

12. REPORTS**12.1 REPORT TITLE: MANAGING GROWTH: UPDATE****DATE OF MEETING: 6 FEBRUARY 2012****FILE NUMBER: 48/030/064****Strategic Plan Ref:**

Goal Area 4 Human Settlements and Transport

Purpose:

To provide an update on the management of growth.

Summary – Key Issues:

1. Significant work on wastewater opportunities and options is progressing;
2. Feedback on the revised Draft Structure Plan and the proposed response is to be considered at the next meeting of the Strategic Planning and Development Policy Committee; and
3. A follow up workshop on economic development is proposed for late February.

Recommendation:

That Council note the update on managing growth.

Background:

1. This item provides an update post the most recent council meeting agenda item.

Discussion:

2. The Mayor has recently written to the Hon John Rau, Deputy Premier and Minister for Planning in accordance with the resolution of the council meeting held on 16 January 2012. A response is awaited.

Wastewater

3. Discussions have been held with SA Water and the developer consortium in relation to the option of council providing wastewater infrastructure to service growth areas in Mount Barker at least as an interim measure.

4. The recent report commissioned by council from consulting engineers GHD highlighted that with upgrading to the membrane filtration, the current council treatment plant in Mount Barker would have capacity to meet anticipated demand for several years.
5. Further work will soon commence to investigate options in this regard including beyond the interim period. This will occur in collaboration with SA Water.
6. SA Water has proposed that council and SA Water enter into a Memorandum of Understanding (MOU) in relation to the provision of wastewater infrastructure to service growth areas in Mount Barker.
7. The MOU would not be legally binding and in simple terms would provide some formality to existing processes.
8. The MOU is expected to be available for consideration at the council meeting to be held on 20 February 2012.
9. SA Water has proposed to establish a single Community Reference Group for wastewater and the augmentation of potable water with working groups to be established, as needed, for specific aspects of either project.
10. Council is being invited to participate on the Group. Discussions with SA Water have indicated that at least two councillors would be welcome. Information is expected to be available at the council meeting to be held on 20 February 2012 to enable determination of which members are to be nominated.
11. Concurrently SA Water is continuing with the Early Contractor Involvement process for the augmentation of potable water and the Expression of Interest (EOI) process for wastewater.
12. Council is being afforded the opportunity to continue to have input to these processes.
13. The Rural City of Murray Bridge (RCMB) is linked to the wastewater EOI process. The RCMB is seeking to collaborate with the DC of Mount Barker and the two respective Regional Development Australia (RDA) bodies in relation to sustainable water supply including use of treated wastewater and stormwater.
14. This has a relationship to the objective of seeing Monarto further expand as a regional employment centre (see below).
15. A joint briefing for the members of the two councils is proposed and is in the process of being scheduled.

Economic Development/Employment Generation

16. Monarto has been identified by both Council and the RCMB as an opportunity for expansion as a regional employment centre.
17. Work on this objective is being undertaken in conjunction with the two respective RDAs.
18. A follow up workshop on the role of council in facilitating economic development in the region is proposed for late February with Mr Stephen Hains to again undertake the role of convenor.

Draft Structure Plan for Mt Barker, Littlehampton and Nairne

19. Work is progressing in the form of a table that shows all of the feedback received on the revised draft.
20. The response to same and what action is proposed will be included.
21. This information is proposed to be presented for consideration at the next meeting of the Strategic Planning and Development Policy Committee scheduled to be held on Monday 13 February 2012.

Funding

22. Council is proceeding to investigate the application of a separate rate that would apply to developers of land.
23. The primary purpose would be to secure funding contributions to required transport infrastructure upgrading from developers that do not make a contribution via the proposed agreement with the State Government being negotiated by the developer consortium.
24. It would also provide an avenue to secure a co-ordinated approach to community and recreational facilities required in the growth area.

State Government

25. Two senior officers from the Department for Planning, Transport and Infrastructure recently toured key sites in the area and were briefed by council staff.
26. The briefing included information that was previously forwarded in September 2011 by the then Acting Mayor to Minister Rau highlighting potential partnership opportunities between Council and the State Government.
27. Constructive discussions occurred and are to be followed up by an initial meeting and further communications.

Community Engagement:

Informing only	Work is continuing on a revised community communication strategy to achieve more effective information provision.
----------------	---

Policy:

Not applicable to this item.

Budget:

Direct budget provision for 2011/12 was originally \$180,000.

Actual and committed expenditure from 1 July 2011 to end January 2012 for infrastructure related implications is \$147,000.

Various other budget lines exist that have a relationship to managing growth which means that there is provision for additional funds in 2011/12 e.g. the Mount Barker Town Centre Strategy budget of \$60,000.

Statutory/Legal:

Implementation of a separate rate option would need to be in accordance with the Local Government Act 1999.

Staff Resource Requirements:

Resource demands continue to be high.

Environmental:

Not applicable to this item.

Social:

Not applicable to this item.

Risk Assessment:

Not applicable to this item.

Asset Management:

Not applicable to this item.

Conclusion:

Relationships with key stakeholders are continuing to be enhanced providing a better basis on which to seek to achieve desired community outcomes from the growth.

Key Contact

Brian Clancey
General Manager
Infrastructure & Projects

Sponsor of Project

Andrew Stuart
CEO

Attachments

Nil