: 01/09/2020

memo - representatives on outside bodies



3 September, 2020

MEMORANDUM: FINANCE AND GOVERNANCE COMMITTEE

ANNUAL REPORTS FROM REPRESENTATIVES ON EXTERNAL BODIES

- WELLINGTON CENTRE BODY CORPORATE
- SALAMANCA SQUARE BODY CORPORATE
- CENTREPOINT MANAGEMENT COMMITTEE

The Group Manager Parking Operations is the representative of the City of Hobart on the above committees.

The purpose of these committees is to manage the physical and financial responsibilities between the joint tenants for each specific property. Each of the above properties is used by the City of Hobart as a car park facility for revenue generating activities.

Wellington Centre Body Corporate

The Wellington Centre Body Corporate (WCBC) meets on a monthly basis. There are two representatives on the WCBC; the City of Hobart and Sultan Holdings. The meetings are convened to discuss and approve payment of invoices in relation to expenses of joint responsibility, to discuss relevant issues relating to use of common areas, security and maintenance, and to conduct inspections of the common areas to investigate problems and ensure contractors are in conformance with their respective schedule of requirements.

The Annual General Meeting of the WCBC was conducted on 11 June 2020 and discussion were undertaken in relation to:

1. Making allowances for increased insurance costs in the budget for FY20-21,
2. Working with 188 Security to increase presence in the Wellington Centre and Wellington Arcade as a response to higher incidences of anti-social behaviour and damage to WCBC managed assets,
3. Concerns about homelessness and homeless persons using WCBC managed assets, and
4. Heavy use of the public toilets and induced use consequential to the Argyle Street Car Park shower facilities being operational.

There were no major infrastructure upgrades or projects occurring across the FY19-20 period; however, due to repeated incidences of damage to the plaster wall on the MISSION ~ Working together to make Hobart a better place for the community.

basement level near Woolworths it was replaced with fibre cement sheeting. The expenditure from the budget was within expected costing and there were no insurance claims for damage to WCBC managed assets.

Salamanca Square Body Corporate

The Salamanca Square Body Corporate (SSBC) meets on a bimonthly basis. The SSBC includes representatives from the City of Hobart, Strata Management Group, commercial tenancies and various residential property owners.

During FY19-20 there were multiple interactions from the SSBC and individuals relating to:

- the rotunda situated in Salamanca Square,
- the cliff face,
- the car park signage, and
- road markings on Montpelier Retreat.

The complaints regarding the rotunda centred on skateboarder use of the space and in consultation with City Amenity a synthetic grass overlay was installed across the rotunda surface. There have been no subsequent complaints regarding the rotunda.

The cliff face was recently scaled after it was identified that remediation works were required and loose boulders were removed or fused and a mesh net fence was installed to prevent further degradation of the cliff face.

The car park entrance signage has been damaged repeatedly due to impacts with high vehicles. After investigation it was decided to rotate the signage away from the road face and a quotation has been arranged to repair and rotate the extant sign.

The SSBC has raised the issue of repainting of the on-road markings along Montpelier Retreat to improve the visual appeal of the area. The request has only recently been submitted and has been forwarded to Road Maintenance for investigation.

The Annual General Meeting of the SSBC was held on 24 August 2020 and there were no significant issues relating to the City of Hobart not listed above.

Centrepont Management Committee

The Centrepont Management Committee (CMC) meetings are unscheduled and occur on a reactive as needed basis. There are two representatives on the CMC; the City of Hobart and a designated representative of the Centrepont Management Group.

Page 3 of 3

There were no meetings in FY19-20; however, several issues specifically relating to COVID-19 and the impact on the Centrepoint businesses and car park were discussed. The Centrepoint Management Group continue to be very supportive of the City of Hobart and are cooperative with City of Hobart activities/events.

A handwritten signature in black ink, appearing to be 'CP' or similar initials, followed by a long horizontal stroke.

(Craig Pettit)

A/ GROUP MANAGER PARKING OPERATIONS

6.2 Grants and Benefits Listing as at 30 June 2020
File Ref: F20/83176; 25-2-1

Memorandum of the Manager Rates, Procurement and Finance
Operations of 10 September 2020 and attachment.

Delegation: Committee

REPORT TITLE: GRANTS AND BENEFITS LISTING AS AT 30 JUNE 2020**REPORT PROVIDED BY:** Manager Rates, Procurement and Finance Operations**1. Report Purpose and Community Benefit**

- 1.1. The purpose of this report is to provide a listing of the grants and benefits provided by the Council for the period 1 July 2019 to 30 June 2020.

2. Report Summary

- 2.1. A report outlining all grants and benefits provided by Council Committees and Council for the period 1 July 2019 to 30 June 2020 is attached.
- 2.2. It is proposed that the Committee note the listing of grants and benefits provided for the period 1 July 2019 to 30 June 2020, and that these are required, pursuant to Section 77 of the *Local Government Act 1993* ("LG Act"), to be included in the annual report of Council.

3. Recommendation

That the Finance and Governance Committee receive and note the information contained in the report titled 'Grants and Benefits Listing as at 30 June 2020'.

4. Background

- 4.1. A report outlining the grants and benefits provided for the period 1 July 2019 to 30 June 2020 is provided at **Attachment A**.
- 4.2. Pursuant to Section 77 of the LG Act, the details of any grant made or benefit provided will be included in the annual report of the Council.
- 4.3. The listing of grants and benefits marked as **Attachment A**, has been prepared in accordance with the Council policy titled *Grants and Benefits Disclosure*.

5. Proposal and Implementation

- 5.1. It is proposed that the Committee note the grants and benefits listing as at 30 June 2020.
- 5.2. It is also proposed that the Committee note that the grants and benefits listed are required to be included in the Annual Report of the Council and will be listed on the City of Hobart's website.

6. Strategic Planning and Policy Considerations

- 6.1. Grants and benefits are provided to organisations which undertake activities and programs that strongly align with the City's Community Vision, the City of Hobart Capital City Strategic Plan 2019-2029 as well as other relevant City of Hobart strategies.
- 6.2. The linkage between the City's grants and benefits provided and the City of Hobart Capital City Strategic Plan 2019-2029 is referenced in **Attachment A**.

7. Financial Implications

- 7.1. Funding Source and Impact on Current Year Operating Result
 - 7.1.1. All grants and benefits provided as at 30 June 2020 were funded from the 2019-20 budget estimates.

8. Legal, Risk and Legislative Considerations

- 8.1. The Council provides grants and benefits within the requirements of Section 77 of the LG Act as follows:
 - 8.1.1. **Grants and benefits**
 - (1) *A council may make a grant or provide a pecuniary benefit or a non-pecuniary benefit that is not a legal entitlement to any person, other than a councillor, for any purpose it considers appropriate.*
 - (1A) *A benefit provided under subsection (1) may include:*
 - (a) *in-kind assistance; and*
 - (b) *fully or partially reduced fees, rates or charges; and*
 - (c) *remission of rates or charges under Part 9 (rates and charges)*
 - (2) *The details of any grant made or benefit provided are to be included in the annual report of the council.*
- 8.2. Section 72 of the LG Act requires Council to produce an Annual Report with Section 77 of the LG Act providing an additional requirement where individual particulars of each grant or benefit given by the Council must be recorded in the Annual Report.
- 8.3. Section 207 of the LG Act provides for the remitting of all or part of any fee or charge paid or payable.
- 8.4. Section 129 of the LG Act provides for the remitting of rates.

9. Delegation

- 9.1. This report is provided to the Finance and Governance Committee for information.

As signatory to this report, I certify that, pursuant to Section 55(1) of the Local Government Act 1993, I hold no interest, as referred to in Section 49 of the Local Government Act 1993, in matters contained in this report.



Lara MacDonell
**MANAGER RATES, PROCUREMENT
AND FINANCE OPERATIONS**

Date: 10 September 2020
File Reference: F20/83176; 25-2-1

Attachment A: Grants and Benefits Listing as at 30 June 2020 ↴

Grants, Assistance and Benefits Provided as at 30 June 2020
Section 77 (1)

Detail	Strategic Plan Reference	GST Inclusive Amount
Reduced Fees or Charges		
Adrianna Taylor - Benefit Piano Concert for Rotary Bushfire Appeal - Town Hall and Piano - Remission of Hire Charges	2.3.1	508
Alcohol, Tobacco & Other Drugs Council - International Overdose Awareness Day - Waterside Pavilion - Remission of Hire Charge	2.3.1	1,100
Carers Tasmania Incorporated - Carers Week High Tea Celebration - Hobart Town Hall - Remission of Hire Charge	2.3.1	524
Female Convicts Research Centre Inc. - FCRC Seminar - Town Hall - Remission of Hire Charge	2.3.1	848
Hobart Brewing Company - Hobart Blues, Brews & Barbecues - Hire of Bean Bags - Remission of Hire Charge	2.3.1	810
Hobart Photographic Society - 2019 Photography Exhibition - Waterside Pavilion - Remission of Hire Charge	2.3.1	1,100
Holy Tantra E Soteric Buddhism Inc. - Bushfire Appeal Charity Concert - Town Hall and Piano - Remission of Hire Charges	2.3.1	418
Klub Kollywood Inc. - Hobart Hot Colour and Food Festival - Regatta Grounds - Remission of Hire Charge and In-kind	2.3.1	880
Mashuka Tabassum - A Dedication to Our Stories - Waterside Pavilion - Remission of Hire Charge	2.3.1	1,100
Mount Nelson Primary School - Waste and Recycling Bins - Reduced Fees and Charges	2.3.1	448
Nepali Society of Tasmania (NEST) - Nepali Teej Festival 2019 - City Hall - Remission of Hire Charge	2.3.1	1,100
North Hobart Football Club Limited - Rental Rebate	2.3.1	9,034
North Hobart Football Club Limited - Building and Planning Fees for Kiosk and Coaches Boxes - Reduced Fees and Charges	2.3.1	2,940
Princes Street Primary School - Waste and Recycling Bins - Reduced Fees and Charges	2.3.1	773
Surf Life Saving Tasmania Inc. - Long Beach Pavilion Sandy Bay - Rental Rebate	2.3.1	1,100
Tassie Rockers Hobart - Aussie Fire Relief Fundraiser - Town Hall - Remission of Hire Charge	2.3.1	1,100
Van Diemen's Band - Van Diemen's Band Christmas Concerts - Town Hall - Remission of Hire Charge	2.3.1	1,100
Water Polo Tasmania - Under 14 National Championships 2019 - Doone Kennedy Hobart Aquatic Centre - Remission of Hire Charge	2.3.1	9,983
Remission of hire charges for Council halls, sports fields and parks	2.3.1	120
In-kind Assistance		
Global Climate Strike - in-kind	6.4.2	812
Reduced Rates		
E Kalis Properties Pty Ltd - Development Assistance - Rate Remission	1.2.5	425,984
Native Vegetation Protection Rebate	8.5.8	386
Rate Remissions - Pensioners Net Expenditure	8.5.8	27,516
Stormwater Removal Service Rate Remission	8.5.8	57,795
Sultan Holdings Pty Ltd - Development Assistance - Rate Remission	1.2.5	402,579
The Uniting Church in Australia Property Trust (Tas) - Charitable Rates Exemption - Rates Remission	8.5.8	96,982
240L Wheelie Bin Rebate	8.5.8	4,030
Charitable Donations and Gifts		
Free Disposal of Waste - Charities	2.4.2	80,953
Free Entry Weekends at the McRobies Waste Management Centre - Residents	2.4.2	47,367
St Vincent de Paul Society (Tasmania) Inc. - Mainland Bushfire Appeal - Donation	2.4.2	25,000
Sponsorship / Investment - Economic, Cultural, Festivals and Events		
1 plus 2 Architecture Pty Ltd - Shopfront Improvement Grant	3.1.5	4,126
A.I.C Inc. - Festa Italia Sub Committee - Sponsorship for 2020 Festa Italia - Festivals and Events Grant	3.1.5	11,000
Australian Fujian Association Tasmania - Tasmanian Chinese Lantern Festival 2020 - Festivals and Events Grant 2019-20	3.1.5	13,000
Australian Institute of Architects Ltd - Open House Hobart - Event Partnership Grant	3.1.5	33,000
Australian Society of Marine Artists Inc. - The ASMA 2019 National Exhibition - Community Quick Response Grant 2019-20	3.1.5	500
Bicycle Network Incorporated - Sponsorship - Traffic Engineering	3.1.5	1,000

Detail	Strategic Plan Reference	GST Inclusive Amount
Blue Cow Theatre Inc. - Virus Vignette - Resilient Hobart Grant	3.1.5	4,479
BOFA Ltd - Breath of Fresh Air 2020 Film Festival - Event Grant	3.1.5	22,000
Bruny Island Foundation for the Arts Limited - Glass House Arcadia Art Project - Creative Hobart Grant	3.1.5	10,000
Business Events Tasmania - Annual Grant	3.1.5	116,111
Chinese Community Association of Tasmania Inc. - 2020 Lunar New Year Festival - Event Grant and In-kind	3.1.5	19,713
Constance ARI - ngayapi niyakara (Born to dream) - Creative Hobart Medium Grant	3.1.5	15,000
Constance ARI - Shadows on the Hill - Grant	3.1.5	1,000
Constance ARI - Underground Artprize - Auspice for Christopher Love - Resilient Hobart Grant	3.1.5	5,000
Contemporary Art Services Tasmania Inc. - Project 'Collectribe Network' - Resilient Hobart Grant	3.1.5	5,500
Contemporary Art Services Tasmania Inc. - Project 'Right up your Alley' - Creative Hobart Quick Response Grant	3.1.5	1,100
Contemporary Art Services Tasmania Inc. - Project 'Sonic Archipelagos: Hobart Underground Music - Quick Response Resilient Hobart Grant	3.1.5	960
Contemporary Music Services Tasmania Inc. - Eyes for Ears - Resilient Hobart Grant	3.1.5	5,000
Contemporary Music Services Tasmania Inc. - Listen Local - Resilient Hobart Grant	3.1.5	2,500
Cycling South - 2019-20 Contribution	3.1.5	13,200
DRILL Performance Company Inc. - A Web of Care; as it is and as it could be - Resilient Hobart Grant	3.1.5	5,500
DRILL Performance Company Inc. - DRILL 2020 Program Grant	3.1.5	13,475
DRILL Performance Company Inc. - Final Cut Pro - Quick Response Grant	3.1.5	500
Eat Well Tasmania Incorporated - Delivery of the Home Harvest Project with Good Life Permaculture - Grant	3.1.5	5,500
Epic Events & Marketing Pty Ltd - Sponsorship of the 2020 Hobart Run The Bridge	3.1.5	11,396
Festival of Voices Inc. - Event Partnership Grant Support	3.1.5	93,500
Good Grief Studios Inc. - 'The Art Can't Stop' Good Grief COVID Program - Resilient Hobart Grant	3.1.5	5,000
Greek Orthodox Church & Benevolent Society of St George - Estia Festival 2020 - Festival and Event Grant	3.1.5	10,000
Hobart Jazz Club - Hot August Jazz 2020 - Resilient Hobart Grant	3.1.5	5,000
Hobart Playback Theatre Inc. - Our Stores of COVID19 - Resilient Hobart Grant	3.1.5	5,000
Hobart Playback Theatre Inc. - We Hear You - Covid, Climate Change and Youth - Quick Response Resilient Hobart Grant	3.1.5	1,000
Kath Melbourne - Quick Response Grant	3.1.5	1,000
Intercultural Sports League Inc. - Pop Up Piano - Resilient Hobart Grant	3.1.5	5,000
Livende Veranto - Li-Ve Tasmania - Quick Response Grant	3.1.5	1,100
MADE - Mature Artists Dance Experience - 7 Deadly Sins - No Sinner Like an Old Sinner - Resilient Hobart Grant	3.1.5	5,000
Mawson's Huts Foundation - Australian Antarctic Festival - Event Partnership Grant	3.1.5	55,000
Mature Artists Dance Experience Inc. - MADE for the Web - Quick Response Resilient Hobart Grant	3.1.5	1,000
Myer Pty Ltd - Development Assistance - Grant	3.1.5	962,500
Nayri Niara Pty Ltd - "Always Will Be" - Quick Response Resilient Hobart Grant	3.1.5	1,100
Oh La La & Co Inc. - Make Music Day - 2019-20 Event Grant	3.1.5	1,946
Onesimus Foundation Limited - The Client Wellbeing Project - Quick Response Resilient Hobart Grant	3.1.5	1,100
Performing Lines Ltd - Nunami Sculthorpe-Green - Resilient Hobart Grant	3.1.5	5,335
Performing Lines Ltd - Park Days Development - Resilient Hobart Grant	3.1.5	5,500
Rant Arts Ltd - Physically Distanced Physical Theatre - Resilient Hobart Grant	3.1.5	5,500
Reconciliation Council of Tasmania Limited - Takamuna - Youth Speak Out 2020 (Online) - Quick Response Resilient Hobart Grant	3.1.5	1,000
Red Parka Pty Ltd - Shopfront Improvement Grant	3.1.5	1,687
Royal Hobart Regatta Association Inc. - Royal Hobart Regatta - Partnership Grant and In-kind	3.1.5	21,046
Salamanca Arts Centre - Grant 2019	3.1.5	27,500
Salamanca Arts Centre - Jazzamanca 2020 - Grant	3.1.5	15,818
Salamanca Arts Centre - Older Than Language Community Engagement Program - Grant	3.1.5	11,000

