Policy Register

Pricing Policy for Use of Council Active Open Space

Policy Classification	-	Recreation
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Responsible Service Unit	-	Community Participation
Authorised by	-	Council
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This policy is part of a suite of policies adopted by Council or the Executive Management Team (EMT).

New or replacement policies can be created and developed within Service Units but can only be added to Council's Policy Register by Governance Services following the approval of the policy by Council or the EMT.







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1.0 PURPOSE

The purpose of this policy is to provide a pricing framework for the use of Council's outdoor active spaces by incorporated user groups, schools, private users and commercial hirers where fees and charges apply.

This policy sets out the terms and conditions offered by Council, including concession levels for sporting clubs and other hirers using these facilities.

2.0 POLICY STATEMENT

This policy outlines the pricing framework for the use of outdoor active spaces in a fair, transparent and consistent way. It indicates the level of fee applicable to each facility, the rationale for this as well as any concessions that are offered by Council to increase participation, address inequity and support community benefit and enhanced wellbeing.

This policy recognises that financial contributions received from user groups through fees and charges support Council's operations to meet the expectations of our community. The level of income received through fees and charges directly impacts the quality of the playing surfaces. As such, the fees applied for the use of sports fields by user groups, results in meaningful outcomes for both the user group and the community.

2.1 Guiding Principles

The principles set out below will be used by Council to determine the fees to be charged for the use of the Council owned outdoor sport and recreation facilities to which this Policy applies.

• Equitable and Inclusive access; Council wishes to actively encourage the participation of groups that may be under-represented in outdoor sports through providing a fee concession.

For the purposes of this policy underrepresented groups include the following:

- Females participating in male dominated sports such as Football, Soccer, Cricket, Baseball, Rugby where females represent 30 percent or less of participation in the sport across Victoria.
- Older Adults in all sports at the master's level.
- Teams eligible to participate in "All abilities" competitions.

Council is also committed to supporting the participation of children and young people in sport and will provide a concession for each junior team (which is any team that includes the words "under (insert age)" including Under 19's.



Council will also fully subsidise the participation of teams for the first season of play in sports that are brand new within Manningham.

- **Transparent and consistent and efficient processes**; Fees will be documented in a manner that users and the community can understand e.g., how the fees have been calculated and why the level of fee imposed has been charged. The administration and system of charging for the use of outdoor active spaces will be simple, resource efficient, easy to understand and will be applied consistently.
- **Contribution / Commensurable**; Fees will be set and reviewed at a level that reflects a contribution towards Council's maintenance of outdoor active spaces. A scale of different charges will apply to commercial, private individuals and community groups.

2.2 Calculating Seasonal Fees

Seasonal Fees have been calculated based on recouping 35% of the total maintenance cost only, rather than full-service delivery costs. This framework applies to all outdoor sports fields except for satellite netball/basketball courts and leased facilities. The figure of 35% represents the amount of time on average that sporting clubs' book and occupy council sporting facilities, with the broader community having access to the facilities approximately 65% of the time.

The significant administration, construction and capital works costs of facilities have **not** been considered when developing fees. The exclusion of these costs when calculating fees demonstrates the value Council places on community sport as well as Council's commitment to the provision of facilities for organised sport. It also recognises the significant social and community benefits provided by sporting clubs.

Satellite netball/basketball court fees are based on a 15% cost recovery model, which more accurately reflects the amount of time these courts are used by clubs (section 2.8.2). Leased facilities are based on a peppercorn rate (section 2.11).

Fees have been developed with consideration that:

- Facilities which require higher maintenance costs will attract higher fees.
- There is no differentiation for the use of fields for training or competition.
- There is no differentiation for Tenant Clubs that play home and away fixtures.
- The standard of facility is reflected in the fees that are applied.



Use of turf sports field fees will be charged on a per team basis, with the fee reflecting the classification of the turf sports field used. Turf sports fields are classified in line with Council's Outdoor Sports Infrastructure Policy which includes:

- Regional
- Municipal
- District
- Local
- School

A per team fee is considered fairer than a ground fee as it ensures all participants pay an equitable amount to access council facilities, and that clubs pay for their actual usage of the facility.

