

# MONASH SPORTS FLOODLIGHTING POLICY

## POLICY OVERVIEW:

This Policy outlines the responsibilities of tenant sporting clubs and Monash Council for the installation, maintenance and usage of floodlights on sportsgrounds and Active Playing Surfaces in Monash.

<b>RESPONSIBILITIES:</b>	Manager, Active Monash
<b>REVIEW:</b>	The Chief Executive Officer will review this policy as required and in accordance with any legislative changes and/or requirements.

<b>POLICY VERSION:</b>	Version 1.3
<b>POLICY DATE:</b>	<b>23 FEB 2021</b>
<b>REVIEW DATE:</b>	Every 5 years

<b>SUPERSEDED POLICY:</b>	Relevant sections from Active Monash Facility Hierarchy
<b>POLICY DATE:</b>	February 2018

<b>APPROVED BY:</b>	Chief Executive Officer
<b>DATE:</b>	
<b>SIGNATURE:</b>	

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# **1 DEFINITIONS**

## **(a) Active Playing Surfaces**

Outdoor playing surfaces including synthetic sportsgrounds usually dedicated to sporting codes such as tennis, bowls, football (soccer), netball and hockey.

## **(b) Community Level Floodlighting Standard for training**

The standard level of floodlighting (lux) that will be provided by the City of Monash for a particular sport code and/or sportsground or playing surface.

## **(c) Floodlight**

A lamp designed specifically for floodlighting sportsgrounds or active playing surfaces.

## **(d) Illuminance (Lux)**

The total amount of visible light illuminating a point on a surface from all directions above the surface. The standard unit for illuminance is Lux (lx). For a lamp it normally refers to the light emitted irrespective of the directions in which it is distributed.

## **(e) Leased Club**

Has the right to exclusive occupancy of a defined area ("Leased Area") as set out in the Lease, which may include the whole or part of a Council building and/or land, usually in return for payment of rental, outgoings and agreed maintenance responsibilities by the Club.

## **(f) Licensed Club**

Licence is an agreement where the owner grants the Licensee the non-exclusive right to occupy a defined area ("Licensed Area") as set out in the Licence, which may include the whole or part of a Council building and/or land, usually in return for payment of a licence fee, outgoings and agreed maintenance responsibilities

A licensed club is one which holds a licence agreement with Council for the use of a community sporting facility. Typically, these are the agreements in place for clubs who play seasonal sports, such as Australian Rules, football (soccer), or rugby. Clubs that operate under a licence agreement are not considered to have exclusive use for their facilities.

## **(g) Light-emitting Diode (LED)**

LED sports lighting is relatively modern infrastructure compared with Metal Halide Lamp systems and typically comes at a greater capital cost. However, LED lighting has the capacity to reduce lighting maintenance and operational costs, as well as increasing on lighting life span and improving lighting uniformity.

## **(h) Sportsgrounds (natural turf)**

Outdoor sportsgrounds used for organised sport and community use. Generally located in sports reserves and include football and cricket ovals, football pitches, baseball and softball diamonds.

## **(i) Tenant Club**

A leased or licensed club holding an agreement with Council for use of a community sporting venue.

## **2 PURPOSE**

This Policy outlines the responsibilities of tenant sporting clubs and Monash Council for the installation, maintenance and usage of floodlights on sportsgrounds and active playing surfaces in Monash.

## **3 CONTEXT**

Sport in Monash is played across 50 sportsground venues and 138 outdoor active playing surfaces.

Prior to the introduction of this policy, sports clubs were responsible for a minimum 20% of the total cost to install new floodlighting and 100% of the cost beyond minimum lighting levels required for training. Clubs were also responsible for the maintenance and repair of all floodlighting.

In recognition of the capacity of sports clubs to meet their financial obligation and potential for exposure to risk, this policy seeks to confirm club and Council responsibility for floodlighting installation, maintenance and usage.

The policy seeks to introduce a fair, equitable and transparent system to manage sportsground and active playing surface floodlighting across Monash and recognises the difference between clubs with leases and licences. The policy places greater responsibility on clubs with leases to contribute and maintain sports floodlighting on the basis they have an increased capacity to generate revenue through sub-letting and receive exclusive access to the asset.

## **4 SCOPE OF POLICY**

The Policy applies to:

- sports clubs accessing Sportsgrounds and Active Playing Surfaces with floodlighting.

The Policy does not apply to:

- Indoor sports lighting, public lighting, security lighting, car park lighting or other types of lighting

## **5 POLICY IMPLEMENTATION**

### **5.1 INSTALLATION**

#### **5.1.1 Licensed Clubs**

No club contribution is required toward the cost of installation of floodlighting up to minimum lighting levels required for training.

Tenant clubs will be responsible for 100% of the cost (excluding Council supervision and project management charges) to install lighting above minimum lighting levels for training.

In the event that a power upgrade is required to upgrade lighting facilities to minimum standards, Council will fully fund the costs associated with this work.

Club or government contributions may be sought and influence the timing of delivery.

### **5.1.2 Leased Clubs**

For lighting installations or upgrades that meet minimum lighting levels required for training clubs that operate at a leased venue will be required to contribute 50% of funding towards these projects including Council supervision and project management charges.

Leased clubs will be responsible for 100% of the cost (including 50% of the relevant Council supervision and project management charges) to install lighting above minimum lighting levels for training.