Detail	Strategic Plan Reference	GST Inclusive Amount
Sandy Bay Regatta Association - 2020 Sandy Bay Regatta - Partnership Grant	3.1.5	28,000
Second Echo Ensemble Inc. - The Stare - Resilient Hobart Grant	3.1.5	5,500
Singers of Southern Tasmania Inc. - Project Connect - Resilient Hobart Grant	3.1.5	5,000
South Hobart Living Arts Centre Ltd - HAZFEST Virtual Music Festival - Resilient Hobart Grant	3.1.5	5,500
South Hobart Living Arts Centre Ltd - Living Underground - Resilient Hobart Grant	3.1.5	5,500
South Hobart Living Arts Centre Ltd - Street Gallery - Resilient Hobart Grant	3.1.5	5,500
South Hobart Living Arts Centre Ltd - Tasmanian Playwrights Project - Grant	3.1.5	5,500
Southern Tasmanian Netball Association - Hobart Netball & Sports Annual Maintenance Grant 2019-20	3.1.5	35,158
State Emergency Service - Southern Regional Volunteer SES Unit - Annual Contribution 2019-20	3.1.5	22,677
Surf Life Saving Tasmania Inc. - Grant	3.1.5	1,100
Tamil Association of Tasmania Inc. - Thaippongal - Tamil Heritage Festival - Festival and Event Grant	3.1.5	3,900
Tasmanian Canine Defence League - Funding Contribution	3.1.5	55,174
Tasmanian Chinese Lantern Festival 2020 - Event Grant 2019-20	3.1.5	13,000
Tasmanian Cricket Association - Hobart Hurricanes - Partnership Grant	3.1.5	22,000
Tasmanian Museum and Art Gallery - 2020 Beaker Street @ TMAG	3.1.5	38,500
Tasmanian Museum and Art Gallery - 2020 TMAG Children's Festival - Grant	3.1.5	33,000
Tasmanian Museum and Art Gallery - Major Cultural Grant	3.1.5	38,500
Tasmanian Museum and Art Gallery - The Fascinating World of Insects - Create Hobart Quick Response Grant	3.1.5	1,100
Tasmanian Symphony Orchestra - Creative Hobart Major Cultural Grant	3.1.5	27,500
Tasmanian Youth Orchestra Inc. - New Work for Youth in a Rapidly Changing World - Grant	3.1.5	1,100
TasPride - 'Artfully Queer - Are We There Yet' - Creative Hobart Quick Response Grant	3.1.5	1,000
TasTafe - Stay Healthy, Stay Fit and Stay Connected - Quick Response Resilient Hobart Grant	3.1.5	1,100
Tas Writers Inc. - Freedom and Liberty in a Time of Corona Virus - Resilient Hobart Grant	3.1.5	4,072
Tas Writers Inc. - Resilient Hobart Grant	3.1.5	1,000
Tennis Australia - Hobart International Tennis Partnership	3.1.5	55,000
Terrapin Puppet Theatre Limited - Covidbusters - Resilient Hobart Grant	3.1.5	5,500
The Maritime Museum of Tasmania - Antarctic Voyagers - Resilient Hobart Grant	3.1.5	5,398
The Maritime Museum of Tasmania - LUME Writer in Residence Project - Grant	3.1.5	16,225
Theatre Council of Tasmania - Tasmanian Theatre Awards - Contribution	3.1.5	10,000
Theatre Royal Management Board - Cultural Grant	3.1.5	16,500
Van Diemen's Band Inc. - Creative Hobart Grant (Italian Baroque Sessions)	3.1.5	5,000
Vibrance Festival Pty Ltd - Festivals and Events Grant	3.1.5	77,000
Victorian Deaf Society (Incorporating Tasdeaf) - Part Cost of Interpreting Christmas Carols at John Turnbull Park	3.1.5	468
Vietnamese Student Association Tasmania - TET Lunar New Year 2020 Celebration - Festivals and Events Grant	3.1.5	500
West Moonah Community House Inc. - Wellness Expo 2020 - Festivals and Events Grant	3.1.5	5,500
Women in Film and Television Australia - IWD at The Loop - Grant	3.1.5	1,100
Youth Network of Tasmania - Contribution	3.1.5	215
Community		
Anglican Diocese of Tasmania - Project Christmas Concern, Argyle Choir and Orchestra - Community Christmas Activation Quick Response Grant	2.3.8	825
Anglicare Tasmania Inc. - Project "Show Hope" - Quick Response Resilient Hobart Grant	2.3.8	1,100
Battery Point Sullivan's Cove Community Association Inc. - Battery Point Community Christmas Party - Community Christmas Activation Quick Response Grant	2.3.8	750
Cancer Council Tasmania - Hobart Relay for Life Event - Community Grant	2.3.8	5,500
Cancer Patients Foundation Limited - Look Good Feel Better - Grant	2.3.8	5,500
CatholicCare Tasmania - Awareness Raising for Issues of Homelessness - Community Quick Response Grant	2.3.8	550

Detail	Strategic Plan Reference	GST Inclusive Amount
Child Health Association Inc. - Sensing Place Songwriting Online Workshop - Quick Response Resilient Hobart Grant	2.3.8	1,100
Colony 47 Inc. - Community Christmas Lunch - Community Christmas Activation Quick Response Grant	2.3.8	825
Colony 47 Inc. - Covid Calm - Quick Response Resilient Hobart Grant	2.3.8	1,100
Colony 47 Inc. - National Homelessness Week Sound Scape - Community Quick Response Grant	2.2.3	550
Deepavali Tasmania Inc. - Coming Out Stronger Through Ethnic Performing Arts - Resilient Hobart Grant	2.3.8	2,500
Department of Police, Fire and Emergency Management - SES Southern Regional Unit - Contribution to the Incident Management Unit for 2019-20	2.3.8	2,500
Department of Police, Fire and Emergency Management - SES Southern Regional Unit - Contribution to the Search and Rescue Unit for 2019-20	2.3.8	5,000
Derwent Estuary Program Limited - Member Contribution to the Derwent Estuary Program 2019-20	2.3.8	118,327
Derwent Sailing Squadron Inc. - Annual Grant	2.3.8	9,125
Designed Made Inc. - Designed Made Makers Market - Resilient Hobart Grant	2.3.8	5,000
Domain Tennis Centre Hobart - Annual Maintenance Grant 2018-19	2.3.8	50,027
Down Syndrome Association of Tasmania - Step UP! For Down Syndrome - Community Quick Response Grant	2.3.8	500
Dress for Success Hobart Inc. - Supporting Vulnerable Women in Crisis - Resilient Hobart Grant	2.3.8	1,100
Guru Nanak Society of Tasmania Incorporated - Free Vegetarian Food - Quick Response Resilient Hobart Grant	2.3.8	1,100
Hindu Society of Tasmania Incorporated - Coming Out Stronger Through Yoga and Meditation - Resilient Hobart Grant	2.3.8	2,750
Hobart Accueil Inc. - European Christmas Fair 2019 - Community Christmas Activation Quick Response Grant 2019-20	2.3.8	650
Hobart Bangladesh Community Inc. - Foster Social Interaction Through E-Commerce	2.3.8	2,000
Hobart City Mission Inc. - Our Table: A Christmas to Remember 2019 - Community Christmas Activation Quick Response Grant	2.3.8	825
Hobart Men's Barbershop Harmony Club - Hobart Youth Virtual Choir - Quick Response Grant	2.3.8	900
Hobart Out Tennis Inc. - Hobart Out Tennis Tournament 2020 - Quick Response Grant 2019-20	2.3.8	500
Hockey Tasmania Inc. - Annual Maintenance Grant 2019-20	2.3.8	78,793
Housing Choices Tasmania Limited - Harmony Day on Queens - Community Small Grant	2.3.8	1,100
Hospice Volunteers South Tasmania Inc. - Hospice Volunteers Diversity Education Program 2020 - Community Small Grant	2.3.8	2,781
Inscape Tas Incorporated - Live and Online - Resilient Hobart Grant	2.3.8	4,101
JCC Tas Benevolent Society Inc. - Public Menorah Lighting and Celebration - Community Quick Response Grant 2019-20	2.3.8	500
Kingborough Community Enterprise Centre - Project "Smile" - Resilient Hobart Grant	2.3.8	5,500
Korean Full Gospel Church in Hobart Incorporated - Carols Together - Under the Steeple - Community Christmas Carols 2019 Grant	2.3.8	4,983
Landcare Tasmania Inc. - Landcare Tasmania 25th Anniversary Celebration Welcome to Country - Community Quick Response Grant	2.3.8	550
Lansdowne Crescent Primary School Community Association - West Hobart Community Christmas Carols - Community Christmas Carols 2019 Grant	2.3.8	13,920
Lenah Valley Community Association Inc. - Carols at John Turnbull - Community Christmas Carols 2019 Grant	2.3.8	16,335
Mount Stuart Residents Inc. - Christmas Carols in Mount Stuart - Community Christmas Carols 2019 Grant	2.3.8	6,150
Multicultural Council of Tasmania - Multicultural Economic Participation Forum - Resilient Hobart Grant	2.3.8	5,500
Multicultural Womens Council of Tasmania Inc. - JoinUs - Christmas Carols 2019 - Community Christmas Carols 2019 Grant	2.3.8	5,850
New Town Community Association - New Town Community Christmas Carols 2019 - Community Christmas Carols 2019 Grant	2.3.8	14,850
Outside the Box - Earth Arts, Rights Inc. - Rafting! A Wheelchair Won't Stop Us! - Community Grant	2.3.8	5,000
Pets in the Park Incorporated - Pets in the Park Hobart Companion Animal Christmas Parcels 2019 - Community Christmas Activation Quick Response Grant 2019-20	2.3.8	825
Pets in the Park Incorporated - Companion Animal Health & Welfare Project	2.3.8	5,500
Philippine Australian Community of Tasmania Inc. - A Tribute to Front Liners - Resilient Hobart Grant	2.3.8	850
Roman Catholic Church Trust Corporation of The Archdiocese of Hobart - Carols on the Hill 2019 - Community Christmas Carols 2019 Grant	2.3.8	16,335
Royal Hobart Hospital Research Foundation Incorporated - Christmas Family Fun in Salamanca Square - Community Christmas Activation Quick Response Grant 2019-20	2.3.8	825
Singers of Southern Tasmania Inc. - Christmas Carol Concert - Community Christmas Activation Quick Response Grant	2.3.8	750
South Hobart Living Arts Centre Ltd - Let's Light It Up! - Community Christmas Activation Quick Response Grant 2019-20	2.3.8	825
St John's Park Bowls Club - Ray O'Sullivan Christmas Party - Community Christmas Activation Quick Response Grant 2019-20	2.3.8	650
St Vincent de Paul Society (Tasmania) Inc. - Confine COVID19 Thru Connectivity - Resilient Hobart Grant	2.3.8	2,200

Detail	Strategic Plan Reference	GST Inclusive Amount
TAS Event Inc. - Teej Celebration 2019 - Community Quick Response Grant	2.3.8	500
Tas Everest Media Production House - Napal Fair 2020 - Community Quick Response Grant	2.3.8	500
Tasmanian Centre For Global Learning Inc. - Living in Between During COVID-19 - Quick Response Resilient Hobart Grant	2.3.8	1,100
Tasmanian Leaders Inc. - Emerging to Thrive - Resilient Hobart Grant	2.3.8	3,300
Tasmanian Shanghaiese Association - Promoting Anti-racism and Providing Education - Resilient Hobart Grant	2.3.8	5,000
TasPride Inc. - Grant	2.3.8	4,997
Tassie Mums Inc. - Relieving Nappy Stress - Quick Response Resilient Hobart Grant	2.3.8	1,100
The Link-Youth Health Service Inc. - Keep Yourself in a Healthy Headspace - Quick Response Resilient Hobart Grant	2.3.8	1,100
The Parkside Foundation Pty Ltd - eDEN - Resilient Hobart Grant	2.3.8	1,100
The Salvation Army - Art in Isolation: A Common Room Dream - Resilient Hobart Grant	2.3.8	2,200
The Scout Association of Australia Tasmanian Branch - Derwent Sea Scouts Revival Weekend - Grant	2.3.8	2,662
The Tasmanian Council on AIDS, Hepatitis and Related Diseases Incorporated - Time for a Cuppa - Resilient Hobart Grant	2.3.8	1,411
The Trustee for the Salvation Army (TAS) Social Work - Community Creative Mentorship - Community Quick Response Grant	2.3.8	550
Van Diemen's Band Inc. - Christmas Activation Quick Response Grant 2019-20	2.3.8	750
Vietnamese Student Association Tasmania - Music Heat - The Vietnamese Society Show - Community Quick Response Grant	2.3.8	500
Women for Palestine Inc. - Run for Palestine - Community Quick Response Grant	2.3.8	550
Women's Health Tasmania Inc. - Tai Chi for Wellbeing - Quick Response Resilient Hobart Grant	2.3.8	1,056
Working It Out Inc. - Rainbow Prom 2020 - Community Quick Response Grant	2.3.8	550
Working It Out Inc. - Why bi-visibility Matters - Community Quick Response Grant	2.3.8	550
Young Change Agents Limited - Coronavirus Youth Challenge: Virtual Hackathon - Resilient Hobart Grant	2.3.8	5,500
Environmental and Climate Change		
Australian Association for Environmental Education Inc. - Share Our Repairs, Skills and Art - Resilient Hobart Grant	6.2.1	5,280
Greening Australia Limited - Hobart Youth Climate Leader Planning & Action 2020 - Grant	6.2.1	5,500
Source Community Wholefoods Cooperative - Waste Education Workshop Series - Urban Sustainability Grant 2019-20	6.2.1	2,486
Sustainable Living Tasmania Inc. - Plasticwise Taroona Washes Against Waste - Urban Sustainability Grant	6.2.1	3,804
Heritage and Conservation		
Anglican Diocese of Tasmania - St George's Battery Point Anglican Church Stone Work Restoration - Heritage Grant	1.2.4	255,508
T & S Heywood trading as Concert Organ International - Thomas Heywood Performing Organ Concert - Grant	1.2.4	5,000
Wellington Park Management Trust - 2019-20 Contribution	3.1.5	33,403
Wellington Park Management Trust - Contribution to Cultural Heritage Co-ordination	1.2.4	18,526
Wellington Park Management Trust - Contribution to WPMT Administration and Technical Support Costs for 2019-20	1.2.4	33,467
COVID-19 Grants and Benefits Provided (Not Included Above)		
eCommerce Support Grants for Eligible Businesses	2.4.2	32,700
Remission of Rates Penalty and Interest - March to June 2020	2.4.2	114,000
Rental Relief for Council Tenants	2.4.2	184,261
Professional Assistance Grants for Eligible Businesses	2.4.2	98,515
TOTAL		4,575,069

6.3 Lease of Part of the First Floor, 5 Morrison Street
File Ref: F20/99099

Memorandum of the Manager Legal and Governance of 10 September 2020 and attachments.

Delegation: Committee



City of **HOBART**

MEMORANDUM: FINANCE AND GOVERNANCE COMMITTEE

Lease of Part of the First Floor, 5 Morrison Street

The Council has been approached by the Climate Justice Initiative Ltd ("CJIL") enquiring about the availability of any Council-owned office space which would be available for lease.

Council officers reviewed the space available and identified an area on Level 4 of the Council Centre as being suitable. The CJIL formally wrote to the Council requesting a lease of this area for one year at a nominal rent (**Attachment A**).

In the interim, the space enclosed in red on the plan marked as **Attachment B** became available for rent on the first floor of the Council's property at 5 Morrison Street ("Property"). An agent from Devine Property showed the CJIL this area and they have requested a lease of this space on the same terms as their formal written request. Council officers consider that the Morrison Street space is a more appropriate space.

A valuation of this area indicates it has a market rent value of \$6,600.00 per annum (excluding GST) (**Attachment C**).

The request has been assessed against the Council's Policy for Leases to Non-profit Organisations and has been determined to meet the criteria contained in the policy (**Attachment D**). The text associated with the memorandum goes here

RECOMMENDATION

That:

- 1. The Climate Justice Initiative Ltd be granted a twelve (12) month lease at the nominal rent of fifty dollars (\$50.00) per annum for that part of the first floor of the property at and known as 5 Morrison Street, Hobart in Tasmania and forming part of folio of the Register Volume 32426 Folio 1 enclosed in red on the plan (Attachment A);***
- 2. The General Manager be authorised to finalise the terms of the lease; and***

3. The reduction in rent be recorded in the Council's Annual Report in accordance with the Council's Policy for Leases to Non-Profit Organisations.

As signatory to this report, I certify that, pursuant to Section 55(1) of the Local Government Act 1993, I hold no interest, as referred to in Section 49 of the Local Government Act 1993, in matters contained in this report.



Paul Jackson
**MANAGER LEGAL AND
GOVERNANCE**

Date: 10 September 2020
File Reference: F20/99099

Attachment A: Request ↓
Attachment B: Plan of Lease Area ↓
Attachment C: Valuation Report ↓
Attachment D: NFPO Policy Assessment ↓

From: [Toby Thorpe](#)
To: [Paul Jackson](#)
Cc: [Adrian Hutchinson](#); [Cr Anna Reynolds](#)
Subject: TRIM: Lease Waiver: TCJI
Date: Friday, 7 August 2020 11:12:27 AM

CAUTION: This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Dear Paul,

I am writing today in regard to the office space that we have been communicating with the Hobart City Council and Divine Property about.

The Climate Justice Initiative Ltd. (TCJI), a public company limited by guarantee for the purpose of not-for-profit services, based in Hobart would like to request council consider lease waiver for the office space at 16 Elizabeth Street, Hobart.

TCJI objects are to build a bottom up approach to climate justice while capacitating, supporting and equipping society with the skills and purpose to mobilise, challenge and strategize in their own communities. We are a small organisation leading and supporting big ideas to address climate change.