Where soccer teams use both natural turf and synthetic soccer facilities, the club must nominate whether a team is predominantly a synthetic surface team or a natural turf team as part of their allocation application. The applicable team fee will apply based on what surface the team predominately uses.

Netball and athletics will be charged on a per hour basis.

All pricing within this Policy will increase annually in line with CPI to ensure that users continue to make a reasonable contribution to the maintenance of Council outdoor sports facilities. The cost of maintenance of sporting facilities which forms the basis of the fees and charges will be reviewed every three years to ensure they remain accurate, with the Policy itself to be reviewed every six years.

2.3 Sports Ground Maintenance

Sports ground maintenance is defined as those re-current maintenance costs which are required to ensure that the standard of the sports ground is maintained. These costs include but are not limited to:

- Mowing;
- Fertilising;
- Herbicide applications;
- Irrigation system maintenance;
- Top dressing;
- Turf replacement;
- Verti-draining;
- Materials, machinery and labour; and
- Water.



2.4 Turf Sports Field Fees – Seasonal and Annual

2.4.1 Community Sports Clubs and Not For Profits

Team fees have been determined per sporting code based on recouping 35% of the total maintenance costs for each standard of natural turf facilities being Regional, District, Municipal and Local/School. The total maintenance cost for each standard of facility has been divided by the number of teams in each sporting code to derive a per team fee per sporting code for that standard of facility.

Team fees will be applied to any team playing in a formal competition, including competitions administered by a sporting association or social competitions within a club. Any team that pays registration fees (and is therefore covered by insurance) to participate will incur the team charge. Where teams do not train (such as in a social competition), or train on a Council sports field however play elsewhere (or don't play at all), will be charged 50% of the applicable team fees.

Bookings for council facilities for the purposes of junior sports development for children, such as Auskick, Cricket Blast or Miniroos will not be charged a fee, as Council wishes to actively encourage and support the participation of children in sport. This is only applied to programs being run by not-for-profit organisations.

A whole of club fee will be charged to the users of the Bulleen Park Archery Field and the Bulleen Park Aeromodel Field, as these sports do not have individual teams. A fee based on recouping 35% of the actual maintenance costs for each individual facility will be applied for these users. Should multiple user groups be allocated the same facility, the fee will be divided based on the amount of usage by each group (e.g. the fee would be split 70/30 if one group is allocated the sports field 70% of the time, and the other group is allocated 30% of the time).

2.4.2 Commercial Entities

There are some commercial entities who use Council open space under a seasonal tenancy allocation, such as personal trainers, dog training groups and private sports coaches for example. Whilst these users have a commercial aspect to them, they also assist Council to meet the health and wellbeing objectives for residents through the services they provide.

Accordingly, these commercial groups will be charged a per hour rate which is the standard casual hire day rate divided by 8 hours (not the commercial rate). This excludes use of leased facilities.



Commercial Hirers who do not contribute to the health and wellbeing objectives for residents will be charged the applicable commercial fee based on whether they have a registered address in Manningham or not. This includes hot air balloon companies who will be charged a commercial rate and invoiced retrospectively for their actual use. Should hot air balloon companies not provide information on their actual use, they will be charged based on their allocated hours.

2.5 Turf Sports Fields - Casual Use

2.5.1 Casual Hire of Sports Fields

There are 34 sports fields available for casual use within Manningham. The casual fee is derived from the total maintenance cost per standard of facility being Regional, District, Municipal and Local/School divided by the number of sports fields in each category and further divided by 350 (50 weeks) to determine a per day maintenance rate for each standard of facility.

An hourly rate has been derived by dividing the applicable day rate by 8 hours for casual users.

This rate is the basis of the community hire rate applicable to any community group which has a registered address in Manningham. This figure is doubled for private hirers who are residents of Manningham, commercial hirers located within Manningham and community groups located outside Manningham. The day rate is tripled for commercial users located outside of Manningham except for personal trainers who are permitted to hire sports fields casually and will be charged the community rate.

2.5.2 Casual Use of Sports Field Floodlighting

The casual use of sports field floodlighting will be charged based on actual usage, which will be determined after the booking date. It is noted that this will only apply to facilities where Council manages the electricity usage (e.g Petty's Reserve). The hirer must contact the tenant user group where the facility's electricity is paid by the tenant user group.

