

OPEN SPACE FUND POLICY

Policy Type	Council
Responsible Department	Corporate Support
Responsible Officer	Manager Finance and Procurement
Related Policies and Procedures	<ul style="list-style-type: none"> • Open Space Acquisition Checklist • Strategic Property Acquisition Policy • Treasury Management Policy
Community Plan 'Towards 2050' Link	<p>1. Community 1.3 We support and encourage all people to be healthy, active, and socially connected.</p> <p>4. Places and Spaces 4.1 We invest in, revitalise, and expand our open spaces, recreation facilities and infrastructure to meet the needs of current and future communities and climates.</p>
Date Originally Adopted	28 August 2023
Last Review Date	26 May 2025
Next Review Date	May 2028
ECM Document No.	9107441

1. PREAMBLE

- 1.1.** The City of Unley has limited usable green open space. Currently, our usable green open space is less than 8m² per individual when compared to the World Health Organisation recommended minimum of 9m². If the total usable green open space does not increase, it is expected that this will become worse as the population of the City increases due to urban infill.
- 1.2.** Open spaces are important public places where people can relax, exercise, play, and enjoy the natural environment. Research indicates that open spaces are important for the overall health and wellbeing of people and can help communities build resilience to the impacts of climate change.

2. SCOPE

- 2.1. This policy supports the maintenance of an Open Space Fund for the purpose of acquiring land assets within the City of Unley, to convert into usable green open space.

3. PURPOSE/OBJECTIVES

- 3.1. The objective of this policy is to ensure that a percentage of the increase in general rates revenue from new developments and capital improvements (growth) is allocated to the Open Space Fund each year.
- 3.2. The purpose is to:
- 3.2.1. Provide a mechanism to fund (part or all) of the purchase of land assets to increase the amount of usable green open space for community use across the Council area, and
- 3.2.2. Provide guidance on the application of the Fund.

4. DEFINITIONS

<u>Term</u>	<u>Definition</u>
Community Land	Is defined in the <i>Local Government Act 1999</i> as 'all local government land (except roads) that is owned by a council or is under the council's care, control and management.
Green Open Space	Refers to publicly accessible land that is predominantly covered by natural elements such as grass, trees, gardens and other vegetation.
Growth	The increase in general rates income from new developments and capital improvements.
Valuer General	The State's independent authority on property valuations and oversees all significant government property valuations and council rating valuations.
Open Space Fund	A dedicated financial reserve established by the City of Unley to support the acquisition of green open spaces.
Property	A parcel of land and everything that is permanently attached to the land, and which has a land use code that aligns to a differential rating category endorsed by Council.
Rating Period	The period of time to which the annual declaration of rates applies to. Aligning with a financial year, the period is July through to June.
The Fund	Refer to 'Open Space Fund' above.
World Health Organisation	A specialised agency of the United Nations responsible for international public health.

5. ROLES AND RESPONSIBILITIES

<u>Role</u>	<u>Responsibilities</u>
Elected Members	<ul style="list-style-type: none">• Responsible for the approval and adoption of this Policy• Responsible for decision making in relation to the application of this Policy.• Must comply with the requirements of this Policy

Manager Finance and Procurement	<ul style="list-style-type: none"> Responsible for the administration of this Policy on behalf of Council.
All Employees	<ul style="list-style-type: none"> Must comply with the requirements of this Policy

6. STATEMENT

6.1. Creation of the Open Space Fund

- 6.1.1. The designated reserve account recording and accumulating under this Policy shall be designated as the Open Space Fund.
- 6.1.2. The Open Space Fund is to be utilised for the acquisition of land assets to increase the amount of usable green open space within the City of Unley for the community.

6.2. Contributions to the Open Space Fund

- 6.2.1. For each rating period, all rates revenue received from the growth in new developments and capital improvements to existing properties (growth) above 0.5%, as confirmed by the Valuer General in June each year, will be allocated to the Open Space Fund.
- 6.2.2. The allocation in 6.2.1. will be cumulative each year.
- 6.2.3. The annual allocation to the Fund, along with the accumulated value of the Fund, will be included in the final Annual Business Plan and Budget for adoption each year.
- 6.2.4. The forecast impact on Council's financial stability and treasury management will be assessed and considered by Council as part of the adoption of the Annual Business Plan and Budget each year.
- 6.2.5. During the development of the Annual Business Plan and Budget, Council may decide to pause the allocation of growth to the Open Space Fund for a period of no more than two consecutive years.
- 6.2.6. At any time, Council can determine the Open Space Fund to cease and the balance of the Fund be returned to the accumulated surplus, by way of a formal resolution.
- 6.2.7. Additional funds (for example from the sale of Council land or other assets) may be allocated to the Fund at any time if Council resolves to do so by way of a formal resolution.

6.3. Application of The Fund

- 6.3.1. The Fund is for the purchase of usable green open space where a property satisfies at least one of the following criteria:
 - 6.3.1.1. The purchase will enable the creation of new open space at least 400sqm in size in areas of the City that:
 - Currently do not have easy access to usable green open space, and/or
 - Are planned for future growth and increased demand for usable green open space.
 - 6.3.1.2. The purchase will increase the usable area of existing green open space within the City.

- 6.3.2. The property ideally should be converted into usable green open space within three years of acquisition.

6.4. Community Land

- 6.4.1. Any purchase of property utilising the Open Space Fund is assumed to be classified as Community Land.
- 6.4.2. In the event that the land should not be classified as Community Land, the recommendation to Council to purchase must list this separately as a condition, and the supporting justification.

7. DELEGATIONS

- 7.1. Not applicable.

8. LEGISLATION

- *Local Government Act 1999*

9. AVAILABILITY OF POLICY

- 9.1. The Policy is available for public inspection during normal office hours at:

The Civic Centre,
181 Unley Road, Unley SA 5061.

A copy may be purchased for a fee as determined annually by Council.

It is also available for viewing, download and printing free of charge from the Council's website www.unley.sa.gov.au.

10. DOCUMENT HISTORY

Date	Version No.	Comment
28 August 2023	Version 1	C1110/23
26 May 2025	Version 2	C1563/25