A major part of our work in Hobart and Tasmania as a whole, is supporting the coordination of the Tasmanian Climate Leaders Program, which has most recently just been announced the national winner of the Energy Globe Award in Australia, being recognised furthermore by the Premier of Tasmania. This program engages hundreds of students across Tasmania in three hub areas: Hobart, Launceston and Burnie. Throughout the year long program, we facilitate a network of leaders and mentors in our communities to support new and emerging climate youth leaders, equipping them with the skills, passion and purpose to lead their own grassroots projects. The Hobart Hub has around 20 schools and 300 students partaking in 2020.

We also lead a new initiative called 'Classrooms for Change' where we introduce the terms climate justice and sustainability to students and as well bring the global context of climate change into the classroom by organising an online youth exchange with other young people around the world. We plan to roll this program out to schools in the Hobart area in the coming months.

Among many other things, like coordinating the Tasmanian Youth Delegation to the annual UN Climate Conferences, and supporting new and exciting global initiatives, the organisation strives to ensure that everyone can be part of the movement for climate justice.

However, like many small organisations, funding is limited at current times for obvious reasons and the struggles to ensure that these great initiatives continue rely on the continued support from partners and supporters. Hobart City Council already supports the Climate Leaders Program in Hobart alongside a whole range of other supporters.

To continue to upscale our work and ensure the sustainability of these programs, we require a new office space and location for our organisational operations. We believe that the level of community benefits that TCJI provided to the municipality of Hobart, primarily being young people, is vital and directly aligns with your draft Sustainable

Hobart Action Plan and could support linkages with Lead-04: Climate Youth Programs.

We hope that council can consider a lease waiver for 12-months to support TCJI and the programs that we support, coordinate and organise. Due to COVID-19 and other external situations, our financial resources have been significantly reduced, however expect that we can work toward a budget allocation in the next 12-24 months.

Please advise what the process is from here for council to consider this request. If you require any supporting materials, etc. to support the waiver request, please contact us.

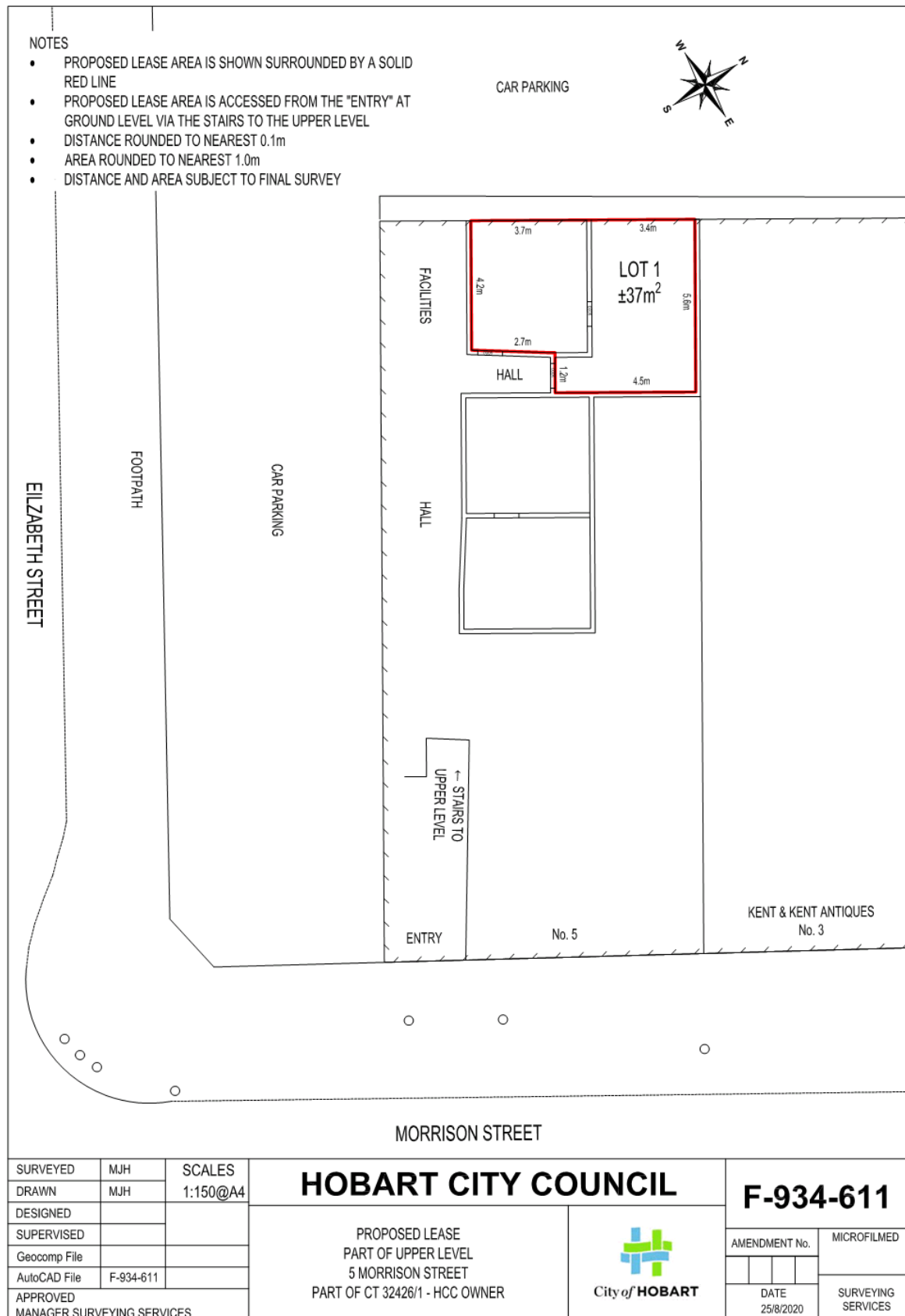
Feel free to contact us if you have any questions or concerns.

In Regards,

Toby Thorpe

The Climate Justice Initiative Ltd.





SAUNDERS & PITT

A.B.N. 78 128 233 106

Head Office
"Pandora House"
14-16 Victoria Street
Hobart TAS 7000
T: (03) 6231 3288
E: admin@saundersandpitt.com.au

Independent Property Valuers
& Consultants



*Incorporating D. Saunders & Co.
Established 1905*

Our Ref: 83372/AP:NS
83372 - 3 Morrison Street, Hobart

DATE OF ISSUE: 28 August 2020

Mr Adrian Hutchinson
Legal Officer
Hobart City Council
50 Macquarie Street
HOBART TAS 7000

Email : hutchinsona@hobartcity.com.au

Dear Sir

**RE: MARKET RENTAL VALUATION – 1ST FLOOR OFFICE SUITES,
5 MORRISON STREET, HOBART TAS 7000**

Further to your recent instructions we advise having inspected the above-mentioned premises for the purpose of assessing the market rental value of the two first floor office suites at 5 Morrison Street, Hobart. This valuation has been assessed in accordance with the definition of market rent endorsed by the Australian Property Institute and those limiting conditions, assumptions, qualifications and disclaimers set out in this report. We report as follows:-

DATE OF INSPECTION & VALUATION

25 August 2020

TITLE PARTICULARS

The subject property which is known as 3 Morrison Street is comprised and described in Certificate of Title Volume 32426 Folio 1.

Andrew Pitt Dip. Val. FAPI, Certified Practising Valuer
Bill Parsons B. Com. Grad. Dip. Prop., AAPI, Certified Practising Valuer
Timothy Beck B.Com. (Land Ec.), AAPI, Certified Practising Valuer

LAUNCESTON
Joe Stansfield B Prop. AAPI, Certified Practising Valuer

Russell Cripps B.Bus. Dip. Val. FAPI, Certified Practising Valuer
Simon Fehre B.Bus., AAPI, Certified Practising Valuer
Leon Sleeters Grad. Dip. Prop., PMAPI, Residential Property Valuer

DEVONPORT
Clyde Eastaugh L FAPI, Certified Practising Valuer

Liability limited by a scheme approved under Professional Standards Legislation

Re: 5 Morrison Street, Hobart TAS 7000

Page 2 of 10

REGISTERED OWNER

Hobart City Council

IDENTIFICATION

We have identified the property by reference to cadastral map, street address, Title Plan, our on-site inspection and aerial photography. Our identification is considered satisfactory for valuation purposes.

It would appear from our site inspection that the improvements are contained within the title boundaries. We have not sighted nor carried out a detailed site survey of the premises with our site measurements undertaken merely for identification purposes.

TOWN PLANNING

The subject building is situated within the “Sullivans Cove Mixed Use” zone under the Sullivans Cove Planning Scheme. This zoning provides for a wide range of commercial uses. The proposed use as upper level office accommodation conforms with zoning guidelines.

LAND DESCRIPTION & SERVICES

The subject building is situated on a rectangular shaped commercial site having an overall land area of approximately 470m². The land is virtually level with no vehicular access available onto the subject title. The building occupies the entire land area.

Morrison Street is a bitumen sealed carriageway with formed footpaths, kerbs and gutters. All usual municipal services including electricity, communications cabling, mains water, sewerage and stormwater are available and connected to the property.

LOCALITY

Refer to the appended Location Plan with the position of the subject property indicated. The subject building is situated on the north western side of Morrison Street between Elizabeth Street and Argyle Street. Surrounding properties include the Mawsons Hut Replica Museum, Lark Distillery, Tasmanian Travel and Information Centre and the Hobart City Council Service Centre building. The subject property and surrounding properties are situated within the Sullivans Cove Planning Scheme area which encompasses the Hobart Wharf area stretching between Hunter Street in the north to Salamanca Place in the south.

Re: 5 Morrison Street, Hobart TAS 7000

Page 3 of 10

IMPROVEMENTS

The subject office accommodation is situated at first floor level within an historic building originally constructed in approximately 1870. The accommodation can be briefly described as follows:-

Construction

Construction of the building is of rendered brick external walls, galvanised iron roof, concrete floors, cement render and plaster sheet internal linings and steel window frames.

Building services include security alarm system, thermal/smoke detectors and appropriately positioned fire extinguishers. The first floor level is separately metered for Aurora charging purposes into three separate areas.

Floor areas

We have sighted lettable area plans prepared by the Hobart City Council which indicates the two first floor office areas comprise internal lettable areas as follows:-

ABC offices	30m ²
Rear vacant offices	37m ²

Copies of the Survey Plans are appended.

Accommodation & Fittings

ABC Offices

Office 1
Office 2

Rear Vacant Offices

Office 1 Skylight.
Office 2

Common Areas

Access to the first floor office accommodation is gained via a ground level entry off Morrison Street with internal stairs to the first floor. A passage provides access to all individual offices. Accessed off the passage are shared amenities including a lunch room with stainless steel sink and drainer and built-in cupboard; male toilet with toilet suite and hand basin; and female toilet with toilet suite and hand basin.

Re: 5 Morrison Street, Hobart TAS 7000

Page 4 of 10

Remarks & State of Repair

The office accommodation is generally older style, upper level accommodation however it is located in a sought after position near Hobart's waterfront. The offices would benefit from some cosmetic upgrading including replacement of worn carpet floor coverings and completion of some internal painting.

ENVIRONMENTAL ISSUES

Having regard to existing and known past uses of the site, and *ARPGN1 – Land Contamination Issues 12.1*, there are no grounds for suspecting the land to be contaminated.

The State of Tasmania at the present time does not have a comprehensive register of contaminated sites although environmental protection legislation does exist. Without the aid of such a register we are unable to officially advise of any contamination. From our investigations and local knowledge we are not aware of any contamination of the subject site. Therefore it is envisaged for this report that no contamination exists.

Although the undersigned is not in a position to comment on environmental matters in any professional capacity we do not see the need for an environmental audit in this instance. The risk is perceived as low.

We have not sighted an environmental report.

OCCUPATIONAL HEALTH & SAFETY

During the course of inspection we did not observe any evidence of asbestos or other hazardous building materials. Asbestos based materials were however in use up until about 1986, and are commonly encountered in meter boxes, eaves and lining of laundry and bathroom walls. Given the age of the building, it is therefore possible that some asbestos based materials exist. A detailed specialist building survey is not considered warranted in these circumstances.

We have not sighted an asbestos register.

Re: 5 Morrison Street, Hobart TAS 7000

Page 5 of 10

OCCUPANCY & LEASE DETAILS

We have assessed market rental value assuming a notional lease with standard commercial lease terms and conditions which can be summarised as follows:-

Premises:	First floor offices, 3-5 Morrison Street, Hobart comprising 30m ² and 37m ² respectively with access to shared amenities and facilities.
Lessor:	Hobart City Council
Lessee:	To be advised
Commencement:	September 2020
Term:	3 years
Option Term:	3 years
Initial Rental:	Rental as assessed or agreed between the parties.
Rent Review:	Annual CPI reviews.
Lessee Covenants:	To pay rent plus GST; to maintain the interior of the tenancy in good condition; to pay occupancy costs including electricity charges, communications charges and cleaning.
Lessor Covenants:	To pay all outgoings in relation to the premises.
Permitted Use:	Office accommodation.

We have proceeded with our rental assessment based on the above assumed standard commercial lease terms and conditions.

APPROACH TO VALUATION

In arriving at our assessment of market rental value we have researched the market and had regard to comparable rentals of other similar standard upper level and older style office accommodation throughout Hobart. Market rental value is determined by comparison of the subject premises with other similar office premises. Location is a key consideration but also of relevance are matters of age/condition, size, frontage, overall shape/efficiency and prominence.

Confidentiality and privacy are major issues when disclosing rental information. Comparable rental evidence is retained on file and can be provided in the event of a rental dispute.

Comparable office rental evidence suggests the gross rental range for Hobart city office buildings ranges from \$200/m² up to \$450/m². Rates at the upper end of this range are achieved for higher standard A-grade accommodation within the hub of the CBD and on Hobart's waterfront. There is presently an over supply of older style office accommodation, particularly at upper floor levels, throughout the city centre of Hobart with only limited demand from

Re: 5 Morrison Street, Hobart TAS 7000

Page 6 of 10

prospective tenants. We have assessed the market rental value of the subject tenancy at the lower end of the comparable rental range with our rental assessment being as follows:-

ABC offices	30m ² @ \$220/m ²	\$6,600pa gross plus GST
Rear vacant offices	37m ² @ \$220/m ²	\$8,140pa gross plus GST

MARKET COMMENTARY

The subject tenancies are situated at first floor level within the historic building located at 3-5 Morrison Street, Hobart. The office accommodation is generally older style space that is not air conditioned and has only stair access from street level. A café/restaurant is situated in the ground floor of the building. The first floor is divided into three separate tenancies, each sharing the common area amenities and facilities. We have assessed the market rental value of the subject tenancies based on standard commercial lease terms and conditions as outlined within this report and having regard to prevailing market conditions.

Prior to the COVID-19 pandemic the commercial property market in Hobart had improved over the last 1-2 years with evidence of good sales activity, increasing purchaser demand and rising property values. This improvement in market conditions was attributed to the ongoing record low interest rate environment and the positive sentiment experienced throughout most commercial sectors within the Tasmanian market. We note however that the property markets throughout Tasmania, and Australia more generally, are now going through very uncertain times as a result of the COVID-19 pandemic. The ultimate effects of this crisis is not yet able to be quantified. The short term impacts of the pandemic will be significant for some employment sectors. This will however, to some extent, be counter balanced by the stimulus measures that have been put in place by the Federal Government and, to a lesser extent, the State Government. How successful these measures are at underpinning the economy remains to be seen.

As previously noted, there is an over supply of upper level older style office accommodation throughout the Hobart CBD with only limited demand from prospective purchasers. An extending letting up period should be anticipated in order to attract a suitable tenant for the subject accommodation.

Market Uncertainty – COVID-19

The market that the property/asset is transacted and/or valued in is being impacted by the uncertainty that the COVID-19 outbreak has caused. Market conditions are changing daily at present. As at the date of valuation we consider that there is a market uncertainty resulting in significant valuation uncertainty.

Re: 5 Morrison Street, Hobart TAS 7000

Page 7 of 10

This valuation is current at the date of valuation only. The value assessed herein may change significantly and unexpectedly over a relatively short period of time (including as a result of factors that the Valuer could not reasonably have been aware of as at the date of valuation). We do not accept responsibility or liability for any losses arising from such subsequent changes in value.

Given the valuation uncertainty noted, we recommend that the user(s) of this report review this valuation periodically.

VALUATION

We assess the market rental value of the subject premises in accordance with the standard notional lease terms and conditions as outlined within this report as follows:-

ABC Offices

Six Thousand Six Hundred Dollars (\$6,600) gross plus GST.

Rear Vacant Offices

Eight Thousand One Hundred and Forty Dollars (\$8,140) per annum gross plus GST.

Independence of Valuer

We hereby certify that the valuer and/or valuation firm of *Saunders & Pitt* does not have any direct, indirect or financial interest in the property or clients described therein.

GOODS & SERVICES TAX (GST)

Value has been assessed on a GST exclusive basis.

DEFINITIONS & QUALIFICATIONS

Market Rent

Our rental valuation has been undertaken in accordance with the definition of market rent as defined by the International Valuation Standards Committee (IVSC) and endorsed by the Australian Property Institute, as follows:-

Re: 5 Morrison Street, Hobart TAS 7000

Page 8 of 10

Market Rent is the estimated amount for which an interest in real property should be leased on the valuation date between a willing lessor and a willing lessee in an arm's length transaction, after proper marketing and where the parties had each acted knowledgeably, prudently and without compulsion.

