



GROTE
Business Precinct

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Minutes

Grote Business Precinct AGM 2019

Wednesday 21 August @ 6pm – 8pm

held at U-City Level 3 Community Space, cnr Franklin & Pitt Street Adelaide

- Welcome** by President GBP Charlene Ackland, The Honourable Lord Mayor, Sandy Verschoor Councillors, members, ACC representatives, friends
- Apologies** (see separate list)
- Welcome to U-City** by project manager Gary Neave. Gary spoke of the 5 year journey to the completion of U-City, currently SA's highest scoring green building. GBP President thanked Gary for his contribution to the GBP committee and welcomed his replacement, Executive Business Manager Ravinder Singh to the committee. Gary then introduced restaurant owner Luigi from Luigi's Deli on Flinders Street who plans to open a new eatery on the ground level in October.
- Acceptance of 2018 AGM Minutes.** Accepted by Kat Lister and seconded by Cathy Chong.
- Financial Report** presented by Chair of Finance Eileen Fagioli . (see separate report). Accepted by Sam Dickinson, seconded by Cathy Chong.
- President's Report.** (see separate report) President thanked committee members and coordinator for their service to GBP in the past year. Report accepted by Bill Marles, seconded by Cathy Chong.
- Certificates of Service** were presented to long servicing founding member Richard Armour by Charlene Ackland on behalf of GBP and Cllr Arman Abrahamzadeh OAM on behalf of the City of Adelaide.
- Committee Positions** President declared all Committee Positions Vacant. Coordinator Yvonne Merendi chaired the meeting reading nominations as per below.

David Buenfeld	(Belle Property Commercial Adelaide)
Rita Franzl	(Ethnic Broadcasters Inc)
Richard Armour	Alex Mandry)
Peter Veld	(Kwik Kopy)
Charlene Ackland	(Quest on Franklin)
Elizabeth Marks	(Marksman Training)
Craig Wilkins	(Conservation SA)
Cos Matteo	(Holidays of Australia)
Ravinder Singh	(Uniting Communities)
Alex/Ivan Oulianoff	(Central Market Traders Association)

Rupert Hallam (Hilton Adelaide)
Samuel Dickinson (City Brief)
Eileen Fagioli (Katron Creative)

No other nominations were received from the floor. All 13 nominations were elected. The meeting was then handed back to the President.

9. Any other Business Damian Peterson from the Hotel Metropolitan raised the question, “What is happening to Pitt Street?” The Metropolitan has concerns that Council funding for the Riverbank to Market project is no longer available. He went on to say, with the best green building and theatre in the State about to open, he is disappointed that Pitt Street will not be ready anytime soon. Sue McKenzie responded. Pitt Street is still in the design stage and no further information can be released at this time. Sue is happy to send through updates as they come to hand.

10. Update on Her Majesty’s Theatre – Adelaide Festival Centre Ruth Sibley thanked everyone for their patience as the build is in the final stages of completion. AFC hope to announce an opening musical around the middle of next year. Robyn Brown said Her Majesty’s named seat campaign has just been launched. There is still half a million collars to be raised.

11. Update on Pitt Street (see item 9)

12. Close of Meeting. GBP President gave thanks to speakers, sponsors and supporters, City of Adelaide, 90 Mile Wines, Kwik Kopy, Katron Creative. Attendees were invited to stay for networking and light refreshments till 8pm thanks to U City.

GBP AGM 2019 List of Attendees/ Apologies

Apologies

Rachael Sanderson	MP
Deputy Lord Mayor –	Houssan Abiad
Peter Veld	Committee
Craig Wilkins	Committee
Cos Matteo	Committee
Rita Franzl	Committee
Rupert Hallam	Committee
Mark Roe	Fusetec
Claire Flenley	Eynesbury College
Roz Laidlaw	Essential Talent
Clare Nocka	St Mary's College
Martin Ding	Bendigo Bank
Ravinder Singh	U City
Kym Green	5EBI

