

Former Pinjarra Courthouse

Expressions of Interest to Use or Lease
Closing date 30 June 2018

Prepared by Shire of Murray
28/5/2018

Former Pinjarra Courthouse

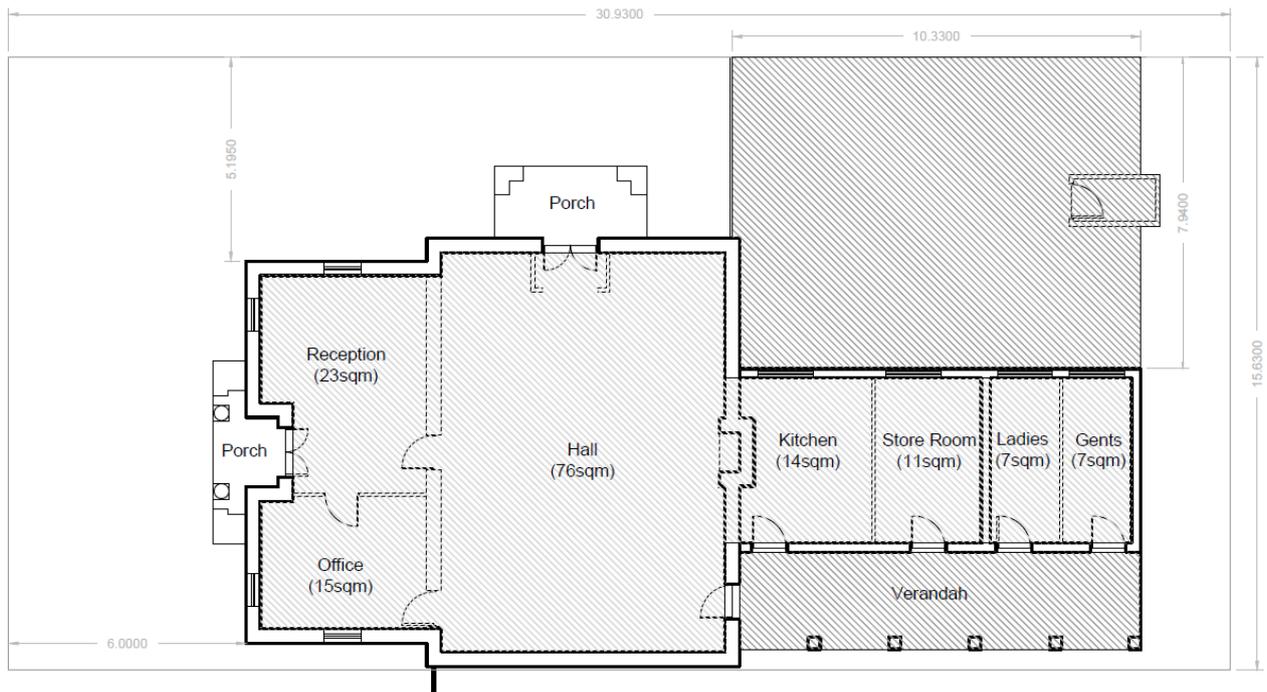
Expressions of Interest to Use or Lease

Expressions of interest are sought from interested individuals, community groups, arts and craft groups or business operators for the use or lease of this unique site in central Pinjarra. The site is prominently positioned in the main street of the bustling and fast growing town of Pinjarra, opposite the Pinjarra Junction Shopping Centre and close to the Murray River Square and foreshore.

Property Details

Address:	Portion Lot 388 (22) George Street, Pinjarra
Certificate of Title:	Lot 388 on Plan 37170, Certificate of Title Volume 3131 Folio 490
Zoning:	Urban Zone under Peel Region Scheme Town Centre Zone under Shire of Murray Local Planning Scheme No. 4
Heritage:	Entered in the permanent register of the Heritage Council of WA Included in the Shire of Murray Local Planning Scheme Heritage List
Area/Building:	Former Pinjarra Courthouse building and enclosed rear courtyard Three main rooms total 114m ² , plus separate kitchen, storage and toilets Overall lease area 271m ²
Suitable uses:	Community, cultural or business uses
Parking:	Nearby streetside and public parking only





Location



Pinjarra is the major regional town within the Shire of Murray, in the heart of the Peel Region. It is less than an hour's drive from Perth city and minutes away from the coastal city of Mandurah.

Pinjarra is one of the oldest towns in Western Australia — set in a popular day trip destination area with substantial urban growth projections.

The main street of Pinjarra forms part of the South Western Highway, a key road linking Perth with the regional city of Bunbury and the state's popular South West region. The site is prominently positioned in the central part of the main street, opposite the Pinjarra Junction Shopping Centre and close to the Murray River Square and the Murray River foreshore.

Pinjarra is currently the focus of significant revitalisation efforts and will benefit over the next few years from substantial planned public investment in streetscapes, community buildings, public spaces and the river foreshore, all aimed at enhancing the popularity and attractiveness of the town.



Expressions of interest now open

Expressions of interest are invited to use or lease the property for community, cultural or business purposes.

The Shire is ideally seeking an outcome that will activate the property and adjoining streetscape and one that makes the inside of the building accessible to the community.

Proponents will need to demonstrate that the use of the building will be of social and cultural benefit to the community

The rent if applicable will be negotiated in accordance with section 3.58 of the Local Government Act 1995.

The term of the occupation or lease, annual rent and other details will be considered as part of the selection process.

The proponent will be responsible for all costs associated with the due diligence for their proposal, including any statutory approvals, if necessary.

How to apply

Submissions containing the following details should be lodged with the Shire by **30 June 2018**:

- The name and contact details of the proponent
- Profile of the proponent organisation and an outline of previous relevant experience
- An explanation of the proposed use including:
 - Intended programs or activities
 - Hours and days of operation
 - Explanation of the social or cultural benefit the proposal will bring to the community
 - Extent that the community will be able to access the building
 - Any proposed fitout requirements or other alterations to the property
- Proposed term of the lease/occupation
- Proposed rent per annum

Short listed proponents may be asked to provide additional information and to present in person to the selection panel.

It is anticipated that the selection process would conclude within approximately 8 weeks of the closing date for submissions given the advertising requirements of the Local Government Act.

The property can be viewed by appointment by contacting the Shire of Murray.

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For more information contact:

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Disclaimer

The information contained herein is provided for guidance purposes only. Whilst all care has been taken to ensure the accuracy of the information provided no responsibility is accepted by the Shire of Murray, or its agents or any person employed or engaged by them for the accuracy or completeness of such information and prospective bidders are advised to make their own enquiries and to satisfy themselves in all respects.