Qualifications

- The Valuer has no pecuniary interest in the said property past, present or prospective and the opinion expressed is free of any bias in this regard.
- This Valuation has been made in conformity with the Code of Professional Ethics and Conduct laid down by the Australian Property Institute and regulations under the *Land Valuers Act, 2001*.
- This report has been prepared for the private and confidential use of the instructing party. It should not be reproduced in whole or part without the express written authority of *Saunders & Pitt* nor relied upon by any other party for any purpose. Any party, other than those specifically named in the body of this report, should obtain their own valuation before acting in any way in respect of the subject property.
- We have not sighted a current identification survey undertaken by a Registered Surveyor and this valuation has been undertaken on the assumption that there are no encroachments by or upon the subject property. If any encroachments are revealed by survey *Saunders & Pitt* should be consulted to assess the effect on our current market valuation (if any). We reserve the right to review and if necessary amend our valuation as appropriate.
- Any encumbrance, restriction or other factor not specifically referred to in this report, which is revealed by the appropriate land and title searches and which would, in the opinion of your solicitor or an intending mortgagee's solicitor, affect the value or marketability of the property, should be referred to the valuer for comment and in particular before any advancement of mortgage funds are made.
- We have not sighted a structural engineer's report or a builder's report on the property nor have we inspected unexposed or inaccessible portions of the premises. We therefore cannot comment on matters of structural integrity, defect, rot or infestation of the improvements or on the use in construction of materials such as asbestos or other materials which may constitute a health hazard.
- An environmental audit has not been sighted and we are not professionally qualified to comment on the issue of site contamination. However the Valuer has had regard to the Australian Property Institute guidance note on "Reporting on Contaminated Land" as set out in the Professional Practice Manual.

Re: 5 Morrison Street, Hobart TAS 7000

Page 9 of 10

- Insurers will not indemnify the Insured in respect of valuations carried out by the Insured which involve solicitor-introduced mortgages, including but not limited to any loans emanating from any solicitor-controlled or managed mortgage fund or solicitor private lending fund and/or scheme and/or arrangement where the Loan to Valuation Ratio (LVR) as at the valuation, exceeds 70%.

For the purposes of this Exclusion a valuation carried out by the Insured which involves loans solely emanating from a scheme or schemes operated by a responsible entity under the framework of a managed investment scheme within the meaning of Chapter 5C of the Corporations Act 2001 shall not be subject to this exclusion.

- This valuation is given subject to the following Prudent Lending Clause, unless; the person or entity making such loan is an authorised deposit taking institution within the meaning of the *Banking Act 1959* (including but not limited to any bank, building society or credit union).

This valuation is prepared on the assumption that the Lender as referred to in the valuation report (and no other) may rely on the valuation for mortgage finance purposes and the Lender has complied with its own lending guidelines as well as prudent finance industry lending practices and has considered all prudent aspects of credit risk for any potential borrower including the borrowers ability to service and repay any mortgage loan. Further, the valuation is prepared on the assumption that the Lender is providing mortgage financing at a conservative and prudent loan to value ratio (LVR). The valuer accepts no liability whatsoever if prudent lending practices fail to be strictly observed and/or if the Lender relies solely on this valuation, and no other criteria, to advance loan funds.

- This valuation is current as at the date of valuation only. The value assessed herein may change significantly and unexpectedly over a relatively short period (including as a result of general market movements or factors specific to the particular property). We do not accept liability for losses arising from such subsequent changes in value. Without limiting the generality of the above comment, we do not assume any responsibility or accept any liability where this valuation is relied upon after the expiration of 3 months from the date of the valuation, or such earlier date if you become aware of any factors that have any effect on the valuation.

ATTACHMENTS

Letter of Instruction
Photographs of the Property
Location Plan
Copies of Floor Plans

Re: 5 Morrison Street, Hobart TAS 7000

Page 10 of 10

Yours Faithfully
SAUNDERS & PITT



.....
ANDREW PITT Dip. Val. FAPI AREI
Certified Practising Valuer
API Registration No. 63853

Nina Stewart

From: Andrew Pitt
Sent: Wednesday, 19 August 2020 1:03 PM
To: Saunders & Pitt; Saunders and Pitt - Northern Tasmania
Subject: FW: Request For Valuation - First Floor, 5 Morrison Street, Hobart in Tasmania (CT 32426/1]
Attachments: listmap-print6378069353583995997.pdf; Annotation 2020-08-19 111012.jpg

Please register this job. Rental assessment for HCC. Thanks, AP

Andrew Pitt FAPI AREI
Certified Practising Valuer

Saunders and Pitt
14-16 Victoria Street
Hobart TAS. 7000
Ph 03 62313288
M. 0419122631

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From: Adrian Hutchinson <hutchinsona@hobartcity.com.au>
Sent: Wednesday, 19 August 2020 12:45 PM
To: Andrew Pitt <ap@saundersandpitt.com.au>
Cc: Daisy Twaits <daisy.twaits@devineproperty.com.au>
Subject: Request For Valuation - First Floor, 5 Morrison Street, Hobart in Tasmania (CT 32426/1]

Hi Andrew

As discussed in our telephone conversation earlier today.

I have another request for a valuation for you.

1. Background

The Council currently leases the first floor of the property known as 5 Morrison Street, Hobart in Tasmania forming part of certificate of title 32426/1 (I note that the entire building is actually recorded as being 3 Morrison Street).

I have attached a copy of a Listmap extract, along with a screenshot from Google Street View, for your reference.

I understand that the current tenant is keen to relinquish part of their lease area back to the Council – which we would be interested in filling. There are a number of offices on this floor and the current intention is to lease two of them to a potential tenant.

Obviously it would be quite useful to have a report where we could determine the rent based on what office (or combination of offices) are leased. However, I am not sure how this might look practically or whether this would be viable. I am happy to discuss this with you and perhaps meet on site so that I can familiarise myself with the property.

Unfortunately at this stage we do not have a survey plan on hand which we can provide to you in advance for this property. I have requested that one be drawn and I reckon we could have this knocked together by early next week.

2. Instructions

Could you please prepare a valuation for this property based on the notional commercial lease terms.

3. Next Steps

In terms of the next steps, could you please let me know what times you would be available next week to inspect the property. I have cc'd in Daisy Twaits, who manages this tenancy on behalf of the Council, as she will need to free to meet us on site to provide access and to provide background on the property.

Next week I am available from:

- 12.00 noon to 5.00 p.m. on Monday 24 August 2020;
- 9.00 a.m. to 10.00 p.m. on Tuesday 25 August 2020; and
- 2.00 p.m. to 5.00 p.m. on Tuesday 25 August 2020.

Cheers

Adrian Hutchinson B.A. LL.B. (Hons)
Legal Officer | Legal and Governance



City of HOBART

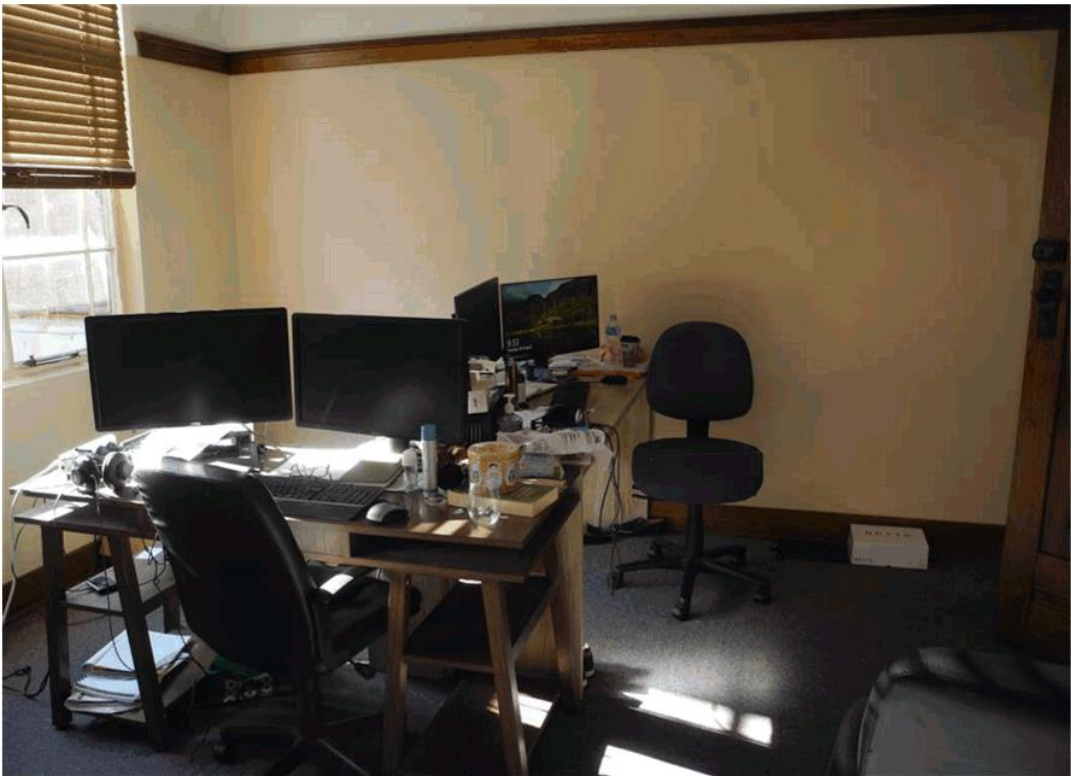
50 Macquarie Street, Hobart, Tasmania, Australia, 7000 | hobartcity.com.au
Telephone (03) 6238 2821

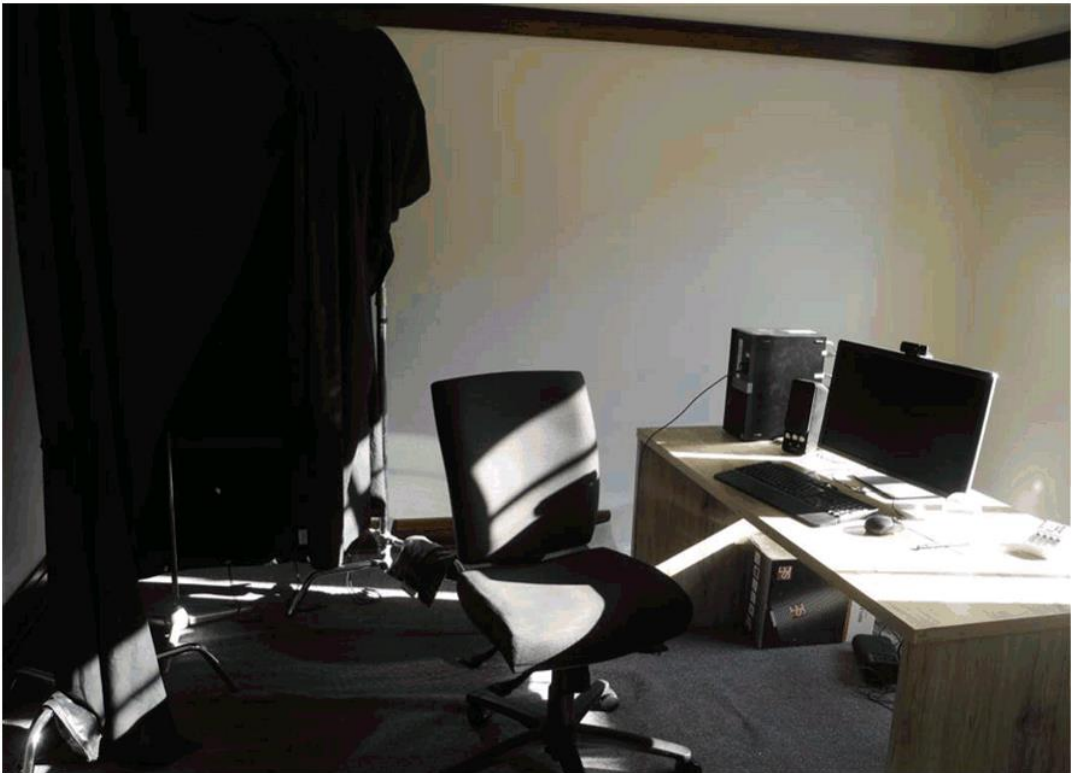
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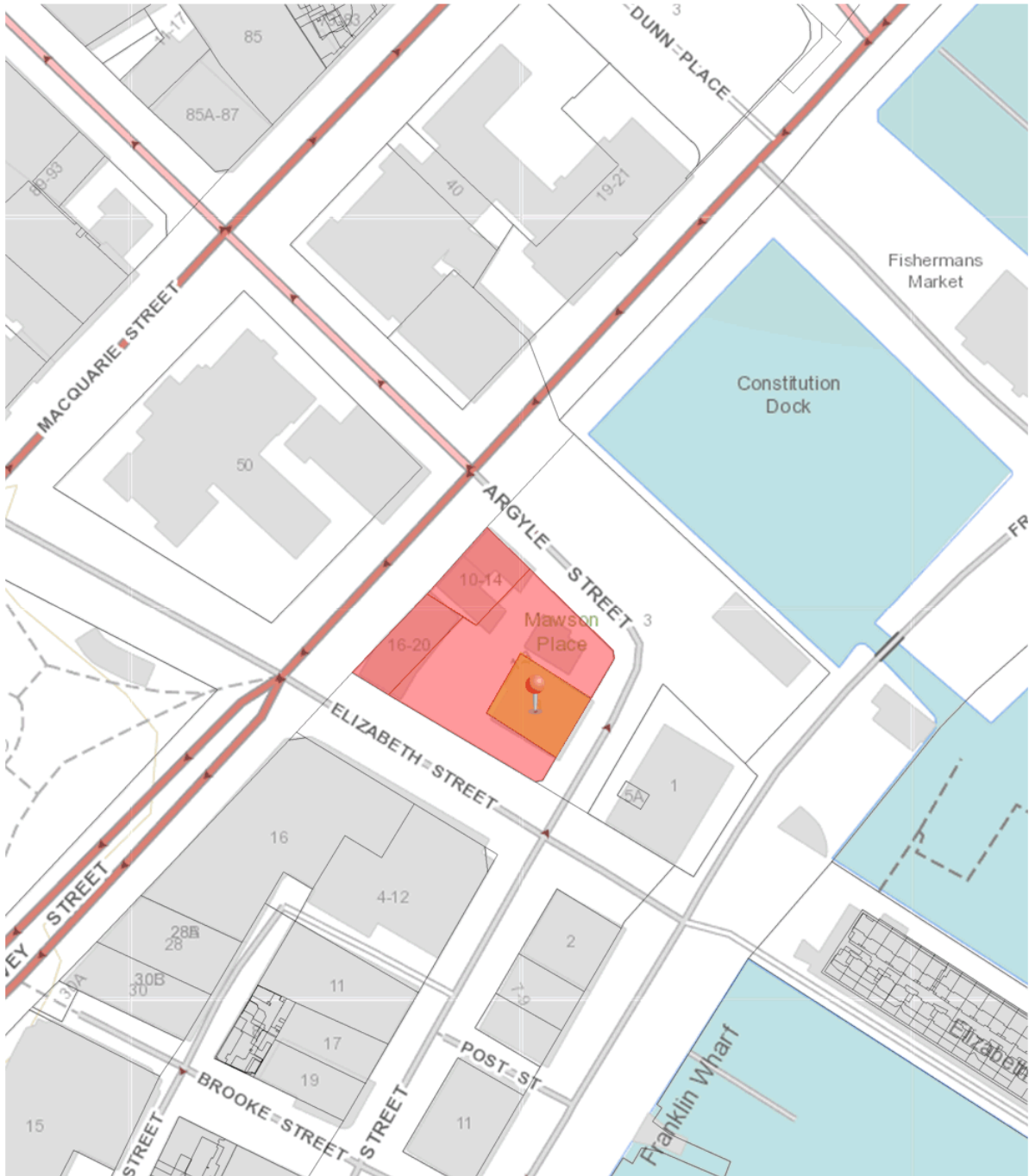



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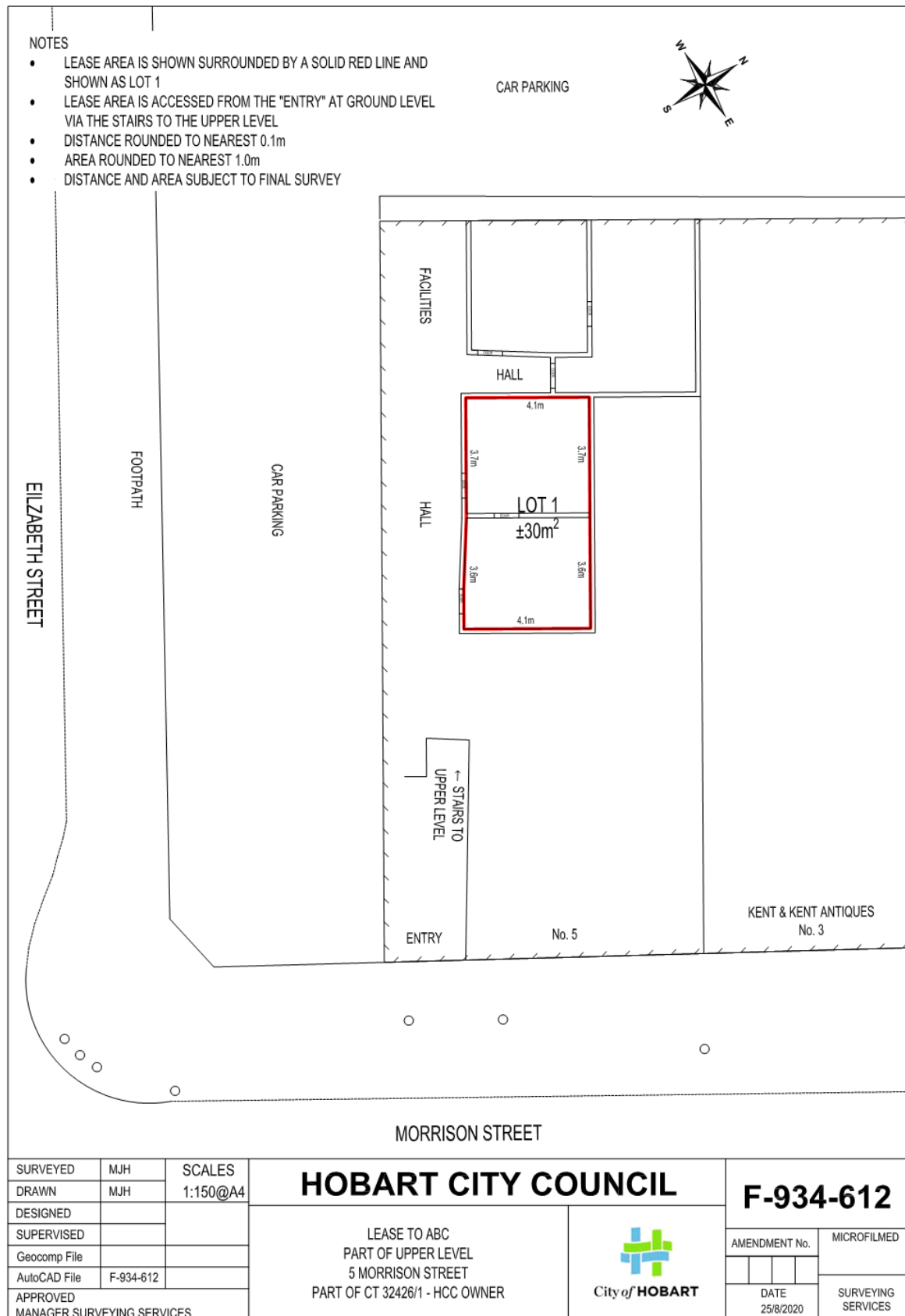
Cadastral Parcels - Owner Information (one feature)