RSVP Attending

The Right Honorable the Lord Mayor	Sandy Verschoor
Cr Abrahamzadeh	City of Adelaide
Cr Franz Knoll	City of Adelaide
Cr Alexander Hyde	City of Adelaide
Ruth Sibley	Adelaide Festival Centre
Robyn Brown	Adelaide Festival Centre
Luigi	U City Restaurant -
Sue McKenzie	City of Adelaide
Mark Goldstone	CEO City of Adelaide
Richard Armour	Committee
David Buenfeld	Committee
Eileen Fagioli	Committee
Charlene Ackland	Committee
Elizabeth Marks	Committee
Gary Neave	Committee
Sam Dickinson	Committee
Ivan Oulianoff	Committee
Alex Oulianoff	Committee
Bill & Michele & Brittany Marles	Katron Creative - marketquarter
Jenny & Scott	Market Cottage
Kat Lister	Katron Creative
Cathy Chong	Rotary Club Adelaide West/Chinese Welfare
Sam Taylor	Glausaus
Damian Peterson	Hotel Metropolitan
Yvonne Merendi	GBP coordinator

GBP President's Report 2019

The last 12 months has seen some changes to our committee & Precinct. Former committee member Franz Knoll secured a role as Adelaide City Councillor, active member Peer Norsell from the Hilton Hotel relocated after 6 years to South Korea and long serving member Terry Peacock resigned from the committee.

Sadly, La Boheme, Liquid Hair and Bendigo Bank have closed in our precinct however new businesses such as Wild Nectre and Baby Bay have moved into the surrounding areas. We still have a number of sizable vacancies throughout the precinct and foresee the following year to be challenging with uncertainty around the Market Arcade redevelopment – with some companies choosing not to renew their lease or sell their business. The latest change was announced last week – Comida is moving out of the markets & into Grenfell Street. It was reported the decision was largely due to the uncertainty of the Central Market Arcade Development and allowing a commercial tenancy like Chemist Warehouse take up occupancy.

Last year we embarked on a new Christmas promotion distributing 2,500 lollipops with 70 instant prizes from our local traders. Due to its success, we're pleased to say we've secured funding for 2019 to repeat the promotion.

In February we saw in the Lunar New Year with the unveiling of the 'Year of the Pig' artwork at the entrance to Chinatown. The event was well attended with honorary guests Deputy Lord Mayor Cr Houssam Abiad, Federal Minister for Trade and Tourism Senator Simon Birmingham, Hon. Jing Lee MLC & artist Jake Holmes. Pleased to say the event made channel 7 news twice that day.

Good news stories across the precinct also includes St Mary's College celebrated its 150th birthday & opened its new Veritas Centre, West Franklin apartment complex was completed and welcomed residents in February, the Foodprint Experience won Best Green Business, Quest on Franklin entered the Trip Advisor Hall of Fame – certificate of excellence for the last 5 years.

Still to come this year is the completion of the GPO Tower, another 6 green star rated building with confirmed tenants BHP moving 600 employees from Grenfell Street & Attorney General's Dep. relocating from Pirie Street.

In recent weeks, GBP has provided a letter of support for an application for greening / upgrade of Grote Street, from West Terrace to Morphett Street. We'll also continue to lobby for the East West Bikeway through Franklin Street as many local stakeholders are in supportive of the \$5.5m development which would see widening of footpaths and more street trees.

2020 will see us continue to work through our activity plan for the current financial year and beyond, and I'm most excited about our newly established advisory teams:

- Eco – focusing on environmental sustainability in our precinct
- Marketing – repositioning the branding of Market Quarter both online & in print, creating further alignment with 'Adelaide, A City Designed for Life'
- Strategic Plan – focus group largely around the grant application & how the plan will be implemented
- Christmas Activity – funding grant execution

I would like to thank our committee members, executives and particularly our coordinator Yvonne for her support over the past 12 months. I look forward continuing our initiatives and particularly look forward to seeing how this strategic plan will map the future of the Grote Business Precinct.

Charlene Ackland