In the event that a power upgrade is required to upgrade lighting facilities to minimum standards, Council will fully fund the costs associated with this work.

Additional club or government contributions may be sought and influence the timing of delivery.

## **5.2 MAINTENANCE**

### **5.2.1 Licensed Clubs**

Monash Council will oversee and manage the maintenance of all floodlighting on behalf of all licensed clubs reserves including poles, switchboards, control gears, wiring, switching mechanisms, fittings, truck appointments and the replacement of lamps.

Maintenance will generally occur annually before the winter season.

Council will set a levy as part of the annual fees and charges process for licensed clubs. The levy will be set having regard to the cost to supply the service and to the lux level provided. Clubs will be required to pay the floodlighting levy for each venue at which they use floodlighting. At sites allocated to more than one tenant using the floodlights, the levy will be divided among the relevant users proportionally.

A levy will not be charged for a period of 10 years from the date a club previously contributed 20% to the provision of training standard lighting within the past 10 years.

Tenant clubs that use floodlighting pay the power costs for sports ground floodlighting. At sites that are allocated to more than one tenant who use the lights, utility costs for floodlighting will be proportionally allocated and paid between clubs.

### **5.2.2 Leased Clubs**

All maintenance of floodlighting at leased sporting venues will be the responsibility of the sporting club, including 100% of the cost. Prior to any maintenance works being undertaken at leased facilities, clubs must gain approval from Council and validate the proposed maintenance works, as per their lease agreement.

Council will only approve LED lamps for tennis facilities. Certification of the structural capacity of any lighting infrastructure is required for any lamp conversions from metal halide to LED.

### **5.3 USAGE**

Sports floodlighting shall only be used on the days and hours specified in each tenant club's usage agreement and will be limited to:

	<b>Sportsgrounds</b>	<b>Active Playing Surfaces</b>
Monday to Friday	10pm	11pm
Saturday and Sunday	6pm	9pm

\*\*Training and competition must conclude 15 minutes prior to the scheduled usage time.

To accommodate club or competition needs, the hours of use may be extended subject to Council approval.

Night matches under floodlighting will only be permitted at venues where lighting standards can be achieved and the Council approval has been granted. Approval to host night competition will be subject to a Night Match Suitability Checklist.

Use of the floodlights outside of these specified times and without Council consent will be considered a breach of the usage agreement.

### **5.4 SPORTS LIGHTING STANDARDS**

According to Australian Standards for Sports Lighting (AS2560.2.3 footnote e), Ball and Physical Training for Soccer, AFL, Rugby League and Rugby Union can occur under 50lux. For the purposes of this policy, the recommended minimum lux level for local training and game simulation is 100lux.

A summary of Sports Lighting Standards is included in Appendix A.

## 5.5 SUMMARY OF CLUB OBLIGATIONS

**Table 2 – Summary of sports lighting financial obligations for clubs**

Item	Licensed Club Contribution	Leased Club Contribution
Sports floodlighting to training standard (new installation or upgrade)	Nil	50%
Power upgrade to site	Nil	Nil
Difference of cost between training and competition lighting standards	100%	100%
Council supervision and project Management costs	Nil	50%
Sports floodlighting maintenance costs, including cost of replacement lamps	Nil (Covered by sports lighting levy)	100%
Operational costs during term of occupation (power bills)	100%	100%

## 5.6 PROPERTY OF COUNCIL

Sports floodlighting infrastructure and equipment on Council land will become and remain the property of Council and cannot be removed by clubs in part or full, regardless of whether they have made a capital contribution or not.

## 5.7 COMMUNITY CONSULTATION

Community consultation is required to be undertaken prior to any sports lighting installations. Town Planning approval may also be required. For sports lighting projects that have a significant impact on residential amenity, a Council report requesting formal Council approval may be required.

## 5.8 COMMUNITY ACCESS

As a condition of use, Council may require clubs to facilitate community access to sportsgrounds on non-training evenings to enable activation of casual and informal community recreation, especially throughout winter months.

This may be organised on a case-by-case basis, with a focus on providing evening access to floodlit sites in built up areas with little open space.

## **5.9 AUDITS**

Council will undertake regular sports floodlighting audits to obtain lux level readings at all floodlit sporting facilities (approximately every three years) and structural and wiring assessments every five years. Council will fund all audits.

In the event that a governing body or competition requires the certification of lighting levels more frequently than this, Council will re-coup 100% of the costs incurred by this process from the relevant sporting body or participating club.

## APPENDIX A – SUMMARY OF SPORTS LIGHTING STANDARDS

<b>Sporting Code</b>	<b>Local club training or social play</b>	<b>Local club competition</b>	<b>Semi-professional club training</b>	<b>Semi-professional club competition</b>
Football (Soccer)	100 lux	100 lux	100 lux	200 lux
Australian Rules	100 lux	150 lux	100 lux	200 lux
Rugby League	100 lux	100 lux	100 lux	200 lux
Rugby Union	100 lux	100 lux	100 lux	200 lux
Cricket	100 lux	300 lux	300 lux	500 lux
Baseball	250 lux	250 lux	250 lux	750 lux
Softball	250 lux	250 lux	250 lux	650 lux
Outdoor Netball (if leased facility)	100 lux	100 lux	100 lux	200 lux
Hockey	250 lux	250 lux	250 lux	500 lux
Tennis	350 lux	350 lux	350 lux	350 lux
Lawn Bowls	100 lux	100 lux	100 lux	100 lux