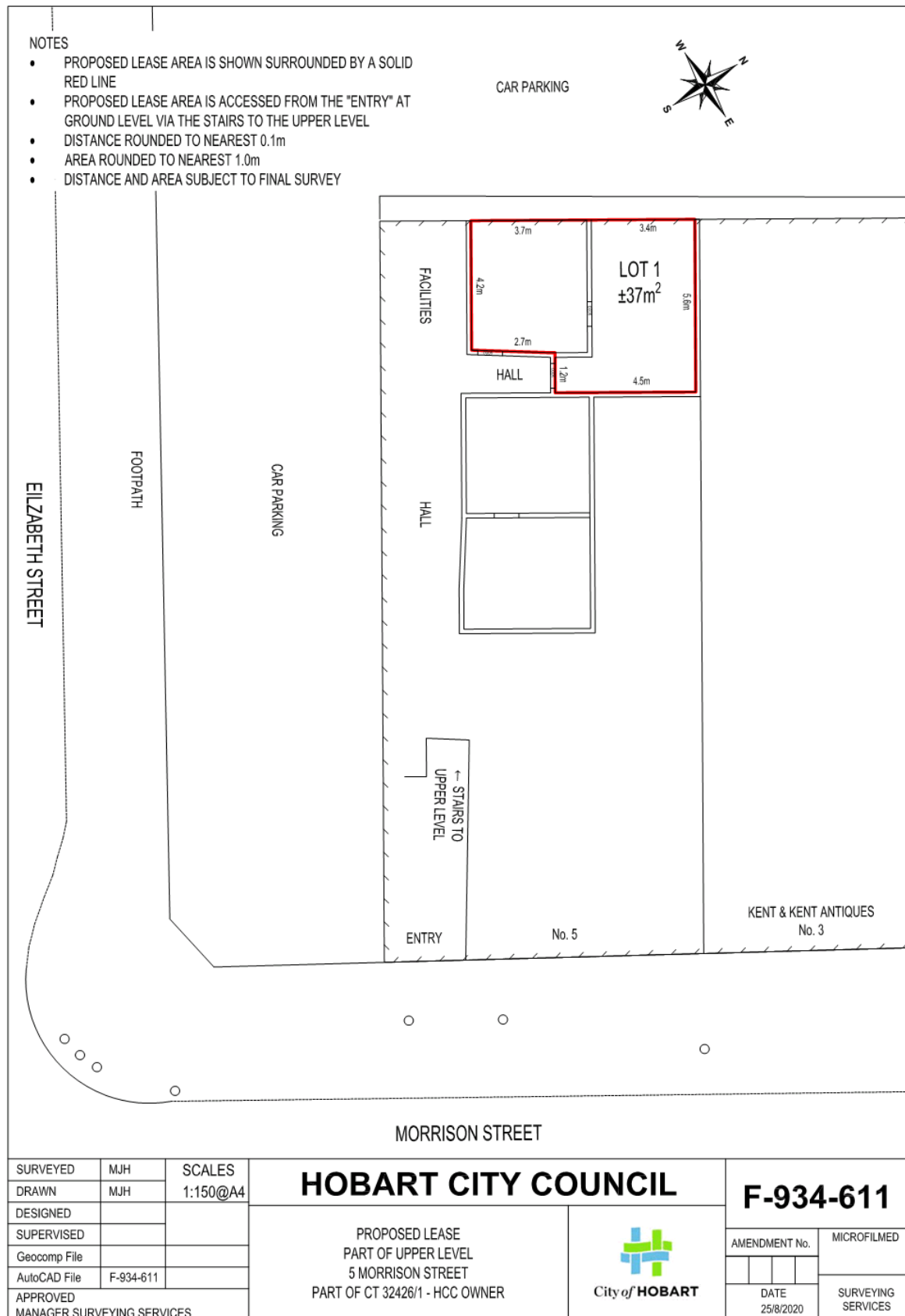
Feature	
Property Address	3 MORRISON ST HOBART TAS 7000
Property ID	5669950
Title Reference	32426/1
Authority	Local Government Authority
Owner Name(s)	HOBART CITY COUNCIL
Postal Address	GPO BOX 503 HOBART TAS 7001

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The Climate Justice Initiative Ltd (ABN 83 636 976 951)

Criteria	Outcome
What is the proposed use of the property?	The proposed leased area will be used as office space and for meetings with members.
Alignment with the Council Strategic Plan and other relevant Council strategic documents	Aligns well with Pillar 3 of the Strategic Plan. Also aligns with the Social Inclusion Strategy and Creative Hobart Strategy.
Level of community benefit – proposed or provided.	Primary focus of work is providing support for the Tasmanian Climate Leaders Program. This work involves facilitating a network of mentors for support of new and emerging climate youth leaders.
Value of land and buildings	The value of the office space according to recent market valuation is approximately \$200/m2. The value of the proposed lease space at 47m2 would be \$6,600 per annum (excluding GST)
Potential for alternative use	The space is currently vacant.
Viability and capability of the organisation	The Climate Justice Initiative Ltd have advised that they aim to work towards having a budget allocation for rent within twelve to twenty-four months' time.
Capacity to pay, after all income and expenditure is taken into account	As the Climate Justice Initiative Ltd do not have any long-term funding there is little capacity to pay rent.
Capacity to invest in and maintain the asset, or degree of capital investment undertaken	N/A
Type of facility	Office space.
Capacity to invest in the community, or level of community investment provided, through disbursement of surplus funds to local community groups, organisations or activities	N/A
Length of tenure sought	One year.

For lease renewals only, the level of compliance with existing lease terms and conditions	N/A
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6.4 Lease of Part of Level 4, Council Centre
File Ref: F20/99110

Memorandum of the Manager Legal and Governance of 10 September 2020 and attachments.

Delegation: Committee



City of **HOBART**

MEMORANDUM: FINANCE AND GOVERNANCE COMMITTEE

Lease of Part of Level 4, Council Centre

The Council has received a request for a new twelve (12) month lease of Part of Level 4 of the Council Centre from one of its existing tenants, TasWriters Inc (formerly known as “Tasmanian Writers Centre Incorporated”), at a nominal rent (**Attachment A**).

TasWriters Inc have occupied the area enclosed in red on the plan marked as **Attachment B**, which is the subject of this request, for over two years since the Council approved the original request in May 2018.

TasWriters Inc has reportedly had some success obtaining small grants. However, they have not been successful in obtaining long-term funding and have been required to reduce staffing levels to reduce costs.

A recent valuation of an adjacent office space indicates the value of this area in the Council Centre is approximately \$200.00 per m² per annum (excluding GST) based on the same notional lease terms and access to the shared facilities (**Attachment C**). The value of the proposed lease space at 47 m² would be \$9,400.00 per annum (excluding GST).

The request has been assessed against the Council’s Policy for Leases to Non-profit Organisations and has been determined to meet the criteria contained in the policy (**Attachment D**).

RECOMMENDATION

That:

- 1. TasWriters Inc be granted a twelve (12) month lease at the nominal rent of fifty dollars (\$50.00) per annum for that part of the fourth floor of the Council Centre enclosed in red on the plan (Attachment A);***
- 2. The General Manager be authorised to finalise the terms of the lease; and***

3. The reduction in rent be recorded in the Council's Annual Report in accordance with the Council's Policy for Leases to Non-Profit Organisations.

As signatory to this report, I certify that, pursuant to Section 55(1) of the Local Government Act 1993, I hold no interest, as referred to in Section 49 of the Local Government Act 1993, in matters contained in this report.



Paul Jackson
**MANAGER LEGAL AND
GOVERNANCE**

Date: 10 September 2020
File Reference: F20/99110

Attachment A: Request ↓
Attachment B: Plan of Lease Area ↓
Attachment C: Valuation Report ↓
Attachment D: NFPO Policy Assessment ↓

Tasmanian Writers Centre
GPO Box 90
Hobart 7001

2nd June 2020

Nick Heath
General Manager
City of Hobart

Request for assistance from the Tasmanian Writers Centre

Dear Mr Heath,

I am writing to you on behalf of TasWriters (formerly the Tasmanian Writers Centre) to request that the City of Hobart continue to support us by providing us with the office space on Level 4 of 24 Davey Street, by way of a grant, as we received for 2019/20.

In the past year TasWriters has gone from strength to strength, with a successful Hobart Writers Festival and an increasing number of workshops and events.

The Board of Management has worked hard over the last twelve months to achieve our current position where all past grants have been acquitted. Unfortunately, we were unsuccessful in gaining multi-year funding from Arts Tasmania in their mid-year grant round. They did provide us with a smaller amount for 2019/2020 but this covered minimal salaries and did not allow us to keep all staff members, even for a few hours a week.

As you probably know, Arts Tasmania has granted the same amount for 2020/2021, which leaves us in the same position.

In the past few weeks TasWriters has received several small (\$5000 or less) grants for specific literary projects. This is very encouraging and allows us to provide some income to writers in Tasmania.

I can let you have a copy of our latest annual report, detailing our activities over the last financial year if you wish.

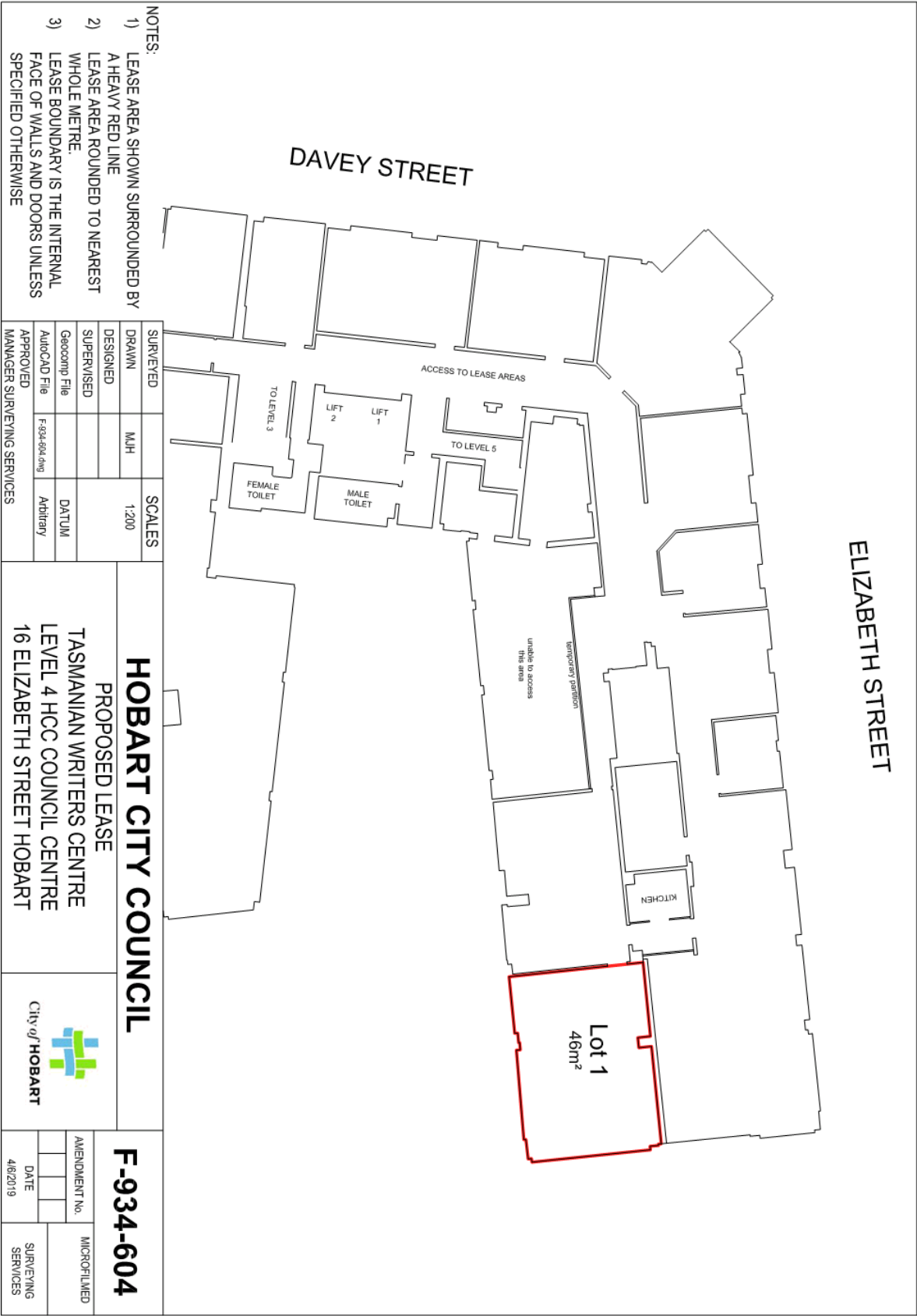
As I mentioned last year, you are welcome to visit our office, borrow books, or just enjoy a coffee and a quiet read. Thank you for considering our request.

Kind regards,

Sue Kennedy

Chair Tasmanian Writers Centre

Cc: Kimbra Parker



SAUNDERS & PITT

A.B.N. 78 128 233 106

Independent Property Valuers
& Consultants

Head Office
 "Pandora House"
 14-16 Victoria Street
 Hobart TAS 7000
 T: (03) 6231 3288
 E: admin@saundersandpitt.com.au



*Incorporating D. Saunders & Co.
Established 1905*

Our Ref: 83230/AP:MP
 83230 - 16 Elizabeth Street

4 August 2020

Adrian Hutchinson
 Legal Officer
 Hobart City Council
 50 Macquarie Street
 HOBART TAS 7000

Email: hutchinsona@hobartcity.com.au

Dear Sir

**RE: MARKET RENTAL VALUATION -
 PROPOSED OFFICE FOR THE CLIMATE JUSTICE INITIATIVE,
 LEVEL 4 HOBART CITY COUNCIL SERVICE CENTRE,
 16 ELIZABETH STREET, HOBART TAS 7000**

Further to your recent instructions we advise having inspected the above-mentioned premises for the purpose of assessing the market rental value for the proposed office space. This valuation has been assessed in accordance with the definition of market rent endorsed by the Australian Property Institute and those limiting conditions, assumptions and qualifications set out in this report.

We report as follows:-

DATE OF INSPECTION & VALUATION

4 August 2020

TITLE PARTICULARS

The Hobart City Council Service Centre Building is comprised in Certificate of Title Volume 111176 Folio 1.

Andrew Pitt Dip. Val. FAPI, Certified Practising Valuer
 Bill Parsons B. Com. Grad. Dip. Prop., AAPI, Certified Practising Valuer
 Timothy Beck B.Com. (Land Ec.), AAPI, Certified Practising Valuer

LAUNCESTON
 Joe Stansfield B.Prop. AAPI, Certified Practising Valuer

Russell Cripps B.Bus. Dip. Val. FAPI, Certified Practising Valuer
 Simon Fehre B.Bus. AAPI, Certified Practising Valuer
 Leon Sleiters Grad. Dip. Prop., PMAPI, Residential Property Valuer

DEVONPORT
 Clyde Eastaugh L FAPI, Certified Practising Valuer

Liability limited by a scheme approved under Professional Standards Legislation

Re: 16 Elizabeth Street, Hobart TAS 7000
Date: 4 August 2020

Page 2 of 9

REGISTERED OWNER

Hobart City Council

IDENTIFICATION

It would appear from our site inspection that the improvements are contained within the title boundaries. We have not sighted nor carried out a detailed site survey of the premises with our site measurements undertaken merely for identification purposes.

TOWN PLANNING

The Council/Service Centre building is situated within the “Sullivans Cove Mixed Use” zone under the Sullivans Cove Planning Scheme. This zoning provides for a wide range of commercial uses. The proposed use as upper level office accommodation conforms with zoning guidelines.

LAND DESCRIPTION & SERVICES

The Service Centre Building is situated on the south-eastern corner of Elizabeth Street and Davey Street with a separate entrance available to the upper level office accommodation via an entry foyer off Davey Street.

Elizabeth Street and Davey Street are both bitumen sealed carriageways with formed footpaths, kerbs and gutters. All usual municipal services including electricity, communications cabling, mains water, sewerage and stormwater are available and connected to the property.

