



SHOP TALK

ISSUES AND NEWS AFFECTING THE AUSTRALIAN SHOPPING CENTRE INDUSTRY

SHOPPING CENTRE
COUNCIL OF AUSTRALIA

Thursday 27 March 2014

[Previous Editions](#)

NEWSAGENTS SEEK ACCC APPROVAL FOR COLLECTIVE BARGAINING IN CENTRES

The Australian Newsagents Federation (ANF) is seeking [authorisation](#) by the Australian Competition and Consumer Commission to engage in collective bargaining on behalf of newsagents with a range of 'targets', including shopping centre landlords. The ACCC, in granting authorisation under the *Competition and Consumer Act*, must satisfy itself that the arrangement would result in a public benefit and that this public benefit will outweigh the resulting public detriment arising from any lessening of competition. The Shopping Centre Council, on behalf of members, has [opposed](#) the application and has argued that the ANF has supplied insufficient information to enable the ACCC to properly consider the application. Only around 20% of newsagencies are located in shopping centres and the vast majority of these are located in neighbourhood centres where ownership is quite diverse. The application does not take into consideration the lack of homogeneity among newsagencies and the differences in newsagency business models; the different expiry dates of leases; and the vast differences in rental arrangements and other lease terms and conditions from centre to centre. The SCCA has emphasised it has no objection to the ANF assisting individual members on a case by case basis in their lease negotiations. Our members believe this would be the most useful assistance to newsagents, given the diverse nature of the parties and the wide range of circumstances involving shopping centre leases.

NEW MINORITY LABOR GOVERNMENT MINISTRY IN SOUTH AUSTRALIA

Tom Koutsantonis has been appointed Treasurer and Minister for Small Business while Deputy Premier, John Rau, remains Minister for Planning in the new Ministry [announced](#) yesterday by South Australian Premier, Jay Weatherill.

FEDERAL GOVERNMENT REVOKES THE COMMONWEALTH CLEANING GUIDELINES

The Federal Government has [revoked](#), from 1 July 2014, the *Commonwealth Cleaning Services Guidelines*, which prescribe Clean Start pay rates for government cleaning contracts and effectively limit those contracts to Clean Start signatories. These guidelines were the result of a deal struck between United Voice and the former Labor Government, without consultation with cleaning contractors, so it is no surprise the new Government has revoked them, saving taxpayers an estimated \$5 million pa. This means that cleaning contractors tendering for Federal Government work from 1 July will still be required to comply with all relevant workplace laws, including the *Cleaning Services Award*. This repeal will significantly undermine United Voice's campaign to increase wage rates under the Clean Start agreement (which is mainly for CBD office buildings) by 4% per annum for three years. The Clean Start agreement expired on 30 June 2013 although signatories are obliged to continue to pay the existing wage rates under that agreement ([Shop Talk 6/2/14](#)).

FAIR WORK COMMISSION DECISION ON JUNIOR RATES FOR RETAIL WORKERS

Last week the Fair Work Commission, in the junior rates case, [decided](#) that retailers will now have to pay the full adult rate to all 20-year old retail workers, if they have worked with an employer for longer than 6 months ([Shop Talk 6/6/13](#)). The decision will be phased in in two stages – from July 2014 and then July 2015. This will prove a pyrrhic victory for juniors, however. Inevitably, employers will opt for an older (and usually more experienced) worker and unemployment rates among young people will increase even further. It won't be too long before we are back to where we were in the 1980s when employers were offered taxpayer subsidies in order to employ more younger workers.