

12. REPORTS**12.1 REPORT TITLE: MINISTERIAL DPA IMPLEMENTATION UPDATE****DATE OF MEETING: 18 JULY 2011****FILE NUMBER: 48/030/064****Strategic Plan Ref:**

Goal Area 4 Human Settlements and Transport

Purpose:

To update council on progress with various initiatives regarding the implementation of the Ministerial Development Plan Amendment (DPA).

Summary – Key Issues:

The process for achieving orderly, managed and sustainable growth now moves into the next phase with significant amounts of work required across a range of areas.

Recommendation:

That Council note the update on the implementation of the Ministerial DPA.

Background:

This agenda item follows on from numerous previous items, the most recent having been considered at the council meeting on 4 July 2011.

Discussion:**Draft Structure Plan**

1. The complete revised draft Structure Plan was considered at the Council's Strategic Planning and Development Policy Committee meeting held on 11 July 2011.
2. The Committee made one change to the Littlehampton, Nairne spatial plan and then authorised the draft Structure Plan being forwarded to the State Government and other key stakeholders.
3. Responsibility for the process has now transferred to the State Government.
4. The Mayor has written to the Hon John Rau MP and the Hon Patrick Conlon MP seeking meetings with each of them to discuss the content and implications of the draft Structure Plan. Actual meeting times are yet to be confirmed.

5. The other key stakeholder is the private sector, being developers and land owners. Pleasingly feedback from development interests continues to indicate a positive approach to pursuing urban place making opportunities with appreciation of the need for community building.

Transport Infrastructure

6. Council is yet to receive any response from the State Government to the principles proposed for transport infrastructure governance arrangements as endorsed at the council meeting held on 2 May 2011.
7. Council has been verbally advised that draft documentation is still being worked on in respect of legally binding arrangements between several developers and the State Government and in relation to proposed governance arrangements.
8. Council has not as yet been provided with any documentation in this respect.
9. Funding remains a key issue (refer below) as does timing, procurement, standards and risk.
10. Discussions are continuing with officers from the Department for Transport, Energy and Infrastructure regarding a range of matters including possible locations for future Park N Rides, provision of public transport services to growth areas, and the section of the connector road proposed between Flaxley and Hawthorn Roads.

Wastewater Infrastructure

11. Discussions are continuing with officers from SA Water.
12. Establishment of a clear process is being worked on currently and is proposed to be the subject of a further council meeting agenda item in the near future.
13. Objectives are intended to include both financial and environmental matters.

Recreation and Sport Infrastructure

14. Council is in the process of preparing a District Wide Recreation Plan. The Recreation Plan will assist Council in determining the future requirements for recreation and sport facilities in the District and provide a framework for supporting an active and integrated community.
15. Ms Sue Suter (Suter Planners) is working with Council to determine the future facility requirements to respond to anticipated population growth as a result of the MDPA.

16. The Recreation Plan is also drawing upon the significant work done in several recent studies Council has undertaken relating to social infrastructure. The piece of work has been developed in concert with the Structure Plan to ensure the planned provision of recreation facilities.
17. A draft of the Recreation Plan is due around late August 2011 at which point it will come to a council meeting for consideration prior to undergoing public consultation before its completion.

Funding

18. Discussions are continuing in relation to possible funding model options that that reflects council's objective of those who benefit from rezoning of land should contribute to the provision of the required infrastructure.

Other

19. There are numerous other matters needing attention including energy, education, employment and community facilities and services.

Community Engagement:

Informing only	Council is continuing to utilise various mechanisms to provide information to the community.
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Policy:

Not applicable to this item.

Budget:

Approved direct operating budget provision for 2011/12 for implementation of the Ministerial DPA is \$180,000. This includes some provision for further concept planning for the council owned land on Bald Hills Road (former Stephenson land). The budget provision is largely to provide capacity for additional resources of a specialist nature.

This does not include council officer time and the associated cost.

Statutory/Legal:

Not applicable to this item.

Staff Resource Requirements:

Very significant resource implications continue.

Environmental:

Various environmental objectives are being pursued e.g. retention of native vegetation corridors.

Social:

Local employment generation and the provision of social infrastructure are both essential.

Risk Assessment:

Risks include:

- The Structure Plan is delayed and/or does not end up becoming part of the State Planning Strategy.
- Adequate infrastructure provision doesn't occur within the required time relative to growth.
- Upgraded or new assets procured by developers are not to the required standards of council.

Asset Management:

Gifted assets from developers and new capital expenditure will see a major increase in council assets over time leading to a significant increase in annual depreciation, maintenance and operating expenditure.

Conclusion:

Forwarding the draft Structure plan to the State Government is a significant milestone and the process for achieving orderly, managed and sustainable growth now moves into the next phase with significant amounts of work required across a range of areas.

Key Contact

Brian Clancey, General Manager, Infrastructure & Projects

Sponsor of Project

Andrew Stuart, Chief Executive Officer

Attachments

Nil