LOCALITY

Refer to the appended Location Plan with the position of the subject property indicated. The Hobart City Council Service Centre Building is situated on the south-eastern corner of Elizabeth Street and Davey Street within the Central Business District of Hobart. The subject property and surrounding properties are situated within the Sullivans Cove Planning Scheme which encompasses the Hobart wharf area stretching between Hunter Street in the north to Salamanca Place in the south.

IMPROVEMENTS

The subject office accommodation is located at Level 4 within the Hobart City Council Service Centre Building which can be briefly described as follows:-

83230 - 16 Elizabeth Street

Re: 16 Elizabeth Street, Hobart TAS 7000
Date: 4 August 2020

Page 3 of 9

Construction

Construction is of rendered brick external walls, galvanised iron roof, concrete floors and timber window frames. Internal linings comprise a mixture of cement render, plasterboard and lightweight partitioning.

Building services include two passenger lifts, internal concrete stairs, thermal/smoke detectors, appropriately positioned fire extinguishers and fire hose reels, fluorescent lighting and ducted air conditioning.

Floor Area

We have sighted a Hobart City Council Plan No. F934-610 dated 22/7/2020 which indicates the subject office space as Lot 1 comprising a floor area of approximately 22m². A copy of the Survey Plan is appended.

Accommodation & Fittings

The proposed accommodation will be a small office space with lightweight partitioning to be installed to provide a single office area accessed off the internal passage with lightweight partitioned wall to the adjoining sitting room.

The office area will have access to shared amenities and facilities including male and female toilets and a lunchroom.

Remarks & State of Repair

The office accommodation is generally older style upper level accommodation however it is fully air conditioned and is lift serviced. We have assessed market rental value assuming a lightweight partition wall is erected to divide the subject room from the adjoining sitting area.

ENVIRONMENTAL ISSUES

Having regard to existing and known past uses of the site, and *ARPGN 1 – Land Contamination Issues 12.1*, there are no grounds for suspecting the land to be contaminated.

The State of Tasmania at the present time does not have a comprehensive register of contaminated sites although environmental protection legislation does exist. Without the aid of such a register we are unable to officially advise of any contamination. From our investigations and local knowledge we are not aware of any contamination of the subject site. Therefore it is envisaged for this report that no contamination exists.

Re: 16 Elizabeth Street, Hobart TAS 7000
Date: 4 August 2020

Page 4 of 9

Although the undersigned is not in a position to comment on environmental matters in any professional capacity we do not see the need for an environmental audit in this instance. The risk is perceived as low.

We have not sighted an environmental report.

OCCUPATIONAL HEALTH & SAFETY

During the course of inspection we did not observe any evidence of asbestos or other hazardous building materials. Asbestos based materials were however in use up until about 1986, and are commonly encountered in meter boxes, eaves and lining of laundry and bathroom walls. Given the age of the building, it is therefore possible that some asbestos based materials exist. A detailed specialist building survey is not considered warranted in these circumstances.

We have not sighted an asbestos register.

OCCUPANCY & LEASE DETAILS

It is our understanding that the subject room is to be leased to the Climate Justice Initiative who are a community-based organisation. We have assessed market rental value assuming a notional lease with standard commercial lease terms and conditions which can be summarised as follows:-

Premises:	Office room shown as Lot 1 on Hobart City Council Plan F-134-610 comprising approximately 22m ² with access to shared amenities and facilities.
Lessor:	Hobart City Council
Lessee:	Climate Justice Initiative
Commencement:	August 2020
Term:	3 years
Option Term:	3 years
Initial Rent:	Rental as agreed.
Rent Review:	Annual C.P.I. reviews.
Lessee Covenants:	<ul style="list-style-type: none">• to pay rent as agreed plus GST; and• to maintain the interior of the tenancy in good condition.
Lessor Covenants:	<ul style="list-style-type: none">• to pay all outgoings in relation to the premises.
Permitted Use:	Office accommodation.

We have proceeded with our rental assessment based on the above assumed standard commercial lease terms and conditions.

Re: 16 Elizabeth Street, Hobart TAS 7000
Date: 4 August 2020

Page 5 of 9

APPROACH TO VALUATION

In arriving at our assessment of market rental value we have researched the market and had regard to comparable rentals of other similar standard upper level and older style office accommodation throughout Hobart. Market rental value is determined by comparison of the subject premises with other similar offices premises. Location is a key consideration but also of relevance are matters of age/condition, size, frontage, overall shape/efficiency and prominence.

Confidentiality and privacy are major issues when disclosing rental information. Comparable rental evidence is retained on file and can be provided in the event of a rental dispute.

Comparable office rental evidence suggests the gross rental range for Hobart City office buildings ranges from \$200/m² up to \$450/m². Rates at the upper end of this range are achieved for higher standard "A" Grade accommodation within the hub of the CBD and on Hobart's waterfront. There is presently an oversupply of older style office accommodation particularly at upper floor levels throughout the City Centre of Hobart with only limited demand from prospective tenants. We have assessed the market rental value of the subject tenancy at the lower level of the comparable rental range with our rental assessment being as follows:-

Rental Assessment:-

Office Space	22m ² @ \$200/m ²	\$4,400 p.a. gross plus GST
--------------	---	-----------------------------

MARKET COMMENTARY

The subject tenancy is situated at fourth floor level within the Hobart City Council Service Centre Building. The office accommodation is air conditioned and serviced by lift and stair access. We have assessed the market rental value of the subject tenancy based on standard commercial lease terms and conditions as outlined within this report and having regard to prevailing market conditions.

Prior to the COVID-19 Pandemic the commercial property market in Hobart had improved over the last one to two years with evidence of good sales activity, increasing purchaser demand and rising property values. This improvement in market conditions was attributed to the ongoing record low interest rate environment and the positive sentiment experienced throughout most commercial sectors within the Tasmanian market. We note however that the property market throughout Tasmania and Australia more generally are now going through very uncertain times as a result of the COVID-19 Pandemic. The ultimate effects of this crisis is not yet able to be quantified. The short term impacts of the Pandemic will be significant for some employment sectors. This will however, to some extent, be counterbalanced by the stimulus measures that have been put in place by the Federal Government and to a lesser extent the State Government. How successful these measures are at underpinning the economy remains to be seen.

Re: 16 Elizabeth Street, Hobart TAS 7000
Date: 4 August 2020

Page 6 of 9

Market Uncertainty – COVID-19

The market that the property/asset is transacted and/or valued in is being impacted by the uncertainty that the COVID-19 outbreak has caused. Market conditions are changing daily at present. As at the date of valuation we consider that there is a market uncertainty resulting in significant valuation uncertainty.

This valuation is current at the date of valuation only. The value assessed herein may change significantly and unexpectedly over a relatively short period of time (including as a result of factors that the Valuer could not reasonably have been aware of as at the date of valuation). We do not accept responsibility or liability for any losses arising from such subsequent changes in value.

Given the valuation uncertainty noted, we recommend that the user(s) of this report review this valuation periodically.

VALUATION

We assess the market rental value of the subject premises comprising approximately 22m² in accordance with the lease terms and conditions as outlined within this report to be **Four Thousand Four Hundred Dollars (\$4,400) per annum gross plus GST**.

Independence of Valuer

We hereby certify that the valuer and/or valuation firm of *Saunders & Pitt* does not have any direct, indirect or financial interest in the property or clients described therein.

GOODS & SERVICES TAX (GST)

Value has been assessed on a GST *exclusive* basis.

DEFINITIONS & QUALIFICATIONS**Market Rent**

Our rental valuation has been undertaken in accordance with the definition of market rent as defined by the International Valuation Standards Committee (IVSC) and endorsed by the Australian Property Institute, as follows:-

Re: 16 Elizabeth Street, Hobart TAS 7000
Date: 4 August 2020

Page 7 of 9

Market Rent is the estimated amount for which an interest in real property should be leased on the valuation date between a willing lessor and a willing lessee in an arm's length transaction, after proper marketing and where the parties had each acted knowledgeably, prudently and without compulsion.

Qualifications

- The Valuer has no pecuniary interest in the said property past, present or prospective and the opinion expressed is free of any bias in this regard.
- This Valuation has been made in conformity with the Code of Professional Ethics and Conduct laid down by the Australian Property Institute and regulations under the *Land Valuers Act, 2001*.
- This report has been prepared for the private and confidential use of the instructing party. It should not be reproduced in whole or part without the express written authority of *Saunders & Pitt* nor relied upon by any other party for any purpose. Any party, other than those specifically named in the body of this report, should obtain their own valuation before acting in any way in respect of the subject property.
- We have not sighted a current identification survey undertaken by a Registered Surveyor and this valuation has been undertaken on the assumption that there are no encroachments by or upon the subject property. If any encroachments are revealed by survey *Saunders & Pitt* should be consulted to assess the effect on our current market valuation (if any). We reserve the right to review and if necessary amend our valuation as appropriate.
- Any encumbrance, restriction or other factor not specifically referred to in this report, which is revealed by the appropriate land and title searches and which would, in the opinion of your solicitor or an intending mortgagee's solicitor, affect the value or marketability of the property, should be referred to the valuer for comment and in particular before any advancement of mortgage funds are made.
- We have not sighted a structural engineer's report or a builder's report on the property nor have we inspected unexposed or inaccessible portions of the premises. We therefore cannot comment on matters of structural integrity, defect, rot or infestation of the improvements or on the use in construction of materials such as asbestos or other materials which may constitute a health hazard.

Re: 16 Elizabeth Street, Hobart TAS 7000
Date: 4 August 2020

Page 8 of 9

-
- An environmental audit has not been sighted and we are not professionally qualified to comment on the issue of site contamination. However the Valuer has had regard to the Australian Property Institute guidance note on "Reporting on Contaminated Land" as set out in the Professional Practice Manual.
 - Insurers will not indemnify the Insured in respect of valuations carried out by the Insured which involve solicitor-introduced mortgages, including but not limited to any loans emanating from any solicitor-controlled or managed mortgage fund or solicitor private lending fund and/or scheme and/or arrangement where the Loan to Valuation Ratio (LVR) as at the valuation, exceeds 70%.

For the purposes of this Exclusion a valuation carried out by the Insured which involves loans solely emanating from a scheme or schemes operated by a responsible entity under the framework of a managed investment scheme within the meaning of Chapter 5C of the Corporations Act 2001 shall not be subject to this exclusion.

- This valuation is given subject to the following Prudent Lending Clause, unless; the person or entity making such loan is an authorised deposit taking institution within the meaning of the *Banking Act 1959* (including but not limited to any bank, building society or credit union).

This valuation is prepared on the assumption that the Lender as referred to in the valuation report (and no other) may rely on the valuation for mortgage finance purposes and the Lender has complied with its own lending guidelines as well as prudent finance industry lending practices and has considered all prudent aspects of credit risk for any potential borrower including the borrower's ability to service and repay any mortgage loan. Further, the valuation is prepared on the assumption that the Lender is providing mortgage financing at a conservative and prudent loan to value ratio (LVR). The valuer accepts no liability whatsoever if prudent lending practices fail to be strictly observed and/or if the Lender relies solely on this valuation, and no other criteria, to advance loan funds.

- This valuation is current as at the date of valuation only. The value assessed herein may change significantly and unexpectedly over a relatively short period (including as a result of general market movements or factors specific to the particular property). We do not accept liability for losses arising from such subsequent changes in value. Without limiting the generality of the above comment, we do not assume any responsibility or accept any liability where this valuation is relied upon after the expiration of 3 months from the date of the valuation, or such earlier date if you become aware of any factors that have any effect on the valuation.

Re: 16 Elizabeth Street, Hobart TAS 7000
Date: 4 August 2020

Page 9 of 9

ATTACHMENTS

Letter of Instruction
Photographs of the Property
Location Plan
Copy of Survey Plan

Yours Faithfully
SAUNDERS & PITT



.....
ANDREW PITT Dip. Val. FAPI AREI
Certified Practising Valuer
API Registration No. 63853

83230

Andrew Pitt

From: Adrian Hutchinson <hutchinsona@hobartcity.com.au>
Sent: Tuesday, 28 July 2020 9:49 AM
To: Andrew Pitt
Cc: Daisy Twaits
Subject: Request for Valuation - Part of Level 4 of the Council Centre
Attachments: F-934-610 Lease Level 4 Climate Justice Initiative .pdf

Hi Andrew

Request for Valuation - Part of Level 4 of the Council Centre

I have another request for a valuation for you.

1. Background

The Council has been approached by a prospective tenant who is interested in leasing that part of level 4 of the Council Centre (16 Elizabeth Street, Hobart in Tasmania – folio of the Register Volume 111176 Folio 1) indicated as Lot 1 on the plan attached.

At the time of writing the room is not entirely enclosed/securable. As part of the agreement the Council intends to require the tenant to pay for the installation of some partitions that are to be installed where indicated on the plan so that the room can be secured (there is a door installed at the entrance). I understand this sum will be around \$300.00.

I also understand the tenant will likely request some form of reduction in rent.

2. Request

Could you please arrange for a valuation to be prepared for this space.

3. The Next Steps

Please contact me when you would like to arrange a time to inspect the space (if necessary).

Happy to discuss if you have any questions.

Yours sincerely

Adrian Hutchinson B.A. LL.B. (Hons)
Legal Officer | Legal and Governance



City of **HOBART**

50 Macquarie Street, Hobart, Tasmania, Australia, 7000 | hobartcity.com.au
Telephone (03) 6238 2821

3/8/20 - sent email to Adrian re: TUBS

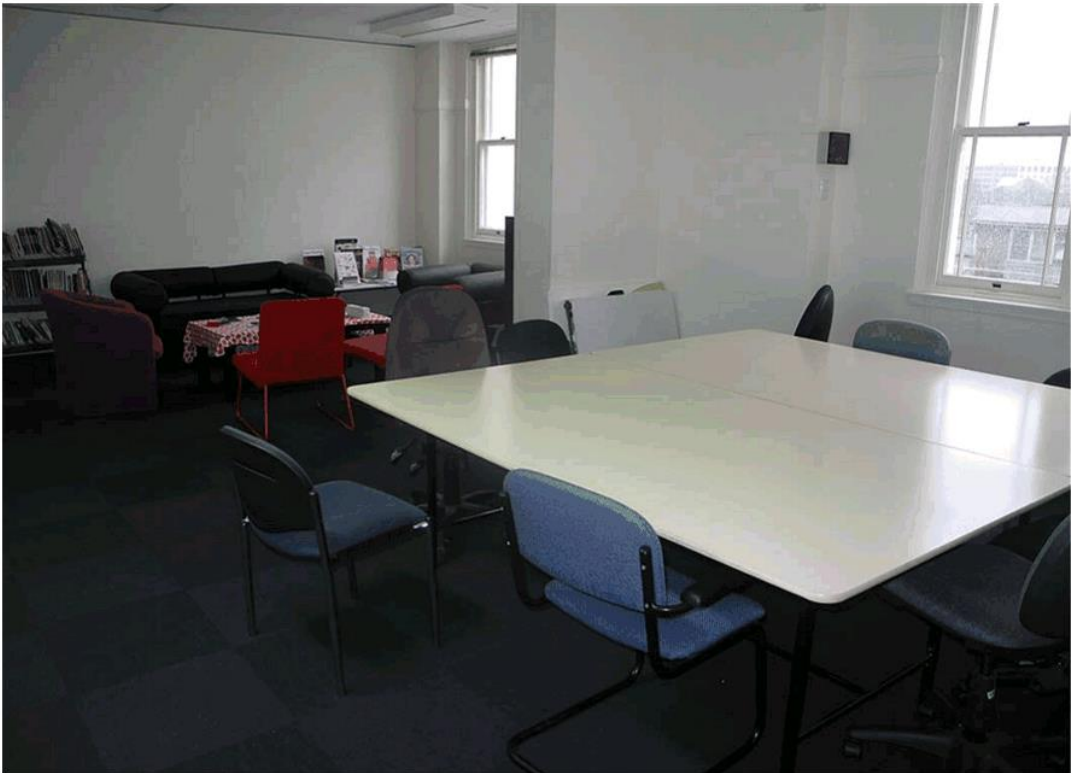
TUBS 3

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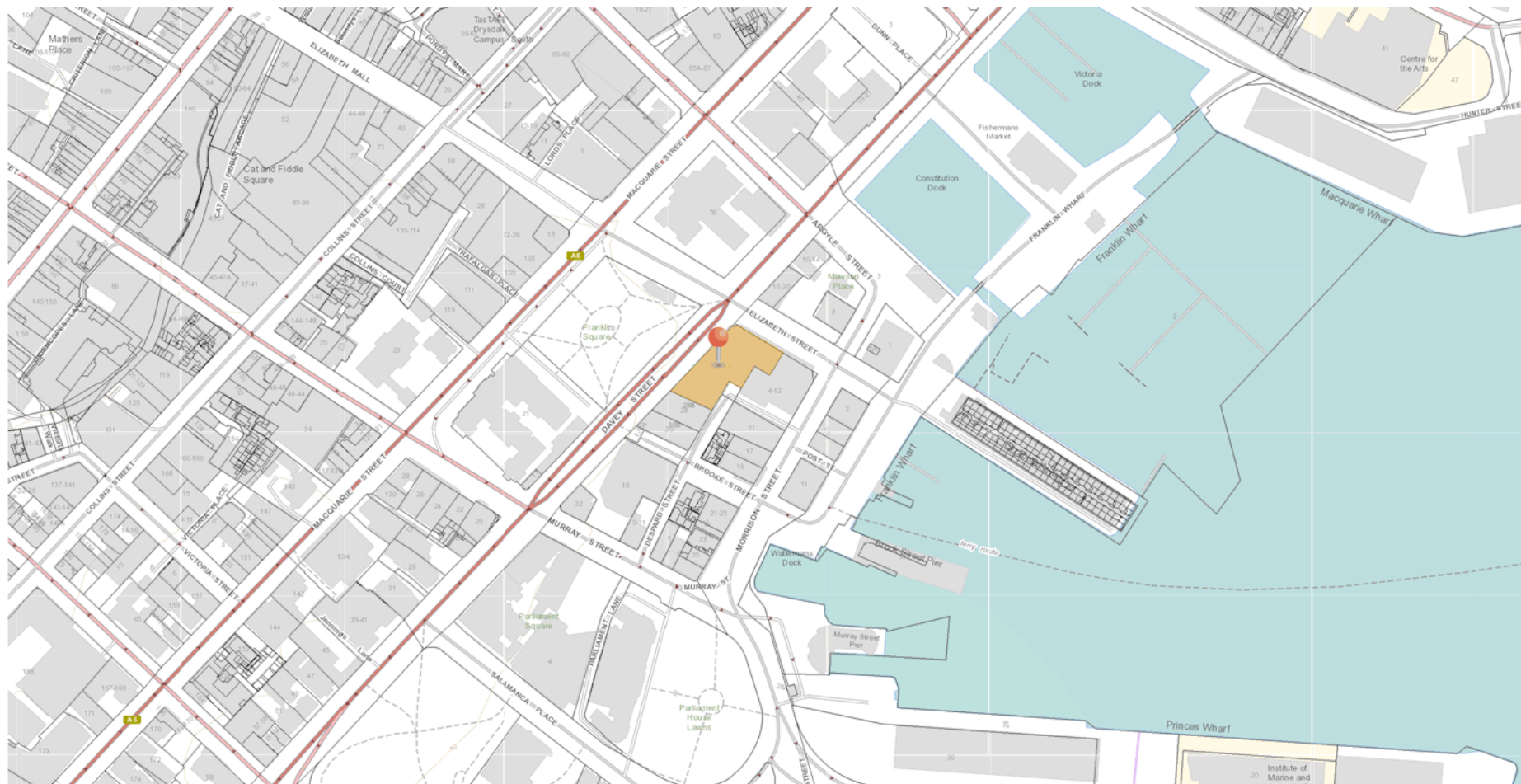
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Page: 1 of 2



