



STATE
PLANNING
COMMISSION

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Strategic
Plan

Planning and development in South Australia are changing

The passage of the *Planning, Development and Infrastructure Act 2016* marked the beginning of the biggest overhaul to South Australia's planning system in over 20 years.

A three-year transition period sees the *Development Act 1993* being replaced by the *Planning, Development and Infrastructure Act 2016*.

The State Planning Commission is South Australia's top planning advisory and development assessment body

The State Planning Commission (the Commission) was established on 1 April 2017 as the state's independent, principal planning body that provides advice and recommendations on the administration of the *Planning, Development and Infrastructure Act 2016*.

It comprises seven members including the Chair and a public sector representative. Each member brings significant experience and expertise across urban design, construction, economics and public policy.

The Commission is heavily involved in guiding the development of the new planning system's components and planning instruments. It has taken over the functions of the former Development Assessment Commission and established the State Commission Assessment Panel to assist in assessing and determining developments. The Commission has also established a Building Committee to provide advice on building related policies. This replaces the Building Advisory Committee and Building Rules Assessment Committee.

Details of the Commission members are available at:
saplanningcommission.sa.gov.au

The Commission reports to the Minister for Planning.

The Department of Planning, Transport and Infrastructure provides the Commission with professional and technical expertise, administrative support and other resources as needed.

This plan covers the establishment phase of the Commission. Whilst efforts will always be on the long term, the actions for the first 12 months will provide the platform for future work.

At the end of this first year we will have established considerable momentum in the reform process, advanced policy reform and have many detailed preparations for the implementation of the Code.

A new plan will be required to deal with the next phase.

The Commission's charter is to act in the best interests of all South Australians, promoting the principles outlined in the Planning, Development and Infrastructure Act 2016.

Our Goals

An acknowledged world-class planning system that is based upon evidence and research through:



Effective stewardship of the state's economic, social and environmental assets.



Conscious creation and renewal of distinctive places.



High levels of public engagement and confidence.



Vision driven policy and practice.

Our Guiding Principles

The State Planning Commission will further the objects of the Act by having regard to the principles of good planning.

A long-term focus that promotes balance between present and future needs and responds to emerging challenges.

- **Activation and liveability** that promote mixed use neighbourhoods, diverse social, cultural and economic activities, high quality housing options and healthy lifestyles.
- **An appreciation of urban renewal** to accommodate future growth, protect areas of rural, landscape or environmental significance and make best use of existing buildings and infrastructure.
- **A focus on sustainability** in the design of cities and towns, promoting sustainable resource use, energy efficiency and reuse and renewal.
- **High quality design** that reflects the local environment and identity, is durable and adaptive, inclusive and accessible and delivers well connected cities and towns.
- **Integrated delivery** to ensure the efficient and effective achievement of planning outcomes and the coordinated development of infrastructure, public spaces and facilities.
- **Investment facilitation** to strengthen the prosperity of the state and foster growth and investment.

Our Objectives

1. Provide impartial advice and leadership on all aspects of planning and development throughout our state and overseeing the ongoing management of the system.
2. Lead the development and implementation of aspects of the new planning system, including:
 - Community Engagement Charter (requirements for engaging the community on proposed changes to planning policy).
 - State Planning Policies (sets out the state's overarching goals and requirements of the planning system).
 - Planning and Design Code (the policies, rules and classifications for the purpose of development assessment).
 - Regional Plans (the long-term vision for regions or areas about the integration of land use, transport, infrastructure and public realm).
 - Practice Directions (procedural requirements under the Act).
 - Practice Guidelines (interpretation, use or application of the Planning and Design Code).
 - Promote cooperation and integration between and among State Government agencies and local government.
3. Promote an integrated approach that considers transport connections, infrastructure, facilities and public spaces to support a growing population as part of planning, design and development.
4. Support the Minister for Planning in the administration of the *Planning, Development and Infrastructure Act 2016*.
5. Work with the Department of Planning, Transport and Infrastructure, local government and the development sector to prepare tools that further the prosperity of South Australia.
6. Guide local council and accredited professionals in the delivery of new planning services.
7. Analyse and provide policy advice on some classes of development.
8. Take a lead role in ensuring the community is engaged early in the development of planning policy.

Actions for 2017-2018

1

ESTABLISH A PERFORMANCE MEASUREMENT SYSTEM

- Establish a performance measurement system that enables the Commission to evaluate the performance of the planning system. This will include:
 - Levels of stakeholder confidence, established through a benchmark survey.
 - Percentage of Planning Policies updated.
 - Time taken for assessment decisions at state, local and regional levels.

2

IDENTIFY AND ADDRESS STRATEGIC PLANNING ISSUES IN SA

- Establish and implement a work plan to identify and address the important strategic planning issues and allocate responsibilities to commissioners.
These will initially cover:
 - Affordable Living and Housing Choice
 - Design Quality*
 - Integrated Planning*
 - Public Open Space, Places and Streetscapes
 - Adaptive Re-Use*
 - Character Preservation Areas
 - Primary Production
 - Key Resources & Employment Lands
 - Strategic Transport Corridors and Facilities
 - Energy
 - Climate Change*
 - Coastal Environment
 - Natural Character
 - Culture and Heritage
 - Water Security and Quality
 - Natural Hazards
 - Emissions and Hazardous Activities

**Indicates legislated State Planning Policies.*

3

ESTABLISH SUPPORTING REQUIREMENTS FOR COMMISSION OPERATIONS

- Put in place a secretariat that supports the work of the Commission.
- Establish a governance framework.
- Develop a service level agreement with the Department of Planning, Transport and Infrastructure.
- Prepare and implement a strategic plan and subordinate plans for risk and communications.
- Review performance at six-monthly intervals against the strategic plan and the statutory obligations of the Commission.

4

DELIVERY AND IMPLEMENTATION OF THE BUILDING BLOCKS OF THE PLANNING, DEVELOPMENT AND INFRASTRUCTURE ACT 2016

- Implement a project reporting framework for a rolling departmental work program and individual project plans for the first year of operation.
- Deliver the first generation Community Engagement Charter.
- Consult on theme papers to inform development of State Planning.
- Policies and the Planning and Design Code.
- Consult in accordance with the Charter to prepare State Planning Policies, setting out the state's overarching goals for the planning system.
- Advise the Minister in relation to establishment of planning agreements and pilot Joint Planning Boards.



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