

Agenda Report for Noting

Meeting Date: 11 May 2023

Item Name	Update – State Commission Assessment Panel
Presenters	Rebecca Thomas and Margaret Smith
Purpose of Report	Noting
Item Number	6.2
Strategic Plan Reference	4. Discharging Statutory Obligations
Work Plan Reference	4.3 Ensure the State Commission Assessment Panel continues to operate effectively
Confidentiality	Not Confidential (Release Immediately)
Related Decisions	N/A

Recommendation

It is recommended that the State Planning Commission (the Commission) resolves to:

1. Approve the designation of this item as Not Confidential (Release Immediately).
2. Note the update from the State Commission Assessment Panel (SCAP).

Discussion

The purpose of this report is to provide an update on any matters relating to the SCAP that the Commission should be aware of in the reporting period from 1 February 2023 to 31 March 2023.

Development Applications and Crown Developments

SCAP considered three Development Applications and three Crown Developments in the reporting period, as outlined in the following tables.

Development Applications		
<i>Applicant</i>	<i>Summary</i>	<i>Resolved</i>
Perry's Fuel Distributors	Railway Terrace, Yunta Self-serve retail fuel outlet including above ground fuel-cell (tank), canopy and advertising sign.	Approved.

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Wesley Hurrell and Rita Hurrell	Range Road, Willow Creek Land division to create two additional allotments (one into three) within the Rural Zone and Limited Land Division Overlay.	Refuse to proceed to assess. The proposed development does not meet the intent of the State Planning Policies or desired outcomes for the Rural Zone.
Silver Walnut Pty Ltd C/- Cavallo Forest	Hay Flat Road, Normanville Land Division – one into 11 allotments (Torrens title) for residential purposes, reserve and road within the Rural Zone and Limited Land Division Overlay.	Refuse to proceed to assess. There is no reasonable prospect of a favourable assessment following consideration of the relevant Planning and Design Code policies.

Note: The Restricted Development application for Range Road, Willow Creek was assessed under the original Practice Direction 4 Restricted Development, while the Restricted Development application for Hay Flat Road, Normanville was assessed under Practice Direction 4 as revised in December 2022.

Crown Developments		
<i>Applicant</i>	<i>Summary</i>	<i>Resolved</i>
South Australian Sports Institute (Office for Recreation, Sport and Racing and the Department for Infrastructure and Transport)	Railway Terrace, Mile End and Railway Terrace, Keswick Terminal The construction of a multi-level sports training and research facility including offices, learning/teaching areas and café, along with associated car parking and landscaping at the Mile End Sports Precinct.	Recommendation provided in confidence to the Minister for Planning.
Office for Recreation, Sport and Racing C/- URPS	Railway Terrace, Mile End South Construction of an Aerodynamics building.	Recommendation provided in confidence to the Minister for Planning.
Emmaus Christian College (Crown Sponsor – Department for Education)	Lynton Avenue, South Plympton Redevelopment of existing secondary school: staged construction of additional classrooms, undercroft car parking and the removal of a regulated tree.	Deferred.

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Endorsed by: Rebecca Thomas

Date: 1 May 2023
