

**CITY OF MARION  
GENERAL COUNCIL MEETING  
8 AUGUST 2017**

**Originating Officer:** Adrian Skull, Chief Executive Officer

**General Manager:** Abby Dickson, General Manager City Development

**Subject:** Commercial proposal for a recreational facility development

**Report Reference:** GC080817F01

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If the Council so determines, this matter may be considered in confidence under Section 90(2) and (3)(d) of the Local Government Act 1999 on the grounds that it relates to commercial information of a confidential nature the disclosure of which could reasonably be expected to prejudice the commercial position of the person who supplied the information, or to confer a commercial advantage to a third party.



**Adrian Skull**  
Chief Executive Officer

That pursuant to Section 90(2) and (3)(d) of the *Local Government Act 1999*, the Council orders that all persons present, with the exception of: Adrian Skull Chief Executive Officer, Ray Barnwell Manager Finance, Abby Dickson General Manager City Development, Tony Lines General Manager City Services, Greg Salmon, Manager City Activation, Carol Hampton Manager City Property, Kate McKenzie Manager Corporate Governance, Jaimie Thwaites, Unit Manager Governance and Records and Stephen Campbell (external presenter) be excluded from leaving the meeting as the Council receives and considers information relating to the Commercial Proposal for recreational facility development –, upon the basis it is satisfied that the requirement for the meeting to be conducted in a place open to the public has been outweighed by the need to keep consideration of the matter confidential given the information relating to commercial information of a commercial nature (not being a trade secret) the disclosure of which (i) could reasonably be expected to prejudice the commercial position of a person who supplied the information, or confer a commercial advantage on a third party: and (ii) would, on balance, be contract to public interest.

## REPORT OBJECTIVES AND EXECUTIVE SUMMARY:

To inform Council on a proposal received from “Ice Rinks Adelaide” to investigate building an ice sports and rock climbing facility in the City of Marion.

**Stephen Campbell** from Ice Rinks Adelaide will present on the organisation’s proposal at the Council meeting, explaining their business case and their ability to finance and deliver significant projects.

## RECOMMENDATIONS

## DUE DATES

### That Council:

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|---|---------------|
| 1. Authorises the Chief Executive Officer to proceed with an investigation into the feasibility of a southern ice arena in the City of Marion.  | 8 August 2017 |
| 2. Notes a further report will be brought back to Council after further investigations are conducted into the proposal.   | 8 August 2017 |
| 3. In accordance with Section 91(7) and (9) of the Local Government Act 1999 the Council orders that this report, Commercial proposal for a recreational facility development and the minutes arising from this report having been considered in confidence under Section 90(2) and (3)(d) of the Act, except when required to effect or comply with Council’s resolution(s) regarding this matter be kept confidential and not available for public inspection for a period of 12 months from the date of this meeting. This confidentiality order will be reviewed at the General Council meeting in December 2017. | December 2017 |

## BACKGROUND

Ice Rinks Adelaide is currently close to announcing the building of an Ice and Rock Sports facility in Playford Council, expected to create up to 250 jobs during construction and 70 operational jobs.

As part of a major investment in ice sports and rock climbing in Adelaide, (rock climbing is now an Olympic sport) Ice Rinks Adelaide are seeking a southern site similar to the Playford facility fronting a main road that will be used for the following sports:

Ice sports:

- Ice hockey
- Figure skating
- Short track speed skating
- Broomball
- Ringette
- Recreational skating

Additional sports are also possible with placement of large format insulated decking tiles over the ice. These include:

- Box lacrosse
- Inline hockey
- Roller hockey
- Artistic roller skating
- Speed skating
- Recreational skating

Rock climbing sports would also be possible:

- Lead climbing
- Speed climbing
- Bouldering
- Recreational climbing

### **ANALYSIS:**

The City of Marion is considered to be ideally located to be the home of a southern ice arena, should a suitable site be found. It would service the south, west and east of metropolitan Adelaide and ideally would support two ice pads.

The State Government has acknowledged the need for modern ice sports and rock climbing infrastructure (Thebarton Ice Arena is dated and requires significant work to bring it up to standard). The approach being taken by Ice Rinks Adelaide has been to work in close cooperation with both State and Local Government which enables the gaining of significant private investment into community and sporting infrastructure. Very low levels of investment from local and state government are required.

The City of Playford has actively supported the plans for the Playford Arena and Ice Rinks Adelaide have joined with State Government to leverage the necessary assistance from government to make the development viable and sustainable in the long term. The developers would like to engage with the City of Marion in a similar arrangement to make their hopes of Southern and Northern ice and rock climbing facilities a reality.

### **Detailed Proposal**

Should Council be interested in further investigating this proposal the following information will be sought and brought back to Council for further consideration:

- Suitability of site options within the City of Marion
- Approval processes requirements
- Consultation requirements should future development occur on community land
- Contributions sought by Council and State Government which may include land, long term lease arrangements etc
- A full business case provided by ICE Rinks Adelaide detailing the viability of the facility
- Due diligence checks on Rinks Adelaide
- Independent review of business case/proposal
- Project delivery roles and responsibilities

**CONCLUSION:**

Direction is sought from Council on whether it wishes Administration to pursue investigations into this proposal and bring a further report back to Council for consideration.