2.5.3 Pre-Season Training and Practice Matches

Turf sports field seasonal fees are inclusive of pre season training and practice matches for Manningham Clubs, and as such, no fee is applied to eligible user groups on a seasonal allocation.

A casual hire fee will be charged for pre season training or practice matches to clubs based outside Manningham or Manningham based clubs that are not currently on a seasonal tenancy.

2.6 Turf Cricket Wicket Fees

Council maintains turf centre cricket wickets and turf practice wickets during the summer season at four reserves: Donvale, Koonung, Schramms and Zerbes Reserves. A turf wicket exists at Wilsons Reserve, however a fee is not applied for this wicket as it is not managed by Council

It is significantly more expensive to prepare turf cricket wickets and turf practice wickets compared to maintaining concrete and synthetic cricket pitches and practice wickets.

For seasonal use of turf wickets by community sporting clubs, Council will recoup 35% of the actual maintenance cost for preparation of individual turf wickets and turf practice wickets.



(including training). A sports field fee for finals will be charged to the hiring

2.5.4 Finals

club or association if the finals matches do not involve a Manningham based club. The club or association will not be charged if the competing teams in the finals matches involve a Manningham based club.

Sports field seasonal fees are inclusive of all home and away games

2.5.5 School Use

Manningham based schools will be permitted free use of 1 ground booking, or multiple bookings up to 6 hours' worth of total use per week (for turf sports fields and netball courts (see section 6.8.3). This free use does not extend to the Tom Kelly Athletics Track or synthetic soccer pitches). Any use above this will be charged at the community rate.

Schools located outside the municipality will be regarded as an external community group and charged fees accordingly which is double the community rate.

School Sports Victoria, State Sporting Associations or any other similar body who are running 'school pathway programs' will not be charged if a Manningham school is involved. Limits on these bookings will be considered on a case by case basis.

As per section 6.8.3, schools are also permitted 6 free hours of use on Manningham netball courts. If a Manningham based school or other eligible body has booked a turf sports field in the same week as their booking of a netball court, the hirer will be eligible for 6 free hours on the netball courts in addition to 6 free hours on the turf sports fields.



The 35% charge includes the preparation of practice wickets two nights a week as well as the centre match day wicket. The preparation of any additional wickets required outside the standard fixture (e.g. practice matches and other casual use) will be charged the 100% of the cost to prepare the wicket. Wickets for midweek T20 matches will be prepared using either wickets from the previous weekend, or wickets for the upcoming weekend, therefore no charge is applied. If new wickets are required, the casual charge rate will apply.

The turf wicket fee is in addition to the team fee that is applied (see section 2.4.1).

No additional fee will be charged for wickets prepared for Manningham clubs playing finals. Sporting associations who book Manningham grounds for finals (if a Manningham team is not playing) or for events like country carnivals will be charged 100% of the cost to prepare the wicket(s). Similarly, commercial, private groups or schools wishing to use turf wickets for casual or seasonal use will be charged 100% of the maintenance cost in preparing the wickets.

2.7 Tom Kelly Athletics Track

2.7.1 Tom Kelly Athletics Track - Seasonal and Annual

The recoupment of 35% of maintenance costs for the Tom Kelly Athletics Track will be apportioned to the user groups of the facility via an hourly fee.

This fee is calculated by considering the annual maintenance cost divided by 350 days (which is consistent with the synthetic turf report which considers 50 bookable weeks in a year) to determine a per week charge. This per week charge is then divided by 50 hours (as the facility is used around 50 hours per week for bookings). This then provides the hourly figure of which is multiplied by 0.35 to obtain the 35% cost recovery fee.

Commercial entities on seasonal allocations that provide health and wellbeing outcomes for the Manningham community (e.g., personal trainers, yoga instructors etc.) will be charged a per hour fee based on the community casual hire rate. Commercial hirers who do not contribute to the health and wellbeing objectives for Manningham residents will be charged the applicable commercial per hour rate based on whether they have a registered address in Manningham or not.

2.7.2 Tom Kelly Athletics Track – Casual Hire

The hourly rate for casual use is determined by using the method to calculate seasonal and annual hourly fees (section 1.7.1). A 35% cost recovery is not applied to the fee.



