

13.4 Koolbardi Park Gates

Location	Lathlain
Reporting officer	Coordinator Project Support
Responsible officer	Chief Operations Officer
Voting requirement	Simple majority
Attachments	Nil

Recommendation

That Council:

1. Notes the investigations undertaken.
2. Does not approve of the installation of self-locking, time-controlled gates at Koolbardi Park at this time.

Purpose

To provide the Council with information on alternative options for locking gates to the basketball courts at Koolbardi Park.

In brief

- At the Ordinary Council Meeting on 16 November 2021, the Council resolved:
That Council:
 1. Receives the results of investigations into the provision of self-locking, time-controlled gates for Koolbardi Park.
 2. Requests the Chief Executive Officer to present a report to Council by March 2022 inclusive of further investigation outcomes.

Background

1. The Council requested staff undertake investigations into self-locking, time-controlled gates for the courts. Officers have been able to obtain only one quotation from a supplier. The supplier has liaised with several other suppliers and has provided the Town with a quotation. It has been difficult to obtain quotations as not one supplier can do all the required work to install the self-locking, time-controlled gates.
2. The issue of noise from the courts has been ongoing since they opened in December 2020. Our security firm has locked the gates to minimise disruption to neighbouring properties.
3. As a trial, the gates were left unlocked between 18 January and 30 January 2022 and monitored through CCTV (Closed Circuit TV). During this two-week period there was no anti-social behaviour. The courts were only used by tennis players and, at times, small children on bicycles. The Town received no complaints of noise or anti-social behaviour during this time. It was decided that the gates would remain open pending the outcome of the future of the basketball facilities.
4. Officers are currently seeking quotations from consultants regarding installing acoustic noise barriers and/or modifications to the court surface and further noise testing.

Strategic alignment

Civic Leadership	
Strategic outcome	Intended public value outcome or impact
CL03 - Well thought out and managed projects that are delivered successfully.	Ensure that any modifications to the gates at Koolbardi Park are well thought out and will resolve the current issues
CL06 - Finances are managed appropriately, sustainably and transparently for the benefit of the community.	To make available timely and relevant information to all Council to make informed decisions for the future

Engagement

Internal engagement	
Blueforce	Seeking quotation on self-locking system

Legal compliance

Not applicable.

Risk management consideration

Risk impact category	Risk event description	Consequence rating	Likelihood rating	Overall risk level score	Council's risk appetite	Risk treatment option and rationale for actions
Financial	N/A					
Environmental	N/A					
Health and safety	Residents' quality of life will be impacted by ongoing issues	Insignificant	Possible	Low	Low	TREAT the risk by implementing appropriate noise attenuating options
Infrastructure/ ICT systems/ utilities	N/A					
Legislative compliance	N/A					
Reputation	Negative media	Moderate	Possible	Medium	Low	TREAT the risk by investigating

		options and informing residents of outcomes of investigations following Council consideration
Service delivery	N/A	

Financial implications

Current budget impact	There are no funds available within the 2021/2022 budget to install the self-locking, time-controlled gates.
Future budget impact	Not applicable

Analysis

5. Blueforce has submitted a quotation for the installation of the self-locking, time-controlled gates to the amount of \$31,421.50 (inc gst). This includes:
 - a. installing new gates with auto closers and electric locking configured to automatically secure at the programmed time each day
 - b. utilisation of horizontal boring services (i.e. to go under the court surface to minimise damage) and installation of a security controller in the toilet block to obtain 240VAC power
 - c. a 4G monitoring link, including the first 12 months of monitoring, so that we will be alerted if a gate is wedged open at the prescribed time – in which case, our security contractor will be alerted to attend site to secure the gates.
6. As the gates will have closers fitted, they should remain closed and lock when programmed. Note, if the court users wedge the gate open, they will not lock on time.
7. If the gates lock as expected, but there are court users still inside, an exit button and emergency release are included to ensure they are not trapped inside.
8. The quotation also outlines some assumptions made which cannot be fully realised until works begin on site. These include:
 - (i) Assumed secure location available for control cabinet;
 - (ii) Assumed 240 VAC power readily available;
 - (iii) Assumed horizontal boring access will be available
9. Blueforce have verbally advised that if only one gate were to be installed, this would reduce the price. The second gate would be redundant, and access would only be via the new self-locking, time-controlled gate.

10. As Council was informed on 22 December 2021, the four basketball hoops and backboards were all removed. This was due to contravention with the Environmental Protection (Noise) Regulations 1997. Users of the facility have still utilised the tennis courts with no issues reported apart from the occasional delay in unlocking the gates.
11. Since the removal of the basketball backboards on 22 December 2021, the Town has received no further complaints from the neighbouring residents. However, the Town has received numerous telephone calls and emails from residents requesting the backboards be reinstated.

Relevant documents

Not applicable.

Further consideration

12. The following information was requested at the Agenda Briefing Forum held 1 March 2022.
13. Provide further information on how many other basketball courts are in the vicinity of Koolbardi Park compared to other parts of the Town.

John Bissett Park is on the corner of Miller Street and Beatty Avenue – 490m. Lathlain Precinct is the public open space opposite the West Coast Eagles oval on McCartney Crescent – 630m. Rayment Park is on the corner of Howick Street and Rayment Street near Lathlain Place – 720m. All three sites have half courts.