City of Kalgoorlie Boulder

Expression of Interest

Café Facilities

Goldfields Oasis

99 Johnston Street

KALGOORLIE-BOULDER

WA 6430

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1. Introduction

The City of Kalgoorlie-Boulder has a rare opportunity for an entrepreneurial hospitality café operator to launch an exciting vibrant café inside the Goldfields Oasis. Whether you want to swim, stay fit or just have a great time, you can do it all at the Goldfields Oasis. Designed with the entire family in mind, the Goldfields Oasis has a range of facilities with something for everyone to enjoy.

The city is calling for Café owners to apply to operate the café under a lease of 2years + 3 years option. The Café is to stock a large range of foods, snacks and beverages.

1.1 About the Locations

The Goldfields Oasis, located at 99 Johnston Street features;

- Indoor and outdoor swimming Pool
- Toddler splash pools
- Indoor and outdoor gym facilities
- Creche
- Indoor basketball, netball and volleyball
- The recreation centre has multifunctional spaces available for individuals, clubs and organisations to hire.
- Personal Training and Group Fitness
- Swim School, lessons run through the year.

2. Site Information

The Goldfields Oasis is a city owned and operated facility, the Café is to serve the public. The Goldfields Oasis is open 7 days a week, including public holidays (Christmas day Closed)

The city wishes to promote healthy snacks, with treats also being welcome.

The Rent is $750.00 Per Calendar Month excluding GST and Outgoings.

3. Submissions

3.1 How to Submit

Respondents will be required to complete the attached Expression of Interest - Response Form and must include all supporting documents by the deadline.

Submissions can be lodged in any of the following manner, provided all documents are received prior to the closing time:

Electronically (preferred) to:	mailbag@ckb.wa.go.au **Subject: Att:** Property Department 2024 Oasis Café Expression of Interest
Delivered by hand (in a sealed envelope) to: Labelled:	577 Hannan Street, Kalgoorlie Property Department 2024 Oasis Café Expression of Interest
By Post to:	PO Box 2042 BOULDER WA 6432 **Labelled:** Property Department 2024 Oasis Café Expression of Interest

3.2 Deadline for Submissions

The deadline for submissions is Sunday 22nd December 2024.

Failure to submit a completed Expression of Interest – Response Form and any supporting documentation by the deadline will result in the application being rejected without consideration.

3.3 Supporting Documents

The required supporting documents are outlined in the Expression of Interest Response Form and listed below:

- Valid copy of Certificate of Public Liability;
- Valid copy of Certificate of Incorporation;
- Product Liability (if applicable);
- Evidence of ABN and GST Registration;
- Most recent copy of reconciled or audited financial statements
- Certificate of Qualification
- Police check

4. Legislation

The Local Government Act 1995 requires that the disposal of any local government property (including by way of lease) is advertised for a minimum period, without having utilised a tender or auction process.

As such, applicants are advised that a minimum advertising period of 14 days is required prior to negotiation with any party with respect to obtaining a lease. Any submissions for this property prior to this time will not be considered.

5. Contact Information

Further information can be obtained by emailing Mailbag@ckb.wa.gov.au addressed to the Property Department.

6. Expression of Interest – Response Form

Property Department
City of Kalgoorlie-Boulder
577 Hannan Street
KALGOORLIE WA 6430

I/We (Registered Entity Name)			
Of (registered street address			
ABN:		ACN:	
Phone:		Fax:	
Email:			

In response to the Expression of Interest Goldfields Oasis Café Lease

I/We formally submit the included and attached information to the City of Kalgoorlie-Boulder

Date:	
Signature:	
Name of authorised signatory:	
Position:	
Email:	
Postal Address:	

Supporting documents to include:
Valid copy of Certificate of Public Liability
Valid copy of Certificate of Incorporation
Product Liability (if applicable)
Evidence of ABN and GST Registration
Most recent copy of reconciled or audited financial statements
Letters of Support
Certificate of Qualification
Police check

Expression of Interest – Response Forms must be submitted with all required supporting documentation by the deadline. Any submissions with missing information and/or documentation at the deadline will not be considered a complete application and will be rejected.