This rate is deemed a community hire rate and is applied to any community group within Manningham (including Manningham based schools). School Sports Victoria, State Sporting Associations or any other similar body who are running 'school pathway programs' involving Manningham based schools will be charged at the community rate.

The community rate is doubled for private hirers who are residents of Manningham, commercial hirers based in Manningham as well as community groups located outside Manningham. The community rate is tripled for commercial users based outside of Manningham with the exception of personal trainers who are permitted to hire the athletics track casually and will be charged the community rate.

Schools located outside the municipality, School Sports Victoria and State Sporting Associations (that are running programs that do not involve Manningham based schools/clubs) will be regarded as a community group outside of Manningham and charged the applicable casual hire rate.

2.8 Netball Courts

2.8.1 Netball Courts (Manningham Templestowe Leisure Centre) – Seasonal and Annual

The recoupment of 35% of maintenance costs for the netball courts at the Manningham Templestowe Leisure Centre (MTLC) will be apportioned to the user groups of the facility via an hourly fee.

This per court fee is calculated by considering the annual maintenance cost divided by 350 days (which is consistent with the synthetic turf report which considers 50 bookable weeks in a year) to determine a per week charge. This per week charge is then divided by 30 hours (as the facility is used around 30 hours per week for bookings). This then provides the hourly figure of which is multiplied by 0.35 to obtain the 35% cost recovery fee.

No charge will be made for the use of netball courts for junior development programs such as Net Set Go.

2.8.2 Satellite Netball/Basketball Courts – Seasonal and Annual

Satellite netball/basketball courts include those at Warrandyte Reserve and Wonga Park Reserve. These courts are traditionally used less than the courts at MTLC, with the courts only booked by user groups for 15% of their usable hours. As such, the maintenance cost recovery model applied is 15%.

This per court fee is calculated by considering the annual maintenance cost divided by 350 days (which is consistent with the synthetic turf report which considers 50 bookable weeks in a year) to determine a per week charge. This



per week charge is then divided by 15 hours (as the facility is used around 15 hours per week for bookings). This then provides the hourly figure of which is multiplied by .15 to obtain the 15% cost recovery fee.

2.8.3 Netball Courts - Casual

An hourly per court fee for casual hire of MTLC and satellite netball/basketball courts is determined by using the method to calculate seasonal and annual hourly fees (section 1.8.1 and 1.8.2 respectively). This represents 100% of the maintenance cost.

This rate is deemed a community hire rate and is applied to any community group within Manningham (including Manningham based schools). The community rate is doubled for private hirers who are residents of Manningham and community groups located outside Manningham. The community rate is tripled for commercial users.

Manningham based schools will be permitted free use of 2 netball courts per week up to a total of 6 hours. Any use above this will be charged at the community rate.

School Sports Victoria, State Sporting Associations or any other similar body who are running 'school pathway programs' will not be charged if a Manningham school is involved. Limits on these bookings will be considered on a case by case basis.

If a Manningham based school or other eligible body has booked a turf sports field in the same week as their booking of a netball court, the hirer will be eligible for 6 free hours on the netball courts in addition to 6 free hours on the turf sports fields.

2.9 Full Size Synthetic Soccer Facilities

The recurring maintenance costs of full-sized synthetic soccer facilities consider the routine professional grooming that is essential for playability and preventative maintenance, to maximise the synthetics field's life expectancy.

An hourly figure will apply for seasonal bookings, which considers a 35% maintenance cost recovery. Applicable fees concessions outlined in section 2.10 of this policy will apply.

This rate is the basis of the community hire rate applicable to any community group or school within Manningham (including School Sports Victoria and other like organisations that run 'school pathway programs' which involve Manningham based schools). Private hirers who are residents of Manningham and community groups located outside Manningham are charged a 100% cost recovery figure, with this figure tripled for commercial users.



Where soccer teams use both natural turf and synthetic soccer facilities, the club must nominate whether a team is predominantly a synthetic surface team or a natural turf team as part of their allocation application. All use of synthetic pitches will be charged at the applicable hourly rate, and a team nominated as predominantly "turf" will be charged the applicable team fee.