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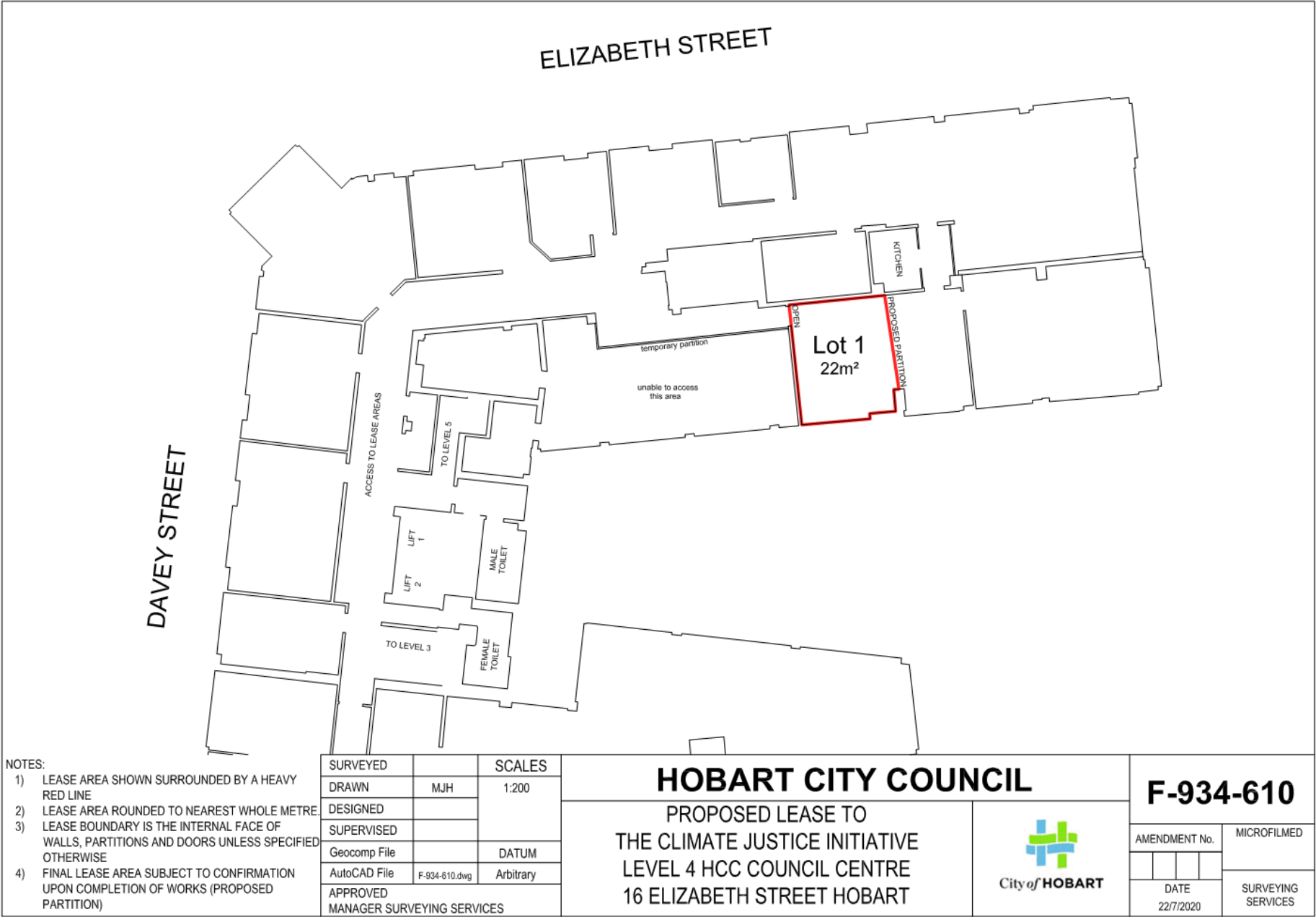
User: hc@saundersandpitt.com.au

Page: 2 of 2

Cadastral Parcels - Owner Information (one feature)

Feature	
Property Address	'HCC SERVICE CENTRE' - 16 ELIZABETH ST HOBART TAS 7000
Property ID	1516068
Title Reference	111176/1
Authority	Local Government Authority
Owner Name(s)	HOBART CITY COUNCIL
Postal Address	HCC SERVICE CENTRE 16 ELIZABETH ST HOBART TAS 7000

www.thelist.tas.gov.au



TasWriters Inc (ABN 12 182 603 395)

Criteria	Outcome
What is the proposed use of the property?	The proposed leased area will be used as office space and for meetings with members.
Alignment with the Council Strategic Plan and other relevant Council strategic documents	Aligns well with Pillar 3 of the Strategic Plan. Also aligns with the Social Inclusion Strategy and Creative Hobart Strategy.
Level of community benefit – proposed or provided.	TasWriters Inc works as an advocacy, outreach and support service for Tasmania's many aspiring, emerging and established writers. Its programs concentrate on the promotion of Tasmanian writers by engaging with a range of audiences, agents, publishers and projects.
Value of land and buildings	The value of the office space according to recent market valuation of an adjacent area in the Council Centre is approximately \$200/m ² . The value of the proposed lease space at 47m ² would be \$9,400 per annum (excluding GST)
Potential for alternative use	The space is currently occupied by TasWriters Inc.
Viability and capability of the organisation	TasWriters Inc have advised that they are committed to returning the Centre to full operation.
Capacity to pay, after all income and expenditure is taken into account	As TasWriters Inc do not have any long-term funding there is little capacity to pay rent.
Capacity to invest in and maintain the asset, or degree of capital investment undertaken	N/A
Type of facility	Office space.
Capacity to invest in the community, or level of community investment provided, through disbursement of surplus funds to local community groups, organisations or activities	N/A

TasWriters Inc (ABN 12 182 603 395)

Length of tenure sought	One year. Similar term to other tenancies at this property.
For lease renewals only, the level of compliance with existing lease terms and conditions	There have been no issues identified.

7. COMMITTEE ACTION STATUS REPORT

7.1 Committee Actions - Status Report

A report indicating the status of current decisions is attached for the information of Elected Members.

RECOMMENDATION

That the information be received and noted.

Delegation: Committee

Attachment A: Finance and Governance Committee Action Status
Report - Open

FINANCE AND GOVERNANCE COMMITTEE - STATUS REPORT

OPEN PORTION OF THE MEETING

September 2020

Ref	Title	Report / Action	Action Officer	Comments
1.	<p>CITY HALL – DEVELOPMENT OPPORTUNITIES – VENUES</p> <p>Council, 23/2/2015 Item 12</p> <p>CITY HALL RESTORATION</p> <p>Council, 22/02/2016 Item 19</p>	<p>That: 1. A consultant be engaged to develop a business plan for the City Hall, as a matter of urgency to inform long term infrastructure investment, the future management and operational model for the facility, at an approximate cost of \$100,000 to be funded from 2015/2016 operational savings.</p> <p>2. A further report also be prepared that provides details of all Council physical building assets and their current uses including options for maximising community usage for buildings that are underutilised.</p>	Executive Manager City Place Making	<p>1. A report presenting a summary of Draft Master Plan options for the Hobart City Hall was considered in the closed portion of the June 2019 Finance and Governance Committee meeting. This matter is reported on in the Status Report in the closed section of this meeting.</p> <p>2. Officers are currently scoping the preparation of a report detailing Council physical building assets and their current and potential use.</p>

Ref.	Title	Report / Action	Action Officer	Comments
2.	ELECTRIC VEHICLES AND CHARGING STATIONS Council, 25/7/2016 Item 20	That: 1. Council officers continue to monitor the types of electric and hybrid vehicles available on the market to determine whether any would be suitable for inclusion in the City's fleet. 2. City employees be canvassed to determine demand for electric bicycle charging stations at the City's corporate buildings. If there is sufficient demand, then power outlets be installed in suitable locations. 3. Appropriate street signage be installed to direct users of electric vehicles (EV) and bicycles to the charging stations located at the Hobart Central Car park. 4. The Hobart Bicycle Advisory Committee be requested to consider initiatives to encourage the wider use of electric bicycles.	Director City Innovation	1. Officers are monitoring electric and hybrid vehicle models for potential inclusion in the fleet. Models have now been added to the State Government list and we are looking to include these on the City's list. The range of suitable vehicles available in Australia continues to be very limited, though is expected to improve over the next 12-24 months. A draft initiative has been included for public consideration in the Sustainable Hobart program. 2. Options for canvassing employees are being considered. Charging stations have been installed in the Hobart Central Car Park on a trial basis. Further assessment is required. Charging stations are being modified to allow two different types of charge ports to increase useability. 3. Officers are investigating broader wayfinding signage options. 4. The Committee has provided input into the Connected Hobart development process and will be further consulted on the draft framework and action plan.

Ref.	Title	Report / Action	Action Officer	Comments
3.	COUNCIL AND COMMITTEES - STRUCTURE AND GOVERNANCE MATTERS Council 4/12/2017 Item 21	That further consideration of the strategic realignment of its existing committee structure occur after the completion of the Council's visioning project.	General Manager	Possible options for the structure of Committees were discussed at a workshop on 4 February 2020. This will be further considered and a report provided at the mid point of the Council term (November 2020).
4.	SHAPING THE CITIES OF HOBART AND GLENORCHY- DETERMINING THE BENEFITS OF ENHANCED LAND VALUE THROUGH INVESTMENT IN A PUBLIC TRANSIT SYSTEM Council 9/2/2016 Supp Item 16	That the Council initiate a Public Transit Corridor Urban Utilisation and Economic Benefit project for the current rail corridor, based on the proposal titled 'Shaping the Cities of Hobart and Glenorchy – Determine the Benefits of Enhanced Land Value through Investment in a Public Transit System', subject to the matched support of the Glenorchy City Council.	General Manager	At its 20 August 2018 meeting, the Council resolved that further activities by the Hobart Glenorchy Public Transit Corridor Committee be put on hold pending finalisation of the Hobart City Deal process.
5.	REVIEW OF PARKING - NORTH HOBART (UPDATE ON ACTIONS) Council 19/2/2018 Item 15	That 1. Following the finalisation of the consultation, a Council workshop open to the public be held to review all data collected and to consider all options, and potential costs, including; <ul style="list-style-type: none"> (a) additional on-street car parking spaces; (b) additional metered parking spaces; (c) development of the Condell Place car park. 	Director City Innovation	As detailed in Item 9, Assessment of clauses 1(a), (b) and (c) have been included in the Place Vision and an Access and Parking Plan project.

Ref.	Title	Report / Action	Action Officer	Comments
6.	<p>CONDELL PLACE CAR PARK - DEVELOPMENT OPPORTUNITIES AND EOI REQUEST</p> <p>Council, 23/7/2018 Item 17</p> <p>NOTICE OF MOTION CONDELL PLACE CAR PARK - REDEVELOPMENT</p> <p>Council, 23/9/2019 Item 17</p>	<p>That: 1. An urgent report be prepared addressing any issues for the Council immediately pursuing expressions of interest for the redevelopment of the Condell car park in North Hobart, as per the most recent report to Council (as attached to the agenda for the Finance and Governance Committee meeting held on 17 July 2018).</p>	<p>General Manager / Director City Planning</p>	<p>Placemaking specialists Village Well and sustainable transport planners MRCagney were engaged to develop an integrated Place Vision and an Access and Parking Plan to guide the future delivery of better public amenity, access and parking in the Elizabeth Street retail and entertainment precinct.</p> <p>As advised to Elected Members via the Hub on Wednesday 3 June 2020, the outcomes from this engagement, together with the consultants' other investigative work in response to the project brief, has informed a <i>Place Vision Framework</i> and an <i>Access and Parking Plan for the North Hobart Retail and Entertainment Precinct</i>, as well as specific recommendations for Condell Place Car Park. The outcome of the consultant reports was reported to the Council meeting of 6th July 2020. In line with the Council resolution, the consultants' reports have been publicly released on-line for information only. Officers will now prepare a further report which includes 10 questions to be asked in the subsequent public consultation process. These questions will be considered and approved by the Council.</p>

Ref.	Title	Report / Action	Action Officer	Comments
		<ul style="list-style-type: none"> 2. A further report to also address the broader parking, mobility and smart cities issues and solutions for North Hobart (as per the Council decision of 23 July 2018). 3. The report to consider any other existing report relevant to the development of car parking within the North Hobart precinct. 4. The Council's preferred position be subject to community engagement at the appropriate time. 		
7.	<p>OUTSTANDING PARKING DEBT DECEMBER 31, 2017</p> <p>Finance and Governance Committee 15/5/18 Item 6.1</p>	<p>That:</p> <ul style="list-style-type: none"> 1. The General Manager investigate owners of vehicles who have at least 3 outstanding infringements of 90 days old having their vehicles clamped. 2. Costs associated with the clamping of vehicles and subsequent recoveries be charged to the owner of the vehicle. 3. A warning be included in the second infringement notice that the Council will clamp vehicles where 3 or more infringements exceeding 90 days are currently outstanding on a vehicle. 	Director City Innovation	A strategy for debt collection, including the capacity to clamp vehicles is currently being investigated.

Ref.	Title	Report / Action	Action Officer	Comments
8.	2019-20 FEES and CHARGES – CITY GOVERNANCE Council, 20/05/2019 Item 26	That a fee structure be investigated for hall and venue hire which represents potential full cost recovery or a percentage thereof.	General Manager	A model for the capture of full costs is nearing completion. Given the current hold on increases in fees and charges, details will be used to more accurately inform fee structures into the future.
9.	2019-20 FEES and CHARGES – PARKING OPERATIONS Council, 20/05/2019 Item 27 Finance and Governance Committee, 13/08/2019 Item 6.3	That. 1. Investigations be undertaken with appropriate hotel and accommodation establishments for the use of the Council's off street parking facilities outside of normal business hours. 2. That the Finance and Governance Committee note the following nine topical areas to be reviewed by officers within the City Innovation Division, and report back to Council: <ul style="list-style-type: none"> (a) Pensioner voucher parking scheme; (b) 90 minute free parking in short term car parks; (c) On-street rates (floating rates); (d) Off-street parking technologies; 	Director City Innovation	1. A report is being prepared for the Committee following completion of pending commercial negotiations with new hotel operators. Automatic door installation is complete and Hobart Central is able to facilitate the proposed activities. 2. Responses are being consolidated in the Parking Action Plan 2020-2025 currently in draft.

Ref.	Title	Report / Action	Action Officer	Comments
		<ul style="list-style-type: none"> (e) Hours of operation of car parks; (f) Peripheral parking (commuter shuttle service); (g) Commuter parking in inner city areas; and (i) Off-street, off-peak parking demand management solutions to encourage the spread of shopping and trade, including late night trading and night-shift worker safety. 		
10.	MAWSON PLACE – MATILDA Council, 21/10/2019 Item 19	That: 1. The Council authorise the General Manager to formally approach the Port Arthur Historic Site with regard to the return of the Matilda. 2. If the Port Arthur Historic Site is not interested in the return, an Expression of Interest be called to identify possible options for the future of The Matilda	General Manager	Initial approach made to Port Arthur Historic Site. Informal advice received, seeking written confirmation.

Ref.	Title	Report / Action	Action Officer	Comments
11.	PARKING IN NORTH HOBART - HOURS OF OPERATION OF CAR PARKS Council, 18/11/2019 Item 12	Dynamic pricing options for paid parking in both the Condell Place and Lefroy Street Car Parks in North Hobart be explored and be the subject of a further report.	Director City Innovation	Dynamic pricing is currently being addressed as referenced in clause 11, 2(d) above.
12.	CITY OF HOBART MULTI-STOREY CAR PARKS – REMOVAL OF EARLY BIRD PARKING Council, 16/12/2019 Item 19	That: 1. The Early Bird parking program be removed completely from the Hobart Central and Centrepont Car Parks from 1 January 2021. 2. The Council notify the removal of the service to relevant stakeholders including customers, businesses, car park operators and Metro and collaborate regarding alternative transport options. 3. Number plate recognition be brought forward as a matter of urgency.	Director City Innovation	1. Early Bird parking recommenced in Hobart Central and Centrepont car parks on the 2 January 2020. Operation will continue throughout the year and will be removed on or before the 31 December 2020. 2. The process of notification will commence with advice to customers by way of advertising in the car parks. Notification to all other stakeholders will progress throughout the year. 3. Licence Plate Recognition is currently operating in both early bird car parks. Modification of the system to detect “turn-around” drivers will be progressed with the system suppliers.
13.	NOTICE OF MOTION DEVELOPMENT OF COUNCIL POLICY AND PROCESS FOR LOBBYISTS AND DEVELOPERS Council, 24/08/2020 Item 11	That Council Officers prepare a report on the development of a council policy, in line with State Government policy, regarding the process for the registration of lobbyists and developers.	General Manager	Investigations into the development of a policy is underway.

Ref.	Title	Report / Action	Action Officer	Comments
14.	<p>COUNCIL POLICY MANUAL REVIEW JULY 2020</p> <p>Council, 24/08/2020 Item 12</p>	<p>That: 1. The Council Policies marked as Appendices 1 to 17 (excluding the policy titled <i>Leases to Non-profit Organisations (NFPO)</i> marked as Appendix 18), as shown in Attachment A to item 6.3 of the Open Finance and Governance Committee agenda of 18 August 2020, be endorsed.</p> <p>2. The amendments to the Council's Policy titled <i>Private Works – Charges</i> marked as Appendix 1, as shown in Attachment A to item 6.3 of the Open Finance and Governance Committee agenda of 18 August 2020 be endorsed, as varied by the deletion of the proposed second paragraph under Section 3, and substituted with the following:</p> <p><i>Any request waiving or reducing a charge for private works will be referred to the Council for decision.</i></p>	General Manager	COMPLETE

8. RESPONSES TO QUESTIONS WITHOUT NOTICE

Regulation 29(3) *Local Government (Meeting Procedures) Regulations 2015*.
File Ref: 13-1-10

The General Manager reports:-

"In accordance with the procedures approved in respect to Questions Without Notice, the following responses to questions taken on notice are provided to the Committee for information.

The Committee is reminded that in accordance with Regulation 29(3) of the *Local Government (Meeting Procedures) Regulations 2015*, the Chairman is not to allow discussion or debate on either the question or the response."

8.1 Grant Funding for Infrastructure Projects

File Ref: F20/92758; 13-1-10

Memorandum of the (Acting) Director City Amenity and the Deputy General Manager of 10 September 2020 and attachment.

Delegation: Committee

That the information be received and noted.



City of **HOBART**

Memorandum: Lord Mayor
Deputy Lord Mayor
Elected Members

Response to Question Without Notice

GRANT FUNDING FOR INFRASTRUCTURE PROJECTS

Meeting: Finance and Governance Committee **Meeting date:** 18 August 2020

Raised by: Alderman Briscoe

Question:

Due to some feedback (and some confusion that may have the potential to derail funding projects) in the community and from some politicians to me who are unsure what the priorities of the city in seeking major grant funds for infrastructure projects particularly in the COVID era where the State and Federal Government are providing funds for stimulation of the economy;

1. (a) What are the current Hobart City Council projects seeking grant funds and their order of priority?
(b) If there is, who decided the priorities?
2. Is there a coordinated effort by the elected leadership and the executive team to push the same projects (for example, the aquatic centre upgrade)?

Response:

Requests for assistance and formal applications have been lodged with a number of potential funding sources in attempts to secure external funding for the City to help progress the numerous projects originally planned for implementation in the 2020/21 financial year, but deferred due to the financial impacts of COVID-19.

A list of the projects identified as requiring external funding was tabled at the Council meeting held 25 May 2020. The schedule (refer to copy marked as **Attachment A** to this response) listed the numerous projects, along with the potential funding sources. Some projects have been the subject of multiple applications and some may receive a mix of funding from various sources.

Care has been taken to try and avoid prioritisation of the numerous projects. There has been a focus on aligning projects with relevant funding sources. That said, a key long standing corporate priority is the refurbishment of the Doone Kennedy Hobart Aquatic Centre.

Planning associated with the refurbishment of the Doone Kennedy Hobart Aquatic Centre has been underway for many years and external funding assistance is required given the expected costs of the project. The estimated cost for the full redevelopment sits at \$26M.

To date, the Council has spent \$4.1M and has allocated a further \$2.5M this financial year and next, principally for the leisure pool, the 25 metre pool and minor works for the change rooms.

The State Government previously offered a \$3M grant plus a \$3.5M interest free loan to assist in the warm water pool component of the redevelopment. The State Government has recently reconfirmed its commitment to the grant of \$3M. It is unlikely that the offer of the loan will be taken up due to the Council's ability to service it.

A planning permit has been secured for the substantive redevelopment that is programmed to be staged given the funding demands of the entire project and the City continues to seek opportunities for state and federal funding through economic stimulus for the remaining \$16M required to complete the full refurbishment.

The Doone Kennedy Hobart Aquatic Centre Project is ideally placed as many of the potential funding sources require projects to be 'shovel ready' in order that they help provide stimulus to the economy following the impacts of the pandemic.

As indicated at the 25 May Council meeting, there are numerous other projects identified as suitable for the allocation of stimulus funding and every effort is being made to secure grants accordingly.

Discussion with the Australian Government by the Council of Capital City Lord Mayors (CCCLM) has been ongoing for a number of months. The City is hopeful that assistance to undertake works on a number of road related projects might be announced soon, whilst consideration for the provision of funding for other projects (the DKHAC upgrade chief amongst them) is underway.

As signatory to this report, I certify that, pursuant to Section 55(1) of the Local Government Act 1993, I hold no interest, as referred to in Section 49 of the Local Government Act 1993, in matters contained in this report.



Geoff Lang
(ACTING) DIRECTOR CITY AMENITY



Tim Short
DEPUTY GENERAL MANAGER

Date: 10 September 2020
File Reference: F20/92758; 13-1-10

Attachment A: Council Meeting - 25 May 2020 - Capital Works Program Grant Requests ↓

20-21 Capital Works Program - GRANT REQUESTS

Program	Sub Program	Project	2020-21 Budget	SACDRAID	VALUE	OTHER	URBAN CONGESTION	OTHER	OTHER	LEVEL THE PLAYING FIELD	CCDA	City Gov	Other
				14,840,000	780,000	12,870,000	1,250,000	15,300,000	2,582,000	1,340,000	76,837,888	11,850,000	4,937,000
Program													
New	Buildings	Multistory Car Parks - Roof safety Fence	-									500,000	
New	Bushland Infrastructure	Mells Saddle Visitors Rook	-			5,450,000						5,700,000	
New	Bushland Infrastructure	Bushland Operations Depot - security	-									100,000	
New	Bushland Infrastructure	The Springs Lookout	-					100,000					
New	City Innovation - Connected Hobart	City Security - Security Operations	300,000									1,400,000	900,000
New	City Innovation - Connected Hobart	Connected Precincts Infrastructure	201,000									1,700,000	
New	City Innovation - Connected Hobart	Digital Bus Stop Infrastructure (New and	-									1,000,000	
New	City Innovation - Connected Hobart	Dunn Place EV Fast Charge Station	-									50,000	70,000
New	Parks Infrastructure	New Street Trees	-									250,000	
New	Parks Infrastructure	Lower Sandy Bay Adult Exercise	-					180,000				150,000	
New	Parks Infrastructure	Wentley Park Access (Southern)	-						150,000			125,000	
New	Public Toilet Strategy 2015-2025	Tolman's Hill New Public Convenience	-					450,000				450,000	
New	Queens Domain Program	Domain Summit Facilities	-									1,200,000	
New	Roads Infrastructure	Pinnacle Road Roundabout	-			800,000		-					
New	Roads Infrastructure	Tolman's Hill Road Networks	-					700,000					
New	Sporting Infrastructure	Cornallian Bay Oval Development	-							890,000		4,220,188	
New	Sporting Infrastructure	West Hobart Oval New Pathways	-						25,000				
New	Stormwater Retention & Reticulation	Hampden Road Riverside to Sandy Bay -	-									200,000	
New	Stormwater Retention & Reticulation	No 3 Bridge Road - DN500	-									40,000	
New	Stormwater Retention & Reticulation	Pinnacle Road Stormwater	-			450,000							
New	Walking Infrastructure	Aberdeen Street - Footpath Construction	-									350,000	
UPGRADE													
Upgrade	Buildings	DKHAC - Major Refurbishment &	100,000					7,000,000				20,000,000	7,000,000
Upgrade	Bushland Infrastructure	Fire trail upgrades	600,000	250,000		1,250,000							400,000
Upgrade	Bushland Infrastructure	Zig Zag Track	-	-		470,000		470,000				700,000	
Upgrade	Bushland Infrastructure	Lefth Valley Wall Reconstruction	-	-		-		-				-	150,000
Upgrade	Bushland Infrastructure	Pipeline Track Upgrade	-	-		-		-				-	500,000
Upgrade	Bushland Infrastructure	Tolman's Hill Walking Track	-	-		-		350,000				-	
Upgrade	City Innovation - Sustainable Hobart	Street Light Acquisition (TaskNetworks)	200,000										
Upgrade	Cycling Infrastructure	Cycling Infrastructure - Implementation	150,000								110,000		
Upgrade	Parking	New Town Senior Citizen Carpark	-					350,000				350,000	
Upgrade	Parks Infrastructure	New Town Oval and Netball Centre	-									1,215,000	
Upgrade	Parks Infrastructure	Hobart Riverside Linear Park - Vicinity of	-									635,000	
Upgrade	Parks Infrastructure	Swan Street Park Refurbishment	-					400,000				575,000	
Upgrade	Parks Infrastructure	Grimsborg Road Playground Stage 1	-						180,000			160,000	
Upgrade	Parks Infrastructure	Huon Road Uphill	56,000		300,000								
Upgrade	Parks Infrastructure	Water Works Playground Upgrade	-					350,000					
Upgrade	Placemaking	New Town Retail Precinct Upgrade &	-	1,000,000								2,500,000	
Upgrade	Placemaking	Action 14 - Salamanca Pedestrian Works	1,773,757									2,000,000	
Upgrade	Placemaking	Action 14 - Salamanca Pedestrian Works	300,000									500,000	
Upgrade	Placemaking	Action 21 - Collins Court Revitalisation	-									505,000	
Upgrade	Placemaking	Action 04 - Collins Street / Hobart Riverside	250,000		100,000								300,000
Upgrade	Placemaking	Action 02 - No 3 - Elizabeth Street Bus	154,167										200,000
Upgrade	Placemaking	AP06 - Campbell Street Upgrade (City	-	900,000								1,400,000	900,000
Upgrade	Public Toilet Strategy 2015-2025	TCA Ground Toilet Block - Building	-									5,000,000	
Upgrade	Public Toilet Strategy 2015-2025	Lower Sandy Bay Playground Toilet	-					650,000				600,000	
Upgrade	Public Toilet Strategy 2015-2025	Clare St Oval Public Convenience	-									200,000	
Upgrade	Public Toilet Strategy 2015-2025	Cammerment - Internal Refurbishment	-									150,000	
Upgrade	Public Toilet Strategy 2015-2025	Public Convenience - Annual Allocation	120,000									120,000	
Upgrade	Public Toilet Strategy 2015-2025	West Hobart Oval Public Conveniences	-						750,000				
Upgrade	Public Toilet Strategy 2015-2025	Cascade Gardens Public Convenience -	-						150,000				
Upgrade	Public Toilet Strategy 2015-2025	Long Beach Surf Life Saving Pavilion -	-					300,000					
Upgrade	Queens Domain Program	Inter-city cycleway connect to city via	-	950,000	80,000			950,000				500,000	950,000
Upgrade	Queens Domain Program	Regatta Grounds Pathway - Bulk	-	350,000				300,000				350,000	350,000
Upgrade	Queens Domain Program	Regatta Ground Car Park Upgrade	-									750,000	
Upgrade	Queens Domain Program	City to Gardens Way	-						300,000			300,000	
Upgrade	Roads and Environmental Infrastructure	Liverpool Street Embankment	-									187,500	
Upgrade	Roads and Environmental Infrastructure	Creek Road - New Town to Wilks - Heavy	136,748									150,000	
Upgrade	Roads and Environmental Infrastructure	Montpelier Retreat - Road & PP	-									950,000	
Upgrade	Roads and Environmental Infrastructure	New Town Road Bridge Upgrade	-										150,000
Upgrade	Roads and Environmental Infrastructure	Bathurst Street Bridge Upgrade (Hobart)	-										1,000,000
Upgrade	Roads and Environmental Infrastructure	Carlton Street Upgrade	-	5,000,000								2,000,000	
Upgrade	Roads and Environmental Infrastructure	Augusta Road Upgrade	-	1,500,000									600,000
Upgrade	Sporting Infrastructure	South Hobart Badminton Centre	-									7,000,000	
Upgrade	Sporting Infrastructure	Domain Athletic Centre Lighting	-					800,000				750,000	
Upgrade	Sporting Infrastructure	Clare St Oval Changerooms	-					-		450,000		450,000	
Upgrade	Sporting Infrastructure	Plaster Stand Lift	-					450,000				360,000	
Upgrade	Sporting Infrastructure	Queensborough Oval Changerooms and	-					-				370,000	
Upgrade	Sporting Infrastructure	Mt Nelson Oval	-					1,800,000					
Upgrade	Stormwater Retention & Reticulation	Liverpool Oval Stormwater Upgrade	50,000									500,000	
Upgrade	Traffic Upgrades	Collins Street Uphill Bicycle Lane	-									100,000	
Upgrade	Traffic Upgrades	Bicycle Parking Stations in CBD	-		100,000								
Upgrade	Traffic Upgrades	Lemah Valley Rd - Creek Rd - Left Slip	-	240,000								360,000	
Upgrade	Walking Infrastructure	City Laneways - Access and Lighting	170,000					450,000				200,000	
Upgrade	Wellington Park - One Mountain	Unnamed / Drops Climber Track	285,174									-	187,000
Upgrade	Wellington Park - One Mountain	MTB Network Plan Implementation	-			3,500,000							
Upgrade	Wellington Park - One Mountain	Spring Public Facilities Upgrade (Part of	-			750,000		750,000					
RENEWALS													
Roads - Renewals			10,024,479		6,750,000	-	-	-	450,000	-	-	6,750,000	-
Parks - Renewals			1,758,799		-	-	-	-	-	-	-	450,000	-
Bushland - Renewals			1,148,599		-	-	-	-	-	247,000	-	-	-
(P+E) - New and Renewals													

9. QUESTIONS WITHOUT NOTICE

Section 29 of the *Local Government (Meeting Procedures) Regulations 2015*.
File Ref: 13-1-10

An Elected Member may ask a question without notice of the Chairman, another Elected Member, the General Manager or the General Manager's representative, in line with the following procedures:

1. The Chairman will refuse to accept a question without notice if it does not relate to the Terms of Reference of the Council committee at which it is asked.
2. In putting a question without notice, an Elected Member must not:
 - (i) offer an argument or opinion; or
 - (ii) draw any inferences or make any imputations – except so far as may be necessary to explain the question.
3. The Chairman must not permit any debate of a question without notice or its answer.
4. The Chairman, Elected Members, General Manager or General Manager's representative who is asked a question may decline to answer the question, if in the opinion of the respondent it is considered inappropriate due to its being unclear, insulting or improper.
5. The Chairman may require a question to be put in writing.
6. Where a question without notice is asked and answered at a meeting, both the question and the response will be recorded in the minutes of that meeting.
7. Where a response is not able to be provided at the meeting, the question will be taken on notice and
 - (i) the minutes of the meeting at which the question is asked will record the question and the fact that it has been taken on notice.
 - (ii) a written response will be provided to all Elected Members, at the appropriate time.
 - (iii) upon the answer to the question being circulated to Elected Members, both the question and the answer will be listed on the agenda for the next available ordinary meeting of the committee at which it was asked, where it will be listed for noting purposes only.

10. CLOSED PORTION OF THE MEETING

RECOMMENDATION

That the Committee resolve by majority that the meeting be closed to the public pursuant to regulation 15(1) of the *Local Government (Meeting Procedures) Regulations 2015* because the items included on the closed agenda contain the following matters:

- Financial Hardship;
- Lease Agreement; and
- Contract Extension.

The following items are listed for discussion:-

Item No. 1	Minutes of the last meeting of the Closed Portion of the Committee Meeting
Item No. 2	Consideration of supplementary items to the agenda
Item No. 3	Indications of pecuniary and conflicts of interest
Item No. 4	Reports
Item No. 4.1	Financial Hardship - Rates Remission Request LG(MP)R 15(2)(j)
Item No. 4.2	20 Creek Road, Lenah Valley - Lease Agreement LG(MP)R 15(2)(c)(i) and (g)
Item No. 4.3	Write-Off of Debts LG(MP)R 15(2)(g)
Item No. 4.4	Contract Extension - Provision of Website Publishing and Hosting Services LG(MP)R 15(2)(d)
Item No. 5	Committee Action Status Report
Item No. 5.1	Committee Actions - Status Report LG(MP)R 15(2)(b), (c)(i), (c)(ii), (d), (f), (g), (i) and (j)
Item No. 6	Responses to Questions Without Notice
Item No. 6.1	Granted Rates Remissions LG(MP)R 15(2)(j)
Item No. 7	Questions Without Notice