2.9.1 Small Sided Synthetic Soccer Facilities

A small sided pitch is approximately 25% of a full size synthetic soccer. Accordingly, 25% of the applicable hourly hire rate for the full sized synthetic soccer pitches will be charged. A seasonal per team fee does not apply to small sided pitches.

This rate is the basis of the community hire rate applicable to any community group or school within Manningham (including School Sports Victoria and other like organisations that run 'school pathway programs' which involve Manningham based schools). This figure is doubled for private hirers who are residents of Manningham and community groups located outside Manningham. The day rate is tripled for commercial users.

2.10 Fee Concessions

Clubs and not for profit groups who hold seasonal or annual bookings are eligible for a 50% fee concession. This fee concession will be applied to the following teams to encourage participation by underrepresented groups.

- Female teams participating in male dominated sports such as Football, Soccer, Cricket, Baseball, Rugby Rugby where females represent 30 percent or less of participation in the sport across Victoria
- Male teams participating in female dominated sports such as Netball where males represent 30 percent or less of participation in the sport across Victoria
- Older Adult teams in all sports at the Master's level
- Teams eligible to participate in "All abilities" competitions

A 50% fee concession will be applied for each junior team (which is any team that includes the words "under (insert age)" including Under 19's.

Please note: only one concession can be applied per team. For example, a female junior football team is only eligible for the 50% junior team discount or the female participation discount – not both.

Where juniors or participants from underrepresented groups are members of sports that operate as a whole club rather than fielding individual teams (e.g. athletics, archery, RC clubs etc.), the concession will be applied to the specific proportion of membership made up of junior or underrepresented members.



E.g., if 10% of the membership are juniors, a 50% discount will be applied to 10% of the fee.

Council will not apply a fee to clubs for their first season of play in sports that are brand new within Manningham (e.g. a sport that is not yet played on a Council sports field). This is to support the development of new sporting opportunities for the community.

2.11 Leased Sporting Facilities

A flat peppercorn rent will apply per leased facility. This fee is for use of the playing area only and does not apply to use of pavilions, which are governed under Council's Community Facilities Access and Concession Policy. A peppercorn rate is applied to user groups occupying leased facilities, as user groups are responsible for daily and routine maintenance as outlined in the maintenance schedule attached to individual leases.

Leased facilities covered under this policy include:

- Horse and Pony Riding Clubs
- Lawn Bowls Clubs
- Mullum Mullum Reserve Hockey Pitch
- Stintons Reserve BMX Track
- Stintons Reserve Greyhound Slipping Track
- Templestowe Reserve RC Track
- Tennis Clubs

2.12 Ruffey Lake Park

No fee will be applied for the booked use of Ruffey Lake Park Disc Golf Course, as there are no additional maintenance costs incurred to facilitate the activity.

2.13 Utility Costs

Utility costs associated with the use of floodlights, scoreboards and other sports field infrastructure will be incorporated within a user group's fees and charges. This will occur at sites where the utility account is in the name of Council. This fee is based on previous usage and consumption and where multiple user groups are allocated a sports field, the cost will be portioned based on each use group's actual use. If the utility account is in the user group's name, no additional fee will be applied.

The fee will be reviewed yearly for changes in usage, consumption and CPI increases.



2.14 Bonds

Bonds will be applied as per the Sporting Facilities Allocations Policy. Bond amounts are determined based on a fair and reasonable amount as determined by Council Officers, and are included within Council's Annual Budget.

3.0 SCOPE OF POLICY

This policy relates to all outdoor active spaces excluding pavilions and other built facilities within the City of Manningham. Fees and Charges for built facilities are covered in the Community Facilities Access and Concession Policy.

The fees and charges do not consider a 'whole of service' cost or consider investment into capital works, rather they consider the investment into maintenance only.

4.0 **RESPONSIBILITY**

This policy is the responsibility of the Coordinator Recreation and Leisure.

5.0 **DEFINITIONS**

Definitions Terms within the Policy requiring definition or explanation are:

Annual Allocation	The use of a sports field for a 12 month period between 1 October and 30 September.
Casual Hire	Sports field bookings required for 'once off use' or short term bookings e.g. preseason and finals training, finals matches and school use.
Commercial	An organisation, including incorporated body, co-operative society, partnership or sole trader conducting activities for the purposes of deriving a financial return to the proprietors or shareholders.
Community	An organisation that does not earn profits, and any monies used are to pursue the organisation's objective.
Competition	Competition includes any teams who pay registration fees and participate in a competition whether this is run by a Sporting Association or a community club. If the sports field



	is booked and allocated for this purpose, team fees will apply.
Council Facility	Council owned and/or managed property.
District Facility	Facilities that cater for senior and junior training and competition for higher participated sports (e.g.,football and cricket and soccer). These facilities are generally a user group's primary venue and attract mainly Manningham residents. It is however acknowledged that participants outside of the municipality will use these facilities.
Health and Wellbeing	Health is a state of complete physical, mental and social wellbeing and not merely the absence of disease and infirmity. Our health and wellbeing can be enhanced by participation in activities which contribute to our physical and mental health as well as enhance our connection to our community.
Junior Sport Development Programs	Junior Sport Development Programs are designed to introduce children aged approximately 5-11 to the rules and skills involved in a range of sports prior to participation in formal competition. These programs are run by not-for-profit organisations and not commercial organisations.
Lease	Exclusive occupancy of a facility by a user group e.g., hockey pitches, club tennis courts and bowling greens etc.
License	A license is a form of permission to enter and use land or land/facility for an agreed purpose for a stated period. The licensee does not have exclusive use of the land allowing Council to allocate other user groups or allow general public to use the facility at other times.
Local Facility	Facilities that primarily cater for junior and low-level senior training and competition. These facilities are typically a user group's secondary venue and can also be public access facilities (such as public tennis courts).
Municipal Facility	Facilities that cater for mainly Manningham residents and that accommodate sports and recreation activities that generally have a lower total participation rate (e.g., baseball etc.). Only one facility is required across the municipality for relevant sport and recreation activities, which generally cater for senior and junior training and competition.
Outdoor Active Space	The field of play for various sporting activities (i.e., football oval, soccer pitch, netball court, aero model field, archery field etc.). This excludes any leased sporting facility (e.g., tennis courts, hockey pitch, lawn bowl greens etc.).
Peppercorn Rent	A very low or nominal rent.



Regional Facility	Facilities that have a catchment greater than the Manningham community. Typically, these facilities cater for regional and state level competition
Seasonal Allocation	An allocation granting a user group use of a sports field for the duration of a season. Summer season 1 October – 31 March Winter season 1 April – 30 September
School Facility	Facilities that are not owned by Council however have a Joint Usage Agreement in place.
School Pathways Programs	School Pathway Programs are designed to introduce children from primary and secondary schools to the rules and skills involved in a range of sports. This includes carnivals being run involving multiple schools.
User	The commercial or community organisation or individual specified in the User Agreement Form and where it is consistent with the context, includes the User's members, employees, agents, invitees and persons the Users allows in the facility.

6.0 RELATED POLICIES

Council Plans, Strategies and Policies

- Council Plan 2021-25
- Healthy City Strategy 2021-25
- Active for Life Recreation Strategy 2010-25 (2019 Review)
- Outdoor Sports Infrastructure Policy
- Sporting Facilities Allocation Policy
- Community Facilities Access and Concession Policy

A Gender Impact Assessment (GIA) has been conducted in the development of this policy. The outcomes of the GIA have influenced the policy direction with regard to the fee model developed and the subsidies to be applied.

7.0 SUPPORTING PROCEDURES

• Sporting Facilities Allocations Procedure

8.0 ACTION PLANS

• No Action Plan applies to this Policy.



9.0 GUIDELINES

• No Guidelines apply to this Policy.

10.0 RELATED LEGISLATION

- Gender Equality Act 2020
- Local Government Act 1989

11.0 SUPPORTING RESEARCH AND ANALYSIS

Benchmarking was undertaken with the following surrounding Council's to determine best practice in relation to the fees and charges applied for the use of outdoor active spaces:

- Whitehorse
- Boroondara
- Nillumbik
- Maroondah

12.0 DOCUMENT HISTORY

Policy Title:	Pricing Policy for Use of Council Active Open Space	
Responsible Officer:	Robert Morton	
Resp. Officer Position:	Coordinator Recreation	
Next Review Date:	ТВА	
To be included on website?	Yes	

Last Updated	Meeting type? - Council or EMT	Meeting Date	Item N°